

**STONEGATE NORTH VILLAGES METROPOLITAN DISTRICT
BOARD OF DIRECTORS MEETING MINUTES
FEBRUARY 28, 2024**

- Held:** Wednesday, the 28th of February, 2024 at 5:30 p.m. at the Community Center as posted and identified on the published meeting agenda.
- Attendance:** The Regular Meeting of the Board of Directors of Stonegate North Villages Metropolitan District, Parker, Colorado, was called and conducted at the District Community Center located at 9550 Stonegate Parkway, Parker, CO 80134, in accordance with the applicable statutes of the State of Colorado with the following directors present and acting:
- Jeni Reilly, Rob Vogel, Elizabeth Kuehl and Vicky Strain were in attendance. Also, present were Kim Seter with Seter & Vander Wall, P.C; Jennifer Thomas with Front Range Recreational; Troy Friar with Rocky Mountain Custom Landscape Services and Mark L. Eames, PCAM with PCMS.
- Roll Call and Call to Order:** Director J. Reilly confirmed a quorum was present for the purpose of conducting business and the meeting was called to order at 5:32 p.m. Director J. Reilly requested that Mr. Eames conduct the remainder of the meeting.
- Approval of Agenda:** Mr. Eames asked if anyone on the Board had any changes to the meeting agenda. Upon review, a motion duly made, seconded and with no comments, unanimously carried, to add the Annual Administrative Resolution to the consent agenda, under item D.
- Disclosure of Potential Conflict Interest:** Mr. Eames noted that general disclosure statements have been filed as necessary on behalf of the members of the Board of Directors having conflicts of interest with the Office of the Colorado Secretary of State and with the Secretary of the District. Upon motion duly made, seconded, and unanimously carried, the Board directed that said general disclosures be incorporated herein.
- Public Forum:** There were no requests to address the Board during the public forum session of the meeting.
- Consent Agenda:** Items for Consent Agenda:
- A. Meeting Minutes of January 24, 2024
 - B. Payment of Claims as of February 11, 2024
 - C. January 31, 2024 Financial Reports
 - D. Annual Administrative Resolution as prepared by Legal Counsel
- Following discussion, upon a motion duly made and seconded and unanimously carried, the Board approved the Consent Agenda items A, B, C and D as presented.
- Outside Professional Reports:**
- Communications and Branding Update:** Director Reilly provided a brief update on behalf of Ms. Dulles.
- Legal Updates:** Mr. Seter provided a brief review of the legal monthly report with the Board, and addressed questions. Mr. Seter reported that the letter to the Stonegate Village Metropolitan District regarding the Stonegate North Villages Metropolitan District request to collect a CR Capital Recovery Fee-Community Center on each property in the Stonegate Village Metropolitan District, has been responded to and a response to three additional inquiries are being put together. Mr. Seter went on to review the status of the District obtaining a service proposal from Streamline regarding the upcoming ADA requirement changes for the District website. Following discussion, upon a motion duly made and seconded and unanimously carried, the Board agreed to execute a contract with Streamline at a cost not to exceed \$ 1,000.00.

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Outside Professional
Reports Continued:

Pool Project
Update:

Jennifer Thomas provided a brief update on the status of the adult pool operations for the past month. The Board went on to discuss the recent after-hour activities at the adult pool and provided direction to the management team on trying to deter further trespassing by young adults jumping the fence to obtain access to the adult pool. The Board went on to discuss the two proposals from Front Range for lifeguards this season, versus pool attendants. Upon review, a motion duly made and seconded and unanimously carried, the Board agreed to have management execute the contract with Front Range for pool lifeguard services for the 2024 pool season.

Landscape
Update:

Troy Friar reviewed the monthly landscape report as provided by Rocky Mountain Custom Landscape.

Capital
Projects:

Director Reilly and Mr. Eames provided a brief update to the Board related to the construction project.

District
Management:

Mr. Eames updated the Board on all various projects completed, and/or pending, along with all written or verbal request/recommendation to the Board of Directors, as provided to the Board in their monthly informational meeting packet.

The Board went on to review and discuss the four (4) perimeter fencing staining, repairs and pool fence painting proposal as provided in the Boards informational packet. Upon review, a motion duly made and seconded and unanimously carried, to have management execute the contract with PrepRite Coatings at a cost not to exceed \$ 205,000.00 for staining and painting only, with all fence repairs to be charged out separately as time and materials.

Adjournment:

The meeting was formally adjourned at 7:15 p.m. The next scheduled meeting was set for March 19, 2024 at 4:30 p.m., with official notice to be posted on the District's website.

The foregoing constitutes a true and correct copy of the minutes of the above referenced meeting and was approved by the Board of Directors of the Stonegate North Villages Metropolitan District.

Mark L. Eames

Secretary or Authorized Agent for the District