

RECORD OF PROCEEDINGS

MINUTES OF A SPECIAL MEETING OF
THE BOARD OF DIRECTORS OF THE
STONEGATE NORTH VILLAGES METROPOLITAN DISTRICT
HELD AT THE COMMUNITY CENTER
9550 STONEGATE PARKWAY
PARKER, CO 80134

WEDNESDAY, JUNE 25, 2025
AT 5:30 P.M.

The regular meeting of the Board of Directors of the Stonegate North Villages Metropolitan District was called and held as shown above in accordance with the statutes of the State of Colorado. The following Directors, having confirmed their qualifications to serve on the Board, were in attendance

DIRECTORS IN ATTENDANCE

Jeni Reilly
Vicky Strain
Tim Sepp

Absent:

[*Arrived where indicated.]

OUTSIDE PROFESSIONALS IN ATTENDANCE

Jennifer Dulles-DStreet-Communications
Emma Curtis-Front Range Recreation-Pool Management
Troy Friar-Rocky Mountain Custom Landscaping-Landscaping
Eric Weaver-District Accountant
Alisia Kear-District Admin

Also present were:

-1- Member of the public

DECLARATION OF QUORUM / CALL TO ORDER

It was noted that a quorum of the District was present and that the Directors had confirmed their qualifications to serve. Accordingly, the continued regular meeting was called to order at 5:37 p.m. and adjourned at 5:38 p.m. Immediately thereafter, the regular meeting was called to order at 5:38 p.m.

CONFLICT OF INTEREST DISCLOSURE MATTERS

Ms. Kear advised the Board that, in accordance with Colorado law, any potential conflicts of interest must be disclosed prior to taking official action. The Board reviewed the agenda, and each member disclosed any applicable conflicts, as required. It was determined that participation by those {00804639}

RECORD OF PROCEEDINGS

present was necessary to establish a quorum and proceed with Board actions. Written disclosures had been filed with the Secretary of State prior to the meeting, and no new conflicts were reported.

PUBLIC COMMENT

The Board opened the public comment period for the meeting.

One member of the public was in attendance and expressed interest in serving on the Board of Directors. He noted that he had submitted a written statement outlining his involvement in Board meetings and the community. He also clarified that, contrary to what was previously stated in his submission, he has attended two Board meetings, not three.

There was no other public comment.

APPROVAL OF AGENDA

The Board reviewed the agenda for the meeting. A motion was made to add an executive session to the agenda. Following a motion, second, and unanimous vote, the Board approved the agenda as amended to include the executive session.

FINANCIAL OVERVIEW

Mr. Weaver provided an overview of the District's financial position and the payables for the previous period. He also noted that the current Native project should be reviewed to ensure it remains within the project budget.

A motion was made and seconded, with no further comment, to approve the draft financials for audit and legal review.

APPROVAL OF CONSENT AGENDA

4. Approval of Minutes – April 23, 2025
5. Approval of Minutes – May 7, 2025
6. Payment of Claims
7. Financial Reports

Following motion, second and unanimous vote, the Board approved the consent agenda as presented.

LANDSCAPING REPORT

Mr. Friar provided an update on current landscaping projects, including the Native project, which involves converting certain areas to native grasses to reduce future water usage. He also announced that Steve Rogers will be the new account manager for SNVMD. Mr. Rogers is local and brings a great deal of experience to the community and the account.

RECORD OF PROCEEDINGS

The Board requested that Purple Sage plants be added near the bridge areas in the community to enhance color in those spaces. Additionally, a group text thread was created to report irrigation leaks in a timely manner.

OTHER BUSINESS

Pool Railing & Flagpole Estimates: The Board requested an estimate for railings to be installed at the family pool area, specifically for the upper stair access points, as well as for the installation of a flagpole.

Rules & Regulations Updates: Policy changes to the current Rules and Regulations have been compiled and are ready for legal review to be included in the updated governing documents.

iPad Project: A motion was made, seconded, and approved—with no public comment—to purchase six iPads for Board use, not to exceed \$5,000. This amount includes both the purchase and configuration of the devices. An additional \$5,000 was approved for DStreet for the production of welcome packets and various other materials to be used by the Board to help streamline communication and support effective decision-making.

Legal Counsel: A motion was made, seconded, and approved—with no public comment—to engage new legal counsel, contingent upon their acceptance of liability for ADA compliance on the current website.

Board Officer Positions: A motion was made, seconded, and approved—with no public comment—to appoint the following Board members to officer roles:

- Vicky Strain – President
- Tim Sepp – Treasurer
- Jeni Reilly – Director

ADJOURNMENT

There being no further business to come before the Board, and upon motion duly made, seconded and unanimously carried, the meeting was adjourned at 9:28 p.m.

_____/s/Alisia Kear_____
Secretary or Authorized Agent for the District