

MINUTES OF A SPECIAL MEETING OF THE BOARD OF DIRECTORS

OF

TRADITIONS METROPOLITAN DISTRICT

Held: Tuesday, June 14, 2022, at 3:00 p.m. via Teleconference

**Attendance**

The special meeting referenced above was called and held in accordance with the applicable statutes of the State of Colorado. The following directors were in attendance:

Jon Barber  
Troy Miller  
Claire Vlach  
Dawn Bennetts  
Joyce Nelson

Also present were: George M. Rowley, Esq., White Bear Ankele Tanaka & Waldron, District Legal Counsel; and John Simmons, Simmons & Wheeler, District Accountant.

**Director Qualification**

The directors in attendance confirmed their qualification to serve.

**Call to Order**

It was noted that a quorum of the Board was present, and the meeting was called to order.

**Disclosure Matters**

Mr. Rowley advised the Board that, pursuant to Colorado law, certain disclosures might be required prior to taking official action at the meeting. Mr. Rowley reported that disclosures for those directors that provided White Bear Ankele Tanaka & Waldron with notice of potential or existing conflicts of interest were filed with the Secretary of State's Office and the Board at least 72 hours prior to the meeting, in accordance with Colorado law, and those disclosures were acknowledged by the Board. Director Barber inquired into whether members of the Board had any additional disclosures of potential or existing conflicts of interest with regard to any matters scheduled for discussion at the meeting. No additional disclosures were noted. The participation of the members present was necessary to obtain a quorum or to otherwise enable the Board to act.

**Approval of Agenda**

Director Barber presented the Board with the meeting agenda for consideration. Following discussion, upon a motion duly made and seconded, the Board unanimously approved the agenda as presented.

## **Consent Agenda**

Mr. Rowley provided the items on the consent agenda to the Board. Mr. Rowley advised that any item can be removed from the consent agenda to the regular agenda upon a request from any Director. No items were requested to be moved from the consent agenda. Upon a motion duly made, seconded and unanimously carried, the Board approved and adopted the following items:

- Minutes from January 25, 2022, Regular Meeting

## **Public Comment**

None.

## **Legal Matters**

### **Update on Pond Renovation**

The Board engaged in discussion regarding the pond renovation costs. Because the costs are so high, the reserves that have been built up in the general fund will not be sufficient. The current amounts in the debt service reserve fund were discussed, as was the possibility of changing a portion of the debt service mill levy to an operations mill levy. Mr. Rowley was directed to work with bond counsel to draft an election question allowing the change in mill levies for a period of one year. Director Barber will meet with the HOA and explain what the District is trying to accomplish.

## **Financial Matters**

### **Consider Approval of Payables and Acceptance of Financials**

Mr. Simmons presented the financial statements to the Board. Following discussion, upon a motion duly made and seconded, the Board unanimously approved the financial statements as presented. There were no payables to approve.

### **Discuss District Investment Opportunities**

Mr. Simmons discussed investment opportunities with the Board, specifically for the money in the debt service reserve fund. This will be discussed further at the District's next meeting.

## **Other Business**

None.

## **Adjournment**

There being no further business to come before the Board and following discussion and upon motion duly made, seconded and unanimously carried, the Board determined to adjourn the meeting.

The foregoing constitutes a true and correct copy of the minutes of the above-referenced meeting

*Joyce E Nelson*

---

Secretary for the Meeting

The foregoing minutes were approved by the Board of Directors on the 26<sup>th</sup> day of July 2022.