

MINUTES OF A REGULAR MEETING OF THE BOARD OF DIRECTORS

OF

TRADITIONS METROPOLITAN DISTRICT

Held: Tuesday, July 26, 2022, at 3:00 p.m. via Teleconference

Attendance

The regular 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; Jay Peters, WSB Engineers, District Engineer; Ken Hald, Traditions Neighborhood of Aurora HOA, Board Member; 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. Following discussion, upon a motion duly made and seconded, the Board approved and adopted the following items:

- Minutes from June 14, 2022, Special Meeting

Public Comment

None.

Legal Matters

Update on Pond Renovation

Mr. Peters provided an update on the ongoing pond renovation with the Army Corp of Engineers, which update included the overall total cost of the improvements. There was a question on whether or not bond proceeds were used to pay for the pond renovations. Mr. Rowley will do some research and report back to the Board.

November Election

The Board discussed the possibility of the District holding an election this November, although it may not be necessary. After discussion, upon a motion duly made and seconded, the Board resolved to proceed with the election. Alternative methods of financing were also discussed.

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 approved the financial statements and payables, subject to clarification on the amounts of the payables by Mr. Simmons.

Discuss District Investment Opportunities

The discussion on possible investment opportunities for the District is tabled to the next meeting.

Other Business

Director Miller raised a question about whether the District needs to make arrangements to fund maintenance of the ponds. The Board discussed the possibility, but no action was taken.

The District's next regular meeting is scheduled for October 11, 2022.

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 13th day of October 2022.