

RECORD OF PROCEEDINGS

MINUTES OF THE COMBINED REGULAR MEETING OF THE BOARDS OF DIRECTORS OF THE

MERIDIAN RANCH METROPOLITAN DISTRICT MERIDIAN SERVICE METROPOLITAN DISTRICT

Held: Wednesday, May 4, 2016, 10:00 a.m., at the Meridian Ranch Recreation Center, 10301 Angeles Road, Peyton, Colorado 80831

Attendance

The combined regular meeting of the Boards of Directors of the Meridian Ranch Metropolitan District and the Meridian Service Metropolitan District was called and held, as shown, in accordance with Colorado law. The following Directors were in attendance:

Butch Gabrielski
Mike Fenton
Bill Gessner
Douglas Woods

Also present were:

Kevin Fackerell; Water Operator
Raul Guzman, Construction Manager; Tech Built
Sue Blair; Community Resource Services
Angie Kelly; Community Resource Services
Tim Hunker; On-Site Manager
Marti Wallner; YMCA of the Pikes Peak Region
Matthew R. Dalton, Esq; Spencer Fane
Tom Kirby
Ted Chang
Wayne Reorda

Call to Order

A quorum of the Board was present and the Directors confirmed their qualification to serve.

Administer Oaths of Office/Board Appointments

Oaths of office were taken by Director Gabrielski, Director Gessner and Director Fenton. Appointed to the Board to complete the term of Gregg Gomes was Wayne Reorda. A motion was made by Director Woods to appoint Wayne Reorda to the Meridian Ranch Metropolitan District and Meridian Service Metropolitan District Board of Directors. Upon a second by Director Fenton, a vote was taken and the motion carried unanimously.

Disclosure Matters

Mr. Dalton noted that written disclosures of the interests of all of the directors have been filed with the Secretary of State.

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- Approve Agenda** The Board reviewed the agenda and Director Gessner moved to approve the agenda as presented. Upon a second by Director Fenton, a vote was taken and the motion carried unanimously.
- Comments from Visitors** None.
- Minutes** The Board reviewed the minutes of the April 6, 2016 combined regular meeting. Director Fenton moved that the Board approve the minutes as presented. Upon second by Director Gessner vote was taken and the motion carried unanimously.
- YMCA Report** Ms. Wallner, representing the YMCA Pikes Peak Region, reviewed the monthly report included in the Board packet.
- Over 400 people attended the grand opening of the pool, held May 2, 2016. Comments from the attendees were positive.
 - Swim lessons are sold out for May and the staff is working to add more lesson times for June without cutting into swimming times.
 - May 13/14 is the lock-in and 37 people have signed up thus far. The max attendance is 65 people.
 - The community garage sale will be June 10-12.
 - A rule change has been made for the slide in the pool: kids must be 65lbs on the slide.
 - Also changed is the lazy river rules: parents must be with children 5 yrs or under and/or under 48" tall.
 - The note was made that a PA system may need to be added to the pool as you cannot hear the main PA system when you in the pool area.
- Operations Report** Mr. Fackerell distributed the water and sewer operation reports for April 2016.
- Mr. Fackerell outlined the following from his report:
- The SCADA system is running well. The Guthrie system is set to fire up on May 16th.
 - 15 meters were installed this past month.

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- Executive Session** Enter into Executive Session pursuant to Section 24-6-402(4)(b), C.R.S to seek legal advice. A motion was made at 10:18 a.m. by Director Gessner to enter executive session. Upon a second by Director Fenton, a vote was taken and the motion carried unanimously.
- At 10:25 a.m. Director Gessner moved to end the Executive Session and reconvene the regular meeting. Upon a second by Director Fenton, a vote was taken and the motion carried unanimously.
- Financial Items** Approval of Payment of Claims - The Board reviewed claims presented for payment at this meeting represented by check nos. 1858-1861 totaling \$2,438.85 for Meridian Ranch and check nos. 8654-8719 totaling \$215,837.95. Director Gessner moved that the Board approve and ratify payment of the claims as presented. Upon a second by Director Fenton, a vote was taken and the motion carried unanimously.
- Cash Position – Ms. Blair reviewed the cash position summary for Meridian Service Metropolitan District and Meridian Ranch Metropolitan District with the Board. Upon motion by Director Fenton second by Director Gessner and unanimously carried the Board accepted the cash position summary as presented.
- Items of note were the traffic impact fees and the sewer fee. Question was raised regarding the sewer fee as it was increased to \$3 in January 2016. Also noted was the traffic impact fee and some of that money may be coming back from the county. Further updates to follow as information is available.
- Manager's Report** Review 2016 Tap Fee Report: The report was reviewed and comments were made regarding the budgeted tap fees vs actuals. No action required by the Board.
- Construction Manager Report** The indoor pool opened on time and there are only a couple of warranty items left to finish.
The gym floor is repaired.
The retail center is fairly close to schedule and is over 50% leased out.
Longview Park: Valley Crest is slow on the work and the sod should be down by the end of May. The dedication of the park for Larry Rogers will need to be scheduled and should be close to July 3rd.
Regional Park: sod was going in May 4 and little leagues games should be going by June 15.
The connection of Meridian and Woodman Hills Road moved ahead of Eastonville on the schedule. Eastonville pushed back 6 weeks.
Filing 8 is paved out.
Filing 9 will be paved by the end of the month. There has been great interest from builders to buy more lots.
Vistas: 221 lots and this is the next property to be developed. The grading starts June/July.

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Legal Matters

There was one item in the Fire District contract regarding notice. The Fire Department does want to give notice to the District when work is going to take place as they would like to be able to work on the hydrants as they have time. However, it is being asked that the Department call Tim at the very least. The contract is with the Fire Department's legal counsel.

Board Member Items

Election of Officers: a motion was made by Director Woods to elect the following officer positions; Director Gabrielski (president), Director Fenton (Secretary/Treasurer), Director Woods (Assistant Secretary/Treasurer), Director Gessner (Assistant Secretary/Treasurer), Director Reorda (Assistant Secretary/Treasurer). Upon a second by Director Gessner, a vote was taken and the motion carried unanimously.


Director Gabrielski and Director Woods noted they would both be absent from the June 8th meeting.

Adjournment

There being no further business to come before the Boards at this time, Director Woods moved to adjourn the meeting. Upon a second by Director Gessner, a vote was taken and the motion carried unanimously.

The next meeting of the Board is scheduled for June 8, 2016.

Respectfully submitted,


Secretary for the Meeting