

RECORD OF PROCEEDINGS

**MINUTES OF THE COMBINED REGULAR MEETING
OF THE BOARDS OF DIRECTORS OF THE
MERIDIAN RANCH METROPOLITAN DISTRICT
MERIDIAN SERVICE METROPOLITAN DISTRICT
MERIDIAN RANCH METROPOLITAN DISTRICT 2018 SUBDISTRICT**

Held: Wednesday, May 8, 2019, 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 and Meridian Ranch Metropolitan District 2018 Subdistrict was called and held, as shown, in accordance with Colorado law. The following Directors were in attendance:

Butch Gabrielski, President
Bill Gessner, Asst. Secretary/Treasurer
Mike Fenton, Asst. Secretary/Treasurer
Wayne Reorda, Secretary/Treasurer
Tom Sauer, Asst. Secretary/Treasurer

Also present were:

David Pelser; Meridian Service Metro District
Jennette Coe; Meridian Service Metro District
Carrie Billingsly; Meridian Service Metro District
Deawne Maddox; Meridian Service Metro District
Ryan Kozlowski; Meridian Service Metro District
Andrea Orth; Meridian Service Metro District
Tobi Bagley; Meridian Service Metro District
Braden McCrory; Meridian Service Metro District
Fred Jackson; Meridian Service Metropolitan District
Sue Blair; Community Resource Services
Matt Dalton; Spencer Fane (Via Telephone)
Raul Guzman; Tech Builders
Tom Kerby; Tech Builders
Angela Maxey; Tech Builders
Ted Tchang; GTL
Nancy Loew; Homeowner
Ron & Juanita Villafana; Homeowners

Call to Order

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

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- Disclosure Matter** Mr. Dalton noted that written disclosures of the interests of all of the Directors have been filed with the Secretary of State.
- Approve Agenda** The Board reviewed the Agenda. Director Reorda moved to approve the agenda as amended moving item III.B. 2. Ratify Purchase of Sewer Truck to Action Items #3. Also, to add item V.A. Discussion on reporting to the Board on payroll and benefits payments. Upon second by Director Sauer, a vote was taken, and the motion carried unanimously.
- Approve Minutes** The Board reviewed the April 3, 2019 Board Minutes. Director Fenton moved to approve the minutes as amended. Upon second by Director Reorda, a vote was taken, and the motion carried unanimously.
- Comments from Visitors** Nancy Loew addressed the Board that there needs to be communication of the use of the recreation center with all residents. She is concerned about the placement of equipment for the Stonebridge park. She would like to know the inventory of the trees and the bushes for Londonderry and what the mulching schedule is. President Gabrielski commented that the mulching schedule is in the works. Ron Villafana addressed the Board regarding the “Stonehenge” located behind his home saying he was told it would be removed and wants to express his desire to have it removed as soon as possible.
- Financial/Admin Items** Approval of Payment of Claims: Ms. Blair reviewed the updated claims presented for payment at this meeting represented by check nos. 2101– 2104 totaling \$3,261.20 for Meridian Ranch, and to approve check nos. 11438- 11510 totaling \$200,550.34 for Meridian Service. Ms. Blair also requested that the Board ratify Meridian Service claim nos. 11436 - 11437 totaling \$21,500.24. Director Fenton moved that the Board approve and ratify the payment of the claims as presented. Upon a second by Director Sauer, a vote was taken, and the motion carried unanimously.
- Cash Position and Financial Statements: Ms. Blair reviewed the cash position dated March 31, 2019 and monthly financials dated April 30, 2019 for Meridian Service Metropolitan District. Upon a motion by Director Gessner and a second by Director Reorda, the motion unanimously carried to accept the cash position summary and financial statements as presented.
- Review 2019 Tap Fee Report: Ms. Blair reviewed the 2019 Tap Fee Report with the Board.
- Items from the Manager** MSMD Operations Reports:
- A. Mr. McCrory reviewed the water system report.
 - B. Mr. McCrory reviewed the sewer report.
 - C. Mr. Jackson reviewed the drainage report.
 - D. Mr. Kozlowski reviewed the recreation report.

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Managers Verbal Report: David Pelsler reported to the Board that Well No. 6 is out to bid and will be on the June agenda to award contract to the lowest bidder. The Employee's retirement plan paperwork has been completed. The Woodmen Hills Wastewater Treatment Plan is on line and has been successfully switched over. There was a valve malfunction with the main and Braden was able to fix the problem with the sewer truck in a timely manner. The sewer lift station grit pump system broke down and it took several days for the staff to fix the problem. The grit chamber was cleaned for the first time using the sewer truck. The District is working with the contractor who is painting the water storage tanks because they are behind schedule and they are working to get a new action plan. The District is very pleased with Brightview and their landscaping maintenance. Also, the District has a lot of springtime projects going right now and thinks the progress is further along than last year. Mr. Pelsler also added he attended the UBS meeting last night and provided a brief report.

Consent Items From Manager:

1. Ratify Service Agreement with HEPS DJ and Photo Booth for Services During Falcon Freedom Days Celebration, \$1,000
2. Receive for Information April 11 Letter to Upper Black Squirrel Creek Designated Ground Water Management District Requesting to Establish a Second Polling Place for Their Elections
3. Receive for Information Staff Report on Allocation Formulas for Certain Expenditures

Director Reorda moved that the Board approve items 1-3. Upon a second by Director Gessner, vote was taken, and the motion carried unanimously.

Action Items:

Review Bids and Award Contract to All Purpose Paving for Parking Lot Pavement Repairs at Meridian Ranch Recreation Center, \$91,883.97: Director Gessner moved that the Board approve the Contract presented. Upon a second by director Reorda, a vote was taken and the motion carried unanimously.

Receive Proposed 2019 Budget Amendments and Set Hearing Date: This item was moved to the June 5 meeting.

Ratify Purchase of Sewer Truck (continued from April 3): Director Fenton moved that the Board ratify the purchase of the sewer truck. Upon a second by Director Sauer, a vote was taken, and the motion carried unanimously.

Items From The Developer Mr. Guzman reported to the Board on the following:

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- Rainbow Bridge will be paved the week of May 20
- Stop signs will be installed early to mid-June
- Stop Signs of Lambert and Londonderry Drive are scheduled in November
- Rainbow to Lambert will not be opened until August 1
- Winding Walk has about 126 lots paved and 45 more starting in May
- 5 lots will be sewer and paved to Well # 9
- Traffic signal on Eastonville and Lambert maybe out to bid early 2020
- Londonderry Drive improvements have been approved by the County. No contract has been prepared yet but will get done this year.

Board Member Items

Discussion of Reporting to the Board on Payroll and Benefits Payments – Directed Staff to Provide Quarterly Reporting to Board: The Board requested that it receive quarterly reports regarding payroll, PTD, and benefits for the District’s employees. Mr. Pelsler stated that he will provide a report at the June 5th Board meeting.

Legal Items

Approve and Authorize President to Sign IGA Between MSMD and Ranch 2018 Subdistrict (continued from April 3 meeting): Director Gessner moved that the Board approve the IGA between MSMD and the Ranch 2018 Subdistrict as presented. Upon a second by Director Reorda, a vote was taken and the motion carried unanimously.

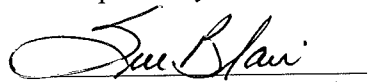
Executive Session pursuant to C.R.S. 24-6-402(4)(e): Receive Verbal Report and Provide Direction on Contract Negotiations Related to Proposed Amendment to IGA with Cherokee Metropolitan District: This item was not needed.

Executive Session pursuant to C.R.S. 24-6-402(4)(e): Receive Verbal Report and Provide Direction on Contract Negotiations Related to IGA with Sterling Ranch Metro District and Status of Payments: This item was not needed.

Adjournment

There being no further business to come before the Board, the meeting was adjourned at 12:14 p.m.

Respectfully submitted,


Secretary for the Meeting