

RECORD OF PROCEEDINGS

MINUTES OF A SPECIAL MEETING OF THE BOARD OF DIRECTORS OF THE DENARGO MARKET METROPOLITAN DISTRICT NO. 1 HELD APRIL 26, 2022

A Special Meeting of the Board of Directors (referred to hereafter as the “Board”) of the Denargo Market Metropolitan District No. 1 (referred to hereafter as the “District”) was held on Tuesday, the 26th day of April 2022, at 10:30 a.m. The District Board meeting was held and properly noticed to be held via Zoom. The meeting was open to the public via Zoom.

ATTENDANCE

Directors In Attendance Were:

Laura H. Newman
Donald D. Cabrera
Jeffrey D. Jones
Todd Wenskoski
Wade Davidson

Also In Attendance Were:

Matt Cohrs; Special District Management Services, Inc. (“SDMS”)

Paula Williams, Esq.; McGeady Becher P.C.

Lindsay Ross; CliftonLarsonAllen LLP

ADMINISTRATIVE MATTERS

Disclosure of Potential Conflicts of Interest: The Board discussed the requirements pursuant to the Colorado Revised Statutes to disclose any potential conflicts of interest or potential breaches of fiduciary duty to the Board and to the Secretary of State. It was noted that disclosures of potential conflicts of interest statements for each of the Directors had been filed with the Secretary of State seventy-two hours in advance of the meeting. Attorney Williams requested that the Directors consider whether they had any additional conflicts of interest to disclose. It was noted for the record that there were no additional disclosures made by the Directors present at the meeting and incorporated for the record those applicable disclosures made by the Board members prior to this meeting in accordance with the statutes.

Confirmation of Quorum, Location of Meeting and Posting of Meeting Notices: Mr. Cohrs confirmed the presence of a quorum. The Board entered into a discussion regarding the requirements of Section 32-1-903(1), C.R.S., concerning

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the location of the District's Board meeting. It was noted that the District Board meeting was held and properly noticed to be held by video / telephonic means via Zoom. The Board further noted that notice of the time, date and meeting access information was duly posted and that no objections, or any requests that the means of hosting the meeting be changed were received from taxpaying electors within the District's boundaries.

Agenda: Mr. Cohrs reviewed with the Board a proposed Agenda for the District's Special Meeting.

Following discussion, upon motion duly made by Director Cabrera, seconded by Director Jones and, upon vote, unanimously carried, the Agenda was approved, as presented.

Minutes: The Board reviewed the Minutes of the February 24, 2022 Special Meeting.

Following discussion, upon motion duly made by Director Cabrera, seconded by Director Jones and, upon vote, unanimously carried, the Minutes of the February 24, 2022 Special Meeting was approved, as presented.

Appointment of Officers: Following discussion, upon motion duly made by Director Cabrera, seconded by Director Jones and, upon vote, unanimously carried, the following slate of officers was appointed:

President	Laura H. Newman
Treasurer	Donald D. Cabrera
Secretary	Matt Cohrs
Assistant Secretary	Jeffrey D. Jones
Assistant Secretary	Wade Davidson
Assistant Secretary	Todd T. Wenskoski

**PUBLIC
COMMENT**

There were no public comments.

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FINANCIAL MATTERS

Claims: The Board considered ratifying the approval of the payment of claims as follows:

Fund	Period Ending Dec. 31, 2021	Period Ending Jan 31, 2022	Period Ending Feb. 28, 2022	Period Ending Mar. 31, 2022
General	\$ 18,695.17	\$ 23,881.36	\$ 53,735.84	\$ 38,030.53
Debt Service	\$ -0-	\$ -0-	\$ -0-	\$ -0-
Capital Projects	\$ -0-	\$ -0-	\$ -0-	\$ -0-
Total	\$ 18,695.17	\$ 23,881.36	\$ 53,735.84	\$ 38,030.53

Fund	Period Ending April 30, 2022
General	\$ 20,582.49
Debt Service	\$ -0-
Capital Projects	\$ -0-
Total	\$ 20,582.49

It was noted that the invoices for snow removal seemed high. Mr. Cohrs indicated that he will seek proposals from additional snow removal providers in the fall. Following discussion, upon motion duly made by Director Jones, seconded by Director Cabrera and, upon vote, unanimously carried, the Board ratified approval of the payment of the claims, as presented.

Unaudited Financial Statements: Ms. Ross reviewed with the Board the unaudited financial statements through the period ending December 31, 2021 and Schedule of Cash Position updated as of February 13, 2022.

Following review, upon motion duly made by Director Wenskoski, seconded by Director Cabrera and, upon vote, unanimously carried, the Board accepted the unaudited financial statements through the period ending December 31, 2021 and Schedule of Cash Position updated as of February 13, 2022.

LEGAL MATTERS

Service Plan Amendment: Attorney Williams discussed action items and timing relative to the proposed Service Plan Amendment, noting that she will provide a draft of the Letter of Intent to Director Wenskoski for his review. Following discussion, the Board authorized District Counsel to submit the Letter of Intent to the City and County of Denver, pending resolution of any comments Director Wenskoski may have, and to take other necessary actions relative to the proposed Service Plan Amendment.

May 3, 2022 Election: Attorney Williams advised the Board that the May 3, 2022 Election was cancelled, as allowed by statute, because there were not more candidates than positions available on the Board. It was noted that Jeffrey Jones, Todd Wenskoski and Wade Davidson, were each deemed elected by acclamation to

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3-year terms expiring in May, 2025.

OTHER MATTERS

Proposal for Independent Professional Engineer's Review of Costs Incurred and Verification of Costs Associated with Design and Construction of Public Improvements from Schedio Group LLC ("Schedio Proposal"): The Board discussed the Schedio Proposal. It was noted that Directors Davidson and Cabrera had interviewed Schedio Group LLC and Independent District District Engineering Services, LLC and recommended that the Board proceed with Schedio Group LLC.

Following discussion, upon motion duly made by Director Jones, seconded by Director Newman and, upon vote, unanimously carried, the Board approved the Schedio Proposal.

Proposal for Cost Certification Services from Independent District Engineering Services, LLC: It was noted that the Board determined to approve the Schedio Proposal.

Service Agreement for District Engineering Services with Triunity, Inc.: The Board reviewed the Service Agreement for Engineering Services by and between the District and Triunity, Inc.

Following review, upon motion duly made by Director Newman, seconded by Director Jones and, upon vote carried, with Director Cabrera abstaining, the Board approved the Service Agreement for Engineering Services by and between the District and Triunity, Inc.

Status of Road Conditions: The Board discussed the status of road conditions at Wewatta Way. It was noted that SDMS is in the process of reviewing the damage deposit costs.

Proposal from Consolidated Divisions Inc., d/b/a CDI Environmental Contractor for 2022 Detention Pond Maintenance: The Board discussed rescinding approval of the Proposal from Consolidated Divisions Inc., d/b/a CDI Environmental Contractor for 2022 Detention Pond Maintenance.

Following discussion, upon motion duly made by Director Jones, seconded by Director Newman and, upon vote, unanimously carried, the Board rescinded approval of the Proposal from Consolidated Divisions Inc., d/b/a CDI Environmental Contractor for 2022 Detention Pond Maintenance.

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ADJOURNMENT

There being no further business to come before the Board at this time, upon motion duly made by Director Jones, seconded by Director Wenskoski and, upon vote, unanimously carried, the Special Meeting was adjourned.

Respectfully submitted,

By: 
Secretary for the Meeting