

RECORD OF PROCEEDINGS

MINUTES OF A SPECIAL MEETING OF THE BOARD OF DIRECTORS OF THE CONCORD METROPOLITAN DISTRICT HELD MAY 3, 2016

A special meeting of the Board of Directors of the Concord Metropolitan District was held on May 3, 2016, at 12:00 p.m. at the offices of CliftonLarsonAllen LLP, 8390 E. Crescent Parkway, Suite 500, Greenwood Village, CO 80111. The meeting was open to the public.

- Attendance In attendance were Directors:
- Dan Bess; Chairman and President
 Brian Mott; Secretary/Treasurer
- Also in attendance were:
- Bob Blodgett, Jason Carroll; CliftonLarsonAllen LLP
 Russ Dykstra; Spencer Fane Britt & Browne LLP
- Call to Order Director Bess called the meeting to order at 12:40 p.m.
- Disclosure of
Potential Conflicts
Of Interest Written conflict of interest disclosure statements were filed with the
Secretary of State on behalf of the District 72 hours prior to this meeting.
- Upon a motion duly made by Director Bess, seconded by Director Mott,
and upon a vote, unanimously carried, the Board excused the absence of
Director Vanderryst.
- Minutes A. Review and Approve Minutes of the February 10, 2016 Special
 Board Meeting
- Upon a motion duly made by Director Bess, seconded by Director Mott,
and upon vote, unanimously carried, the Board approved the February 10,
2016 Special Board meeting minutes as submitted.
- Discuss
Board
Vacancies A. Oaths of Office to Brian Mott
- Director Bess administered the Oath of Office to Director Mott for his
term of office through 2018.

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Financial Items

- A. Review and Accept the March 31, 2016 Financial Statements and Cash Position Report

Mr. Carroll reviewed with the Board. The Board asked for additional information regarding the Phase II SEMSWA Agreement and when these payments might be made. Mr. Blodgett will place the boundaries of the Phase II Reimbursement area on the District's aerial map. The Board asked if this agreement has an expiration date.

After discussion, the Board accepted the March 31, 2016 Financial Statements and Cash Position Report.

- B. Ratify February and March 2016 Claims Totaling \$6,281.23 Represented by Check Numbers 1802 Through 1808

Upon a motion duly made by Director Mott, seconded by Director Bess, and upon a vote, unanimously carried, the Board ratified the February and March 2016 claims totaling \$6,281.23.

- C. Review and Consider Approval of April 2016 Claims Totaling \$7,631.36 and Directors Fees Totaling \$184.70

Upon a motion duly made by Director Mott, seconded by Director Bess, and upon a vote, unanimously carried, the Board approved the April 2016 claims totaling \$7,631.36 and Directors' fees totaling \$184.70.

- D. Review 2015 Draft Audit

Mr. Carroll reviewed the draft audit with the Board. After discussion, upon a motion duly made by Director Mott, seconded by Director Bess, and upon a vote, unanimously carried, the Board approved the 2015 Audit subject to final comments by the Board of Directors and Mr. Dykstra, and authorized Mr. Carroll to file with the Division of Local Government.

- E. Discuss Directors Fee Payment Processing

Mr. Carroll distributed automated payment processing forms to Directors Mott and Bess for completion. Mr. Blodgett's office will mail the form to Director Vanderryst.

- F. Other

None.

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Manager Items

A. Website Update

Mr. Blodgett reported the pictures of the New Team Technology and Via West buildings are now on the website.

B. May 3, 2016 Director's Election Update

Previously discussed.

C. Landscape Maintenance Update

1. Approve 2016 Annual Agreement with DesignScapes Colorado
- \$1,729

Upon a motion duly made by Director Bess, seconded by Director Mott, and upon a vote, unanimously carried, the Board approved the annual agreement with DesignScapes for \$1,729.

2. Approve Proposal to Refresh Mulch at the Concord Metro Monument Sign - \$515

Upon a motion duly made by Director Bess, seconded by Director Mott, and upon a vote, unanimously carried, the Board approved the annual proposal to refresh mulch at the District Monument Sign for \$515.

D. Referrals

Mr. Blodgett noted the Flood Plain Zoning Resolution revision from Douglas County does not affect the District.

Attorney Items

A. Discuss ACWWA Public Improvement District

Director Mott stated that Buildings 1, 2 and 3 of his projects are not within the ACWWA PID. His future Buildings 4, 5 and 6 have been requested to join the PID. Director Bess reported that Via West apparently is in the PID, but Team Technology is not. Mr. Dykstra stated that it is not clear why ACWWA has been inconsistent in requiring certain properties to join the PID. He stated the District is not directly affected by this issue, although it is certainly unfortunate that some buildings within Concord are in the PID and others are not.

B. Discuss Landmark/Marin Decision

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Mr. Dykstra provided an update on this recent April 21st Court of Appeals decision regarding qualifications for new Board members who do not live within the District. Legislation is currently underway to try to ensure that all elections held prior to May 3, 2016 are acceptable. Going forward, it is not clear what the solution may be regarding qualifying Directors for a new District.

Director
Items

A. Development Activity Update

1. Via West Expansion Update

Mr. Blodgett reported Mr. White is working with Via West regarding their landscaping plans associated with their expansion.

2. IBC Buildings

Director Mott reported Buildings 4, 5 and 6 are in the process of being designed and approved by Douglas County.

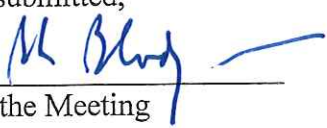
B. Confirm Next Regular Board Meeting, Tuesday, August 2, 2016 at 12:00 p.m. at CliftonLarsonAllen LLP, 8390 E. Crescent Parkway, Suite 500, Greenwood Village, CO 80111

The Board confirmed a quorum for the August 2, 2016 regular Board meeting.

Adjournment

With there being no further business before the Board, upon a motion duly made by Director Bess, seconded by Director Mott, and upon a vote, unanimously carried, the Board adjourned the meeting adjourned at 1:30 p.m.

Respectfully submitted,


Secretary for the Meeting