

**MINUTES OF A REGULAR MEETING  
OF THE BOARD OF DIRECTORS OF THE  
CONCORD METROPOLITAN DISTRICT  
HELD FEBRUARY 4, 2020**

A regular meeting of the Board of Directors of the Concord Metropolitan District was held on February 4, 2020 at 12:00 p.m. at the offices of CliftonLarsonAllen LLP, 8390 E. Crescent Parkway, Suite 300, Greenwood Village, CO 80111. The meeting was open to the public.

Attendance                      In attendance were Directors:

Hank Vanderryst; Secretary/Treasurer  
Jeff Evans; Assistant Secretary  
Gregg Miller; Assistant Secretary

Also in attendance were:

Bob Blodgett, Geol Scheirman & Jason Carroll; CliftonLarsonAllen LLP  
Russ Dykstra; Spencer Fane LLP

Call to Order                      Director Vanderryst called the meeting to order at 12:00 p.m.

Director Vanderryst was appointed President for the February 4, 2020 meeting and the absence of Directors Mike Evans and Bess were excused.

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.

Minutes                              A.     Review and Approve Minutes of the November 5, 2019 Regular Board Meeting

Upon a motion duly made by Director Miller, seconded by Director Vanderryst, and upon vote, unanimously carried, the Board approved the November 5, 2019 Regular Board meeting minutes as submitted.

Financial  
Items

A.     Review and Accept December 31, 2019 Financial Statements and Cash Position Report

Mr. Carroll reviewed the December 31, 2019 Financial Statements with the Board. Mr. Dykstra recommended an additional line item for street replacement to be provided in the Capital Projects Fund. The Board concurred. After discussion, upon a motion duly made by Director Jeff

Evans, seconded by Director Miller, and upon a vote, unanimously carried, the Board accepted the December 31, 2019 Financial Statements and Cash Position Report.

B. Ratify Approval of November and December 2019 Claims Totaling \$41,435.33 and Director's Fees

Upon a motion duly made by Director Jeff Evans, seconded by Director Miller, and upon a vote, unanimously carried, the Board ratified approval of November and December 2019 claims totaling \$41,435.33 and Directors Fees.

C. Status of 2019 Audit

Mr. Carroll stated this will be presented at the May 5, 2020 meeting.

D. Update on POA "True up" of Shared Road Costs

Mr. Blodgett discussed this was being reviewed by BOA Manager, Mark Berry. They are waiting on 2018 and 2019 costs to be provided to the Districts.

Mr. Dykstra recommended the Board consider paying a flat rate annually to the BOA instead of a lot of time spent on calculating nominal annual costs. Director Jeff Evans will discuss with Mr. Berry.

Director Jeff Evans asked if the District could assume the responsibilities of the Concord BOA. Mr. Dykstra stated yes with the appropriate agreement and easements. This would then be paid by property taxes of the District and/or BOA fees in the future.

After further discussion, Director Jeff Evans agreed to discuss options with Mr. Berry. This will be placed on the May meeting agenda for further discussion.

Manager  
Items

A. Website Update

Mr. Blodgett reported the website documents are up-to-date.

B. Landscape Maintenance Updates

No update.

C. Referrals

None.

D. Approval of 2020 Insurance Policy

Upon a motion duly made by Director Vanderryst, seconded by Director Miller, and upon a vote, unanimously carried, the Board approved the 2020 Insurance Policy totaling \$2,565.

E. Approval of 2020 Monument Sign Maintenance Agreement with DesignScapes - \$2,004

Upon a motion duly made by Director Miller, seconded by Director Vanderryst, and upon a vote, unanimously carried, the Board approved the DesignScapes agreement in the amount of \$2,004 for the Monument Sign Maintenance, subject to final legal review and placement on the District's contract template.

Attorney  
Items

2020 Directors' Election

Mr. Dykstra presented that self-nomination forms would be sent to the Directors that are up for election. Election Day is May 5, 2020.

Director  
Items

A. Development Activity Update

No update.

B. Ratify December 3, Letter for Tiresocks Sign Approval

Upon a motion duly made by Director Vanderryst, seconded by Director Miller, and upon a vote, unanimously carried, the Board ratified the letter for Tiresocks Sign approval.

C. Ratify Proof from FastSign for MTN Inc. at 8585 Concord Center Drive, Ste. 300

Upon a motion duly made by Director Vanderryst, seconded by Director Miller, and upon a vote, unanimously carried, the Board ratified proof from FastSigns for MTN Inc. at 8585 Concord Center Drive Ste. 300.

D. Confirm Next Regular Meeting: Tuesday May 5, 2020 at 12:00 p.m. at CliftonLarsonAllen LLP located at 8390 E. Crescent Pkwy., Ste. 300, Greenwood Village, CO 80111

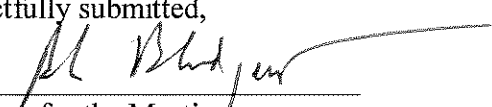
The Board confirmed a quorum for the May 5, 2020 Board meeting.

Concord Metropolitan District  
February 4, 2020

Adjournment

With there being no further business before the Board, upon a motion duly made by Director Vanderryst, seconded by Director Miller, and upon a vote, unanimously carried, the Board adjourned the meeting at 1:00 p.m.

Respectfully submitted,

  
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Secretary for the Meeting