

RECORD OF PROCEEDINGS

MINUTES OF A REGULAR MEETING OF THE BOARD OF DIRECTORS OF THE TRAILMARK METROPOLITAN DISTRICT HELD September 19, 2023

A regular meeting of the Board of Directors of the TrailMark Metropolitan District (referred to hereafter as “Board”) was convened by Zoom conference meeting on Tuesday, September 19, 2023, at 6:30 p.m. The call-in information was listed in the meeting notice posted by the District website and the public was able to attend the meeting via telephone conference call if they so desired.

ATTENDANCE: The regular meeting of the Board of Directors of the TrailMark Metropolitan District was called and held, as shown, in accordance with Colorado law. The following directors were present:

Rick Handley
Jeffrey McBroom
Sandy Farish
Wayne Lupton

Also present were:
Mat Birkeness, Community Resource Services
Sherman Steed, Resident
James Belzer, Resident
Phil Kinney, Resident

CALL TO ORDER: Mr. Birkeness called the meeting to order at 6:30 p.m.

ADMINISTRATIVE ITEMS: Agenda. Director Lupton moved to approve the agenda. Upon a second by Director Handley, a vote was taken, and the motion was carried unanimously.

Minutes. The minutes of the July 18, 2023, Regular Board meeting were presented to the Board. Upon a motion by Director Farish requiring an edit to remove Ray Hallquist from the attendance log, and second by Director Lupton the Board voted unanimously to approve said minutes with the edit.

PUBLIC COMMENT Phil Kinney inquired about the metro districts cash position and if there are any major projects scheduled for 2024. Director Lupton

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responded that the balance and budget are not creating surplus revenues.

James Belzer asked about the Chatfield Botanical gardens installation of a solar field and potential impacts to homeowner values, pond impacts and if the board was made aware of the issue. Director Handley responded Chatfield Botanical had an open house bringing forth these matters last year and there was an objection timeline, and the reality is not something that can be made for change at this time.

Financial Items

A. Ratify July Claims and Review and Approve Payment of Current Claims. The following issues were noted by Directors: July claims were missing Directors fees. The current claims (August) have legal invoices dated back to February of 2023. The legal invoices also include late fees. Directors asked Mr. Birkeness about the timing receiving the invoices and whom the payments were sent to.

A motion by Director Lupton to pay the current claims minus the legal invoices and second by Director Handley the Board voted unanimously to Ratify July 2023 Claims and Approve the current claims minus legal invoices.

B. Review Cash Position (enclosure). Mr. Birkeness presented, there were no questions. Upon motion by Director Lupton, and second by Director Farish the Board voted unanimously to accept the Cash Position.

C. Review Financial Statements (enclosure). Mr. Birkeness presented. Upon motion by Director Lupton, and second by Director Handley. The Board voted unanimously to approve the Financial Statements as presented.

BOARD MEMBER ITEMS

None.

MAINTENANCE ITEMS

A. Aquatics Associates Report (enclosure). Mr. Birkeness noted the enclosed report and documented questions from Directors to be sent to the vendor. Questions included: aerators operating, aerators noisier than in the past, and if there was an interruption in aerator operations recently?

MANAGEMENT

A. Walkway Handrail Update. The Board discussed as Mr. Birkeness

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ITEMS:

provided the two enclosed proposals. Director Handley asked if a diagram of an open rail concept with welded lumps could be provided for further review. The lumps are to deter children's foul play on the handrail.

PUBLIC COMMENT

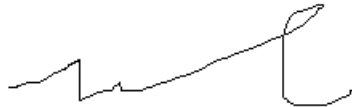
Phil Kinney asked if the TMMD board budgeted for the SSPR porta let cost share for 2023? Mr. Birkeness responded that legal agreement came in 2023 and was not officially budgeted for as the date received. However, there is funding for this HOA cost share associated. Phil also asked if there will be a tax increase for the homeowners due to home values increasing. The board and Mr. Birkeness responded the board is seeking to be revenue neutral or in deficit as debts are paid off. Budgeting will be public and information will be posted for community participation.

Concluding Public Comment the board discussed the need for a 2024 budget workshop. It was agreed, October 17, 2023 at 6:30pm the public workshop would be held via zoom.

ADJOURNMENT:

There being no further business to come before the Board, upon motion made by Director Lupton, seconded by Director Handley, and passed unanimously, the meeting was adjourned at 7:26 p.m.

Respectfully submitted.



Secretary for the Meeting

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