

MINUTES OF THE JOINT REGULAR MEETING OF THE  
BOARDS OF DIRECTORS

OF

WYNDHAM HILL METROPOLITAN DISTRICT NOS. 1, 3, &  
4

Held: 11:30 a.m. on October 27, 2022, held via Zoom  
Teleconference.

Attendance/Qualification

A joint meeting of the Boards of Directors of Wyndham Hill Metropolitan District Nos. 1, 3, & 4 was held as shown above and in accordance with the applicable statutes of the State of Colorado. The following Directors, having confirmed their qualification to serve on the Boards, were in attendance:

Jon R. Lee  
Jessica Brothers  
Steve Rane

*Also present for the Districts: K. Sean Allen, Esq., White, Bear Ankele, Tanaka & Waldron, Attorneys at Law, District general counsel.*

Combined Meeting

The Boards of Directors of the Districts have determined to hold a joint meeting of the Districts and to prepare joint minutes of actions taken by the Districts in such meetings. Unless otherwise noted herein, all official action reflected in these minutes shall be deemed to be the action of all Districts. Where necessary, action taken by an individual District will be so reflected in these minutes.

Call to Order/Quorum

Director Lee noted that a quorum of the Districts' Boards was present and called the meeting to order.

Disclosure Matters

Mr. Allen advised the Boards that, pursuant to Colorado law, certain disclosures by the Directors may be required prior to taking official action at the meeting. The agenda for the meeting was reviewed, following which each Director confirmed that nothing appeared on the agenda for which disclosure certificates had not been filed. The disclosure certificates, having been available for review by the Directors, were made part of the official minutes of the meeting by reference. The Boards determined that participation by the Directors with potential conflicts of interest was necessary to obtain a quorum or otherwise enable lawful action to occur.

Agenda The Directors reviewed the agenda. Following discussion, upon a motion duly made and seconded, the Boards unanimously approved the agenda as presented.

Approval of Minutes – October 27, 2022 Mr. Allen presented the Boards with the minutes from the October 27, 2022 meeting for consideration. Following discussion, upon a motion duly made and seconded, the Boards unanimously approved the minutes as presented.

**Construction Update**

Project Status Director Lee informed the Boards that Filing No. 9 District improvements are done and the letters of credit have been reduced accordingly. Director Lee noted that Filing No. 10 is in District No. 4 and rights-of-way and sewer line connection is being processed.

Approval/Ratification of Public Improvement Interim Construction Contract(s) None.

New Contract Report – Bids and Awards, Construction Budget None.

**Financial Matters**

Financial Statements and Payables Director Rane provided the Boards with financial statements dated March 31, 2023 and payables. Following discussion, upon a motion duly made and seconded, the Boards unanimously accepted the financial statements and ratified the payables as presented.

2022 Audits/Exemptions Director Rane reviewed the 2022 Audit Exemptions with the Boards for District Nos. 1 and 3. Following discussion, upon a motion duly made and seconded, the Boards of District Nos. 1 and 3 unanimously approved the filing of the exemptions. District No. 4’s 2022 audit is pending final review and opinion from the auditor.

**General Matters**

2023 Annual Administrative Resolution Mr. Allen presented the 2023 Annual Administrative Resolution to the Boards. Following discussion, upon a motion duly made and seconded, the Boards unanimously adopted the resolution.

Consider CLA for Accounting Services; CDA Designation

The Board discussed considering CliftonLarsonAllen LLP for District accounting services. Following discussion, upon a motion duly made and seconded, the Board unanimously approved CliftonLarsonAllen LLP for District accounting services with bond continuing disclosure designation.

Consider Construction Management Renewal and Rates

Director Rane reviewed the 2023 Construction Management Renewal and Rates with the Board. Following discussion, upon a motion duly made and seconded, the Board unanimously approved the renewal and rates.

Discuss St. Vrain Sanitation District-District No. 4 IGA Regarding Financing of Sanitation Improvements

Director Lee discussed the IGA regarding the financing of sanitation improvements between St. Vrain Sanitation District and District No. 4. Director Lee the sanitation line will serve 400+ lots in Filing No. 10 and other developments in the area. The line's cost sharing percentages are currently being negotiated.

Public Comment (limit 3 minutes each and for items/topics not on this agenda)

None.

Next Meeting: (i) "No Action Annual Meeting"; (ii) Followed by Regular Meeting and Budget Hearing

The next regular meeting is scheduled for October 26, 2023.

Mr. Allen discussed the new law regarding the annual meeting noting that it is a no action meeting to discuss the status of public improvements, debt, unaudited financials revenues/expenses to budget year to date, questions and answers followed by the regular meeting and budget hearing. The Board acknowledged the new law.

Adjournment

There being no further business to come before the Boards, and upon motion duly made, seconded and unanimously carried, the Boards determined to adjourn the meeting.

The foregoing minutes were approved by the Boards of Directors and approved on October 26, 2023, and constitute a true and correct copy of the minutes of the above-referenced meeting.



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Secretary for District