

**RECORD OF PROCEEDINGS
CHERRY CREEK SOUTH METROPOLITAN DISTRICT NO 1
BOARD OF DIRECTORS MEETING
MINUTES**

Held: Wednesday, the 26th day of April, 2023 at 8:00 a.m. at the Creekside Recreation Center.

Attendance: The Regular Meeting of the Board of Directors of Cherry Creek South Metropolitan District No. 1, Parker, Colorado, was called at 19301 J. Morgan Blvd., Parker, CO 80134, in accordance with the applicable statutes of the State of Colorado with the following directors present and acting:

Dale Vieira, Brooke Hartman and Mike Kuhn were in attendance. Also, present were Georgia Harland; District Accountant, Mark L. Eames, PCAM; District Manager.

**Roll Call and
Call to Order:**

Director Vieira confirmed a quorum was present for the purpose of conducting business and the meeting was called to order and asked Mr. Eames to preside over the remainder of the agenda.

**Disclosure of
Potential Conflict
Interest:**

Director Vieira noted that general disclosure statements have been filed as necessary on behalf of the members of the Board of Directors having conflicts of interest with the Office of the Colorado Secretary of State and with the Secretary of the District. Upon motion duly made, seconded and unanimously carried, the Board directed that said general disclosures be incorporated herein.

Public Forum:

There were no homeowners that signed up to speak.

Consent Agenda:

Items for Consent Agenda:

A. Approve Regular Meeting Minutes of February 8, 2023

Upon a motion made and seconded, the Board approved the Consent Agenda, item A as presented.

**Officer and Professional
Service Provider Reports:**

Financials:

Financial Reports: Ms. Harland reviewed the District's overall financial reports through March 31, 2023 and Mr. Eames reviewed the Districts operations and maintenance financial reporting for the month ending March 31, 2023. Ms. Harland noted that there were no payables for consideration of approval by the Board for the meeting. After review, upon motion duly made, seconded and unanimously passed, the Board approved the complete financial reporting as presented through March 31, 2023.

**2022 Audit
Proposal:**

Ms. Harland provided a draft update of the 2022 audit, as prepared by Simmons and Wheeler, P.C. She noted that to the best of her understanding, WIPFLI has not commenced their work on the 2022 audit.

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Legal Updates: The Board was provided with most recent updates on collection activities and confirmation of the cancellation of the May 2, 2023 election and the election by acclamation for 4-year terms of Dale Vieira, Brooke Hartman and Michael Kuhn.

Maintenance Reports: Mark Eames reviewed the landscape report as prepared by Cox professional Landscape Services.

Management Report: Mr. Eames reviewed with the Board, the water usage summary report and the most recent Rec Center usage report. Mr. Eames went on to review the communications to and from The Town related to the infestation and damaged being created by the beavers along the Cherry Creek. After a lengthy discussion, the Board requested management contact the Town regarding the possibility of the Town allowing the District to trap and relocate the beavers at the District expense, with the Town cleaning up the damage/debris caused by the beavers and report back to the Board.

Adjournment: There being no further business to come before the Board at this time and upon motion duly made, seconded and unanimously carried, the meeting was adjourned at 9:06 a.m. The Board noted that the next regularly scheduled meeting was set for July 26, 2023 at 8:00 a.m. at the Center at Creekside or via Zoom.

The foregoing constitutes a true and correct copy of the minutes of the above referenced meeting and was approved by the Board of Directors of the Cherry Creek South Metropolitan District No. 1.


Secretary or Agent for the District