

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

Held: Wednesday, the 28th day of February, 2024 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, Tom Weston, and Mike Kuhn were in attendance. Also, present were Georgia Harland with Simmon Wheeler and 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 November 15, 2023
B. Approval of the Payables Register, Check Number 1576

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

**Officer and Professional
Service Provider Reports:**

Financials: Financial Reports: Ms. Harland reviewed the District's overall financial reports through December 31, 2023. Upon final review, a motion was made, seconded and with no public comment unanimously passed to approve the qualified 2023 year-end financial report, as presented. Mr. Eames reviewed the Districts operations and maintenance financial reporting for the months ending December 31, 2023 and January 31, 2024. After review, upon motion duly made, seconded, and unanimously passed, the Board approved the operational financial reporting as presented through December 31, 2023 and January 31, 2024.

Legal Updates: The Board was provided with most recent updates on collection activities.

ADA Website: Mr. Eames noted the upcoming ADA requirements for the Districts website. Legal put together a general report for the Board, as provided in their Board informational packet. Upon review, motion was made, seconded and with no public comment unanimously passed to engage Streamline IT service at a cost not to exceed \$ 1,000.00, to assist with the District with their ADA website compliance, as recommended by legal counsel.

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**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 also noted that the Rec Center staff has not finalized the facilities survey, as requested by the Board at their last meeting. The Board noted that they do want to see a survey put together by staff and sent out to the membership prior to making any decisions on suggested improvements to and/or around the facility.

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 8:58 a.m. The Board noted that the next regularly scheduled meeting was set for April 24, 2024 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.

Mark L. Eames

Secretary or Agent for the District