

RECORD OF PROCEEDINGS

MINUTES OF A REGULAR MEETING OF THE
BOARD OF DIRECTORS OF
CCP METROPOLITAN DISTRICT NO. 3
HELD
FEBRUARY 7, 2025

A regular meeting of the Board of Directors (“Board”) of the CCP Metropolitan District No. 3 (“District”) was convened on Friday, February 7, 2025, at 11:30 a.m. This District Board meeting was held via Zoom video/teleconference. The meeting was open to the public.

ATTENDANCE

Directors present and acting:

Sarah Lavery; President
Cameron R. Bertron, Treasurer
Don Stage, Assistant Secretary
Joel Scott, Assistant Secretary

Following discussion, upon motion duly made by Director Bertron, seconded by Director Scott and, upon vote unanimously carried, the absence of Judy Duran was excused.

Also present were:

Ann Finn and Sarah Warner; Public Alliance, LLC
Margaret Henderson; CliftonLarsonAllen LLP
Jason Hillsman; Inline

**ADMINISTRATIVE
MATTERS**

Disclosure of Potential Conflicts of Interest: Ms. Finn noted a quorum was present and discussed the requirements of Colorado law to disclose any potential conflicts of interest or potential breaches of fiduciary duty of the Board of Directors to the Secretary of State. The members of the Board were requested to disclose any potential conflicts of interest with regard to any matters scheduled for discussion at this meeting and incorporated for the record those applicable disclosures made by the Board members prior to this meeting in accordance with statute. It was noted by Ms. Finn that disclosures of potential conflicts of interest were filed with the Secretary of State by the statutory deadline.

Agenda: The Board reviewed the Agenda for the meeting.

Following discussion, upon a motion duly made by Director Bertron, seconded by Director Scott and, upon vote unanimously carried, the Board approved the Agenda.

Meeting Location: The Board entered into discussion regarding the requirements of Section 32-1-903(1), C.R.S., concerning the location of the District’s Board meeting, noting that this meeting was scheduled to be held

via Zoom video/teleconference. The Board further noted that notice of this meeting, including the Zoom meeting information, was duly posted on the District's website and the Board has not received any objections to the format or any requests that the meeting format be changed by taxpaying electors within the boundaries of the District.

Designation of 24-Hour Posting Location: Following discussion, upon motion duly made by Director Bertron, seconded by Director Scott and, upon vote, unanimously carried, the Board determined that notices of meetings of the District Board required pursuant to Section 24-6-402(2)(c), C.R.S., shall be posted at least 24 hours prior to each meeting on the District's website at: www.ccpmetrodistricts.com, or if posting on the website is unavailable, notice will be posted at the northwest corner of 51st Avenue and Washington Street.

November 1, 2024 Regular Meeting Minutes: Following review, upon a motion duly made by Director Scott, seconded by Director Bertron and, upon vote unanimously carried, the Board approved the Minutes of the November 1, 2024 Regular Meeting.

Public Comment: There was no public comment.

OPERATIONS AND MAINTENANCE

Operation and Maintenance Services for 2025:

2024 Year-End Irrigation Report: Ms. Finn reviewed the 2024 Year-End Irrigation Report with the Board.

Proposal for Security Services from Spear Security Inc.: Ms. Warner reviewed the proposal for security services with the Board. Following discussion, upon a motion duly made by Director Scott, seconded by Director Stage and, upon vote unanimously carried, the Board approved the proposal for Security Services from Spear Security Inc. and authorized District Counsel to prepare a Service Agreement.

Proposal for Towing Services from ETR, LLC d/b/a Elite Towing & Recovery: Ms. Warner reviewed the proposal for towing services with the Board. Following discussion, upon a motion duly made by Director Stage, seconded by Director Scott and, upon vote unanimously carried, the Board approved the proposal for Towing Services from ETR, LLC d/b/a Elite Towing & Recovery and authorized District Counsel to prepare Service Agreement.

Street Repairs: Ms. Warner reviewed estimated costs for street repair work with the Board. The Board authorized staff to obtain an updated proposal for Board consideration.

Design Work for Pond A by Ware Malcomb Inc.: Ms. Finn noted that she has not received the design plan or cost estimate from Ware Malcomb Inc.

**FINANCIAL
MATTERS**

Claims: Ms. Henderson presented claims for the period from October 25, 2024 through February 3, 2025.

Following review, upon a motion duly made by Director Bertron, seconded by Director Stage and, upon vote unanimously carried, the Board ratified approval of the payment of claims for the period from October 25, 2024 through February 3, 2025, in the amount of \$47,930.31.

Schedule of Cash Position: Ms. Henderson presented the schedule of cash position dated December 31, 2024 updated as of February 3, 2025.

Following review, upon a motion duly made by Director Bertron, seconded by Director Scott and, upon vote unanimously carried, the Board accepted the schedule of cash position dated December 31, 2024 updated as of February 3, 2025.

LEGAL MATTERS

None.

OTHER BUSINESS

None.

ADJOURNMENT

There being no further business to come before the Board, the meeting was adjourned.

The foregoing record constitutes a true and correct copy of the Minutes of the above referenced meeting.

Signed by:

Ann Finn

Secretary