

RECORD OF PROCEEDINGS

MINUTES OF A SPECIAL MEETING OF THE BOARD OF DIRECTORS OF THE MARVELLA METROPOLITAN DISTRICT HELD JUNE 16, 2023

A special meeting of the Board of Directors of the Marvella Metropolitan District, Arapahoe County, Colorado was held at 1:00 PM on Friday, June 16, 2023, via Zoom.

Attendance In attendance were Directors:

Tahlia Sayers, President
Craig Corliss, Secretary
Ian Roth, Treasurer
Jacob Beniflah, Assistant Secretary

Absent was Director Kark, whose absence was excused.

Also in attendance were:

Sue Blair and Rhonda Bilek Community Resource Services of Colorado (CRS)
Tamara Seaver, District Attorney, Icenogle Seaver Pogue

Call to
Order

A quorum of the Board was present, and the meeting was called to order at 1:06 p.m. Director Roth motioned to excuse Director Kark from today's meeting. Upon second by Director Sayers, vote was taken, and the motion carried unanimously.

Director
Qualifications
Conflict of
Interest

The Board of Directors reviewed the agenda for the meeting, following which each Director confirmed the contents of written disclosures previously made, if any, stating the fact and summary nature of any matters, as required by Colorado law, to permit official action to be taken at the meeting. Additionally, the Board of Directors determined that the participation of the members present was necessary to obtain a quorum or otherwise enable the Board to act.

Agenda

Per request to move the attorney items consisting of the executive session and Senate Bill 303 after public comment. Upon a motion duly made by Director Sayers, seconded by Director Corliss, and upon vote, unanimously carried, the Board approved the agenda to be amended.

Public
Comment

No public comment was received.

Executive

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Session Director Sayers moved that the Board enter into Executive Session pursuant to Sections 24-6-402(4)(b) and 24-6-402(4)(e), C.R.S., for the purposes of receiving legal advice on specific legal questions and determining positions relative to matters that may be subject to negotiations, developing strategies for negotiations, and instruction negotiators all related to disputes with Century Communities and related matters. Upon second by Director Roth, vote was taken, and the Board entered into Executive Session at 1:07 p.m.

The Board reconvened into regular session at 1:41 p.m.

Action

Items

No action was taken by the Board after the Executive Session.

Financial

Items

Review and Consider Ratification/Approval of Payment of Claims: Ms. Blair reviewed the claims, after questions and discussion. Upon motion duly made by Director Sayer, seconded by Director Roth, and upon vote, the Board unanimously ratified and approved the claims as presented.

Unaudited Financial Statements and Cash Position: Ms. Blair reviewed the cash position and financials and answered questions from the Board. Upon motion duly made by Director Sayer, seconded by Director Roth, and upon vote, the Board unanimously approved the unaudited financials as presented.

Consider Ratification of the 2022 Audit Exemption: Upon motion duly made by Director Roth, seconded by Director Corliss, and upon vote, the board unanimously ratified the 2022 Audit Exemption.

Management

Items

Approval of Minutes – February 10, 2023: Director Sayers moved to approve the minutes as presented. Upon second by Director Corliss, vote was taken, and motion carried unanimously.

Manager’s Report: Ms. Blair presented the report to the Board.

- Pool Key Report - pool keys have been distributed, gate lock is still an issue and will possibly need to be re-keyed and/or repaired.
- Community Report – Mat is still waiting for information and report will be distributed as soon as information is verified.
- Report on the native Track Maintenance & Southeast Metro Stormwater Authority (SEMSWA) – Ms. Blair has not received their update.
- 2024 Budget Schedule – no schedule discussed.
- Recommendation to Change Bank - Ms. Blair informed the Board that 1st Bank requires a monthly fee of \$1000.00. She suggested the Board consider changing the District bank to InBank and their bill.com billing system. Upon

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motion duly made by Director Sayer, seconded by Director Roth, and upon vote, the Board unanimously approved changing District banking to InBank.

- Consider Ratification of Landscaping Services Contract with BrightView Landscape Services, Inc. - Upon motion duly made by Director Sayer, seconded by Director Roth, and upon vote, the Board unanimously ratified the contract with BrightView Landscape Services.
- Election of Offices – Upon motion duly made by Director Roth, seconded by Director Corliss, and upon vote, the Board moved to keep the current director’s position.
- Confirm Quorum for August 11, 2023, Meeting – Quorum was confirmed.

Adjournment

Upon a motion duly made by Director Sayers, seconded by Director Roth, and upon vote, the meeting was adjourned at 2:25 p.m.

Respectfully submitted,



Secretary for the Meeting