

**STONEGATE NORTH VILLAGES METROPOLITAN DISTRICT  
BOARD OF DIRECTORS MEETING MINUTES  
JUNE 28, 2022**

**Held:** Tuesday, the 28th of June, 2022 at 5:30 p.m. virtually via Zoom Video Communications as posted and identified on the published meeting agenda.

**Attendance:** The Regular Meeting of the Board of Directors of Stonegate North Villages Metropolitan District, Parker, Colorado, was called and conducted virtually via Zoom Video Communications, in accordance with the applicable statutes of the State of Colorado with the following directors present and acting:

Jeni Reilly and Rob Vogel were in attendance. Also, present was Kim Seter, with Seter & Vander Wall, P.C.; Cheri Curtis with Marchetti & Weaver; Jaylene Jones, Eli Schlagel and Jenny Wait with Front Range Recreational; Troy Friar with Rocky Mountain Custom Landscape Services; Jennifer Dulles with DStreet; and Mark L. Eames, PCAM and Alisia Kear with PCMS. There were no member of the public in attendance.

**Roll Call and  
Call to Order:**

Director J. Reilly confirmed a quorum was present for the purpose of conducting business and the meeting was called to order at 5:30 p.m. Director J. Reilly requested that Mr. Eames conduct the remainder of the meeting.

**Disclosure of  
Potential Conflict  
Interest:**

Mr. Eames 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 was no requests to speak during the public forum.

**Approval  
of Agenda:**

Mr. Eames reviewed the agenda. Upon review, a motion was duly made, seconded and unanimously passed to approve the agenda as written and provided.

**Consent Agenda:**

Items for Consent Agenda:

- A. Meeting Minutes of May 24, 2022.
- B. Payment of Claims as of June 28, 2022

Following discussion, upon a motion duly made and seconded and unanimously carried, the Board approved the Consent Agenda items A and B as presented.

**Outside Professional Reports:**

**Communications  
and Branding  
Update:**

Ms. Dulles provided an update on behalf of DStreet on what has transpired from a branding and communications standpoint in the past month. Discussion continued on concerns that have come up regarding recent guest conduct at the pool and a need to clarify a couple policies. Upon review and final discussion, a motion was made, and unanimously passed to allow Director Reilly the authority to work with Jennifer Dulles and Alisia Kear on making the necessary updates to the District regulations and pool policies, and upon completion send notice to the District constituents on said changes.

**Accounting:**

Ms. Curtis reviewed the draft May 31, 2022 financial reports and noted that the 2021 audit draft continues to be in process. Mr. Eames went on to review the updated capital projects expense report summary.

**Stonegate North Village Metropolitan District**  
**Board of Directors Meeting**  
**June 28, 2022**  
**Page 2**

**Outside Professional Reports Continued:**

**Legal Updates:** Mr. Seter reviewed his monthly report with the Board, addressed questions and was provided directives from the Board on several matters of business on behalf of the District. Mr. Eames noted that he will be taking the lead on coming to a resolution with Richmond Homes on the Filing 22 unresolved landscape transition matters. The Board agreed to allow Mr. Eames and Mr. Seter the latitude to come to a final resolution with Richmond Homes.

**Pool Project Update:** Mr. Eli Schlagel updated the Board on the Memorial Day opening and overall operations of the pool.

**Landscape Update:** Mr. Troy Friar went through his team's monthly update/report and addressed questions from the Board. Mr. Friar also noted the status of the mulch replenishment work, options for the various turf areas that died due to winter kill and installation of the annual flowers, along with addressing several questions from the Board.

**Tennis and Basketball Court Update:** Mr. Eames noted that the relining of the circle for the basketball court is currently scheduled for July 11, 2022, weather permitting.

**Capital Projects:** Centerre Construction, Inc., has been working diligently with Richard Sidoroff on the community center project. Mr. Sidoroff provided the Board as part of their meeting packet with a monthly construction project and timeline update, that was reviewed. Mr. Eames went on to update the Board on the new monument sign at Chamber and Aventura and noted that the County did approve the permit for the foundation work for the sign to commence.

**District Management:** Mr. Eames updated the Board on all various projects completed and/or pending for the month, as provided to the Board in their monthly informational meeting informational packet.

**Adjournment:** Therefore, the meeting was adjourned at 7:27 p.m. The next scheduled meeting was set for July 27, 2022 at 5:30 p.m., with official notice to be posted on the District's website.

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 Stonegate North Villages Metropolitan District.

  
Secretary or Authorized Agent for the District