

RECORD OF PROCEEDINGS

MINUTES OF A SPECIAL MEETING OF THE BOARD OF DIRECTORS OF THE VISTA RIDGE METROPOLITAN DISTRICT HELD JULY 21, 2022

A special meeting of the Board of Directors of the Vista Ridge Metropolitan District (referred to hereafter as the "Board") was convened on Thursday, the 21st day of July, 2022, at 5:30 p.m. at the Vista Ridge Community Center, 2750 Vista Parkway, Erie, Colorado 80516. The meeting was open to the public.

ATTENDENCE

Directors In Attendance Were:

John Z. Ocwieja
Todd Sargent
Scott Wood

Following discussion, upon motion duly made by Director Ocwieja, seconded by Director Sargent and, upon vote, unanimously carried, the absences of Director Lund and Director Swanson were excused.

Also In Attendance Were:

Matt Cohrs; Special District Management Services, Inc. ("SDMS")

Jeffrey Erb, Esq.; Erb Law, LLC.

DISCLOSURE OF POTENTIAL CONFLICTS OF INTEREST

Disclosure of Potential Conflicts of Interest: Annual conflict of interest disclosures have been filed for each director. Attorney Erb requested that the Directors consider whether they had any new conflicts of interest which had not been previously disclosed. There were no additional disclosures made.

ADMINISTRATIVE MATTERS

Agenda: A quorum was confirmed. Mr. Cohrs requested that the Board review and approve the proposed agenda for the District's special meeting.

Following discussion, upon motion duly made by Director Ocwieja, seconded by Director Sargent and upon vote, unanimously carried, the agenda was approved as amended.

Meeting Minutes: The Board reviewed the Minutes of the June 16, 2022 Regular Meeting. A couple edits to the minutes were requested.

Following discussion, upon motion duly made by Director Sargent, seconded by Director Ocwieja and, upon vote, unanimously carried, the Minutes from the June 16, 2022 Regular Meeting, were approved.

RECORD OF PROCEEDINGS

Public Comment: None.

FINANCIAL MATTERS

Payment of Claims: The Board considered approval and ratification of the payment of claims as follows:

Fund	Period Ending July , 2022
General	\$ 120,624.50
Debt	\$ -0-
Capital	\$ -0
Total	\$ 120,624.50

Following discussion, upon motion duly made by Director Ocwieja, seconded by Director Sargent and, upon vote, unanimously carried, the Board approved and ratified the payment of claims, as presented.

Unaudited Financial Statements for the period ending May 31, 2022: The Board reviewed the unaudited financial statements and schedule of cash position for the period ending June 30, 2022.

Following discussion, upon motion duly made by Director Ocwieja, seconded by Director Sargent and, upon vote, unanimously carried, the Board accepted the unaudited financial statements and schedule of cash position for the period ending June 30, 2022.

2021 Audit: The Board discussed requesting an extension for the 2021 Audit.

Following discussion, upon motion duly made by Director Sargent, seconded by Director Ocwieja and, upon vote, unanimously carried, the Board approved the request for an extension for the 2021 Audit.

LEGAL MATTERS

Columbine Park: Attorney Erb discussed with the Board that he is researching water agreements for the park.

Contract Review and Policy: There was no update at this time.

RECORD OF PROCEEDINGS

OPERATION AND MAINTENANCE MATTERS

Landscape Common Area and Irrigation System: The Board discussed the update on the Landscape Common Area, including the status of removal of dead shrubs, tree pruning, and additional areas in need of maintenance. Arrowhead noted that a significant amount of sediment is infiltrating the irrigation system, despite the filters at the pump house. There may be an issue at the irrigation water inlet.

Following discussion, upon motion duly made by Director Sargent, seconded by Director Ocwieja and, upon vote, unanimously carried, the Board authorized up to \$5,000 for Advanced Diving to examine the underwater irrigation inlets and provide a report to the Board.

Community Fence Installation: Mr. Cohrs reported that the replacement material is in the possession of the fencing company and the remaining fence should be installed and completed before the August meeting.

Norris Design Agreement: Mr. Cohrs noted that the representatives from Norris Design who were to attend the meeting were ill and could not attend. They will be invited to the August board meeting.

Applications for Landscape Design: The Board reviewed the Applications and discussed making Appointments to Landscape Design Committee.

Following discussion, upon motion duly made by Director Wood, seconded by Director Ocwieja and, upon vote, unanimously carried, the Board appointed residents Tim Hedahl, Keri Anderson, Lisa Highley and Monica Korber to the Landscape Design Committee.

Sidewalk Repair: There was no update at this time.

OTHER MATTERS

EXECUTIVE SESSION: Upon motion made by Director Ocwieja, seconded by Director Sargent, and unanimously carried, the Board entered into executive session for the purpose of (1) receiving legal advice related to SDMS management contract; and (2) negotiations related to SDMS management contract pursuant to Sections 24-6-402(4)(b) and (e), Colorado Revised Statutes.


Upon motion made, seconded and unanimously carried, the Board adjourned its executive session and returned to open session.

ADJOURNMENT

There being no further business to come before the Board at this time, upon motion duly made, seconded and, upon vote, unanimously carried, the meeting was adjourned.

RECORD OF PROCEEDINGS

Respectfully submitted,

By 
Secretary for the Meeting