

RECORD OF PROCEEDINGS

Foxhill Metropolitan District No. 2

November 14, 2023

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RECORD OF PROCEEDINGS

**MINUTES OF A SPECIAL MEETING OF THE
BOARD OF DIRECTORS OF
FOXHILL METROPOLITAN DISTRICT NO. 2
DOUGLAS COUNTY, COLORADO**

HELD: Tuesday, November 14, 2023, at 5:00 p.m. at 6120 Bridle Path Lane Parker, CO 80134 and via Zoom

ATTENDANCE:

A special meeting of the Board of Directors (the “Board”) of Foxhill Metropolitan District No. 2 (the “District”) was called and held as shown above and in accordance with the applicable statutes of the State of Colorado, with the following directors present:

Braden McLoughlin, President
Charles Howell, Treasurer
Taryn Weiss, Secretary/Assistant Treasurer
Robert T. Marks, Director
Devin Capra, Director

Absent:
None

Also present:

Stephanie Johnson and Dave Dressler; Centennial Consulting Group, LLC
Sixteen (16) Members of the Public: Three (3) members attending via Zoom, Frances Howell, Dwight Freeman, Bill Mickle, Dave Stalker, Mark Weiss, Ken Monson, Ken McCollor, Dustin Curv, Paige Mclaughlin, Natalie Brenhan, Grover & Lesley Wray, and Monika Zajac

CALL TO ORDER:

Director McLoughlin called the meeting to order at 5:01 p.m., explained the purpose of the meeting, and noted that a quorum of the Board was present.

DISCLOSURE OF POTENTIAL CONFLICT OF INTEREST:

Ms. Johnson discussed the state law requirements for disclosure of potential conflicts of interest with the directors, noting that completed disclosure statements must be filed for each of the Directors with the Secretary of State and the Secretary of the District at least 72 hours prior to a meeting in which a potential conflict may arise. In addition, each director is to verbally reveal their potential conflicts of interest to the Board at the start of the meeting in which the conflict may

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arise. The Board noted that general disclosure statements had been filed on behalf of the members of the Board of Directors with the Office of the Colorado Secretary of State and updated disclosures regarding the board agenda as a transactional disclosure had been filed as well.

APPROVAL OF THE AGENDA:

The Board reviewed the agenda. Upon a motion duly made by Director Mcloughlin, seconded by Director Howell, and unanimously carried, the Board approved the agenda as amended to add presentation and approval of Interim Letter Agreement Concerning District Management, Operations and Maintenance Obligations to the top of the agenda following approval of the October 10, 2023, Meeting minutes.

APPROVAL OF MINUTES:

October 10, 2023, Meeting Minutes

The Board reviewed the minutes of the special meeting held October 10, 2023. Following review, upon a motion duly made by Director Howell, seconded by Director Marks, and unanimously carried, the Board approved the meeting minutes as presented.

OTHER BUSINESS:

Interim Letter Agreement Concerning District Management, Operations and Maintenance Obligations:

Director Mcloughlin presented the Interim Letter Agreement Concerning District Management, Operations and Maintenance Obligations. The Board reviewed the Agreement that was presented to the Board. Following discussion and review, upon a motion duly made by Director Mcloughlin, seconded by Director Howell, and unanimously carried, the Board authorized Director Mcloughlin to work with Mr. Rufin, the District's Legal Counsel, to determine if suggested changes were necessary, and authorized Director Mcloughlin to sign the Interim Letter Agreement Concerning District Management, Operations and Maintenance Obligations upon finalization.

FINANCIAL MATTERS:

Public Hearing and Consider Adoption of the 2023 Budget Amendment, as needed

Mr. Dressler presented the 2023 Amended Budget, Approval of Resolution to Adopt Budgets, and Appropriate Sums of Money. Director Mcloughlin Opened the Public hearing to address public comment from the owners. Following discussion, Director Mcloughlin closed the public hearing.

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Following discussion and consideration, upon motion duly made by Director Howell, seconded by Director McLoughlin, and unanimously carried, the Board approved the 2023 Amended Budget, Resolution to Adopt Budget and Appropriate Sums of Money with the caveat that the \$55,101 would not be paid to D1 without further Board approval authorizing that payment.

Public Hearing for 2024 Budget

Mr. Dressler presented the 2024 Budget. Director Mcloughlin Opened the Public hearing to address public comment from the owners. Following discussion, Director Mcloughlin closed the public hearing.

Following discussion and consideration, the 2024 Budget would be tabled until the next Board meeting to be held on December 12, 2023, due to needing to see the Foxhill Metropolitan District No. 1 budget before approving the District No. 2 2024 Budget.

Audit Discussion

Mr. Dressler reported the status of the 2021 Foxhill Metro Districts Nos. 1 & 2 Audits. Director Howell reported the state had put a hold on tax disbursements to District No. 2 until all Audits for 2021 & 2022 had been filed.

DISCUSSION ITEMS:

Water Service and Billing:

The Board reported that there were homeowners that had concerns about their water billing. Following discussion, Management was directed to work out a plan with Ramey Environmental to arrange the opportunity for homeowners to meet with them to get the manual reads for the potable water system to confirm if their meters readings are correct or incorrect.

Christmas Lightning at Community Entrances:

Ms. Johnson reported that the developer was supplying the lights for the 2023 holiday season. The Board reported that approximately ½ of the Christmas lights were not currently working including the lights at the south entrance and expressed that it was appropriate that the developer get those running as promised.

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COMMITTEE MATTERS:

Landscape Committee Volunteers:

Director Marks reported on the current landscape issues and observations from the committee and welcomed their newest member, Bill Mickle II.

Architectural Review Committee Report:

Director Mcloughlin reported on the Architectural Review Committee. A homeowner asked the committee to describe the process for requesting a variance.

Social Committee Report:

Director Weiss reported that pies would be delivered on November 20th – 22nd and that the Christmas kickoff festivities would begin November 25th.

Real Estate Report:

Director Capra reported that there were eight active properties for sale within the District and that two of them are resale homes.

Farm Committee Report:

No report was presented

Budget Committee Report:

Director Howell indicated that there was nothing further to report due to extensive budget discussion throughout the meeting.

Ready, Set, Go Fire Report:

Director Howell indicated homeowners would receive more information from the Franktown Fire Department regarding wildfire prevention.

PUBLIC COMMENT:

There was no further public comment.

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OTHER MATTERS:

This agenda item was moved to the 1st part of the meeting. See Letter of Intent.

ADJOURNMENT:

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

The foregoing minutes constitute a true and correct copy of the minutes of the above-referenced meeting and were approved by the Board of Directors of the Foxhill Metropolitan District No. 2.


Taryn Weiss (Feb 16, 2024 15:49 MST)

Taryn Weiss, Secretary/Asst. Treasurer