MINUTES OF A SPECIAL MEETING OF THE BOARD OF DIRECTORS

OF

WARD TOD METROPOLITAN DISTRICT NO. 1

Held: Wednesday, July 28, 2021 at 2:00 p.m. via teleconference.

The special meeting referenced above was called and held in accordance with the applicable statutes of the State of Colorado. The following directors, having confirmed their qualification to serve, were in attendance:

Ben Both
Christopher Ferguson
Matthew Foran

Directors Westbrook and Ninness were absent and excused.

Also present were Megan J. Murphy, Esq. White Bear Ankele Tanaka & Waldron, District General Counsel; and Carrie Bartow, CliftonLarsonAllen, LLP, District Accountant.

Call to Order/Declaration of Quorum	A quorum of the Board was present and the meeting was called to order.
Director Conflict of Interest Disclosures	Ms. Murphy reported that disclosures for those directors that were provided to White Bear Ankele Tanaka & Waldron with notice of potential or existing conflicts of interest were filed with the Secretary of State's Office and the Board at least 72 hours prior to the meeting, in accordance with Colorado law, and those disclosures were acknowledged by the Board. Ms. Murphy inquired into whether members of the Board had any additional disclosures of potential or existing conflicts of interest with regard to any matters scheduled for discussion at the meeting. No additional disclosures were noted. The participation of the members present was necessary to obtain a quorum or to otherwise enable the Board to act.
Approval of Agenda	The Board reviewed the proposed agenda. Following discussion, upon motion duly made and seconded, the Board unanimously approved the agenda as amended.
Public Comment	None.
Consent Agenda	The Board reviewed the items on the consent agenda. Ms. Murphy advised the Board that any item may be removed from

	the consent agenda to the regular agenda upon the request of any director. No items were requested to be removed from the consent agenda. Upon a motion duly made and seconded, the following items on the consent agenda were unanimously approved, ratified and/or adopted: • Minutes from the March 24, 2021 Special Meeting; • First Amendment to Independent Contractor Agreement for cost Certification Services with IDES, LLC; • Claims Listing in the amount of $44,851.16; and • 2020 Annual Report.
Legal Matters	
Consider Approval of Constant Contact Membership for Email Marketing and Management	Deferred.
Consider Approval of Resolution Designating the Location of Regular Meetings of the Board of Directors	Ms. Murphy reviewed the Resolution Designating the Location of Regular Meetings of the Board of Directors with the Board. Following discussion, upon a motion duly made and seconded, the Board unanimously approved the resolution.
Other Legal Matters	None.
Financial Matters	
Review and Consider Acceptance of Schedule of Cash Position	Ms. Bartow reviewed the Schedule of Cash Position with the Board. Following discussion, upon a motion duly made and seconded, the Board unanimously accepted the Schedule of Cash Position dated December 31, 2020 and updated as of July 22, 2021.
Discuss Water Bills	The Board engaged in general discussion regarding water bills for the property where there is one water meter than serves property owned by the District and property owned by the homeowners association ("HOA"). Following discussion the Board determined to enter into a reimbursement agreement with the HOA and directed legal counsel to prepare a draft for the Board review at the next meeting.
Consider Approval of Acceptance Resolution Pursuant to Infrastructure Acquisition and Reimbursement Agreement	Ms. Murphy presented the Acceptance Resolution Pursuant to Infrastructure Acquisition and Reimbursement Agreement to the Board. Following discussion, upon a motion duly made and seconded, the Board adopted the resolution subject to receipt of an accountant cost certification.

Consider Approval of Resolution Accepting District Eligible Costs and Requisition Nos. 9 & 10	Ms. Bartow presented Requisition Nos. 9 & 10 to the Board. Following discussion, upon a motion duly made and seconded, the Board unanimously approved t Requisition Nos. 9 & 10.
Consider Approval of 2020 Audit	Ms. Bartow noted that an extension for the 2020 Audit has been filed. No action taken.
Other Financial Matters	None.
Other Business	None.
Adjourn	There being no further business to come before the Board, and following discussion and upon motion duly made, seconded and unanimously carried, the Board determined to adjourn the meeting.

The foregoing constitutes a true and correct copy of the minutes of the above-referenced meeting.

Chris Ferguson
Chris Ferguson (Nov 11, 2021 16:28 MST)

Secretary for the Meeting

The foregoing minutes were approved on the 27th day of October, 2021.