

RECORD OF PROCEEDINGS

MINUTES OF A SPECIAL MEETING OF
THE BOARD OF DIRECTORS OF THE
CANTERBERRY CROSSING METROPOLITAN DISTRICT II
(THE "DISTRICT")
HELD
MARCH 9, 2022

A special meeting of the Board of Directors (referred to hereafter as the "Board") of the District was convened on Wednesday, March 9, 2022, at 5:30 p.m. The District Board meeting was held via videoconference. The meeting was open to the public.

ATTENDANCE

Directors In Attendance Were:

Joseph Lico, President
C. Robert Morris, Treasurer
Sarah Lewis, Assistant Secretary/Treasurer
Elizabeth Townsend, Assistant Secretary/Treasurer

Also, In Attendance Were:

Krista Baptist, Alex Fink, and Michael Jensen; CliftonLarsonAllen LLP
Suzanne Meintzer, Esq.; McGeady Becher P.C.
Michael Young and Chuck Haynes; Canterbury Crossing MD
Various members of the public

ADMINISTRATIVE MATTERS

Call to order: Director Lico called the meeting to order.

Disclosures of Potential Conflicts of Interest: The Board discussed the requirements pursuant to the Colorado Revised Statutes to disclose any potential conflicts of interest or potential breaches of fiduciary duty to the Board of Directors and to the Secretary of State. It was noted that disclosure of potential conflicts of interest statements for each Directors Lewis, Lico, and Townsend were filed with the Secretary of State seventy-two hours in advance of the meeting. Director Lico disclosed that he serves on the Hilltop North Homeowners Association, Inc., a sub-association of The Village of Parker Master Association, Inc. d/b/a Canterbury Crossing Master Association (the "Master Association"). Director Townsend disclosed that she is on the Architectural Review Committee for the Master Association.

Quorum, Location of Meeting and Posting of Meeting Notice. Approve Agenda: A quorum of the Board was present and meeting notices were posted as required. Following review, upon a motion duly made by Director Lico, seconded by Director Townsend and, upon vote, unanimously carried, the Board approved the agenda, as amended to revise the order of items discussed.

Public Comment: There was no public comment.

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LEGAL ITEMS

Renovation Request from The Village of Parker Master Association, Inc. d/b/a Canterbury Crossing Master Association (the “Master Association”) to the District:

Attorney Meintzer reviewed the request from the Master Association for pool bathroom renovations, and summarized Service Plan and Management Agreement requirements and funding obligations of the Master Association. Discussion ensued. The Board directed legal counsel to obtain updates and further information from the Master Association on the bidding process and proposal cost updates. No action was taken.

CONSENT AGENDA

The Board considered the following Consent Agenda:

- Approval of the minutes of the October 21, 2021 Special Meeting.

Upon motion duly made by Director Townsend, seconded by Director Lico and, upon vote, unanimously carried, the Board approved the Consent Agenda.

FINANCIAL MATTERS

December 31, 2021 Unaudited Financial Statements and Cash Position Report: Mr. Fink reviewed the Unaudited Financial Statements and Cash Position Report with the Board. Following review, upon a motion duly made by Director Lico, seconded by Director Townsend and, upon vote, unanimously carried, the Board accepted the December 31, 2021 Unaudited Financial Statements and Cash Position Report.

Payment of Claims Totaling \$31,807.38 and Directors’ Fees: Following review, upon a motion duly made by Director Lico, seconded by Director Lewis and, upon vote, unanimously carried, the Board ratified the approval of the payment of Claims totaling \$31,807.38 and Directors’ Fees.

Draft 2021 Audit: Mr. Fink reviewed the draft 2021 Audit with the Board. Following review and discussion, upon a motion duly made by Director Lico, seconded by Director Townsend and, upon vote, unanimously carried, the Board approved the draft 2021 Audit, subject to final legal review and receipt of an unmodified clean opinion from the auditor.

Other: None.

PUBLIC HEARING – 2021 Budget Amendment

Public Hearing to Consider Amendment to the 2021 Budget and Resolution No. 2022-03-01, Resolution to Amend the 2021 Budget: The Board opened the public hearing to consider an amendment to the 2021 Budget.

It was noted that publication of Notice stating that the Board would consider amendment of the 2021 Budget and the date, time and place of the public hearing

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was made in a newspaper having general circulation within the District. No written objections were received prior to the public hearing.

No public comments were received, and the public hearing was closed.

Following discussion, upon motion duly made by Director Lewis, seconded by Director Morris and, upon vote, unanimously carried, the Board approved the amendment to the 2021 Budget and adopted Resolution No. 2022-03-01 to Amend the 2021 Budget.

Other: None.

MANAGER ITEMS

Quorum for Budget Hearing Meeting – October 20, 2022: Ms. Baptist discussed the 2023 Budget Hearing meeting date with the Board. It was noted that the Board would provide their availability closer to the meeting date.

Conservation Trust Fund Project Update: Attorney Meintzer provided context and updates to the Board regarding the Conservation Trust Fund Project. No action was taken.

BOARD MEMBER ITEMS

Other: Director Townsend informed the Board of sprinkler areas needing repair. Discussion ensued regarding HOA or District responsibility for sprinklers. No action was taken.

OTHER BUSINESS

Other: None.

ADJOURNMENT

There being no further business to come before the Board at this time, Director Lico adjourned the meeting.

Respectfully submitted,

DocuSigned by:

Sarah Lewis

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Secretary for the Meeting