

RECORD OF PROCEEDINGS

MINUTES OF THE SPECIAL MEETING OF THE BOARD OF DIRECTORS OF THE FALCON HIGHLANDS METROPOLITAN DISTRICT

- Held March 19, 2018 at Falcon Fire Station No. 3, 7030 Old Meridian Road, Peyton, CO 80831 at 5:30 p.m.
- Attendance The special meeting of the Board of Directors of the Falcon Highlands Metropolitan District was called and held as shown above in accordance with the statutes of the State of Colorado. The following Directors, having confirmed their qualifications to serve on the Board, were in attendance:
- Grace Harman, President
Steven J. Davis, Vice President (arrived at 6:25 p.m.)
Kevin Haas, Treasurer
Tonia Joyner, Assistant Secretary
- Absent: Tim Dickey
- Others in attendance:
- Carrie Bartow; CliftonLarsonAllen LLP
Barbara Vander Wall; Seter & Vander Wall, P.C.
Mike Barnes; Kennedy/Jenks Consultant
Chris Kuhlmann; Peak Gymnastics
Carol Hart; Resident
- Call to Order Director Harman noted that a quorum of the Board was present and therefore called the special meeting of the Board of Directors of the Falcon Highlands Metropolitan District to order at 5:39 p.m.
- Approval of Agenda Upon a motion duly made by Director Haas, seconded by Director Harman and, upon vote, unanimously carried, the Board approved the agenda, as presented.
- Community Comments Chris Kuhlmann, of Peak Gymnastics, inquired as to the status of approval for a tap permit for his property, expressing concern regarding timing issues. The engineer advised that he is still waiting on documentation related to landscaping and irrigation projections, to complete the review and analysis. After the review is complete, the Board will be requested to

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consider the approval of the permit, based on the engineer's recommendation. The Board members stated that they were in support of a tap permit for Peak Gymnastics if it were ready for approval.

Ms. Carol Hart introduced herself as a member of the public interested in the business being discussed at the District's special meeting.

- Consent Agenda
- A. Consider Approval of February 12, 2018 Regular Meeting Minutes
 - B. Review and Consider Approval of January 31, 2018 Unaudited Financial Statements
 - C. Review and Consider Approval of Current Claims

Upon a motion duly made by Director Haas, seconded by Director Joyner and, upon vote, unanimously carried, the Board approved the Consent Agenda, as presented.

- Manager Matters
- A. Manager Report

Ms. Carrie Bartow stated that Mr. Miller was unable to attend the meeting, and that she would be presenting the management report on his behalf. She referred to Mr. Miller's written report included in the meeting materials, which addressed recent activities, including the status of the tap permit applications, a recent meeting with Woodmen Hills Metropolitan District, updates on the District's website, status of research into the damaged concrete wall/fence off of Woodmen Road, a resident request to use the District's park for an Easter egg hunt, and status of looking for seasonal labor for the District.

- B. The Board requested that there be an inspection of the District's playground for safety purposes. Update on Operations

Ms. Bartow also presented the operations report for the month of February, submitted by Steve Dodd and incorporated with the meeting materials, which provided an update on monthly monitory and work in progress.

Director Joyner inquired about the SCADA system and replacement of parts; it was noted that the requested part was on order. Director Haas suggested that based on his recent assistance with District equipment, the District may consider isolating the District's IT system

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onto two separate networks, such that the printer, tablet, computers, etc. be on a network separate from the flow monitors, with a separate IP address from Falcon Broadband.

C. Other

None.

Engineering
Matters

A. Water Engineer Report

Mr. Barnes presented the water engineering report to the Board. He noted that the Tract C water rights application is in process. He reported on the flow meter status, noting that he is getting a quote from Mountain Peaks for services. He discussed the requirement for the District to use the LFH#2 well, pursuant to UBS requirements. He pointed out the high reading on the Walmart irrigation meter over the last two months, which is being investigated. He is continuing to work with Walmart regarding the potential reduction in irrigation use to achieve water savings. Mr. Barnes reported on the status of the review of the tap permit applications.

[Director Davis arrived during this discussion.]

B. Other

Director Haas asked if hydrant testing was needed. Mr. Barnes and Director Davis will follow-up on this item.

Financial
Matters

A. Review and Consider Approval of Proposed Fee Increases

Ms. Bartow reviewed the proposed fee resolutions with the Board: Resolution regarding the updated schedule of District Water Fees, Rates and Charges, and the second resolution with the updated schedule of Infrastructure Improvement Fees, Facilities Fees, Water Tap Fees and Operations and Maintenance Reserve Fund Fee, with the increased fees related to new construction.

Following review, upon a motion duly made by Director Haas, seconded by Director Joyner and, upon vote, unanimously carried, the

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Board approved the Water Fees, Rates and Charges Resolution, as presented.

Following review, upon a motion duly made by Director Haas, seconded by Director Harman and, upon vote, unanimously carried, the Board approved the Infrastructure Improvement Fees, Facility Fees, Water Tap Fee and Operations and Maintenance Reserve Fund Fee, as presented.

B. Other

None.

Legal Matters

A. Legal Report

Ms. Vander Wall presented the legal report to the Board, which included an update on the recent discussions with Woodmen Hills Metropolitan District regarding the emergency interconnect IGA.

B. 2018 Election Update

Ms. Vander Wall reported that there were no more persons who submitted nomination petitions for a seat on the Board than there were seats available, and therefore the directors' election has been cancelled.

C. Other

None.

Director Items

A. Other

None.

Other Business

A. Set Next Board Meeting – Monday, April 9, 2018 at 5:30 p.m.

A quorum for Monday, April 9, 2018 was confirmed.

Director Davis announced that he will be moving to take a job out of state, and that the April 9th Board meeting will be his last Board meeting serving as a Director on the Board.

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Adjournment

Following discussion, upon a motion, second and unanimous vote, the Board adjourned the meeting at 7:00 p.m.



Secretary of Meeting