

RECORD OF PROCEEDINGS

MINUTES OF A REGULAR MEETING
OF THE BOARD OF DIRECTORS OF THE
LINCOLN PARK METROPOLITAN DISTRICT
HELD
FEBRUARY 28, 2018

A regular meeting of the Board of Directors of the Lincoln Park Metropolitan District was held on Wednesday, February 28, 2018 at 11:00 a.m., at CliftonLarsonAllen LLP, 8390 E. Crescent Pkwy., Suite 500, Greenwood Village, Colorado.

Attendance In attendance were Directors:

Mason Mistrot
Jeni Reilly
Arik Yoffe
Patrick Curnalia

Also in attendance were:

Matt Urkoski, Kim Herman, Kirsten Geiger & Sandy Brandenburger;
CliftonLarsonAllen LLP
Shannon Smith Johnson; Icenogle Seaver Pogue, PC
Alan Matlosz; George K. Baum
Robin Price & Eric Keesen; BrightView
Kevin Reilly; Resident/Potential New Board Member
Warren Robins; Resident/Potential New Board Member

Call to Order
& Approval
Of Agenda

Director Mistrot called the meeting to order at 11:00 a.m. and confirmed a quorum. Upon a motion duly made by Director Reilly, seconded by Director Mistrot, and upon a vote, unanimously carried, the Board appointed Director Mistrot as acting President for the meeting.

Disclosure
of Potential
Conflicts
of Interest

None.

Public
Comment

None.

IV. Accept Andrew Munn's Resignation

Upon a motion duly made by Director Curnalia, seconded by Director Yoffe, and upon a vote, unanimously carried, the Board approved the resignation of Andrew Munn from the District.

RECORD OF PROCEEDINGS

- A. Appointment of New Directors
- B. Administer Oaths of Office
- C. Consider Board Member Offices

The two residents/visitors introduced themselves and provided a brief background of themselves to the Board. The Board thanked them for coming and providing their information.

Discussion ensued among the Board, and was it ultimately decided not to appoint either candidate but to wait and fill the vacancy by election at the May 8, 2018 regular special district election.

The Board discussed the vacancy in the office of Board President created by Andrew Munn's resignation.

Upon a motion duly made by Director Yoffe, seconded by Director Reilly, and upon a vote from which Director Mistrot abstained, the Board unanimously approved Director Mistrot's election to the office of Board President.

CONSENT AGENDA

V. Financial Items

- A. Review and Approve Current Claims Totaling \$89,837.61 and EFT Claims
- B. Review and Approve Stonegate Claims Totaling \$162,910.65 and EFT Claims
- C. Review and Approve January 24, 2018 Regular Meeting and February 2, 2018 Special Meeting Minutes

Mr. Urkoski reviewed with the Board. Upon a motion duly made by Director Yoffe, seconded by Director Reilly, and upon a vote, unanimously carried, the Board approved the Consent Agenda items as presented.

DISCUSSION AGENDA

VI. Financial Items

- A. Bond Refinancing Update

Mr. Matlosz provided an update to the Board.

- B. Review and Accept December 31, 2017 Financial Statements and February 2018 Cash Position Report

Upon a motion duly made by Director Mistrot, seconded by Director Yoffe, and upon a vote, unanimously carried, the Board accepted the December 31, 2017 Financial Statements and February 2018 Cash Position Report as presented.

RECORD OF PROCEEDINGS

C. Consider Approval on S&P Ratings Invoice

Mr. Urkoski reviewed with the Board. Upon a motion duly made by Director Mistrot, seconded by Director Yoffe, and upon a vote, unanimously carried, the Board approved the S&P Ratings invoice.

VII. Maintenance Items

A. Monthly Maintenance Site Report from BrightView

Ms. Price reviewed the site report with the Board. The Board accepted the report.

B. Consider Approval of Third Amendment to 2015 Landscape/Streetscape Maintenance Agreement with BrightView Landscape Services, Inc.

Upon a motion duly made by Director Mistrot, seconded by Director Yoffe, and upon a vote, unanimously carried, the Board approved the Third Amendment to 2015 Landscape/Streetscape Maintenance Agreement with BrightView.

C. Review and Consider Approval of BrightView Work Order (s)

1. Install Annual Flowers in all Pots at the Pool, Market Green Entries and Beds on Jordan
2. Spray all Pines for Zimmerman Moth

Ms. Price reviewed the work orders with the Board.

Upon a motion duly made by Director Reilly, seconded by Director Mistrot, and upon a vote, unanimously carried, the Board approved the BrightView work orders as presented.

VIII. Manager's Items

A. SVMD Update

Ms. Herman stated she attempted to schedule the quarterly meeting with both Districts, and noted that Sara with SVMD stated she will get back to her in this regard.

B. Review and Consider Approval of Proposal for Swimming Pool Management with Front Range Recreation

Ms. Herman reviewed with the Board. On a motion duly made by Director Reilly, seconded by Director Mistrot, and upon a vote, unanimously carried, the Board approved the proposal with Front Range Recreation, subject to legal approval of the final agreement.

C. Consider Approval of Radiant Lighting Scope of Work for Pearl/Market Street Lighting for \$6,816.12

RECORD OF PROCEEDINGS

Ms. Herman reviewed with the Board. The Board discussed the possibility of this amount being split three ways for payment from Meritage and TerraCare.

After discussion, upon a motion duly made by Director Yoffe, seconded by Director Mistrot, and upon a vote, unanimously carried, the Board approved the Radiant Lighting Scope of Work to repair the Pearl/Market Street Lighting, subject to legal approval of the final work order contract.

D. Review and Consider Proposals for Tennis Courts

The Board requested Ms. Herman have the tennis court locks inspected and obtaining pricing for review for a back board and ball machine.

Ms. Herman reviewed the proposals for the annual cleaning agreement and to repair the windscreens with the Board. Upon a motion duly made by Director Reilly, seconded by Director Mistrot, and upon a vote, unanimously carried, the Board approved the proposals with Game-Set-Match, subject to legal approval of the final work order contract.

IX. Legal Items

- A. Executive Session Pursuant to Sections 24-6-402(4)(b) and 24-6-402(4)(e), Colorado Revised Statutes, for the Purposes of Receiving Legal Advice on Specific Legal Questions and Determining Positions Relative to Matters that May be Subject to Negotiations, Developing Strategy for Negotiations, and Instructing Negotiators Related to District Bonds and Associated Contracts and Additional Contracting Matters (if necessary)

Upon a motion duly made by Director Yoffe, seconded by Director Curnalia, and upon a vote, unanimously carried, the Board entered into Executive Session at 12:22 p.m.

Upon a motion duly made by Director Reilly, seconded by Director Yoffe, and upon a vote, unanimously carried, the Board adjourned out of Executive Session at 12:49 p.m.

X. Director's Items

- A. Confirm Next Regular Meeting Date – March 28, 2018 at 11:00 a.m.

A quorum for the March 28, 2018 meeting was confirmed.

XI. Other Items

Mr. Urkoski informed the Board of Newland/Richmond Homes requesting the District take responsibility of maintaining fencing around Filing 22 6th Amendment. The Board stated they are not interested in taking on this fencing responsibility for these filings

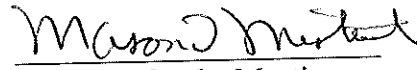
RECORD OF PROCEEDINGS

within the District as they did not take on the fence maintenance for the Meritage filings off of Jordan Road. He stated he will notify Newland of the Board's decision.

XII. Adjournment

Upon a motion duly made by Director Reilly, seconded by Director Mistrot, and upon a vote, unanimously carried, the meeting was adjourned at 1:00 p.m.

Respectfully submitted,


Secretary for the Meeting

