

RECORD OF PROCEEDINGS

MINUTES OF THE CONSOLIDATED SPECIAL MEETING OF THE BOARD OF DIRECTORS OF THE FOUR MILE RANCH METROPOLITAN DISTRICT NOS. 2-4

Held: Thursday, September 29, 2022 at 10:00 a.m. remotely via Zoom.

Call to Order

The consolidated special meeting of the Board of Directors of the Four Mile Ranch Metropolitan District Nos. 2-4 was called and held as shown above. The following Directors, having confirmed their qualification to serve on the Board, were in attendance:

Richard Day, Chairman

Also present: Joan Fritsche, Fritsche Law LLC; Leslie Monroe, Accounting Associates, LLC; and David Smith, Generation Capital.

Chairman Day noted that a quorum of the Board was present, as he is currently the only Director, verified that notice of the meeting was posted in one location within each of the Districts and that he had confirmed his qualification to serve, and therefore called the consolidated special meeting of the Board of Directors of the Four Mile Ranch Metropolitan District Nos. 2-4 to order.

The Boards of Directors determined to hold joint meetings of the Districts and to prepare joint minutes of action taken by the Districts at such meetings. Unless otherwise noted herein, all official action reflected in these minutes shall be deemed to be action of all the Districts. Action taken by an individual District will be reflected in these minutes.

Disclosure Matters

Ms. Fritsche advised the Board that pursuant to Colorado law, certain disclosures by Board members may be required prior to taking official action at the meeting. The Board reviewed the agenda for the meeting, following which each Director disclosed his/her potential conflicts of interest, stating the fact and summary nature of any matters, as required under Colorado law, to permit official action to be taken at the meeting. The Board determined that the participation of the members present was necessary to obtain a quorum or otherwise enable the Board to act.

Chairman Richard Day stated he is under contract to purchase real property within each of the Districts requiring the payment of a proportionate share of property taxes and he is employed as the Four Mile Ranch Golf Course Manager by a property owner/developer entity.

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Written Disclosures for Director Day were filed with the Board and Secretary of State more than 72 hours prior to the meeting.

Public Comment	There was no public comment.
Director Matters	Director vacancies and officer positions were discussed. Director Day was appointed as the Chairman of the Boards and Mandi Kirk with Fritsche Law as appointed as the Secretary to the Boards.
Meeting Minutes	The Minutes of the consolidated special meeting of the Board of Directors held on November 4, 2021 were reviewed. Upon a Motion duly made Chairman Day and unanimously carried, the Minutes were approved.
Financial Matters	Ms. Monroe reviewed the Claims Report. Upon a motion duly made by Chairman Day and unanimously carried, the Board approved the payment of claims year to date.
2021 Audit Exemptions	Upon a motion duly made by Chairman Day and unanimously carried, the Board ratified the Districts' 2021 Exemptions from Audit as filed with the State.
2022 Audit Exemptions	Ms. Monroe discussed the 2022 applications for audit exemption for District Nos. 2-4. Upon a motion made by Chairman Day and unanimously carried, Ms. Monroe was directed to complete and file the audit exemptions with the state, upon Board review.
2023 Budget Process	Ms. Fritsche reviewed local government budget law and the schedule of statutory deadlines for the budget adoption process.
Fremont County Cyber Attack	Ms. Monroe reviewed the status of the cyber attack to the Fremont County IT system, causing difficulty in 2021 tax collection research and obtaining preliminary assessed valuation information.
2022 Budget Amendment Hearing District No. 2	Ms. Fritsche reported that the meeting had been published in the <i>Canon City Daily Record</i> as the District's public hearing to amend District No. 2's 2022 budget. Chairman Day opened the public hearing. There being no members of the public wishing to comment, Chairman Day closed the public hearing. Ms. Monroe reviewed the amended General Fund Budget. Upon motion duly made by Chairman Day and unanimously carried, the Board approved a resolution amending the District's General Fund budget from \$16,803 to \$81,258 due to additional expenditures which could not have been reasonable foreseen at the time of adoption of the budget.

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2023 Budget Hearing
for District No. 2

Ms. Fritsche reported that the meeting had been published in the *Canon City Daily Record* as the District's public hearing on its proposed 2023 budget. Chairman Day opened the public hearing. There being no members of the public wishing to comment, Chairman Day closed the public hearing. Ms. Monroe reviewed the draft 2023 budget. Upon motion duly made by Chairman Day and unanimously carried, the Board approved a resolution adopting the 2023 budget, certifying a General Fund mill levy of 15.000 mills, and appropriating funds as set forth in the Budget.

2023 Budget Hearing
for District No. 3

Ms. Fritsche reported that the meeting had been published in the *Canon City Daily Record* as the District's public hearing on its proposed 2023 budget. Chairman Day opened the public hearing. There being no members of the public wishing to comment, Chairman Day closed the public hearing. Ms. Monroe reviewed the draft 2023 budget. Upon motion duly made by Chairman Day and unanimously carried, the Board approved a resolution adopting the 2023 budget, certifying a General Fund mill levy of 15.000 mills, and appropriating funds as set forth in the Budget.

2023 Budget Hearing
for District No. 4

Ms. Fritsche reported that the meeting had been published in the *Canon City Daily Record* as the District's public hearing on its proposed 2023 budget. Chairman Day opened the public hearing. There being no members of the public wishing to comment, Chairman Day closed the public hearing. Ms. Monroe reviewed the draft 2023 budget. Upon motion duly made by Chairman Day and unanimously carried, the Board approved a resolution adopting the 2023 budget, certifying a General Fund mill levy of 10.000 mills, and appropriating funds as set forth in the Budget.

Development Update

Mr. Smith discussed the status of development within the Districts.

Exclusion of Property
from District No. 3

A future exclusion of property from District No. 3 was discussed.

Annual Administrative
Matters

Ms. Fritsche discussed a number of administrative matters with the Board, in accordance with Colorado laws.

Ms. Fritsche reviewed the Districts' Consolidated Annual Administrative Resolution for 2023 including the following provisions, in addition to other administrative actions providing direction from the Board:

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The Board determines that each Director shall not receive compensation for services as Directors.

The Board determined to continue to use the *Canon City Daily Record* as the newspaper of general circulation within the boundaries of the Districts for legal publications.

The Board determines to hold regular meetings in 2023 on the following dates: April 27, July 27 and October 26, 2023.

The Board appoints Mandi G. Kirk with Fritsche Law as the “Designated Election Official” of the Board for any elections to be held during 2023 and any subsequent year.

The Board designates the Board President as the Official Custodian of District Records.

The Board continues the engagement of Fritsche Law LLC to provide legal services and Accounting Associates, LLC to provide accounting services to the District.

Upon a motion duly made by Chairman Day and unanimously carried, the Board adopted the 2023 Consolidated Administrative Resolution, as amended.

Resolution
Determining not to
Provide Workers’
Compensation
Insurance Coverage

The Colorado Department of Labor & Employment, Division of Workers’ Compensation (the “Division”), has requested that the Boards annually adopt a formal resolution and file Form WC44 to acknowledge the Board’s decision not to provide Workers’ Compensation Insurance to its uncompensated elected officials. Upon a motion duly made by Chairman Day, and unanimously carried, the Board adopted resolutions waiving Workers’ Compensation coverage for the Directors for 2023.

May 2023 Regular
Election

Upon a motion duly made by Chairman Day and unanimously carried, the Board adopted a resolution calling the Districts’ 2023 Regular Elections, appointing Mandi Kirk as the Designated Election Official and authorizing the Designated Election Official to take actions necessary to conduct the Elections, including cancelling the Elections, if possible.

District Website

Ms. Monroe discussed the Districts’ website, which is being created through Streamline. Ms. Monroe will maintain and update the website.

Legislative Update

Ms. Fritsche reviewed the 2022 Legislative Update with the Board.

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Meeting Schedule for
2023

The Board determined to hold regular meetings in 2023 at 10:00 a.m. on April 27, July 27 and October 26 remotely via Zoom.

Adjournment

There being no further business to come before the Board, the meeting was adjourned at 2:00 p.m.


Secretary for the Meeting