

**MINUTES OF A SPECIAL MEETING OF THE BOARD OF DIRECTORS OF THE
STONE CREEK METROPOLITAN DISTRICT
HELD AUGUST 21, 2023**

Monday, August 21, 2023, at 3:30 p.m. via Zoom. The meeting was open to the public.

Attendance

In attendance were the following Directors:

Holly Green

Tim Riggle

Also in attendance were:

Shannon Torgerson and Mariah Watkins, Goodwin & Company

Several constituents were also in attendance.

Call to Order

The meeting was called to order by Director Green at 3:30 p.m.

Approval of Agenda

After review, upon a motion made by Director Riggle, seconded by Director Green and, upon vote, unanimously carried, the Board approved the agenda as presented.

Declaration of Quorum
Director Qualifications and
Conflict of Interest

A quorum was declared. All directors are qualified to serve and there are no conflicts of interest.

Operations and
Maintenance

Election of Board President – Following discussion, upon a motion made by Director Riggle, seconded by Director Green and, upon vote, unanimously carried, the Board elected Director Green as President of the Board.

New Board Member Appointment – It was noted that three (3) applications have been received to date from owners who are qualified to serve. It is anticipated new Board members will be sworn in at the August 31, 2023, Special Board Meeting.

Accounting RFP – Director Riggle has adjusted the RFP for accounting services to give the accounting firm a specific amount of time to provide monthly financial statements to the Board and District Management.

2024 Budget Timeline / Schedule Budget Workshop – A budget workshop is in the process of being scheduled with CliftonLarsonAllen LLP.

Communications Map – Following discussion, upon a motion made by Director Riggle, seconded by Director Green and, upon vote, unanimously carried, the Board approved the drafted communications

map which provides for weekly updates, so everyone is aware of what is happening.

Town Hall Agenda and Approach – The Town Hall is scheduled for September 14, 2023, at 6:30 p.m. The Town Hall is being held to allow for Board Members to receive community feedback and for owners to submit questions prior to the event so the Board can have responses researched.

Homeowner Committee Chairs – SOPs have been developed for the Finance and Budget Committee, the Landscape Committee, and the Clubhouse/Pool/Social Committees. Following discussion, upon a motion made by Director Riggle, seconded by Director Green and, upon vote, unanimously carried, the Board approved the SOPs as developed.

Stormwater Status and Next Steps – This item was tabled until the next meeting as the Board is waiting on feedback from legal counsel.

Executive Session

Pursuant to Sections 24-6-402(4)(a) and (e), C.R.S. and, upon a motion made by Director Green, Seconded by Director Riggle and, upon vote, unanimously carried, the Board convened into Executive Session at 3:59 p.m. for the sole purpose of discussing negotiations related to District Management, Legal Counsel and Easement matters. The Executive Session adjourned at 4:25 p.m.

Adjournment

There being no further business to come before the Board at this time, upon a motion made by Director Green, seconded by Director Riggle and, upon vote, unanimously carried, the meeting adjourned at 4:26 p.m.

Respectfully submitted,

By: Shannon Sorenson
Secretary for the Meeting