

RECORD OF PROCEEDINGS

MINUTES OF A REGULAR MEETING OF
THE BOARD OF DIRECTORS OF THE
OMNIPARK METROPOLITAN DISTRICT
HELD
JUNE 17, 2024

A regular meeting of the Board of Directors (referred to hereafter as the “Board”) of the OmniPark Metropolitan District (the “District”) convened on Monday, June 17, 2024, at 11:30 a.m., at the offices of CliftonLarsonAllen LLP (“CLA”), 8390 E. Crescent Pkwy., Suite 300, Greenwood Village, Colorado 80111 and by Microsoft Teams. The meeting was open to the public.

ATTENDANCE

Directors In Attendance Were:

Richard Egitto, President
Hank Vanderryst, Secretary/Treasurer

Also, In Attendance Were:

Rachel Alles, Chelsea Bojewski and Robert Campbell; CliftonLarsonAllen, LLP (“CLA”)
Dani Kaiser, Esq.; Spencer Fane, LLP
Leigh Dufresne; BrightView Landscaping (“BrightView”)
John Cotton; ByDesign LLC

ADMINISTRATIVE MATTERS

Call to Order and Agenda: Director Egitto called the meeting to order at 11:36 a.m. The Board reviewed the meeting agenda. Following review, upon motion duly made by Director Egitto, seconded by Director Vanderryst, and upon vote unanimously carried, the Board approved the agenda, as presented.

Disclosures of Potential Conflicts of Interest: Attorney Kaiser confirmed that all required conflicts were filed.

Quorum, Location of Meeting and Posting of Meeting Notice: A quorum and the location of the meeting were confirmed and posting notice was verified.

Public Comment: No public comment was received.

Minutes of the April 15, 2024 Regular Meeting: Following review, upon motion duly made by Director Egitto, seconded by Director Vanderryst, and upon vote unanimously carried, the Board approved the minutes of the April 15, 2024 regular meeting, as presented.

FINANCIAL MATTERS

Schedule of Cash Position Updated as of April 30, 2024: Mr. Campbell reviewed the April 30, 2024 financial statements and schedule of cash position with the Board. Director Egitto stated he would like to evaluate the assessed value of the Parkridge No. 6 office building as of last year. He would like to see

RECORD OF PROCEEDINGS

how the conversion of office space to residential space might impact taxes and if it will be included in the District with recent legislative changes. Mr. Campbell noted he will provide an assessed valuation projection for review at the July Board meeting.

Following review and discussion, upon motion duly made by Director Egitto, seconded by Director Vanderryst, and upon vote unanimously carried, the Board accepted the April 30, 2024 financial statements and schedule of cash position, updated as of April 30, 2024, as presented.

June 2024 Claims and Directors' Fees Totaling \$42,204.75: Mr. Campbell reviewed the June 2024 claims and Directors' fees with the Board. Following review, upon motion duly made by Director Egitto, seconded by Director Vanderryst, and upon vote unanimously carried, the Board ratified the June 2024 claims in the amount of \$42,204.75, and approved the Directors' fees, as presented.

LANDSCAPE MAINTENANCE ISSUES

BrightView June 2024 Landscape Maintenance Status Report: Ms. Dufresne reviewed the report with the Board and informed the Board that the pedestrian improvements on Lincoln Avenue and Park Meadows Drive have been completed. Ms. Dufresne also stated that annual flowers and trees have been installed and the grub treatment on the turf has been completed.

Proposal from BrightView for Additional Tree Care – Emerald Ash Borer Injections for Ash and Fall Fertilizer in the amount of \$4,200.00: Ms. Dufresne presented the proposal to the Board. The Board reviewed and discussed. Following review and discussion, upon motion duly made by Director Egitto, seconded by Director Vanderryst, and upon vote unanimously carried, the Board approved the proposal from Brightview for additional tree care, as presented, and for the cost not to exceed \$4,200.00.

Proposal from BrightView for Median Plant Replacements – Removals and Replacement of Dead Plants in the amount of \$5,000.00: Ms. Dufresne presented the proposal to the Board. The Board reviewed and discussed. Following review and discussion, upon motion duly made by Director Egitto, seconded by Director Vanderryst, and upon vote unanimously carried, the Board approved the proposal from Brightview for median plant replacements, as presented, and for the cost not to exceed \$5,000.00. Director Egitto noted he that BrightView proposals need to include pictures to accompany proposals in the future.

Proposal from BrightView for Tree Pruning and Removals – Summer Pruning of Trees, Removal of Dead Trees in Native Area and Optional Replacements in the amount of \$19,000.00: Ms. Dufresne presented the

RECORD OF PROCEEDINGS

proposal to the Board. The Board review and discussed. Following review and discussion, upon motion duly made by Director Egitto, seconded by Director Vanderryst, and upon vote unanimously carried, the Board approved the proposal from Brightview for tree pruning and removals, specifically summer pruning of trees, removal of dead trees in native areas and optional replacements and for the cost not to exceed \$19,000.00.

Update Regarding Pedestrian Improvements and Survey of Lincoln and Park Meadows Drive: This item was previously discussed earlier in the meeting. No further action was taken.

MANAGER
MATTERS

No manager matters were presented.

ENGINEER
MATTERS

Update on Booster Pump: Mr. Cotton provided an update to the Board, noting that Bigfoot Electric is working with Xcel to make the connection with the transformer and it may take up to one month before connection is successful.

LEGAL MATTERS –
ATTORNEY REPORT

Legislative Update: Attorney Kaiser informed the Board that Spencer Fane has prepared a legislative memo including the most recent developments. She will outline all of the updates that are relevant to the District for review at the July meeting.

DIRECTORS’
ITEMS

No director items were presented.

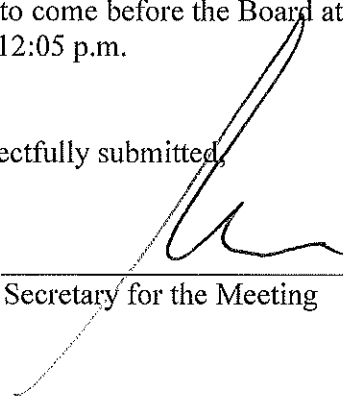
OTHER BUSINESS

Quorum for Next Meeting – July 15, 2024 at 11:30 a.m.: A quorum was confirmed for July 15, 2024 at 11:30 a.m.

ADJOURNMENT

There being no further business to come before the Board at this time, Director Egitto adjourned the meeting at 12:05 p.m.

Respectfully submitted,

By: 
Secretary for the Meeting