

MINUTES OF THE REGULAR MEETING OF THE BOARD OF DIRECTORS OF

WATERFRONT METROPOLITAN DISTRICT

Held: Thursday, December 1, 2022, at 6:00 p.m. at 748 Whalers Way, Suite D1, Ft. Collins, CO 80525 and via teleconference

**Attendance**

This regular meeting of the Board of Directors of the Waterfront Metropolitan District was called and held as shown above and in accordance with the applicable statutes of the State of Colorado. The following Directors, having confirmed their qualification to serve on the Board, were in attendance:

David Leary  
Leslie Snow  
Loren Johnson  
Daniel Kamrath

Director Vandertuin was absent. All absences are deemed excused unless otherwise noted in these minutes.

Also present were:

Audrey G. Johnson, Esq., White Bear Ankele Tanaka & Waldron, P.C., District General Counsel; and Diane Wheeler and Morgan Wheeler, Simmons & Wheeler, PC, District Accountants.

**Call to Order**

Director Leary noted that a quorum of the Board was present and called the meeting to order at 6:01 p.m.

**Conflict of Interest Disclosures**

Ms. Johnson advised the Board that, pursuant to Colorado law, certain disclosures might be required prior to taking official action at the meeting. Ms. Johnson reported that disclosures for those directors that provided White Bear Ankele Tanaka & Waldron with notice of potential or existing conflicts of interest were filed with the Secretary of State's Office and the Board at least 72 hours prior to the meeting, in accordance with Colorado law, and those disclosures were acknowledged by the Board. Ms. Johnson inquired into whether members of the Board had any additional disclosures of potential or existing conflicts of interest with regard to any matters scheduled for discussion at the meeting. No additional disclosures were noted. The

participation of the members present was necessary to obtain a quorum or to otherwise enable the Board to act.

**Approval of Agenda** The Board reviewed the proposed agenda. Following discussion, upon a motion duly made and seconded, the Board unanimously approved the agenda as presented.

**Public Comment** None.

**Consent Agenda** Following a summary by Ms. Johnson, the items on the consent agenda were approved, adopted and/or ratified by one motion duly made and seconded, and unanimously carried.

1. Minutes from September 1, 2022 Regular Meeting

## **Financial Matters**

Approval of Payables/Accept Financials Ms. Wheeler presented the claims and financial statements. Following discussion, upon a motion duly made and seconded, the Board unanimously approved the payables and accepted the financial statements.

Ratification of 2021 Audit Ms. Wheeler presented the 2021 audit to the Board. Following discussion, upon a motion duly made and seconded, the Board unanimously ratified the audit.

Adoption of 2023 Budget, Imposition of Mill Levies and Appropriation of Funds Ms. Johnson noted that the public hearing for the 2023 budget was held in accordance with Colorado law at the September 1, 2022 meeting.

Ms. Wheeler reviewed the 2023 Budget Resolution with the Board. Following discussion, upon a motion duly made and seconded, the Board unanimously adopted the resolution adopting the 2023 Budget, with the approved addition of \$20,000 for landscaping purposes, and appropriating funds therefor and certifying 3.000 mills for the General Operating Fund, and 29.000 mills for the Debt Service Fund, as shown in the 2023 Budget, subject to receipt of final assessed valuation.

Appointment of Board Member to Approve Invoices via Bill.com The Board engaged in a general discussion regarding appointing a Director to approve invoices. Following discussion, upon a motion duly made and seconded, the Board unanimously authorized Director Snow as the authorized signer on Bill.com.

**Other Financial Matters**      Following discussion, upon a motion duly made and seconded, the Board unanimously authorized Ms. Wheeler to proceed with set up and implementation of Bill.com.

**Other Business**                None.

**Adjournment**                 There being no further business to come before the Board and following discussion and upon motion duly made, seconded and unanimously carried, the Board determined to adjourn the meeting at 6:42 p.m.

The foregoing constitutes a true and correct copy of the minutes of the above-referenced meeting

*Leslie A Snow*

[Leslie A Snow \(Jun 6, 2023 16:37 MDT\)](#)

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Secretary for the Meeting

The foregoing minutes were approved by the Board of Directors on the 1<sup>st</sup> day of June 2023.