

RECORD OF PROCEEDINGS

MINUTES OF THE SPECIAL MEETING OF THE BOARD OF DIRECTORS

OF THE

HILLSIDE AT CASTLE ROCK METROPOLITAN DISTRICT

Held: Wednesday, October 07, 2020, at 10:00 A.M. at 1641 California Street, Suite 300, Denver, CO 80202

Attendance

The special meeting of the Board of Directors of the Hillside at Castle Rock Metropolitan District was called and held, as shown, in accordance with Colorado law. The following directors confirmed their qualification to serve on the Board:

Ronald J. Snow
Steven R. Schulz
Brian Healy

Also present was: Dianne Miller and Marisa Davis, Miller & Associates Law Offices, LLC; Miles Grant; Tim Sipowicz; and Scott Ryda and Jamie Gomez.

Call to Order

Ms. Miller noted that a quorum of the Board was present and the Directors confirmed their qualification to serve.

Disclosure Matters

Ms. Miller advised the Board that, pursuant to Colorado law, certain disclosures might be required prior to taking official action at the meeting. The Board reviewed the agenda for the meeting, following which each Board member confirmed the contents of written disclosures previously made, stating the fact and summary nature of any matters, as required under Colorado law, to permit official action to be taken at the meeting. Additionally, the Board determined that the participation of the members present was necessary to obtain a quorum or otherwise enable the Board to act.

Director Snow disclosed he has a contract for the purchase of taxable property within the District boundaries. He also disclosed that he acted as legal counsel to the owner of the taxable property, Hillside at Castle Rock Owner, LLC. Director Snow also disclosed he may receive a financial interest in the above but that has not been determined. He also disclosed he has a small ownership interest in the current landowner, Hillside at Castle Rock Owner, LLC. He also disclosed he has been and may continue to be compensated for services related to the taxable

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property by the property owner, Hillside at Castle Rock Owner, LLC. This disclosure is associated with the approval of items on the agenda that may affect his interests.

Director Healy disclosed he has a contract for the purchase of taxable property within the District boundaries. This disclosure is associated with the approval of items on the agenda that may affect his interests.

Written disclosures of the interests of all of the directors were filed with the Secretary of State prior to the meeting.

Appointment of New Directors to the Board

The Board considered the appointment of Mr. Scott Ryda and Ms. Jamie Gomez to the Board. Upon a motion by Healy and second by Snow, the Board unanimously approved the appointment of Mr. Ryda and Ms. Gomez to the Board. Mr. Healy administered the oath of office to Mr. Ryda and Ms. Gomez.

Ms. Miller advised Mr. Ryda and Ms. Gomez that they were allowed to participate in Board discussions, but were not permitted to vote during this October 7, 2020, Board meeting because conflicts of interest had not been filed for him 72 hours prior to the meeting time.

Upon a motion by Snow and second by Healy, the Board unanimously approved the election of Director Healy as President/Secretary, Director Ryda as Treasurer, and Directors Gomez, Snow and Schulz as Assistant Secretaries of the Board.

Approval of Minutes September 23, 2019

– The minutes for the September 23, 2019 meeting was reviewed by the Board. Upon motion by Director Snow and second by Director Healy, the Board unanimously approved the minutes as presented.

Public Hearing to Consider 2021 Budget

Ms. Miller presented a proposed budget for 2021. Ms. Miller noted that notice of the public hearing for the budget was posted in three locations within the boundaries of the District and otherwise published in accordance with Colorado law. Upon motion of Director Snow and second by Director Healy, Director Snow opened the public hearing. No one providing any comments to the budget, upon motion by Director Snow and second by Director Healy, Director Snow closed the hearing.

Approval of 2021 Budget

Ms. Miller advised the Board of the details of the 2021 budget. Upon review and discussion and upon the motion of Director

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Snow and second by Director Healy, the Board unanimously approved the proposed budget for 2021, subject to receipt of the final assessed value of the District by the County Assessor, review by a committee of Director Healy and Director Ryda, and appropriated the funds therefore. Pursuant to Colorado law, a mill levy of 0.000 mills will be certified for collection in 2021. The Board also authorized the execution of its budget resolution containing details of the Board action.

Approval of 2021 Annual
Administrative Resolution

The directors discussed various administrative matters to be determined by the Board on an annual basis in order to comply with Colorado law. Ms. Miller presented the Board with a resolution designating officers for the District and establishing director compensation, regular meeting dates, notice provisions and other administrative matters. Upon motion of Director Snow and second by Director Healy, the Board unanimously approved the annual administrative resolution.

Consider Resolution Waiving
Workers' Compensation
Insurance for 2021

Ms. Miller presented to the Board the Resolution Waiving Workers' Compensation Insurance for 2021. Upon motion by Director Snow and second by Director Healy, the Board unanimously approved the resolution.

Consider 2020 Audit
Exemption Resolution

Ms. Miller explained the statutory requirements for filing an audit and requesting an audit exemption and noted that because the District's revenues and expenditures did not exceed \$100,000 in 2020, it may be able to request an exemption from the State Auditor. Upon review and consideration, Director Healy moved that the resolution be approved; upon second by Director Snow, the Board unanimously approved the 2020 audit exemption resolution.

Discussion and Update
Regarding Status of
Development

The Board had a brief discussion regarding the current status of the development located within the boundaries of the District.

Other Business

There was no other business at this time.

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Adjournment

There being no further business to come before the Board, upon motion and second, the Board unanimously adjourned the meeting.

DocuSigned by:
Brian Healy

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Secretary for the District