

NOTES OF SPECIAL MEETING OF HIGHLANDS-MEAD METROPOLITAN DISTRICT
Tuesday, November 1, 2022, at 4:00 p.m., Via Teleconference

Three of the four board members were present. Director Wiebelhaus was excused. Management, Legal Counsel and District Accountants were present.

Others present: Guiseppe Reale, Prospect Land; Tim Engler, Janice Bachman and Chris Johnson. Members of the public.

The meeting was called to order at 4:05 p.m. The Agenda was amended to include the appointment of Guiseppe Reale to the Board.

Public Comment:

Ms. Bachman inquired as to the status of the common areas regarding whether anything further would be done to those areas. In addition, she asked if it was possible to inform homeowners of the Board meeting discussions since as the time between meetings is approximately six months. Brief summary will be provided by District Manager with Board approval to be added to the website.

Mr. Engler shared the interest to change design guidelines to allow specific lighting.

Mr. Johnston wanted to voice concern over the unsightly nature of the common area. He also inquired regarding the planter boxes in the park.

Guiseppe Reale was appointed to the Board and shall serve as Assistant Secretary.

The Board approved the June 27, 2022, minutes and ratified the 2021 annual report.

Legal Counsel gave a brief summary of 2022 legislative updates.

The following Resolutions were adopted by the Board and will be on the website:

- Resolution to Adopt 2023 Administrative Matters
- Resolution to Call the May 2 2023 Election
- Resolution establishing guidelines for processing and collecting delinquent fees and charges

The Board approved the Amendment to the Funding and Reimbursement Agreement for operations and maintenance with Highlands Mead, LLC.

Due to recent legislation, the Service Plan will need to be amended and will be addressed at future meetings.

The Board approved the Property and Liability Insurance for 2023.
The Board amended the 2022 budget and adopted the 2023 budget.
The Board approved Frederick Zink and Co to prepare the 2022 audit.
The Board approved snow removal services with C&C for 2022-2023 season
The Board directed Management to obtain 2023 landscape bids.
Options for swing seat was reviewed. Management to get prices.
No update on amending Guidelines.

Meeting adjourned at 6:25 pm

