

RECORD OF PROCEEDINGS

MINUTES OF A REGULAR MEETING OF
THE BOARD OF DIRECTORS OF THE
CENTRAL PLATTE VALLEY METROPOLITAN DISTRICT (THE
“DISTRICT”)
HELD
NOVEMBER 7, 2023

A regular meeting of the Board of Directors of the Central Platte Valley Metropolitan District (referred to hereafter as the “Board”) was convened on Tuesday, November 7, 2023, at 9:00 a.m. at DaVita, Inc., 2000 16th Street, Denver, CO 80202 and via WebEx videoconference. The meeting was open to the public.

ATTENDANCE

Directors In Attendance Were:

Jason Dorfman, President
Derrick Walker, Treasurer
Michael Geiger, Secretary
Jordan Kind, Assistant Secretary

Amy Cara, Assistant Secretary was absent and excused.

Also, In Attendance Were:

Anna Jones, Shauna D’Amato, Jenna Trujillo and Jason Carroll;
CliftonLarsonAllen LLP
Dianne Miller, Esq., Rhonda Bilek and Sonja Steele; Miller & Associates Law
Offices, P.C.
Cole Karlik; Allied Universal
Sabina Valencia Chavez; Downtown Denver Partnership
Brandon Fries; East West Urban Management

ADMINISTRATIVE MATTERS

Call to Order and Agenda: The meeting was called to order at 9:08 a.m. Following review, upon a motion duly made by Director Walker, seconded by Director Geiger and, upon vote, unanimously carried, the Board approved the agenda, as presented, and excused the absence of Director Cara.

Disclosures of Potential Conflicts of Interest: Attorney Miller advised the Board that, pursuant to Colorado law, certain disclosures by the directors may be appropriate prior to taking official action at the meeting and that written disclosures of the interests of all directors were filed with the Secretary of State and the District prior to the meeting. The Directors then reviewed the agenda for the meeting and previous written disclosures stating the fact and summary nature of any matters, as required under Colorado law, to permit official action to be taken at the meeting.

Quorum, location of meeting, and posting of meeting notice: It was noted that a quorum was present allowing the Board to act on all matters to come before them at this meeting. The Board confirmed the location of the meeting and the posting of the meeting notice.

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Public comment: None.

CONSENT AGENDA

Minutes of the October 3, 2023 Special Meeting and November 1, 2023 Special Budget Workshop Meeting:

September 30, 2023 Unaudited Financial Statements and Cash Position Report:

Current Claims Totaling \$29,452.92:

Following review, upon a motion duly made by Director Walker, seconded by Director Geiger and, upon vote, unanimously carried, the Board approved and accepted the Consent Agenda items, as presented.

PROJECT UPDATES

WSP Updates:

Millennium Bridge: Ms. Jones provided an update to the Board regarding the Millennium Bridge.

Asset Management Plan: Ms. Jones updated the Board regarding the plan.

Insurance Property Schedule: Ms. Jones provided an update stating that Director Kind and Ms. D'Amato did a full physical walk through of the District and noted property changes. Director Kind is compiling a report to present to the Board and after finalized, will provide to CLA for updates. Ms. Jones stated the insurance property schedule will be included in the December meeting packet.

Holiday Lights Installation and Possible Reimbursement: Ms. D'Amato provided an update to the Board. Attorney Miller discussed potential reimbursement to the property owners for electricity use; Ms. D'Amato also discussed the current discussions with Xcel, hoping to have their approval to move forward by Thanksgiving. She will coordinate with Two Keys regarding the schedule and plan to move the lights forward as quickly and efficiently as possible. It was also noted for access to the electrical poles and the agreement will be on-going into the future for electrical access, and we are working on a secondary back-up which will be working with building owners to have access to electrical outside outlets.

Save A Tree PHASE 2 Tree Replacement for 17 trees - \$30,600 and DDP 2024 Tree Health Proposal: Ms. D'Amato and Ms. Valencia Chavez provided an update to the Board. Discussion ensued regarding their approach, noting that the trees are being addressed in two phases. Following review and discussion, upon a motion duly made by Director Walker, seconded by Director Dorfman and, upon vote, unanimously carried, the Board approved the Save A Tree PHASE 2 Tree Replacement for 17 trees - \$30,600 and DDP 2024 Tree Health Proposal, as presented.

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MANAGER ITEMS

CliftonLarsonAllen LLP 2024 Management Statement of Work: This item was deferred. The Board will discuss the CLA 2024 Management Statement of Work at the December Board meeting.

CliftonLarsonAllen LLP 2024 Accounting Statement of Work: This item was deferred. The Board will discuss the CLA 2024 Management Statement of Work at the December Board meeting.

FINANCIAL ITEMS

Budget Workshop: Ms. Trujillo and Mr. Carroll discussed the budget workshop with the Board. The Board discussed a temporary mill levy reduction. The CLA Accountants will make the requested change to the 2024 Budget and present for the December meeting.

DIRECTOR ITEMS

None.

ATTORNEY ITEMS

None.

OTHER BUSINESS

None.

ADJOURNMENT

There being no further business to come before the Board at this time, upon a motion duly made by Director Walker, seconded by Director Dorfman and, upon vote, unanimously carried, the Board adjourned the meeting at 10:48 a.m.

Respectfully submitted,

DocuSigned by:
Michael Geiger
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Secretary for the Meeting

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Notary Events	Signature	Timestamp
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Envelope Sent	Hashed/Encrypted	12/21/2023 1:26:39 PM
Certified Delivered	Security Checked	12/27/2023 5:22:25 PM
Signing Complete	Security Checked	12/27/2023 5:22:41 PM
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