



**MINUTES OF A REGULAR MEETING
OF THE BOARD OF DIRECTORS OF THE
MOUNTAIN VISTA METROPOLITAN DISTRICT
HELD SEPTEMBER 2, 2021 AT 10:00 A.M.**

Pursuant to posted notice, the regular meeting of the Board of Directors of the Mountain Vista Metropolitan District was held on Thursday, September 2, 2021 at 10:00 AM, via electronic means and telephone conference call.

Attendance

In attendance were Directors:

Brian Bahr (Excused)
Jordan Savage (Excused)
Craig Anderson (via phone)
John Eliot (via phone)
Richard Vorwaller

Also in attendance were:

Kevin Walker, WSDM
Rebecca Hardekopf, WSDM (via phone)
Pete Susemihl, Susemihl, McDermott & Downie, P.C.
Tiffany Leichman, Sherman & Howard
Eric Stedman, Resident

1. Call to Order & Introductions: The meeting was called to order at 10:03 a.m. by Director Vorwaller.

2. Approval of Agenda: Director Eliot moved to approve the Agenda as presented and to excuse Directors Bahr and Savage. Seconded by Director Vorwaller. Motion passed unanimously.

3. Regular Business Items

- a. Approval of Board Meeting Minutes from the August 5, 2021 Meeting
- b. Approval of Payables for the Period ending September 2, 2021
- c. Acceptance of Unaudited Financial Statements as of August 31, 2021 and the schedule of cash position updated as of August 31, 2021

Director Eliot moved to approve the Regular Business Items as presented; seconded by Director Anderson. Motion passed unanimously.

4. Management Matters:

- a. Discussion on 8231 Diorite Exemption Request: Mr. Stedman discussed his exemption request from the CCR's requiring trash service through the Metropolitan District. Mr. Stedman said he believes it should be Challenger that decides on this issue since they left out all of the information and proper documentation. Mr. Walker explained the Declaration of Covenants was recorded in

April 17, 2019 and they do not form an HOA but do instruct the metro district to be the covenant enforcement body.. Mr. Walker discussed Mr. Stedman's request to be relieved of the trash service fee and explained the charge is a proper fee that needs to be paid. He explained that Mr. Stedman's issues with Challenger are outside the jurisdiction of the Metro District Board. Mr. Walker will further investigate and get back with Mr. Stedman as well as schedule a time to review the property improvements for approvals. Mr. Stedman inquired about the difference with the bioswales throughout the community, Mr. Walker explained the design was done by the developer and approved by the City. Director Vorwaller will follow up with Mr. Stedman after the Board meeting. Mr. Stedman inquired about the 2022 elections.

5. Legal Matters:

a. Bond Update

- i. Consider approval of Bond Resolution for Series 2021 Bond Issuance: Mr. Susemihl explained the bond issue will be a cash flow bond. The amount is scheduled to be \$18 Million. Ms. Leichman confirmed there are no changes to the parameters of the Bond Resolution just updates to the structure of the bond. Director Vorwaller moved to approve the Bond Resolution for Series 2021 Bond Issuance; seconded by Director Eliot. Motion passed unanimously.

- b. Adopt Resolution Relating to Trash Removal Fees: Director Eliot moved to adopt the Resolution Relating to Trash Removal Fees; seconded by Director Anderson. Motion passed unanimously.

6. Public Comment: There was no public comment.

7. Other Business:

- a. Next Regular Meeting Date – October 7, 2021 at 10:00 AM.

7. Adjournment: Director Vorwaller moved to adjourn at 10:33 AM; seconded by Director Eliot. Motion passed unanimously.

Respectfully Submitted,
Walker Schooler District Managers

Kristina Kulick

By: Kristina Kulick for the Recording Secretary