

RECORD OF PROCEEDINGS

MINUTES OF A REGULAR MEETING OF THE BOARD OF DIRECTORS OF THE CANYON PINES METROPOLITAN DISTRICT HELD APRIL 23, 2025

A regular meeting of the Board of Directors of the Canyon Pines Metropolitan District (referred to hereafter as the “Board”) was convened on Wednesday, the 23rd day of April, 2025 at 10:00 a.m. This District Board meeting was held via Zoom. The meeting was open to the public.

ATTENDANCE

Directors In Attendance Were:

Nathan Laudick, Secretary
Robert Laudick, Assistant Secretary
Eric Pearson, Assistant Secretary

The following directors were absent (absence excused):

Chad Ellington, President
Todd Johnson, Treasurer

Following discussion, upon motion duly made by Director Nathan Laudick, seconded by Director Pearson and, upon vote, unanimously carried, the absences of Directors Todd Johnson and Eric Pearson were excused.

Also In Attendance Were:

AJ Beckman; Public Alliance, LLC.

Lance J. Ingalls, Esq.; Icenogle Seaver Pogue, P.C.

Joy Tatton, Tatton & Company.

Brandon Collins; Independent District Engineering Services, LLC

Leigh Lutz, Member of the Public

PUBLIC COMMENTS

There were no public comments.

DISCLOSURE OF POTENTIAL

Disclosures of Potential Conflicts of Interest: The Board discussed the requirements pursuant to the Colorado Revised Statutes to disclose any potential

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CONFLICTS OF INTEREST

conflicts of interest or potential breaches of fiduciary duty to the Board of Directors and to the Secretary of State. Mr. Beckman noted that a quorum was present and requested members of the Board disclose any potential conflicts of interest with regard to any matters scheduled for discussion at this meeting in accordance with the statute. Mr. Ingalls noted that all Directors' Disclosure Statements had been filed with the Secretary of State at least seventy-two hours prior to the meeting. No additional conflicts were disclosed at the meeting. Additionally, Mr. Ingalls noted that, pursuant to §§ 24-18-109(3)(b) and 24-18-110, C.R.S., the Directors had complied with the voluntary disclosure requirements related to their conflicts of interest and that participation of the Directors in the vote on various matters is necessary to enable the Board of Directors to act.

ADMINISTRATIVE MATTERS

Agenda: Mr. Beckman distributed, for the Board's review and approval, a proposed agenda for the District's Regular Meeting. Mr. Beckman confirmed that the meeting notices with the location of the meeting and agenda items were posted in accordance with the law.

Following discussion, upon motion duly made by Director Nathan Laudick, seconded by Director Pearson and, upon vote, unanimously carried, the agenda was approved, as submitted.

Minutes: The Board reviewed the minutes of the March 26, 2025 Regular Meeting.

Following discussion, upon motion duly made by Director Nathan Laudick, seconded by Director Pearson and, upon vote, unanimously carried, the minutes of the March 26, 2025 Regular Meeting were approved, as presented.

FINANCIAL MATTERS

Claims: Ms. Tatton reviewed with the Board the payment of claims for the period ending April 11, 2025, in the amount of \$16,606.66.

Following discussion, upon motion duly made by Director Nathan Laudick, seconded by Director Pearson and, upon vote, unanimously carried, the Board ratified approval of the payment of claims, as presented.

Expense Tracking Report and District Expenditures Verification: Mr. Collins reviewed the Expense Tracking Report and District Expenditures Verification for April 2025 with the Board.

Following discussion, upon motion duly made by Director Nathan Laudick, seconded by Director Pearson and, upon vote, unanimously carried, the Board

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approved the Expense Tracking Report and District Expenditures Verification for April 2025, as presented.

2024 Audit: The Board discussed the status of the 2024 audit. It was noted that the audit has not yet been initiated. Ms. Taton noted that she will follow up with the Auditor to begin the process.

LEGAL MATTERS

Purchase and Sale Agreement (Collins Parcel) with Section 27, LLC, Acquisition of Real Property, and Related Documents: Mr. Ingalls reviewed with the Board the Purchase and Sale Agreement and related documents.

Following discussion, upon motion duly made by Director Nathan Laudick, seconded by Director Pearson and, upon vote, unanimously carried, the Board approved the Purchase and Sale Agreement with Section 27, LLC for the acquisition of the Collins Parcel, along with all subsequent actions necessary to complete the transfer of the property.

CONSTRUCTION MATTERS

Construction Status Report: Mr. Collins reviewed the Construction Status Report with the Board.

Following discussion, upon motion duly made by Director Nathan Laudick, seconded by Director Pearson and, upon vote, unanimously carried, the Board accepted the Construction Status Report.

Contracts, Task Orders, Work Orders and Change Orders: Mr. Collins reviewed the following Agreements, Contracts, Task Orders, Work Orders and Change Orders:

Change Order No. 2 to the Contract between the District and Porter House Construction, LLC, for Installation of a Concrete Pad with Mounted Cabinet to Facilitate Testing of Fire Line: Following discussion, upon motion duly made by Director Nathan Laudick, seconded by Director Pearson and, upon vote, unanimously carried, the Board ratified approval of Change Order No. 2 to the Contract between the District and Porter House Construction, LLC, for installation of a concrete pad with mounted cabinet to facilitate testing of fire line.

OTHER BUSINESS

None.

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ADJOURNMENT

There being no further business to come before the Board at this time, upon motion duly made by Director Nathan Laudick, seconded by Director Pearson and, upon vote, unanimously carried, the meeting was adjourned.

Respectfully submitted,

DocuSigned by:
By  _____
Secretary for the Meeting