

MINUTES OF A REGULAR MEETING OF THE BOARD OF
DIRECTORS OF

WHEATLANDS METROPOLITAN DISTRICT

Held: February 12, 2015 at 6:30 p.m., at 6601 S. Wheatlands
Parkway, Aurora, Colorado

Attendance

A regular meeting of the Board of Directors of Wheatlands Metropolitan District was called and held as shown above and in accordance with the applicable statutes of the State of Colorado. The following directors, having confirmed their qualification to serve, were in attendance:

Jack Lent
Mike Dempsey
Robert Jenkins
Josh Deupree
Richard Tashma

Also present were Clint C. Waldron, Esq., White Bear Ankele Tanaka & Waldron, General Counsel; Nate Adams, Brickman; Kimberly Armitage; YMCA; Rick Gonzales, Marchetti and Weaver; and Irene Borisov, Summit Association Management.

Call to Order

Director Lent noted that a quorum of the Board was present and called the meeting to order.

Disclosure Matters

Mr. Waldron advised the Board that pursuant to Colorado law, certain disclosures by the directors may be required prior to taking official action at the meeting. The Directors reviewed the agenda for the meeting, following which each Board member confirmed the contents of any 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.

Written disclosures of conflicts of interest were filed with the Secretary of State at least 72 hours prior to the meeting.

Agenda

Mr. Waldron presented the proposed agenda to the Board for consideration. Following discussion, upon motion duly made and seconded, the Board unanimously approved the agenda, as amended.

Public Comment Several items were brought to the Board's attention by the public including concerns about broken sprinkler heads, the City's sprinkler boxes being filled, trash on Ider Way and concerns with parking in front of mailboxes.

Consent Agenda Upon motion duly made and seconded, the Board unanimously approved all items on the consent agenda as follows:

- a. Approve December 11, 2014 Regular Meeting Minutes
- b. Approve Claims Payable – Check Nos. 1345-1391 in the amount of \$74,498.96
- c. Accept Water Usage Tracking Report
- d. Approve and Ratify Covenant Enforcement Committee Recommendations – None
- e. Approve and Ratify Architectural Review Committee Recommendations – None
- f. Approve and Ratify Work Order No. 3 to Bowman Vision Land Contract in the amount of \$2,000.00 for Mapping Services
- g. Approve and Ratify Work Order No. 4 to Bowman Vision Land Contract in the amount of \$1,200.00 for Site Investigation Concerning Emergency Overflow Grading
- h. Approve Work Order No. 13 to Brickman Contract in the amount of \$2,928.00 for Repair of Tap 9B
- i. Ratify and Approve 4th Quarter 2014 Quarterly Report – Continuing Disclosure Series 2005 and Series 2008 Bonds
- j. Approve Resolution Designating a 24-Hour Posting Location
- k. Approve Independent Consultant Agreement for Bowman Consulting Group (District Engineering Services)

Landscape Maintenance

Review Landscape Maintenance Report Mr. Deupree reviewed the Landscape Maintenance Report with the Board and provided a general update and discussed motor court options. The motor court option was referred to the Committee for review and recommendation.

Consider Work Orders The Work Order for Pinewood Cut-through in the amount of \$5,000.00 was discussed. Upon motion duly made and seconded the Board unanimously approved the Work Order.

The Work Order for ET Water Controllers in the amount of \$8,375.64 was discussed. The Work Order was referred to the Committee for review and recommendation.

Review Landscape Maintenance Proposals and Award 2015 Landscape The Board engaged in general discussion and reviewed the Proposals for Landscape Maintenance. Upon motion duly made and seconded, the Board awarded and approved the 2015-2016

Maintenance Contract	Landscape Maintenance Contract to Cox Professional Landscape Services, LLC.
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Other Landscape Maintenance	None.
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Recreation/Community Activities/Programming

Clubhouse Management Report	Director Jenkins reviewed the Clubhouse Management Report with the Board and provided a general update. Ms. Armitage discussed the 2015 Pool Packet.
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Community Activities	The Board engaged in discussion about the next swim meet date and reviewed the proposed Community activities for 2015.
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2015 Lifeguard Proposal	After general discussion, upon motion duly made and seconded, the Board approved Option 2 of the Lifeguard Proposal with a total cost of \$69,474.36 with 12 monthly payments of \$5,789.53 due monthly from March 2015-February 2016.
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Other Recreation/Community Activities/Programming	After general discussion, upon motion duly made and seconded, the Board approved use by the Committee of the total budgeted amount for Recreation, Community Activities and Programming.
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Property Management

District Management Report	Ms. Borisov reviewed the District Management Report with the Board and engaged in general discussion. Ms. Borisov also informed the Board that the YMCA plans to re-mulch the playground.
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Update on Richmond's Signs	Discussion occurred in Special Meeting on February 12, 2015 at 6:00 P.M.
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Review Trash/Recycling Proposals and Award Contract	The Board engaged in general discussion and reviewed the Proposals for Trash/Recycling Proposals. Upon motion duly made and seconded, the Board decided to renew and award the Contract to Water Management of Colorado, Inc., subject to final legal review.
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Other District Operations	None.
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**Financial Report/
Financial Matters**

Review December 31, 2014 Financial Statements	The Board reviewed the December 31, 2014 financial statements. Following discussion, upon motion duly made and seconded, the Board unanimously accepted the financial statements as presented.
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Wells Fargo Lockbox Update The Board was given an update and engaged in general discussion, no action was taken.

ACH Update The Board was given an update and engaged in general discussion, no action was taken.

Reconciliation of Century Deposit The Board was given an update and engaged in general discussion, no action was taken.

Consider Approval of Arbitrage Calculation Proposal After discussion, upon motion duly made and seconded, the Board approved the Arbitrage Proposal in the amount of \$2,500.00.

Other Financial Matters None.

Legal Matters

Other Legal Matters None.

Directors' Items

Appointment of New Member to *Strategic Planning and Long-Term Facilities Planning Committee* Upon discussion, the Board appointed Director Jenkins to the Strategic Planning and Long-Term Facilities Planning Committee.

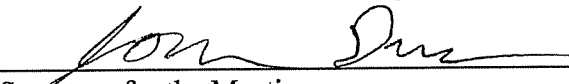
Other Director Items None.

Summit Vote of Confidence After discussion, upon motion duly made and seconded the Board approved the vote.

Other Business

Adjournment There being no further business to come before the Board, upon motion, second and unanimous vote, the meeting was adjourned.

The foregoing constitutes a true and correct copy of the minutes of the above-referenced meeting.



Secretary for the Meeting

The foregoing minutes were approved on the 9th day of April, 2015.