

RECORD OF PROCEEDINGS

MINUTES OF A MEETING OF
THE BOARD OF DIRECTORS OF
THE CANYONS METROPOLITAN DISTRICT NO. 7 (THE "DISTRICT")
HELD
June 14, 2023

A regular meeting of the Board of Directors of The Canyons Metropolitan District No. 7 (referred to hereafter as the "Board") was convened on Wednesday, June 14, 2023, at 10:00 a.m. This meeting was held via Zoom and was open to the public.

ATTENDANCE

Directors In Attendance Were:

Michele Miller, President
Dennett Hutchinson, Vice President/ Secretary
Jessica McDonagh, Treasurer
Jeff Kappes, Assistant Secretary
Derek Zahler, Assistant Secretary

Also, In Attendance Were:

Denise Denslow, Celeste Terrell, Ashley Heidt and Shelby Clymer; CliftonLarsonAllen LLP ("CLA"), District Manager and Accountant
Zachary P. White, Esq.; White Bear Ankele Tanaka & Waldron P.C., District General Counsel; and
Eric Sandri, Dave Birt and Ryan McDermed; Shea Canyons, LLC, Construction Managers
Dylan Futrell; BrightView Landscaping

ADMINISTRATIVE MATTERS

Call to Order/Declaration of Quorum: Denise Denslow called the meeting to order at 10:03 a.m. A quorum was confirmed.

Director Conflict of Interest Disclosures: Attorney White advised the Board that, pursuant to Colorado law, certain disclosures might be required prior to taking official action at the meeting. Attorney White reported that disclosures for those directors that provided White Bear Ankele Tanaka & Waldron with notice of potential or existing conflicts of interest were filed with the Secretary of State's Office and the Board at least 72 hours prior to the meeting, in accordance with Colorado law, and those disclosures were acknowledged by the Board. Attorney White inquired into whether members of the Board had any additional disclosures of potential or existing conflicts of interest with regard to any matters scheduled for discussion at the meeting. No additional disclosures were noted. The participation of the members present was necessary to obtain a quorum or to otherwise enable the Board to act.

Approval of Agenda: The Board reviewed the Agenda for the meeting. Following review, upon motion duly made by Director Kappes, seconded by

RECORD OF PROCEEDINGS

Director Hutchinson and, upon vote, unanimously carried, the Board approved the Agenda, as presented.

Public Comment: None.

CONSENT AGENDA

Ms. Denslow presented the Board with the Consent Agenda items. Upon motion duly made by Director Hutchinson, seconded by Director Kappes and, upon a vote, the Board unanimously took the following actions:

- a. Approval of Minutes of May 10, 2023 Regular Meeting

FINANCIAL MATTERS

April 30, 2023 Financial Statements: Ms. Clymer reviewed the April 30, 2023 Financial Statements with the Board. Director McDonagh asked why there has not been a charge for the Audit. Ms. Clymer noted that once the Audit is complete, the District will be charged. Following review and discussion, upon a motion duly made by Director McDonagh, seconded by Director Kappes and, upon vote, unanimously carried, the Board accepted the April 30, 2023 Financial Statements, as presented.

Schedule of Cash Position and Property Tax Reconciliation: Ms. Clymer reviewed the Schedule of Cash Position and Property Tax Reconciliation with the Board. Following review, upon a motion duly made by Director McDonagh, seconded by Director Kappes and, upon vote, unanimously carried, the Board approved the Schedule of Cash Position and Property Tax Reconciliation, as presented.

MANAGER / OPERATIONS MATTERS

Managers' Report: Ms. Denslow provided an update to the Board noting that they are fielding many landscaping applications, but the rain is causing installation delays. She also noted that payment from Altitude Law has been made regarding the Copper Sky issue, but it is not completely closed out.

Covenant Enforcement Report: Ms. Denslow reviewed the report with the Board. Director Kappes noted that there is a committee that works on violations, but with the recent legislation, the process has been complicated.

BrightView Monthly Maintenance Report: Mr. Futrell reviewed the report with the Board noting the grass has been too saturated to complete the mow bands, but they are checking weekly. Ms. Denslow noted that CLA is working to get a proposal from BrightView to add more mulch to Ramble Park to get it into compliance.

Potential Need to Reschedule July Meeting: Ms. Denslow noted that the accounting team will be in a training during the scheduled meeting time but she will cover the accounting portion so there is no need to reschedule.

RECORD OF PROCEEDINGS

Other: None.

CONSTRUCTION MATTERS

Summary and Status of Construction Matters, Review Construction Manager Board Communication: Mr. McDermed provided an update to the Board on construction matters noting the rain has caused delays on any infrastructure development. He noted that the trail plans have been approved with the City of Castle Pines and construction will start in early July, weather pending.

Independent Contractor Agreements: None.

Change Orders: None.

Construction Agreements: None.

LEGAL MATTERS

O&M Mill Levy and Public Improvements Maintenance Agreement with the City of Castle Pines: Attorney White provided an update noting he met with the City Manager to get a better understanding of what their goal is. He noted the next step is to meet with the City Attorney to talk about the form of agreement they want to use.

Director Kappes asked if they can present a plan of maintenance and if the District can step in if the maintenance is not being upheld.

Management and Accounting Services with CliftonLarsonAllen: Attorney White noted that CLA has approached the District regarding their contract and fees.

Executive Session for the following purposes: Discussing matters subject to negotiation and strategy pursuant to § 24-6-402(4)(e), C.R.S. related to Management and Accounting Services Agreements with CliftonLarsonAllen: Upon a motion duly made by Director Miller, seconded by Director Kappes and, upon vote, unanimously carried, the Board entered into an executive session at 10:34 a.m.

The Board exited the executive session at 10:59 a.m. No action was taken.

OTHER BUSINESS

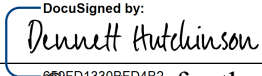
Other: None.

ADJOURNMENT

There being no further business to come before the Board at this time, the meeting was adjourned at 11:00 a.m.

RECORD OF PROCEEDINGS

Respectfully submitted,

By  Secretary for the Meeting