

**MINUTES OF A COMBINED REGULAR MEETING OF
THE BOARDS OF DIRECTORS OF THE
FITZSIMONS VILLAGE METROPOLITAN DISTRICTS NOS. 1-3
HELD
JULY 12, 2023**

A regular meeting of the Boards of Directors of the Fitzsimons Village Metropolitan Districts Nos. 1-3, County of Arapahoe (referred to hereafter as the “Board”) was convened on Wednesday, July 12, 2023 at 1:30 p.m. The Districts’ Board meeting was held and properly noticed to be held via video enabled web conference. The meeting was open to the public via telephone and videoconference.

Directors In Attendance Were:

Suzanne Schlicht, President
Brittanny Havard, Treasurer
Bob Dapper, Assistant Secretary (MD No.1 and 2)
Brian Ratner, Secretary (MD No. 3)

There are two vacancies on each of the Boards.

Also In Attendance Were:

Tom George; Spencer Fane LLP
Nicholas Carlson, Ashley Heidt, and Carrie Beacom; CliftonLarsonAllen LLP (“CLA”)
Keely Matson: Michael Baker International
Doug Swain and Stephen Sapp; Corporex

**ADMINISTRATIVE
MATTERS**

Call to Order/Disclosure of Potential Conflicts of Interest: Director Schlicht called the meeting to order at 1:33 p.m.

Attorney George discussed the requirements of Colorado law to disclose any potential conflicts of interest or potential breaches of fiduciary duty of the Board of Directors to the Secretary of State. The members of the Boards were requested to disclose any potential conflicts of interest with regard to any matters scheduled for discussion at this meeting and incorporated for the record those applicable disclosures made by the Boards’ members prior to this meeting in accordance with statute. It was noted that the disclosures of potential conflicts of interest were filed with the Secretary of State for all Directors as required by statute. No new conflicts were disclosed.

Quorum/Meeting Location/Approve Agenda: A quorum was confirmed. It was noted that notice providing the time, date and video link information was duly posted and that no objections, or any requests that the means of hosting the meeting be changed by any interested person were received.

Following review and discussion, upon a motion duly made by Director Schlicht, seconded by Director Havard and, upon vote, unanimously carried, the Boards approved the combined agenda, as amended to remove Manager Matters item 2B.

Minutes of the June 14, 2023 Combined Regular Meeting: Following review, upon a motion duly made by Director Schlicht, seconded by Director Havard and, upon vote, unanimously carried, the Boards approved the June 14, 2023 Combined Regular Meeting Minutes, as presented.

Public Comment: None.

**MANAGEMENT
MATTERS**

Bridge Update: Ms. Matson provided an update to the Board and indicated the proposal would be ready for review by August.

JE Dunn Proposal for Water Quality Work in the Amount of \$548,322.00: Mr. Sapp reviewed the proposal as well as a proposal from Turner for Water Quality Work. He noted the Turner proposal came in higher than the JE Dunn proposal. He suggested moving forward with JE Dunn on a time and material contract with a not to exceed \$548,322.00. Following discussion, upon a motion duly made by Director Schlicht, seconded by Director Havard and, upon vote, unanimously carried, the Boards approved the JE Dunn proposal for water quality work in the amount not to exceed \$548,322.00.

Curb and Gutter and Parking Spaces Proposal in the Amount of \$148,003: Mr. Sapp reviewed the proposal as well as a proposal from Turner for Curb and Gutter and Parking spaces and noted that the Turner proposal came in higher than the JE Dunn Proposal. He suggested moving forward with JE Dunn on a time and material contract with a not to exceed \$148,003.00. Following discussion, upon a motion duly made by Director Schlicht, seconded by Director Havard and, upon vote, unanimously carried, the Boards approved the JE Dunn proposal for curb and gutter and parking spaces in the amount not to exceed \$148,003.00.

**FINANCIAL
MATTERS**

Claims MD1: Ms. Beacom reviewed the claims with the Board. Following review, upon a motion duly made by Director Schlicht, seconded by Director Havard and, upon vote, unanimously carried, the District 1 Board approved the claims in the amount of \$60,885.90.

Claims MD3: Ms. Beacom reviewed the claims with the Board. Following review, upon a motion duly made by Director Schlicht, seconded by Director Havard and, upon vote, unanimously carried, the District 3 Board approved the claims in the amount of \$12,823.72.

Budget to Actual Variance Report Through May 31, 2023: Ms. Beacom reviewed the variance report with the Boards. Director Ratner asked if there were any areas of concern. Ms. Beacom noted that the snow removal cost is high and that the elevator maintenance is almost at the estimated budgeted amount. Mr. Carlson noted that the elevators are aging and they are a highly vandalized area.

District No. 1 Corporex Development and Construction Management LLC Pay Apps for Garage Construction: Ms. Beacom reviewed Corporex Development and Construction Management LLC (“CDCM”) Pay App No. 13 with the Boards. Following review, upon a motion duly made by Director Schlicht, seconded by Director Havard and, upon vote, unanimously carried, the District No. 1 Board approved the CDCM Pay App No. 13 for Garage Construction, in the amount of \$974,964.21.

District No. 3 Requisition No. 15 and Draw Request No. 12: Ms. Beacom reviewed the Draw Request No. 12 with the Board. Following review, upon a motion duly made by Director Schlicht, seconded by Director Havard and, upon vote, unanimously carried, the Board approved the Draw Request No. 11 in the amount of \$974,964.21.

Ms. Beacom reviewed the Requisition No. 15 with the Board. Following review, upon a motion duly made by Director Schlicht, seconded by Director Havard and, upon vote, unanimously carried, the Board approved the Requisition No. 15 in the amount of \$974,964.21.


LEGAL MATTERS **Other:** None.


DIRECTOR MATTERS **Other:** None.

OTHER BUSINESS **Other:** Mr. Sapp provided an update on the promenade project. The Board determined to hold a special meeting on July 21st to discuss further.

ADJOURNMENT There being no further business to come before the Board at this time, upon a motion duly made by Director Schlicht, seconded by Director Havard and, upon vote, unanimously carried, the Boards adjourned the meeting at 1:53 p.m.

Respectfully submitted,

By 
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 Secretary for the Meeting MD 1-2

By 
 9GB85F0BA060412...
 Secretary for the Meeting MD 3

Certificate Of Completion

Envelope Id: 8BC7E5EB2A85429081D87F4541E59AB3	Status: Completed
Subject: Complete with DocuSign: FVMD - Minutes 7-12-2023 FVMD 1-3.pdf, 1E - Minutes 08-24-2023 FVMD 1-3.pdf	
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Client Number: A517963	
Source Envelope:	
Document Pages: 6	Signatures: 4
Certificate Pages: 5	Initials: 0
AutoNav: Enabled	Envelope Originator:
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Bob Dapper
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Brian Ratner
 brianratner@rmscorporations.com
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