

RECORD OF PROCEEDINGS

MINUTES OF THE COORDINATED REGULAR MEETINGS OF

WILDWING METROPOLITAN DISTRICT NO. 1
WILDWING METROPOLITAN DISTRICT NO. 2
WILDWING METROPOLITAN DISTRICT NO. 3
WILDWING METROPOLITAN DISTRICT NO. 4
WILDWING METROPOLITAN DISTRICT NO. 5

HELD
April 19, 2023

The Coordinated Regular Meeting of the Board of Directors (collectively, “Board”) of WildWing Metropolitan District No. 1, WildWing Metropolitan District No. 2, WildWing Metropolitan District No. 3, WildWing Metropolitan District No. 4, and WildWing Metropolitan District No. 5 (collectively, “Districts”) was held at 4750 Signal Tree Dr. Timnath, CO 80547 and via video and teleconference on Wednesday, April 19, 2023, at 6:00 p.m.

ATTENDANCE

WildWing Metropolitan District No. 1 Directors in Attendance:

John Troka, President/Chairman
Steve Lampo, Secretary/Treasurer
Randall Black, Vice Chair/Asst Secretary/Asst Treasurer
Barbara Shaw, Vice Chair/Asst Secretary/Asst Treasurer

Directors Absent and Excused:

James Hibbard, Vice Chair/Asst Secretary/Asst Treasurer

WildWing Metropolitan District No. 2 Directors in Attendance:

John Troka, President/Chairman
Randall Black, Vice Chair/Asst Secretary/Asst Treasurer

Directors Absent and Excused:

James Hibbard, Vice Chair/Asst Secretary/Asst Treasurer

WildWing Metropolitan District No. 3 Directors in Attendance:

Barbara Shaw, Secretary/ Treasurer

WildWing Metropolitan District No. 4 Directors in Attendance:

Steve Lampo, President/Chairman
Marshall Theissen, Vice President/Asst Secretary
Stuart Van Greuningen, Secretary/Treasurer

WildWing Metropolitan District No. 5 Directors in Attendance:

John Troka, President/Chairman

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Also in Attendance:

David O’Leary, Esq.; Spencer Fane, LLP
Taralee Jackso; Hartford Homes
Tiffany Skoglund, Kevin Mitts, Kieyesia Conaway, Tracie Kaminski,
Dillon Gamber; Pinnacle Consulting Group, Inc
Kirstin Oles; High Plains Environmental Center
Heather Moore; Fort Collins Police Department
Lisa Brown, Monica Baucke, Phil Baucke, Susan Paarlberg, Jim
Kissling, Chris Schason, Lana Pink and Matt Clark, Jeanette VanGalder,
Bonnie Clark, Bob Clark, Renda Jost, Marty Jost, Brad Erikson, Ingrid
Erickson, Christie Price, Stephanie Clark, Sandy Black, Mary Ellen
Gross, Tom Love; Members of the Public (Via Video Conference)

ADMINISTRATIVE
ITEMS

The Coordinated Regular Meeting of the Board of Directors of WildWing Metropolitan District Nos. 1, 2, 3, 4, and 5 was called to order by Director Troka at 6:00 p.m. He noted that a quorum was present for WildWing Metropolitan District Nos. 1, 2, 3, 4 & 5. All Board Members also confirmed that prior to the meeting, they had been notified of the meeting and all Board Members confirmed their qualification to serve on the Boards.

COMBINED MEETINGS

The Board of Directors determined to hold a joint meeting of the Districts and to prepare joint minutes of action taken by the Districts at such meetings. Unless otherwise noted herein, all official action reflected in these minutes shall be deemed to be actions of all the Districts. Where necessary, action taken by an individual District will be reflected in these minutes.

MEETING NOTICE

Mr. O’Leary reported that Notice of the Coordinated Regular Board Meeting had been properly posted on the District’s website at least 24 hours in advance of the meeting. The Notice also included the agenda items.

CONFLICTS
OF INTEREST

Mr. O’Leary noted that notices of potential conflicts of interest for Board Members were filed. Mr. O’Leary advised the Boards that pursuant to Colorado law, certain disclosures by Board Members might be required prior to taking official action at a meeting. The Boards reviewed the agenda for the meeting, following which each Board Members confirmed the contents of the 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 Members determined that the participation of

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the members' present was necessary to obtain a quorum or otherwise enable the Boards to act.

ADMINISTRATIVE ITEMS

Agenda: The Boards reviewed the agenda. Following review and discussion, and upon motion duly made by Director Shaw, seconded by Director Black and, upon vote, it was

RESOLVED to approve the agenda, as amended to move item:

III. B. Commemorative Benches to I. H. under Administrative Items.

Minutes: The minutes of the November 16, 2022, Special Meeting were presented. Following review and discussion, and upon motion duly made by Director Lampo, seconded by Director Shaw and, upon vote, it was

RESOLVED to approve the minutes of the November 16, 2022, Special Meeting as amended to add the names of the Members of the Public that were in attendance in person at the meeting.

Public Comment: Monica Baucke noted that the District's website stated there is a meeting notice for November 18th, 2023 which lands on a Saturday and believes the date should read Wednesday November 15th, 2023.

Director Comments: Mr. Troka addressed the Boards and the public that the Boards had a full agenda and would like to stay on track with public comments being limited to ensure the Board Meeting would adjourn on time.

Natural Areas Presentation with Kirstin – HPEC: Kirstin Oles with HPEC presented the Natural Areas Presentation and answered questions.

Commemorative Benches: Heather Moore with the Fort Collins Police Department presented commemorative benches to the Board and answered questions. Following review and discussion, and upon motion duly made by Director Troka, seconded by Director Shaw and, upon vote, it was

RESOLVED to approve Fort Collins Police Department placing the commemorative bench in the designated spot on the map provided to the Board near the beach area. Fort Collins Police Department will ensure any repairs and upkeep of the bench is handled. The Town of Timnath's Public Works Department has agreed to provide the

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installation of the bench and ongoing maintenance. The Bench itself will be donated to the District by the Fort Collins Police Department.

FINANCIAL ITEMS

Ratification of Claims: Ms. Kaminski presented the check detail for the period November 9, 2022, through April 11, 2023, totaling \$220,988.99. Following review and discussion, upon motion duly made by Director Shaw, seconded by Director Black and, upon vote, it was

RESOLVED to ratify approval of the claims for the period November 9, 2022, through April 11, 2023, totaling \$220,988.99.

Unaudited Financial Statement: Ms. Kaminski presented the unaudited financial statements for the period ending December 31, 2022, and answered questions. Following review and discussion, upon motion duly made by Director Troka, seconded by Director Shaw and, upon vote, it was

RESOLVED to accept the unaudited financial statements for the period ending December 31, 2022.

Collections Report: Ms. Kaminski presented the collections report update to the Boards and answered questions.

Amended Resolution Regarding Imposition of District Fees: Ms. Kaminski presented and requested approval of the Amended Resolution regarding Imposition of District Fees to the Boards and answered questions. Following review and discussion, upon motion duly made by Director Troka, seconded by Director Lampo and, upon vote, it was

RESOLVED to approve the Amended Resolution regarding Imposition of District Fees as amended to reflect updates to assessment period definitions on page two, paragraph one and page seven, Exhibit B.

Mill Levy Discussion and Presentation: Ms. Kaminski presented the Mill Levy Discussion and Presentation and answered questions. Director Troka discussed the settlement of mill levy deficiency for a mistake in certification. Following review and discussion, upon motion duly made by Director Troka, seconded by Director Shaw and, upon vote, it was

RESOLVED to accept insurance settlement in the amount of \$46,908.36, as presented.

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MANAGEMENT AND OPERATIONAL MATTERS

District Manager's Report: Ms. Skoglund presented the District Managers Report and answered questions.

Operations and Maintenance Managers Report: Mr. Gamber presented the Operations and Maintenance Managers Report and answered questions.

Contract Modifications: Mr. Gamber presented the Contract Modifications to the Boards and answered questions. Following review and discussion, upon motion duly made by Director Troka, seconded by Director Shaw and, upon vote, it was

RESOLVED to ratify and approve the Contract Modifications with any changes as discussed in the meeting.

Damage to District Irrigation Mainline: Director Troka discussed and provided an update regarding the Damage to the District Irrigation Mainline and answered questions.

Clyde Smith Reservoir Water Rights Discussion: Director Troka discussed and provided an update to the Clyde Smith Reservoir Water Rights and answered questions.

NISP – Pipeline Easement: Director Troka discussed and provided information on an easement request for limited access by contractors studying a pipeline route for the NISP projects. The easements would be across parcels still owned by WW Development situated north of WildWing Dr. It was noted that the NISP pipeline route being studied does not cross property owned by WW Development or the District.

Landscape Committee Report: Mr. Gamber and Phil Baucke provided an update on District landscaping and answered questions.

LEGAL ITEMS

Doug Fair Resignation / Election Update: Mr. O'Leary notified the Boards that Doug Fair has given his resignation. Mr. O'Leary presented the May 2023 Election update to the Boards and answered questions.

BOARD MEMBER ITEMS

Director Lampo addressed the Boards about a policy he would like to implement regarding consistency with signage throughout the District. Director Lampo noted he would like to have one designated spot within the District for anyone outside of the District to post any public notices. Following review and discussion, Director Lampo motioned to

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designate one location within the District for any non-District members of the public, the motion was not seconded, and failed. It was a consensus of the Board to not restrict the location of the placement of signs within the District but offered Director Lampo to draft a policy that would be reviewed by fellow Board Members at the July 19th, 2023 Regular Board Meeting.

ADJOURNMENT

There being no further business to come before the Boards at this time, the meeting was adjourned at 8:31 p.m.

The foregoing minutes constitute a true and correct copy of the minutes of the above reference meeting and was approved by the Boards of Directors of WildWing Metropolitan District Nos. 1-5.

Respectfully submitted,



Kieyesia Conaway, Recording Secretary