

BEEBE DRAW FARMS METROPOLITAN DISTRICT NO. 1
8390 E. Crescent Pkwy., Suite 300
Greenwood Village, CO 80111
Tel: 303-779-5710 Fax: 303-779-0348

A copy of the agenda/meeting packet is available at the Beebe Draw Farms website at beebedrawfarmsauthority.colorado.gov

NOTICE OF REGULAR MEETING AND AGENDA

DATE: June 14, 2023

TIME: 6:00 p.m.

LOCATION: Hybrid Meeting:
Pelican Lake Ranch Community Info and Sales Center
16502 Beebe Draw Farms Parkway
Platteville, CO 80641
And via Microsoft Teams

You can attend the meetings in any of the following ways:

- ACCESS:**
1. To attend via Microsoft Teams Videoconference use the below link:
https://teams.microsoft.com/l/meetup-join/19%3ameeting_NDM2YzdhZDQtZGRINC00MTJLWE0YTEtYmMzZTI2NDBiMmIx%40thread.v2/0?context=%7b%22Tid%22%3a%224aaa468e-93ba-4ee3-ab9f-6a247aa3ade0%22%2c%22Oid%22%3a%22d42bab28-fbd8-4e65-a395-965cf9ef152f%22%7d
 2. To attend via telephone, dial 720-547-5281 and enter the following Conference ID: 876 862 720#

<u>Board of Directors</u>	<u>Office</u>	<u>Term Expires</u>
Brenda Lewis	Vice President	May 2025
Catrena Rosentreader	Secretary	May 2025
Sharon Dillon	Treasurer	May 2025
William Caldwell		May 2027
Cindy Billinger		May 2027

I. ADMINISTRATIVE MATTERS

- A. Present disclosures of potential conflicts of interest.
- B. Call to order, approval of agenda.
- C. Confirm quorum, location of meeting and posting of meeting notices.
- D. Consider election of officers:

President: _____
 Vice President: _____
 Secretary: _____
 Treasurer: _____
 Assistant Secretary: _____

- E. Consider appointment of a Board Member to serve on the Beebe Draw Farms Authority.

II. PUBLIC COMMENT

Members of the public may express their views to the Board on matters that affect the District that are otherwise not on the agenda. Comments will be limited to three (3) minutes per person.

III. CONSENT AGENDA

These items are considered to be routine and will be approved and/or ratified by one motion. There will be no separate discussion of these items unless a Board member requests; in which event, the item will be removed from the Consent Agenda and considered in the Regular Agenda.

- A. Review and consider approval of minutes from May 10, 2023 special Board meeting (enclosure).

IV. FINANCIAL MATTERS

- A. Conduct Public Hearing to consider amendment of the 2022 Budget. If necessary, consider adoption of Resolution to Amend the 2022 Budget (enclosure).

V. LEGAL MATTERS

VI. OTHER MATTERS

VII. ADJOURNMENT

The next regular meeting is scheduled for November 8, 2023 at 6:00 p.m. at the Pelican Lake Ranch Community Info and Sales Center and via Microsoft Teams.

**MINUTES OF A SPECIAL MEETING OF
THE BOARD OF DIRECTORS OF THE
BEEBE DRAW FARMS METROPOLITAN DISTRICT NO. 1
HELD
MAY 10, 2023**

A special meeting of the Board of Directors (referred to hereafter as the “Board”) of the Beebe Draw Farms Metropolitan District No. 1 (referred to hereafter as the “District”) was convened on Wednesday, the 10th day of May 2023, at 5:00 P.M. This meeting was a hybrid meeting held via Microsoft Teams and at the Sales & Info Center, 16502 Beebe Draw Farms Pkwy. Platteville, CO. The meeting was open to the public.

ATTENDANCE

Directors In Attendance Were:

William Caldwell, President
Brenda Lewis, Vice President
Catrena Rosentreader, Secretary
Sharon Dillon, Treasurer
Eric Wernsman, Assistant Secretary

The Directors in attendance confirmed their qualifications to serve.

Also In Attendance Were:

Lisa Johnson, Shauna D’Amato, Terri Boroviak and Michael Cronic; CliftonLarsonAllen LLP
Ron Fano, Esq.; Spencer Fane LLP
MaryAnn McGeady, Esq.; McGeady Becher, P.C.
Anna Wool; Icenogle Seaver Pogue P.C.
Eric Rypkowski; Hilltop Broadband
Joe Knopinski; Cristina Hethcock, Diane Mead and Scott Edgar; Beebe Draw Farms Metropolitan District No. 2 Directors
Cindy Billinger, Mary Jo and Ed Farrell, Melanie Briggs, Tina Wernsman, Ethan Peer, John and Kim Coleman, Patty Caldwell, Judy Tunis, Gerry Tsohirpke, Doug Martin and other members of the public

ADMINISTRATIVE
MATTERS

Disclosures of Potential Conflicts of Interest: The Board discussed the requirements pursuant to the Colorado Revised Statutes to disclose any potential conflicts of interest or potential breaches of fiduciary duty to the Board and to the Secretary of State.

Ms. Johnson 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 and incorporated for the record those applicable disclosures made by the Board members prior to this meeting in accordance with the statute and have been filed.

Call to Order, Agenda: The meeting was called to order at 5:02 p.m. Following discussion, upon motion duly made by Director Wernsman, seconded by Director Rosentreader and, upon vote, unanimously carried, the Board approved the agenda as presented.

Quorum, Location of Meeting and Posting of Meeting Notices: Ms. Johnson confirmed a quorum, adequate location of the meeting and noted meeting notices were posted as required.

Results of May 2, 2023 Election: Attorney Fano presented the results of the May 2, 2023 election to the Board, noting that the ballot questions passed. William Caldwell and Cindy Billinger were elected to serve four-year terms on the Board.

Election of Officers: The Board deferred the election of officers to the June Board meeting.

PUBLIC COMMENT

None.

CONSENT AGENDA

Minutes from February 27, 2023 Joint Work Session / Special Board Meeting and March 8, 2023 Joint Special Board Meeting:

Claims through the period ending May 3, 2023 totaling \$65,109.48:

Following review, upon a motion duly made by Director Wernsman, seconded by Director Lewis and, upon vote, unanimously carried, the Board approved the consent agenda, as presented.

FINANCIAL MATTERS

March 31, 2023 Unaudited Financial Statements: Ms. Boroviak presented the financial statements to the Board. Following discussion, upon a motion duly made by Director Lewis, seconded by Director Caldwell and, upon vote, unanimously carried, the Board accepted the March 31, 2023 Unaudited Financial Statements.

LEGAL MATTERS

Amendment to Authority Establishment Agreement: Attorney Fano presented the proposed Second Amendment to the Authority Establishment Agreement to the Board. Following discussion, upon a motion duly made by Director Caldwell, seconded by Director Dillon and, upon vote, unanimously carried, the Board approved the second amendment to the Authority Establishment Agreement and the Resolution approving the same, with such approval contingent on the County adopting a resolution determining that a service plan amendment for the provision of broadband service is not required or the expiration of the 45-day notice period without receipt of a written objection from the County.

Terms of Contract between Authority and Hilltop for Grant Services:

Attorney Fano presented the terms of contract to the Board and noted that an approval is not needed from the District. Following discussion, upon a motion duly made by Director Rosentreader, seconded by Director Lewis and, upon vote, unanimously carried, the Board acknowledged the terms of contract between the Authority and Hilltop for grant services.

OTHER MATTERS

None.

ADJOURNMENT

There being no further business to come before the Board at this time, upon a motion duly made by Director Lewis, seconded by Director Caldwell, and upon vote, unanimously carried, the Board adjourned the meeting at 6:04 p.m.

Respectfully submitted,

By _____
Secretary for the Meeting

ADOPTED this 14th day of June, 2023.

BEEBE DRAW FARMS METROPOLITAN DISTRICT NO. 1

By: _____
President

ATTEST:

Secretary

EXHIBIT A

BEEBE DRAW FARMS METROPOLITAN DISTRICT NO. 1
GENERAL FUND
2022 BUDGET AMENDMENT

	ORIGINAL BUDGET 2022	AMENDED BUDGET 2022
BEGINNING FUND BALANCES	\$ -	\$ -
REVENUES		
Property taxes	270,994	270,994
Specific ownership tax	21,680	21,680
Interest income	1,500	2,500
Other Revenue	-	7,000
Total revenues	<u>294,174</u>	<u>302,174</u>
Total funds available	<u>294,174</u>	<u>302,174</u>
EXPENDITURES		
Transfer to Authority - O&M	200,255	200,255
Transfer to Authority - Infrastructure (2019 D2 - Included Lots)	22,331	24,794
Transfer to Authority - Amenities (2019 D2 - Included Lots)	5,583	2,045
Transfer to Authority - Amenities (2011 Boundry Lots)	12,666	4,153
Accounting	10,000	23,000
County Treasurer's fee	4,065	4,065
Directors' fees	1,600	800
Insurance and bonds	5,000	3,865
District management	10,000	9,865
Legal services	5,000	9,862
Miscellaneous	1,000	1,000
Payroll taxes	122	61
Election expense	15,000	12,391
Contingency	-	3,844
Total expenditures	<u>292,622</u>	<u>300,000</u>
Total expenditures and transfers out	<u>292,622</u>	<u>300,000</u>
ENDING FUND BALANCES	<u>\$ 1,552</u>	<u>\$ 2,174</u>
EMERGENCY RESERVE	\$ 1,552	\$ 1,947
AVAILABLE FOR OPERATIONS	-	227
TOTAL RESERVE	<u>\$ 819</u>	<u>\$ 2,174</u>

BEEBE DRAW FARMS METROPOLITAN DISTRICT NO. 1
GENERAL FUND
2022 BUDGET AMENDMENT

	ORIGINAL BUDGET 2022	AMENDED BUDGET 2022
BEGINNING FUND BALANCES	\$ -	\$ -
REVENUES		
Property taxes	270,994	270,994
Specific ownership tax	21,680	21,680
Interest income	1,500	2,500
Other Revenue	-	7,000
Total revenues	<u>294,174</u>	<u>302,174</u>
Total funds available	<u>294,174</u>	<u>302,174</u>
EXPENDITURES		
Transfer to Authority - O&M	200,255	200,255
Transfer to Authority - Infrastructure (2019 D2 - Included Lots)	22,331	24,794
Transfer to Authority - Amenities (2019 D2 - Included Lots)	5,583	2,045
Transfer to Authority - Amenities (2011 Boundry Lots)	12,666	4,153
Accounting	10,000	23,000
County Treasurer's fee	4,065	4,065
Directors' fees	1,600	800
Insurance and bonds	5,000	3,865
District management	10,000	9,865
Legal services	5,000	9,862
Miscellaneous	1,000	1,000
Payroll taxes	122	61
Election expense	15,000	12,391
Contingency	-	3,844
Total expenditures	<u>292,622</u>	<u>300,000</u>
Total expenditures and transfers out	<u>292,622</u>	<u>300,000</u>
ENDING FUND BALANCES	<u>\$ 1,552</u>	<u>\$ 2,174</u>
EMERGENCY RESERVE	\$ 1,552	\$ 1,947
AVAILABLE FOR OPERATIONS	-	227
TOTAL RESERVE	<u>\$ 819</u>	<u>\$ 2,174</u>