

MINUTES OF THE JOINT REGULAR MEETING OF  
THE BOARDS OF DIRECTORS OF

HAWTHORN METROPOLITAN DISTRICT NOS. 1 & 2

Held: Monday, the 1<sup>st</sup> day of February, 2016, at 2:00 p.m.  
at: 5740 Olde Wadsworth Boulevard, Arvada,  
Colorado 80002

Attendance

The joint regular meeting of the Boards of Directors of the Hawthorn Metropolitan District Nos. 1 & 2, 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 on the Boards, were in attendance:

Chris Elliott  
C. Regan Hauptman  
P. Ron Hauptman  
Matthew Cavanaugh  
Corey Elliott

All director absences are deemed excused unless otherwise specified.

Also present: Kristin Tompkins, Esq., and Trisha K. Harris, Esq., White Bear Ankele Tanaka & Waldron, Attorneys at Law, District General Counsel; Sarah Hunsche, CliftonLarsonAllen, LLP, District Accountant; Scott Bristol, Stillwater Community Management; and Christian Matthew Janke, E5X Management.

Call to Order

It was noted that a quorum of the Boards were present and the meeting was called to order.

Combined Meeting

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

Conflict of Interest  
Disclosures

Ms. Tompkins advised the Boards 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 disclosure 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 Boards determined that the participation of the members present was necessary to obtain a quorum or otherwise enable the Boards to act.

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

Agenda Ms. Tompkins presented the Boards with the agenda for the meeting for consideration. Following discussion, upon a motion duly made and seconded, the Boards unanimously approved the agenda as presented.

Public Comment None.

Approval of Minutes from the December 7, 2015 Meeting The Boards reviewed the minutes from the December 7, 2015 meeting. Following discussion, upon a motion duly made and seconded, the Boards unanimously approved the minutes.

### **Legal Matters**

Consider Adoption of Resolution Designating Districts' 24-Hour Posting Location Ms. Tompkins presented the Boards with the Resolution Designating Districts' 24-Hour Posting Location. Following discussion, upon a motion duly made and seconded, the Boards unanimously adopted the resolution.

Discuss and Consider Adoption of Resolution Regarding Initial Acceptance and Acquisition of Public Improvements as Acknowledged and Consented to by Hawthorn Development, Inc. (Tract A) (District No. 2) Ms. Tompkins presented the Board of District No. 2 with the Resolution Regarding Initial Acceptance and Acquisition of Public Improvements as Acknowledged and Consented to by Hawthorn Development, Inc. (Tract A). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously adopted the resolution, subject to receipt of the engineering certification.

Consider Approval of Bill of Sale (Tract A) (District No. 2) Ms. Tompkins presented the Board of District No. 2 with the Bill of Sale (Tract A). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously approved the Bill of Sale.

Consider Approval of Affidavit and Indemnification Agreement (Tract A) Ms. Tompkins presented the Board of District No. 2 with the Affidavit and Indemnification Agreement (Tract A). Following

<p>Indemnification Agreement (Tract A) (District No. 2)</p>	<p>discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously approved the Affidavit and Indemnification Agreement.</p>
<p>Discuss and Consider Adoption of Resolution Regarding Initial Acceptance and Acquisition of Public Improvements as Acknowledged and Consented to by Hawthorn Development, Inc. (Tract B) (District No. 2)</p>	<p>Ms. Tompkins presented the Board of District No. 2 with the Resolution Regarding Initial Acceptance and Acquisition of Public Improvements as Acknowledged and Consented to by Hawthorn Development, Inc. (Tract B). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously adopted the resolution, subject to receipt of the engineering certification.</p>
<p>Consider Approval of Bill of Sale (Tract B) (District No. 2)</p>	<p>Ms. Tompkins presented the Board of District No. 2 with the Bill of Sale (Tract B). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously approved the Bill of Sale.</p>
<p>Consider Approval of Affidavit and Indemnification Agreement (Tract B) (District No. 2)</p>	<p>Ms. Tompkins presented the Board of District No. 2 with the Affidavit and Indemnification Agreement (Tract B). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously approved the Affidavit and Indemnification Agreement.</p>
<p>Discuss and Consider Adoption of Resolution Regarding Initial Acceptance and Acquisition of Public Improvements as Acknowledged and Consented to by Hawthorn Development, Inc. (Tract C) (District No. 2)</p>	<p>Ms. Tompkins presented the Board of District No. 2 with the Resolution Regarding Initial Acceptance and Acquisition of Public Improvements as Acknowledged and Consented to by Hawthorn Development, Inc. (Tract C). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously adopted the resolution, subject to receipt of the engineering certification.</p>
<p>Consider Approval of Bill of Sale (Tract C) (District No. 2)</p>	<p>Ms. Tompkins presented the Board of District No. 2 with the Bill of Sale (Tract C). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously approved the Bill of Sale.</p>
<p>Consider Approval of Affidavit and Indemnification Agreement (Tract C) (District No. 2)</p>	<p>Ms. Tompkins presented the Board of District No. 2 with the Affidavit and Indemnification Agreement (Tract C). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously approved the Affidavit and Indemnification Agreement.</p>

Discuss and Consider Adoption of Resolution Regarding Initial Acceptance and Acquisition of Public Improvements as Acknowledged and Consented to by Hawthorn Development, Inc. (Tract D) (District No. 2)

Ms. Tompkins presented the Board of District No. 2 with the Resolution Regarding Initial Acceptance and Acquisition of Public Improvements as Acknowledged and Consented to by Hawthorn Development, Inc. (Tract D). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously adopted the resolution, subject to receipt of the engineering certification.

Consider Approval of Bill of Sale (Tract D) (District No. 2)

Ms. Tompkins presented the Board of District No. 2 with the Bill of Sale (Tract D). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously approved the Bill of Sale.

Consider Approval of Special Warranty Deed from Lennar Colorado, LLC (Tract D) (District No. 2)

Ms. Tompkins presented the Board of District No. 2 with the Special Warranty Deed from Lennar Colorado, LLC (Tract D). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously approved the Special Warranty Deed.

Consider Approval of Affidavit and Indemnification Agreement (Tract D) (District No. 2)

Ms. Tompkins presented the Board of District No. 2 with the Affidavit and Indemnification Agreement (Tract D). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously approved the Affidavit and Indemnification Agreement.

Discuss and Consider Adoption of Resolution Regarding Initial Acceptance and Acquisition of Public Improvements as Acknowledged and Consented to by Hawthorn Development, Inc. (Tract E) (District No. 2)

Ms. Tompkins presented the Board of District No. 2 with the Resolution Regarding Initial Acceptance and Acquisition of Public Improvements as Acknowledged and Consented to by Hawthorn Development, Inc. (Tract E). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously adopted the resolution, subject to receipt of the engineering certification.

Consider Approval of Bill of Sale (Tract E) (District No. 2)

Ms. Tompkins presented the Board of District No. 2 with the Bill of Sale (Tract E). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously approved the Bill of Sale.

Consider Approval of Special Warranty Deed from Lennar Colorado, LLC (Tract E) (District No. 2)

Ms. Tompkins presented the Board of District No. 2 with the Special Warranty Deed from Lennar Colorado, LLC (Tract E). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously approved the Special Warranty Deed.

Consider Approval of Affidavit and Indemnification Agreement (Tract E) (District No. 2)

Ms. Tompkins presented the Board of District No. 2 with the Affidavit and Indemnification Agreement (Tract E). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously approved the Affidavit and Indemnification Agreement.

Discuss and Consider Adoption of Resolution Regarding Initial Acceptance and Acquisition of Public Improvements as Acknowledged and Consented to by Hawthorn Development, Inc. (Tract F) (District No. 2)

Ms. Tompkins presented the Board of District No. 2 with the Resolution Regarding Initial Acceptance and Acquisition of Public Improvements as Acknowledged and Consented to by Hawthorn Development, Inc. (Tract F). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously adopted the resolution, subject to receipt of the engineering certification.

Consider Approval of Bill of Sale (Tract F) (District No. 2)

Ms. Tompkins presented the Board of District No. 2 with the Bill of Sale (Tract F). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously approved the Bill of Sale.

Consider Approval of Affidavit and Indemnification Agreement (Tract F) (District No. 2)

Ms. Tompkins presented the Board of District No. 2 with the Affidavit and Indemnification Agreement (Tract F). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously approved the Affidavit and Indemnification Agreement.

Discuss and Consider Adoption of Resolution Regarding Initial Acceptance and Acquisition of Public Improvements as Acknowledged and Consented to by Hawthorn Development, Inc. (Tract G) (District No. 2)

Ms. Tompkins presented the Board of District No. 2 with the Resolution Regarding Initial Acceptance and Acquisition of Public Improvements as Acknowledged and Consented to by Hawthorn Development, Inc. (Tract G). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously adopted the resolution, subject to receipt of the engineering certification.

Consider Approval of Bill of Sale (Tract G) (District No. 2)

Ms. Tompkins presented the Board of District No. 2 with the Bill of Sale (Tract G). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously approved the Bill of Sale.

Consider Approval of Affidavit and Indemnification Agreement (Tract G) (District No. 2)

Ms. Tompkins presented the Board of District No. 2 with the Affidavit and Indemnification Agreement (Tract G). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously approved the Affidavit and Indemnification Agreement.

Discuss and Consider Adoption of Resolution Regarding Initial Acceptance and Acquisition of Public Improvements as Acknowledged and Consented to by Hawthorn Development, Inc. (Tract H) (District No. 2)

Ms. Tompkins presented the Board of District No. 2 with the Resolution Regarding Initial Acceptance and Acquisition of Public Improvements as Acknowledged and Consented to by Hawthorn Development, Inc. (Tract H). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously adopted the resolution, subject to receipt of the engineering certification.

Consider Approval of Bill of Sale (Tract H) (District No. 2)

Ms. Tompkins presented the Board of District No. 2 with the Bill of Sale (Tract H). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously approved the Bill of Sale.

Consider Approval of Special Warranty Deed from Lennar Colorado, LLC (Tract H) (District No. 2)

Ms. Tompkins presented the Board of District No. 2 with the Special Warranty Deed from Lennar Colorado, LLC (Tract H). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously approved the Special Warranty Deed.

Consider Approval of Affidavit and Indemnification Agreement (Tract H) (District No. 2)

Ms. Tompkins presented the Board of District No. 2 with the Affidavit and Indemnification Agreement (Tract H). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously approved the Affidavit and Indemnification Agreement.

Discuss and Consider Adoption of Resolution Regarding Initial Acceptance and Acquisition of Public Improvements as Acknowledged and Consented to by Hawthorn Development, Inc. (Tract I) (District No. 2)

Ms. Tompkins presented the Board of District No. 2 with the Resolution Regarding Initial Acceptance and Acquisition of Public Improvements as Acknowledged and Consented to by Hawthorn Development, Inc. (Tract I). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously adopted the resolution, subject to receipt of the engineering certification.

Consider Approval of Bill of Sale (Tract I) (District No. 2)

Ms. Tompkins presented the Board of District No. 2 with the Bill of Sale (Tract I). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously approved the Bill of Sale.

Consider Approval of Special Warranty Deed from Lennar Colorado, LLC (Tract I) (District No. 2)

Ms. Tompkins presented the Board of District No. 2 with the Special Warranty Deed from Lennar Colorado, LLC (Tract I). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously approved the Special Warranty Deed.

Consider Approval of Affidavit and Indemnification Agreement (Tract I) (District No. 2)

Ms. Tompkins presented the Board of District No. 2 with the Affidavit and Indemnification Agreement (Tract I). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously approved the Affidavit and Indemnification Agreement.

Discuss and Consider Adoption of Resolution Regarding Initial Acceptance and Acquisition of Public Improvements as Acknowledged and Consented to by Hawthorn Development, Inc. (Tract J) (District No. 2)

Ms. Tompkins presented the Board of District No. 2 with the Resolution Regarding Initial Acceptance and Acquisition of Public Improvements as Acknowledged and Consented to by Hawthorn Development, Inc. (Tract J). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously adopted the resolution, subject to receipt of the engineering certification.

Consider Approval of Bill of Sale (Tract J) (District No. 2)

Ms. Tompkins presented the Board of District No. 2 with the Bill of Sale (Tract J). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously approved the Bill of Sale.

Consider Approval of Special Warranty Deed from Lennar Colorado, LLC (Tract J) (District No. 2)

Ms. Tompkins presented the Board of District No. 2 with the Special Warranty Deed from Lennar Colorado, LLC (Tract J). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously approved the Special Warranty Deed.

Consider Approval of Affidavit and Indemnification Agreement (Tract J) (District No. 2)

Ms. Tompkins presented the Board of District No. 2 with the Affidavit and Indemnification Agreement (Tract J). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously approved the Affidavit and Indemnification Agreement.

Discuss and Consider Adoption of Resolution Regarding Initial Acceptance and Acquisition of Public Improvements as Acknowledged and Consented to by Hawthorn Development, Inc. (Tract K) (District No. 2)

Ms. Tompkins presented the Board of District No. 2 with the Resolution Regarding Initial Acceptance and Acquisition of Public Improvements as Acknowledged and Consented to by Hawthorn Development, Inc. (Tract K). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously adopted the resolution, subject to receipt of the engineering certification.

Consider Approval of Bill of Sale (Tract K) (District No. 2)

Ms. Tompkins presented the Board of District No. 2 with the Bill of Sale (Tract K). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously approved the Bill of Sale.

Consider Approval of Special Warranty Deed from Lennar Colorado, LLC (Tract K) (District No. 2)

Ms. Tompkins presented the Board of District No. 2 with the Special Warranty Deed from Lennar Colorado, LLC (Tract K). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously approved the Special Warranty Deed.

Consider Approval of Affidavit and Indemnification Agreement (Tract K) (District No. 2)

Ms. Tompkins presented the Board of District No. 2 with the Affidavit and Indemnification Agreement (Tract K). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously approved the Affidavit and Indemnification Agreement.

Discuss and Consider Adoption of Resolution Regarding Initial Acceptance and Acquisition of Public Improvements as Acknowledged and Consented to by Hawthorn Development, Inc. (Tract L) (District No. 2)

Ms. Tompkins presented the Board of District No. 2 with the Resolution Regarding Initial Acceptance and Acquisition of Public Improvements as Acknowledged and Consented to by Hawthorn Development, Inc. (Tract L). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously adopted the resolution, subject to receipt of the engineering certification.

Consider Approval of Bill of Sale (Tract L) (District No. 2)

Ms. Tompkins presented the Board of District No. 2 with the Bill of Sale (Tract L). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously approved the Bill of Sale.

Consider Approval of Special Warranty Deed from Lennar Colorado, LLC (Tract L) (District No. 2)

Ms. Tompkins presented the Board of District No. 2 with the Special Warranty Deed from Lennar Colorado, LLC (Tract L). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously approved the Special Warranty Deed.

Consider Approval of Affidavit and Indemnification Agreement (Tract L) (District No. 2)

Ms. Tompkins presented the Board of District No. 2 with the Affidavit and Indemnification Agreement (Tract L). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously approved the Affidavit and Indemnification Agreement.

Discuss and Consider Adoption of Resolution Regarding Initial Acceptance and Acquisition of Public Improvements as Acknowledged and Consented to by Hawthorn Development, Inc. (Tract M)

Ms. Tompkins presented the Board of District No. 2 with the Resolution Regarding Initial Acceptance and Acquisition of Public Improvements as Acknowledged and Consented to by Hawthorn Development, Inc. (Tract M). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously adopted the resolution, subject to receipt of the engineering certification.



(District No. 2)

Consider Approval of Bill of Sale (Tract M) (District No. 2)

Ms. Tompkins presented the Board of District No. 2 with the Bill of Sale (Tract M). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously approved the Bill of Sale.

Consider Approval of Special Warranty Deed from Lennar Colorado, LLC (Tract M) (District No. 2)

Ms. Tompkins presented the Board of District No. 2 with the Special Warranty Deed from Lennar Colorado, LLC (Tract M). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously approved the Special Warranty Deed.

Consider Approval of Affidavit and Indemnification Agreement (Tract M) (District No. 2)

Ms. Tompkins presented the Board of District No. 2 with the Affidavit and Indemnification Agreement (Tract M). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously approved the Affidavit and Indemnification Agreement.

Discuss and Consider Adoption of Resolution Regarding Initial Acceptance and Acquisition of Public Improvements as Acknowledged and Consented to by Hawthorn Development, Inc. (Tract N) (District No. 2)

Ms. Tompkins presented the Board of District No. 2 with the Resolution Regarding Initial Acceptance and Acquisition of Public Improvements as Acknowledged and Consented to by Hawthorn Development, Inc. (Tract N). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously adopted the resolution, subject to receipt of the engineering certification.

Consider Approval of Bill of Sale (Tract N) (District No. 2)

Ms. Tompkins presented the Board of District No. 2 with the Bill of Sale (Tract N). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously approved the Bill of Sale.

Consider Approval of Special Warranty Deed from Lennar Colorado, LLC (Tract N) (District No. 2)

Ms. Tompkins presented the Board of District No. 2 with the Special Warranty Deed from Lennar Colorado, LLC (Tract N). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously approved the Special Warranty Deed.

Consider Approval of Affidavit and Indemnification Agreement (Tract N) (District No. 2)

Ms. Tompkins presented the Board of District No. 2 with the Affidavit and Indemnification Agreement (Tract N). Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously approved the Affidavit and Indemnification Agreement.

Discuss and Consider Assignment and Delegation of Easement Deed (Trail) from District No. 1 to District No. 2

Ms. Tompkins presented the Boards with the Assignment and Delegation of Easement Deed (Trail) from District No. 1 to District No. 2. Following discussion, upon a motion duly made and seconded, the Boards unanimously approved the Assignment and Delegation of Easement Deed (Trail) from District No. 1 to District No. 2.

Discuss and Consider Assignment and Delegation of Easement Deed (Drainage) from District No. 1 to District No. 2

Ms. Tompkins presented the Boards with the Assignment and Delegation of Easement Deed (Drainage) from District No. 1 to District No. 2. Following discussion, upon a motion duly made and seconded, the Boards unanimously approved the Assignment and Delegation of Easement Deed (Drainage) from District No. 1 to District No. 2.

Discuss and Consider Assignment of Intergovernmental Agreement between District No. 1 and North Table Mountain Water and Sanitation District dated November 13, 2012 to District No. 2

Ms. Tompkins presented the Boards with the Assignment of Intergovernmental Agreement between District No. 1 and North Table Mountain Water and Sanitation District dated November 13, 2012 to District No. 2. Following discussion, upon a motion duly made and seconded, the Boards unanimously approved the Assignment of Intergovernmental Agreement between District No. 1 and North Table Mountain Water and Sanitation District dated November 13, 2012 to District No. 2.

Discuss and Consider Assignment of Subsurface Groundwater Collection System Maintenance Plan between District No. 1 and Lennar Colorado, LLC dated January 22, 2013 to District No. 2

Ms. Tompkins presented the Boards with the Assignment of Subsurface Groundwater Collection System Maintenance Plan between District No. 1 and Lennar Colorado, LLC dated January 22, 2013 to District No. 2. Following discussion, upon a motion duly made and seconded, the Boards unanimously approved the Assignment of Subsurface Groundwater Collection System Maintenance Plan between District No. 1 and Lennar Colorado, LLC dated January 22, 2013 to District No. 2, subject to approval by Lennar Colorado, LLC and subject to acceptance of the maintenance responsibilities by District No. 2 via resolution and the assignment of the easements referenced in the Maintenance Plan from Lennar Colorado, LLC to District No. 2.

Discuss and Consider Assignment of Enforcement Authority under Covenants and Restrictions of Hawthorn from Golden Peaks, LLC to District No. 2

Ms. Tompkins presented the Boards with the Assignment of Enforcement Authority under Covenants and Restrictions of Hawthorn from Golden Peaks, LLC to District No. 2. Following discussion, upon a motion duly made and seconded, the Boards unanimously approved the Assignment of Enforcement Authority under Covenants and Restrictions of Hawthorn from Golden Peaks, LLC to District No. 2.

Discuss and Consider Repeal of Prior Approval of

The Board of District No. 1 had previously approved this contract, but Metco Landscape, Inc. never executed it. The Board

Independent Contractor Agreement with Metco Landscape, Inc., dated November 3, 2014, for Snow Removal Services (District No. 1)

of District No. 1 noted that the contract was never fully executed and that its prior approval is repealed.

Discuss Landscape Maintenance Agreement with Golden Peaks, LLC

It was noted that Remington Homes has been doing the landscape maintenance for the Districts from 2013 through 2015, and that they will be reimbursed by the Districts when funds become available.

Discuss Residential Improvement Guidelines and Site Restrictions (District No. 2)

Ms. Tompkins presented the Board of District No. 2 with the Residential Improvement Guidelines and Site Restrictions. It was noted that this will need approval by the Architectural Review Committee and the Developer.

Discuss and Consider Adoption of Resolution Adopting the Rules and Regulations of District No. 2

Ms. Tompkins presented the Board of District No. 2 with the Resolution Adopting the Rules and Regulations of District No. 2. Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously adopted the resolution, subject to revisions discussed.

Discuss and Consider Adoption of Resolution Regarding Policies, Procedures and Penalties for the Enforcement of the Governing Documents (District No. 2)

Ms. Tompkins presented the Board of District No. 2 with the Resolution Regarding Policies, Procedures and Penalties for the Enforcement of the Governing Documents. Following discussion, upon a motion duly made and seconded, the Boards unanimously adopted the resolution, subject to revisions discussed.

## **Financial Matters**

Schedule of Cash Position

Ms. Hunsche presented the Board of District No. 1 with the December 31, 2015 Schedule of Cash Position, updated as of January 28, 2016. Following discussion, upon a motion duly made and seconded, the Board of District No. 1 unanimously accepted the Schedule of Cash Position.

Ms. Hunsche presented the Board of District No. 1 with the Claims Payable. Following discussion, upon a motion duly made and seconded, the Board of District No. 1 unanimously approved check numbers 1040 through 1047, in the amount of \$25,927.28.

Other Financial Matters

Ms. Hunsche informed the Boards that there will need to be an advance from the Developer in the amount of \$25,000 for Operations and Maintenance.

The Board of District No. 2 discussed opening a bank account. Following discussion, upon a motion duly made and seconded, the Board of District No. 2 unanimously approved opening a bank account.

The Boards also discussed the Funding and Reimbursement Agreement for Operations and Maintenance that is currently in place.

**Construction Matters**

None.

**Management Update**

Mr. Bristol indicated that a resident inquired about running for the Board of District No. 2.

**Other Business**

None.

**Next Meeting**

The next regular meeting is scheduled for March 7, 2016 at 2:00 p.m.

**Adjournment**

There being no further business to come before the Boards, and following discussion and upon motion duly made, seconded and unanimously carried, the Boards determined to adjourn the meeting.

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

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Secretary for the Meeting