

MINUTES OF THE SPECIAL MEETING OF THE
BOARD OF DIRECTORS OF

HAWTHORN METROPOLITAN DISTRICT NO. 2

Held: Monday, September 10, 2018, at 2:00 p.m. at 17685
W. 83rd Drive, Arvada, Colorado.

Attendance

The special meeting of the Board of Directors of the Hawthorn Metropolitan District No. 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 Board, were in attendance:

Krystal Bigley
Matthew Cavanaugh
Christopher Elliott
Corey Elliott

Director Carly Fenton was absent. All Director absences are deemed excused unless otherwise specified.

Also present were:

Megan J. Murphy, Esq., White Bear Ankele Tanaka & Waldron, Attorneys at Law, District General Counsel; Sarah Hunsche, CliftonLarsonAllen, LLP, District Accountant; Kim Herman, CliftonLarsonAllen, LLP, District Manager; Susie Ellis, Community Preservation Specialists; and Mr. Robert Pries, Homeowner.

Call to Order

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

**Conflict of Interest
Disclosures**

Ms. Murphy advised the Board that, pursuant to Colorado law, certain disclosures might be required prior to taking official action at the meeting. Ms. Murphy reported that disclosures for those directors with 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. Ms. Murphy noted that a quorum was present and 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 Board determined that the participation of the members present was necessary to obtain a quorum or to otherwise enable the Board to act.

Approval of Agenda

Ms. Murphy presented the Agenda to the Board for consideration. Following discussion, upon a motion duly made and seconded, the Board unanimously approved the Agenda as presented.

Public Comment

None.

Consent Agenda

The following items on the consent agenda were considered routine or administrative. Following a summary by Ms. Murphy the items on the consent agenda were approved by one motion duly made, seconded, and vote unanimously carried.

1. Ratification of Minutes from the June 4, 2018 Regular Meeting
2. Approval of Minutes from the July 17 2018 Special Meeting
3. Ratification of First Amendment to Independent Contractor Agreement with Metco Landscape, Inc. for Landscaping Services
4. Ratification of Amendment to Residential Improvement Guidelines Regarding Driveways
5. Ratification of Resolution Regarding Acceptance and Acquisition of Public Improvements (Underdrain) from Hawthorn Development, Inc. pursuant to the Resolution Establishing Policies and Procedures for the Acceptance of Underdrain Improvements
6. Ratification of 2017 Annual Report

Legal Matters

Consider Approval of Independent Contractor Agreement with Long Corporation d/b/a Poop 911

Ms. Murphy presented the Board with the Independent Contractor Agreement with Long Corporation d/b/a Poop 911 for consideration. Following discussion, upon a motion duly made and seconded, the Board unanimously approved the agreement.

Discuss Dissolution of Hawthorn Metropolitan District No. 1

The Board engaged in a discussion regarding the dissolution of Hawthorn Metropolitan District No. 1. Following discussion, the Board directed Ms. Hunsche to include the cost of dissolution in the draft 2019 budget.

Facilities Management

District Manager Update

Ms. Herman provided the Board with an update on the newsletter and tree replacement in the community.

Covenant Enforcement Update

Ms. Ellis discussed with the Board the outstanding covenant enforcement cases. She explained that she received a request from a homeowner to remove the tree in their front yard and not replace it with another tree. Following discussion, the Board

denied the request and determined that the homeowner will be required to install a tree in their front yard.

Ms. Ellis reviewed the covenant enforcement process which includes the following steps, consistent with the District's policy: respond to resident complaints and patrol the community for violations. If a violation is found and not cured, Ms. Ellis will issue an advisory letter; re-inspect; provide a hearing notice; and impose fines after the date to request a hearing has passed and if a hearing has not been requested. If the violation is not corrected the file is turned over to legal counsel.

Ms. Ellis received a request from a homeowner for the District to install landscaping in backyards where another homeowner has failed to install landscaping themselves. Ms. Murphy advised the Board that the District cannot abate nuisances such as this on private property and cannot expend District funds to install landscaping on private property.

Discuss Appointment of Architectural Review Committee

The Board engaged in a discussion regarding an appointment to the Architectural Review Committee. Following discussion, upon a motion duly made and seconded, the Board unanimously determined to appoint Mr. Robert Pries to the committee. It was noted that Mr. Pries is to recruit one additional community member to serve on the committee who will be appointed at the December meeting.

Discuss House Colors and District Advisory Committee

Director Bigley presented an initial pallet of exterior paint colors to the Board. Following discussion, Director Bigley was instructed to work with the Architectural Review Committee to finalize the approved exterior paint colors.

Discuss Bidding Process for 2019 Contracts

The Board engaged in a discussion regarding the bidding process for 2019 contracts. Following discussion, the Board determined to bid 2019 snow removal and landscaping contracts. It was noted that Ms. Herman will work on providing bids.

Financial Matters

Financials/Claims Payable

Ms. Hunsche presented the Board with the July 31, 2018 unaudited financials for consideration. Following discussion, upon a motion duly made and seconded, the Board unanimously accepted the unaudited financials.

Ms. Hunsche presented the Board with check numbers 1076-1086. Following discussion, upon a motion duly made and seconded, the Board unanimously ratified the checks and electronic funds

transfers, and approved the claims payable in the amount of \$29,295.98.

**Confirm 2019 Budget
Hearing Date**

The Board determined to hold the 2019 Budget Hearing on December 3, 2018 at 2:00 p.m.

Other Business

None.

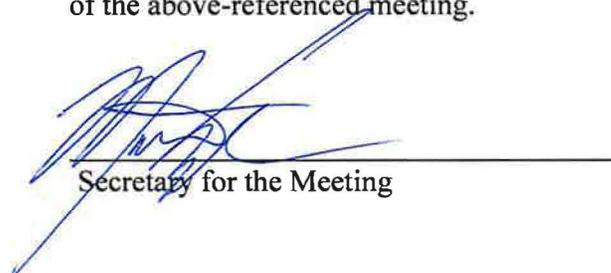
Next Meeting

The next meeting is scheduled for Monday, December 3, 2018.

Adjournment

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

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



Secretary for the Meeting