

BUCKHORN VALLEY METROPOLITAN DISTRICT NO 2

Special Board Meeting Minutes

Meeting Date: Wednesday June 22, 2022

Meeting Time: 6:01pm to 8:12pm

Meeting Location: The meeting was held online at the following location:

<https://www.gotomeet.me/Wolfersberger>

I. Roll call (6:01pm)

A special meeting of the Board of Directors of the Buckhorn Valley Metropolitan District No. 2 (District) was called and held as shown above and in accordance with the statutes of the State of Colorado. The following Directors were in attendance:

Directors	Office	Attendance
Nickolas Viau	President	Present
David Fiore		Present
Kristine Rossier	Treasurer	Present
Eliana Walker	Secretary	Present
Vacancy		

Also, in attendance was Charles Wolfersberger (District Manager), with Wolfersberger, LLC; Paul Rufien (District General Counsel) with Rufien Law, PC, one unidentified caller and one homeowner: Jeff Roberts.

II. Call to order

The meeting was called to order by Director Viau. Director Viau noted that a quorum of the Board was present, the Directors confirmed their qualification to serve and, therefore, called the special meeting of the Board of Directors of the District to order.

III. Present disclosures of potential conflicts of interest

The Board reviewed the agenda for the meeting, following which all directors disclosed no conflicts of interest with the business to be discussed and conducted at the meeting.

IV. Administrative Matters

- 1) Meeting Agenda: The Board reviewed the meeting agenda presented by the District Manager. Director Viau motioned to approve the agenda as presented. Director Fiore seconded the motion and the Board voted 4-0 to approve the motion.
- 2) Review and consider minutes from the May 31, 2022 board meeting: The Board reviewed the draft of the minutes presented by the District Manager. Director Fiore moved to approve the

minutes as presented. Director Walker seconded the motion and the Board voted 4-0 to approve the motion.

V. Public comments – None

VI. Director matters

Director Viau briefly discussed the need to reach out to homeowners to see if there are interested homeowners in serving on the District’s board.

Director Fiore asked the District Manager to ensure he invites Eagle County’s consultant Kristin Kenney-Williams to the July board meeting to present related matters to the RTA to the Board and public.

Action Item 1: District Manager will invite Ms. Williams to the July board meeting to present on the RTA formation.

VII. Operations matters

- 1) Review and discuss the District’s storage lot leases and management agreement: Mr. Rufien reported that he is still working on reviewing the draft agreements – storage lot management agreement, model storage lot lease agreement and storage lot rules and regulations – and he will forward his draft comments to the Board at a later date.

Action Item 2: Mr Rufien will submit comments on the draft storage lot agreement to the Board for review.

VIII. Financial matters

- 1) Review May 31, 2022 Financial Statements: The District Manager presented and reviewed the District’s financial statements with the Board. Through May 31, 2022, the District has collected 54% of property tax assessments and 35% of projected specific ownership tax revenue. As of May 31, 2022, cash in the checking and CSAFE accounts totaled \$44,966.

Year-to-date expenses (excluding county treasurer fees) through May 31, 2022 totaled \$29,400 compared to a budget of \$51,719. Actual costs are below budgeted costs primarily due to (1) cancellation of the 2022 board election (budgeted cost of \$12,000) and (2) miscellaneous administrative costs are \$5,400 lower than anticipated per the budget.

IX. Executive Session

Director Fiore motioned to open executive session at 6:41pm for the purpose of conferring with the District’s legal counsel pursuant to Section 24-6-402(4)(e), C.R.S. for purposes of determining positions relative to matters that may be subject to negotiations; developing strategy for negotiations; instructing negotiators regarding disputes related to the 2003 First Amended & Restated District Facilities Construction & Service Agreement; and evaluating the operations and

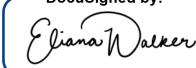
funding of the public irrigation system within the District's boundaries. Director Viau seconded the motion and the Board voted 4-0 to approve the motion.

No actions were taken by the Board during executive session.

Director Fiore motioned to close the executive session at 8:09pm. Director Viau seconded the motion and the Board voted 4-0 to approve the motion.

X. Adjournment (8:12pm)

There being no further business to come before the Board, and upon motion duly made by Director Fiore, seconded by Director Viau, and unanimously carried, the meeting was adjourned. The next regular board meeting will be held on Tuesday July 19, 2022 at 6:00pm at the following online location: <https://www.gotomeet.me/Wolfersberger> Members of the public may also participate via phone using the dial-in number (571) 317-3112 and access code #937-865-597.

DocuSigned by:


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Secretary Eliana walker

11/28/2022

Date