

RECORD OF PROCEEDINGS

**MINUTES OF THE BOARD OF DIRECTORS OF
THE INVERNESS METROPOLITAN IMPROVEMENT DISTRICT**

HELD: May 2, 2019 at 3:00pm
at
188 Inverness Drive West, Suite 150
Englewood, CO 80112

ATTENDEES Directors present: Charlie Davis, Tom Morton, Joel Christensen and Brett Stone. Others present: Randy Warren, Luis Tovar, and Kelly Conover; Mulhern MRE, Inc., Erin Smith; Norton and Smith P.C

Upon motion duly made, seconded and upon vote, the Board excused Director Spaulding.

CONFLICT OF INTEREST

Upon motion duly made, seconded and unanimously carried, the statements for the Directors, filed with the State of Colorado, Division of Local Governments were ratified.

PUBLIC COMMENT

There was no public present.

AGENDA

The Board reviewed the agenda. Upon motion, duly, and upon vote, the Board approved the agenda as presented.

CONSENT AGENDA

The Board considered the Consent Agenda. The Consent Agenda included approval of the minutes from the February 7, 2019 meeting. Upon motion duly made by Director Davis, seconded by Director Stone, and unanimously carried, the Board approved the minutes.

Randy Warren reviewed the disbursements dated February 5, through May 1, 2019. Upon motion duly made by Director Morton, seconded by Director Davis and upon vote, unanimously carried, the Board ratified the Disbursements as presented.

CONSIDER PEDESTRIAN BRIDGE CONSTRUCTION & EASEMENT AGREEMENT

Randy Warren reviewed the agreement with the Board. The agreement details the location of the bridge landings and the maintenance responsibilities of each party. Legal counsel has reviewed the agreement and recommends approval.

This agreement is an exhibit to the Exclusion and Service Agreement for

the Carmel Property, (the Views).

Erin Smith reviewed the agreement. There are warranties that will be assigned to the District by the construction contractor and bridge manufacturer.

Upon motion duly made by Director Davis, seconded by Director Morton and upon vote, the Board approved the Construction & Easement Agreement.

PUBLIC HEARING ON EXCLUSION OF CP V INVERNESS (THE VIEWS)

The Public Hearing was opened for discussion on the Exclusion Petition, conditioned upon entering into an Exclusion Agreement. Erin Smith reviewed the standard statutory

There being no public present, the public hearing was closed.

RESOLUTION TO EXCLUDE PROPERTY

The Board considered the Resolution and Order of Exclusion of the Inverness Metropolitan Improvement District. Upon motion duly made by Director Christensen, seconded by Director Davis and upon vote, the Board unanimously approved the Exclusion of the property contingent upon entering into an Exclusion and Service Agreement for the property.

CONSIDER EXCLUSION AND SERVICE AGREEMENT FOR CP V INVERNESS

Following Board discussion and upon motion by Director Christensen, seconded by Director Davis, the Board unanimously approved the Agreement.

PROJECT UPDATES AND CONTRACT APPROVALS

Randy Warren provided a memo reviewing District projects. Arapahoe and Douglas Counties have completed curb and gutter repairs and have begun milling and paving of District streets. Douglas County has not completed an agreement with the District for these repairs but we anticipate shared costs.

Staff has been meeting with the Counties on the County Line intersection project as related to Building 1. Randy reviewed the Intersection improvements and the effects on building 1. Because the existing building will not meet the setback standards after intersection improvements, the District is granting a setback waiver. The Title Co. is requesting a Board Resolution Authorizing the Sale of the Property and Execution of the Contract. Erin Smith will draft Resolution and approval of the sale was provided at February meeting. (randy's memo details what they are looking for)

Motion to approve ROW dedication, a permanent access agreement and a temporary construction easement. Joel, Charlie, all in

Staff has been meeting weekly with AGI Representative on the park identity signs since February.

The softball fields and volleyball courts are ready for the season.

FINANCIAL UPDATE

Randy Warren reviewed the financial position of the District.

CONTRACTS

Randy Warren reviewed the Contract requests as listed and detailed below:

1. Mulhern MRE requests funding for time and material costs not to exceed \$17,000 for staff time spent in coordination and oversight.
2. Chavez Services provided a proposal for work on the curb and gutter in the Park Parking lot for \$27,717
3. Sav-A-Tree will provide tree replacements and pruning throughout the District for \$24,420
4. Inverness Landscaping has provided a proposal for the annual flower planting for \$64,475

Following Board discussion and upon motion duly made by Director Christensen, seconded by Director Stone and upon vote, unanimously carried, the Board approved the contracts listed above.

ADJOURNMENT There being no further business to come before the Board and upon motion duly made, seconded and unanimously carried the meeting was adjourned. The next regular meeting is scheduled for June 6, 2019 at 3:00 at the District office location at 188 Inverness Drive West, Suite 150 Englewood, CO.

Date: _____

READ AND APPROVED BY THE BOARD:

Charles Davis, Secretary