

RECORD OF PROCEEDINGS

MINUTES OF A REGULAR MEETING OF
THE BOARD OF DIRECTORS OF THE
BANNING LEWIS RANCH REGIONAL
METROPOLITAN DISTRICT NO. 2 (THE “DISTRICT”)
HELD
MARCH 26, 2024

A regular meeting of the Board of Directors of the Banning Lewis Ranch Regional Metropolitan District No. 2 (referred to hereafter as the “Board”) was convened on Wednesday, March 26, 2024, at 1:00 p.m. This District Board meeting was held via Microsoft Teams. The meeting was open to the public.

ATTENDANCE

Directors In Attendance Were:

Thomas Garmong, Secretary
Scott Smith, Treasurer/Assistant Secretary

Bruce Rau, President, was absent and excused.

Also, In Attendance Were:

Lisa Mayers, Esq.; Spencer Fane, LLP
Krista Baptist and Rob Lange; CliftonLarsonAllen LLP (“CLA”)
Tyler Jones, Oakwood Homes
Don Ferron III, Member of the Public

ADMINISTRATIVE MATTERS

Call to Order and Agenda: Upon a motion duly made by Director Smith, seconded by Director Garmong, and upon vote, unanimously carried, the Board called the meeting to order at 1:06 p.m.

The Board reviewed the agenda for the meeting. Following discussion, upon a motion duly made by Director Smith, seconded by Director Garmong, and upon vote, unanimously carried, the Board approved the agenda, as presented.

Disclosures of Potential Conflicts of Interest: The Directors present noted for the record that they have financial interests in entities active in developing property within the boundaries of the District, or are employed by such entities, and that such interests may be affected from time to time by actions of the District’s Board of Directors. In accordance with state law, the Directors have filed written disclosures describing such potential conflicts of interest with the Secretary of State, and the Directors present verbally reaffirmed such disclosures on the record of this meeting. Attorney Mayers confirmed the filing of the conflict disclosures.

Quorum, Location of Meeting and Posting of Meeting Notices: A quorum of the Board was confirmed. Following discussion, upon a motion duly made by Director Smith, seconded by Director Garmong, and upon vote,

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unanimously carried, the Board confirmed the location of the meeting and posting of the meeting notices and excused the absence of Director Rau.

Public Comment: There was no public comment.

Vacancy on the Board and Appointment of District Eligible Elector to the Board of Directors of the District. Oaths of Office: Following discussion, upon a motion duly made by Director Smith, seconded by Director Garmong, and upon vote, unanimously carried, the Board appointed Don Ferron III and Tyler Jones to the Board of Directors. The oaths of office were administered.

Appointment of Officers: Following discussion, upon a motion duly made by Director Smith, seconded by Director Garmong, and upon vote, unanimously carried, the Board appointed the following slate of officers:

President: Bruce Rau
Secretary: Thomas Garmong
Treasurer/Assistant Secretary: Scott Smith
Director: Don Ferron III
Director: Tyler Jones

Minutes from January 30, 2024 Regular Board Meeting: The Board reviewed the minutes of the January 30, 2024 meeting. Following review and discussion, upon a motion duly made by Director Smith, seconded by Director Garmong and, upon vote, unanimously carried, the Board approved the minutes from the January 30, 2024 regular Board meeting, as presented.

Change Order No. 1 to Contract for Banning Lewis Ranch Parkway Phase 2 Landscaping with ColoradoScapes.com Inc. in the Amount of \$51,508.00: Mr. Jones discussed the scope of Change Order No. 1 with the Board. Following review, upon a motion duly made by Director Smith, seconded by Director Garmong and, upon vote, unanimously carried, the Board ratified approval of Change Order No. 1 to contract for Banning Lewis Ranch Parkway Phase 2 Landscaping with ColoradoScapes.com Inc. in the amount of \$51,508.00.

Change Order with Frazee for Underdrain Modification for VA Outfall Sewer: Mr. Jones reviewed the scope of the Change Order with the Board. Following review, upon a motion duly made by Director Smith, seconded by Director Garmong and, upon vote, unanimously carried, the Board ratified the approval of the Change Order with Frazee for underdrain modification for VA outfall sewer.

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FINANCIAL MATTERS

Payment of Claims in the Amount of \$35,981.24: Following review, upon a motion duly made by Director Smith, seconded by Director Garmong and, upon vote, unanimously carried, the Board ratified approval of the payment of claims in the amount of \$35,981.24, as presented.

Engineer's Report and Verification of Costs Nos. 24 and 25: Following review, upon a motion duly made by Director Smith, seconded by Director Garmong and, upon vote, unanimously carried, the Board accepted the Engineer's Report and Verification of Costs Nos. 24 and 25.

LEGAL MATTERS

None.

MANAGER MATTERS

Annual Meeting: The Board discussed scheduling the Annual Board Meeting. Ms. Baptist will discuss the final date options with Mr. Miller and circulate to the Board. The meeting is planned to be held within the second quarter of 2024.

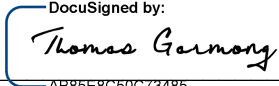
OTHER BUSINESS

None.

ADJOURNMENT

There being no further business to come before the Board at this time, upon a motion duly made by Director Smith, seconded by Director Garmong and, upon vote, unanimously carried, the Board adjourned the meeting at 1:18 p.m.

Respectfully submitted,

By 
 DocuSigned by:
AP85E8C5UC73485...
Secretary

Certificate Of Completion

Envelope Id: F15055941C774F749BB0331C1C9F8BE9	Status: Completed
Subject: Complete with DocuSign: BLRR2 - Minutes 03-26-2024	
Client Name: BLR Reg 2	
Client Number: A512187	
Source Envelope:	
Document Pages: 3	Signatures: 1
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	Minneapolis, MN 55402-1418
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Status: Original	Holder: Natalie Herschberg	Location: DocuSign
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Signer Events

Thomas Garmong
 tgarmong@oakwoodhomesco.com
 President
 Security Level: Email, Account Authentication (None)

Signature

DocuSigned by:

 AB85E8C50C73485...
 Signature Adoption: Pre-selected Style
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Sent: 5/1/2024 3:28:57 PM
 Viewed: 5/1/2024 3:53:57 PM
 Signed: 5/1/2024 3:54:06 PM

Electronic Record and Signature Disclosure:
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 ID: 405a08a5-322b-4dc4-bf19-b0073687424c

In Person Signer Events

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Status

Timestamp

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Status

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Status

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Status

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Courtney Linney
 clinney@spencerfane.com
 Security Level: Email, Account Authentication (None)

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Electronic Record and Signature Disclosure:
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Witness Events

Signature

Timestamp

Notary Events	Signature	Timestamp
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Envelope Summary Events	Status	Timestamps
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Certified Delivered	Security Checked	5/1/2024 3:53:57 PM
Signing Complete	Security Checked	5/1/2024 3:54:06 PM
Completed	Security Checked	5/1/2024 3:54:06 PM

Payment Events	Status	Timestamps
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