

RECORD OF PROCEEDINGS

MINUTES OF THE REGULAR MEETING OF THE BOARD OF DIRECTORS

OF THE

GVR METROPOLITAN DISTRICT

Held: Wednesday, February 17, 2016, at 6:30 P.M. at the
GVR Metropolitan District Office, 18650 East 45th
Avenue, Denver, Colorado.

Attendance

The regular meeting of the Board of Directors of the GVR Metropolitan District was called and held as shown above in accordance with the statutes of the State of Colorado. The following Directors, having confirmed their qualifications to serve on the Board, were in attendance:

Roger Rohrer, President
Fenna Tanner, Vice President
Tim Camarillo, Director
Matt Stallman, Director

Absent: Anthony Noble, Michael George and Michael Haskins (absences excused).

Also present were Micaela Duffy, District Manager, GVR Metropolitan District; Barbara T. Vander Wall, Seter & Vander Wall, P.C., legal counsel; Jim Tanner, Mariann Toomey, Eric Gravenson community members; Councilwoman Stacie Gilmore, Denver District 11; Rose Thomas, GVR Master HOA; Charlie Foster, Town Center Metropolitan District; District 5 Community Resource Officer Sherikera Heflin Herrera*, Denver Police Department.

[*Departed where indicated.]

Call to Order

Director Rohrer noted that a quorum of the Board was present with four directors in attendance. Thereafter, Director Rohrer called the regular meeting of the Board of Directors of the GVR Metropolitan District to order.

Approval of Agenda

The Board reviewed the agenda, and upon motion, second and unanimous vote, the Board approved the agenda as presented.

Conflict of Interest /

The Board had been previously advised that pursuant to

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Disclosure Matters

Colorado law, certain disclosures by the Board members might be required prior to taking official action at the meeting. Legal counsel advised that written disclosures of the conflicts of interest for each Director had been filed with the Secretary of State prior to the meeting.

No additional conflict disclosures were announced.

Public Comment Period:

- Master HOA

Ms. Rose Thomas reported that the HOA has two additional delegate districts.

- CAB

There were no comments on behalf of the Citizens Advisory Board at this time.

- Other

District 11 Councilwoman Stacie Gilmore reported on the recent Town Hall Visioning Session held last week, which included seven City agencies, and addressed the current and desired future state of District 11 which will be worked on over the next three to five years. She reported that people should start seeing the widening of Tower Road on the Aurora side take place, which is being performed by Sand Creek Metropolitan District. Denver Public Works states that there will be a full build-out of 56th and Dunkirk intersection soon, with the northern portion being in Aurora, and Denver building out its portion. Ms. Gilmore announced that she is sponsoring a Denver text amendment to the Denver Zoning Code. This amendment would allow for increased density in the area of the TOD station at 64th, in order to encourage additional retail development.

- Denver Police Dept.

Community Resource Officer Sherikera Heflin Herrera introduced herself to the public. Ms. Heflin Herrera reported that the Police Department is trying to increase the Neighborhood Watch program in 2016, and invites community blocks to sign up. The purpose of the Neighborhood Watch program is to encourage neighbors to look out for each other. Ms. Heflin Herrera also reported on the crime statistics for the recent period, noting that violent crime activity is down, and reminding people to close garage doors.

[*The Denver Police Officer departed at this time.]

- Other

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- There was no other public comment at this time.
- Approval of Minutes The minutes of the regular meeting of the Board of Directors held January 20, 2016, were read. Upon motion and second, and unanimous vote the Board approved the minutes as presented.
- Attorney's Report Ms. Vander Wall directed the Board members to her written legal report included in the meeting materials.
- Board Reports:
- December Financials Ms. Duffy presented the draft 2015 financial report and claims payable for the period ending December 31, 2015. She noted that these financials are final, and may be subject to any changes which may be indicated as part of the District's 2015 audit. Upon motion, second and unanimous vote, the Board accepted the December 31, 2015 financial statements as presented.
- January Financials Next, Ms. Duffy presented the financial report and claims payable for the period ending January 31, 2016. She pointed out the income line item of \$111, which is being researched and is believed to be tied to collections by the State of Colorado. Upon motion, second and unanimous vote, the Board accepted the January 31, 2016 financial statements as presented.
- District Manager's Report Ms. Duffy referred the Board members to her written monthly report and reported on the highlights. Ms. Duffy reported that the big bus has been traded in and the District has purchased two smaller busses, both of which were recently delivered. The new tractor has been ordered but has not yet been delivered.
- Discussion Items /
Unfinished Business:
- Maintenance Building
Project Update Ms. Vander Wall reported on the status of the RFP process for the maintenance building project, and the negotiations with the proposed contractor, Growling Bear. She is working with Crestone Consultants to address contract comments, which appear to be minor in nature.
- Website Update Ms. Duffy reported that she hopes to receive further input from the Directors on website feedback, using the worksheet that had been distributed. The Board agreed to table the discussion to the next meeting.
- Discussion Items / New There were no items of new business for discussion at this time.

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Business:

Executive Session

There were no items presented for executive session at this time.

Director Items

Director Camarillo reported that he was not selected for the Denver Planning Commission; he reported on a recent presentation for the Colorado Housing and Finance Authority (CHAFA), and his training for emergency planning and participation on the Emergency Preparedness Council.

There were no other director items at this time.

Other Matters

Mr. Jim Tanner suggested that District staff check the District's defibrillator equipment and batteries on a routine basis. Ms. Rose Thomas reported that the HOA is looking into instituting a farmer's market for the community, and suggested the District share in the initial costs.

There were no other matters for discussion at this time.

Adjournment

There being no further business to come before the Board, and upon motion duly made, seconded and unanimously carried, the meeting was adjourned at approximately 7:20 p.m.

Secretary for the Meeting