

# RECORD OF PROCEEDINGS

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## MINUTES OF THE SPECIAL MEETING OF THE BOARD OF DIRECTORS

OF THE

WESTGLENN METROPOLITAN DISTRICT

Held: Friday, October 29, 2021 at 11:00 a.m., at 3650 E. 1<sup>st</sup>  
Avenue, Suite 200, Denver, CO 80206

### Attendance

The special meeting of the Board of Directors of the Westglenn 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:

James M. Sullivan- President  
Michael R. Seeley- Treasurer

Also present were Elizabeth A. Dauer, Esq. Seter & Vander Wall, P.C.; and Kay Hamel, District accountant.

### Call to Order

Director Sullivan convened the special meeting at 11:31 a.m., noting that a quorum of the Board was present and had confirmed their continuing qualification to serve as Directors.

### Disclosure Matters

The Board had been previously advised that pursuant to Colorado law, certain disclosures by the Board members might be required prior to taking official action at the meeting. The Board then reviewed the agenda for the meeting, following which each Board member confirmed the contents of written disclosures previously made, stating the fact and summary nature of any matters, as required under Colorado law, to permit official action to be taken at the meeting. The Directors specifically noted that they are members of a limited liability company that purchased additional ground located in the District on September 30, 1999, in an arms-length transaction. The Board determined that the participation of the members present was necessary to obtain a quorum or otherwise enable the Board to act.

Director Seeley reported he had disclosed his interest as an owner of property located within the District, and his association with Brookhill VII, LLC, developers in the District.

# RECORD OF PROCEEDINGS

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This disclosure is associated with approval of items on the agenda that may affect his interests.

Director Sullivan had disclosed his interest as an owner of property located in the District, and his association with Sullivan Group Incorporated, and Brookhill VII, LLC, developers in the District. This disclosure is associated with approval of items on the agenda that may affect his interests.

## Approval of Minutes

Upon motion made, seconded and unanimously carried, the minutes of the September 17, 2021 regular meeting were approved as presented.

## Financial Matters / Payment of Claims

Ms. Hamel presented the District's financial report for the period ending September 30, 2021. Director Sullivan inquired of Ms. Hamel who confirmed that all accounting continues to be maintained according to GAAP, there were no unusual transactions during the time period, there were no transactions involving the directors; and, the District remains capable of paying its obligations through 2021. Upon motion made by Director Sullivan, the financial report was accepted as presented.

Ms. Hamel distributed a preliminary budget for 2022, noting that a digital version was delivered to the directors prior to October 15, 2021. Upon discussion, the Board determined to set the public hearing on the 2022 budget for December 13, 2021 at 11:00 a.m.

## Dog Park Project

Director Seeley reported concerning the meeting with the City of Westminster. He noted that the City believes an amendment to the development plan is required to construct the proposed dog park. Director Sullivan responded that he will speak with Dennis Polk concerning next steps prior to engaging in the development plan amendment process.

## Attorney Report

Ms. Dauer discussed the requirements concerning the 2022 director election. She noted that the District is now required to publish a call for nominations for director positions in a newspaper of general circulation and post to the District's website.

# RECORD OF PROCEEDINGS

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Park Update/Maintenance  
Status Report

Ms. Hamel reported that Richard Hamel has been working with the contractors on the tie-in between the park and the Westglenn apartments.

Other Business

Upon discussion, the Board determined to set its next regular meeting for December 13, 2021.

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 11:57 a.m.



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Secretary for the Meeting