

RECORD OF PROCEEDINGS

MINUTES OF A REGULAR MEETING OF
THE BOARDS OF DIRECTORS OF THE
LITTLETON VILLAGE METROPOLITAN DISTRICT NOS. 1 AND 3
(THE "DISTRICTS")
HELD
JANUARY 24, 2023

A regular meeting of the Boards of Directors of the Littleton Village Metropolitan District Nos. 1 and 3 (referred to hereafter as the "Boards") was convened on Tuesday, January 24, 2023, at 5:30 p.m. This District Board meeting was held via Microsoft Teams. The meeting was open to the public.

ATTENDANCE

Directors In Attendance Were:

District No. 1:

John (Jack) C. Buchanan, Jr., President
Sherry Buchanan, Secretary/Treasurer

District No. 3:

John (Jack) C. Buchanan, Jr., President
Sherry Buchanan, Secretary/Treasurer

Also, In Attendance Were:

Denise Denslow, Stephanie Odewumi and Thuy Dam; CliftonLarsonAllen LLP ("CLA")
Deborah Early, Esq.; Icenogle Seaver Pogue, P.C. ("ISP")
Lynn Christensen and Pete Columbo; Members of the Public

ADMINISTRATIVE MATTERS

Call to order and approval of agenda: Ms. Denslow called the meeting to order at 5:30 p.m. Following review, upon a motion duly made by Director Jack Buchanan, seconded by Director Sherry Buchanan and, upon vote, unanimously carried, the Boards approved the agenda, as presented.

The Boards of Directors of the Districts determined to hold joint meetings of the Districts and to prepare joint minutes of action taken by the Districts in such meetings. Unless otherwise noted herein, all official action reflected in these minutes shall be deemed to be the action of all Districts. Where necessary, action taken by an individual District will be so reflected in these minutes.

Disclosures of potential conflicts of interest: The Boards were advised that pursuant to Colorado law, certain disclosures by the Boards' members may be required prior to taking official action at the meeting. Ms. Early reported that disclosures for those directors with potential or existing conflicts of interest were filed with the Secretary of State's Office and the Boards at least 72 hours prior

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to the meeting, in accordance with Colorado law, and those disclosures were acknowledged by the Boards. Ms. Early inquired into whether members of the Boards had any additional disclosures of potential or existing conflicts of interest with regard to any matters scheduled for discussion at the meeting. No additional disclosures were noted. The Boards determined that the participation of the members present was necessary to obtain a quorum or to otherwise enable the Boards to act.

Quorum, location of meeting and posting of meeting notice: The Boards confirmed a quorum, the location of the meeting and the posting of the meeting notice.

Public comment: Ms. Christensen discussed parking on the west side of the AMLI Apartments and determining if this area is a fire lane. She requested that the Board meetings of the Districts be scheduled at alternate times in the future to accommodate resident attendance at the Littleton Village Metropolitan District No. 2 meetings as well. Ms. Christensen also requested pet waste solutions at the new apartment complex on Fremont Place and discussed snow removal along Fremont Place.

CONSENT AGENDA

Minutes from the October 10, 2022 special meeting of the Districts:

Unaudited Financial Statements for the period ending September 30, 2022 (District No. 3):

Interim Claims (District No. 3):

Current cash positions (District No. 3):

Following review, upon a motion duly made by Director Sherry Buchanan, seconded by Director Jack Buchanan and, upon vote, unanimously carried, the Boards approved and accepted the Consent Agenda items.

FINANCIAL MATTERS

Other: Ms. Dam informed the Boards that the 2023 Maintenance Fee Resolution was adopted based off of the \$80,000 budget and will be billed in March and September. She noted that the legal team's review of the Resolution is pending.

LEGAL MATTERS

Detention pond parcel development (District No. 3): No update was provided.

Other: Ms. Early informed the Boards that the legal team is working on a compliance agreement for reviewing construction plans from AMLI and other property owners and can finalize once they obtain estimated review costs from the Board.

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MANAGER
MATTERS

BrightView January 2023 Monthly Maintenance Report: Ms. Denslow presented the January Monthly Maintenance Report to the Boards. No action was taken.

Other: None.

DIRECTOR
MATTERS

Cost assessment to District No. 3 users/owners for access road: The Boards discussed the cost assessment to District No. 3 users/owners for an access road. It was noted that AMLI was originally going to coordinate putting in the access road, but no progress has been made. Director Jack Buchanan stated that he discussed this matter with Attorney Pogue and that more research would be done on costs for a project manager.

Other: None.

OTHER BUSINESS


Other: None.

ADJOURNMENT

There being no further business to come before the Boards at this time, upon motion duly made by Director Jack Buchanan, seconded by Director Sherry Buchanan and, upon vote, unanimously carried, the Boards adjourned the meeting at 5:50 p.m.

The foregoing constitutes a true and correct copy of the minutes of the above-referenced meeting.

Respectfully submitted,

DocuSigned by:

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Secretary for the Meeting