

# RECORD OF PROCEEDINGS

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## MINUTES OF THE SPECIAL MEETING OF THOMPSON CROSSING METROPOLITAN DISTRICT NO. 2

HELD  
December 14, 2023

The Regular Meeting of Thompson Crossing Metropolitan District No. 2 was held via Microsoft Teams and Teleconference on Thursday, December 14, 2023, at 9:45 a.m.

### ATTENDANCE

#### Directors in Attendance:

Dale Boehner, Vice President  
Todd Williams, Secretary  
Nathan Gerrard, Treasurer

#### Directors Absent but Excused:

Gary Gerrard, President & Chairperson

#### Also in Attendance:

Audrey Johnson; White Bear Ankele Tanaka & Waldron, P.C.  
Kevin Mitts, Jennifer Ondracek; Pinnacle Consulting Group, Inc.

### ADMINISTRATIVE ITEMS

Call to Order: The Special Meeting of the Board of Directors of the Thompson Crossing Metropolitan District No. 2 was called to order by Mr. Mitts at 9:45 a.m.

Declaration of Quorum/Director Qualifications/Disclosure of Potential Conflicts of Interest: Ms. Johnson noted that a quorum was present, with three out of five Directors in attendance. All Board Members confirmed their qualifications to serve on the Board. Ms. Johnson advised the Board that pursuant to Colorado law, certain disclosures by Board Members might be required prior to taking official action at a meeting. Ms. Johnson reported that disclosures for those Board Members who provided White Bear Ankele Tanaka & Waldron with notice of potential or existing conflicts of interest, if any, were filed with the Colorado Secretary of State's Office and the Board at least 72 hours prior to the meeting, in accordance with Colorado law, and those disclosures were acknowledged by the Board. Ms. Johnson inquired into whether members of the Board had any additional disclosures of potential or existing conflicts of interest regarding any matters scheduled for discussion at the meeting. No additional disclosures were noted. The participation of the members present was necessary to obtain a quorum or to otherwise enable the Board to act.

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Approval of Agenda: The Board considered the approval of the agenda. Following review and discussion, upon a motion duly made by Director Williams, seconded by Director Boehner, and upon vote, unanimously carried, it was

**RESOLVED** to approve the agenda, as presented.

Public Comment: There were no Public Comments received.

Director Comment: There were no Director Comments received.

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## FINANCIAL ITEMS

Review and Approval of the 2022 Audit: Ms. Ondracek presented the 2022 Audit to the Board and answered questions. Ms. Ondracek also stated there would need a Budget Amendment for the 2023 District Budget to account for the \$250,000.00 in Developer Advances. The District anticipates holding the budget amendment hearing at the May 8, 2024 regularly scheduled Board meeting. Following review and discussion, upon a motion duly made by Director Williams, seconded by Director Boehner, and upon vote, unanimously carried, it was

**RESOLVED** to approve the 2022 Audit, as presented.

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## ADJOURNMENT

There being no further business to come before the Board, the meeting was adjourned at 9:49 a.m.

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

Respectfully submitted,

*Kevin Mitts*

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Kevin Mitts, Recording Secretary for the Meeting