

RECORD OF PROCEEDINGS

MINUTES OF THE SPECIAL MEETING OF THE BOARD OF DIRECTORS

OF THE

SUNDANCE AT DAUBERT FARM METROPOLITAN DISTRICT

Held: Thursday, October 19, 2023, at 11:00 a.m., via zoom:

[Meeting Link](#)

Meeting ID: 871 3005 7593 Passcode: 352095

Teleconference: 1 719 359 4580

Attendance

The special meeting of the Board of Directors of the Sundance at Daubert Farm Metropolitan District was called and held, as shown, in accordance with Colorado law. The following directors confirmed their qualification to serve on the Board:

Jeff Donaldson
Mark S. Goldstein
John Gerard Giuliano
John Michael Thomas Giuliano
Karen Trippet

Also present were Dianne Miller, Rhonda Bilek and Sonja Steele, Miller Law pllc.

Call to Order

The meeting was called to order at 11:00 a.m., Ms. Steele noted that a quorum of the Board was present. Director Trippet motioned to continue the meeting at 1:00 p.m., upon second by Director Goldstein, vote was taken, and motion carried unanimously to continue the meeting at 1:00 p.m., October 19, 2023.

Ms Miller called the meeting to order at 1:04 p.m. and noted that a quorum of the Board was present, and the Directors Confirmed their qualifications to serve.

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Disclosure Matters

Ms. Miller advised the Board that, pursuant to Colorado law, certain disclosures might be required prior to taking official action at the meeting. The Board 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. Additionally, the Board determined that the participation of the members present was necessary to obtain a quorum or otherwise enable the Board to act.

Director Donaldson disclosed his interests as an owner of property within the District. These disclosures are associated with items on the agenda that may affect his interests.

Director Goldstein disclosed his interest as an owner of property within the District. He also disclosure his ownership interest in Hawthorne Investment Holdings, LLC who currently owns property within the District and who is the developer of the property within the District.

Director J.G. Giuliano disclosed his interests as an owner of property within the District. These disclosures are associated with items on the agenda that may affect his interests.

Director J.M.T. Giuliano his interest as an owner of property within the District. These disclosures are associated with items on the agenda that may affect his interests.

Director Trippet her interest as an owner of property within the District. These disclosures are associated with items on the agenda that may affect his interests.

Written disclosures of the interests of all of the directors were filed with the Secretary of State prior to the meeting.

Approval of Minutes –

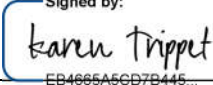
The minutes for the October 19, 2023 meeting was reviewed by the Board. Upon motion by Director Goldstein and second by Director Trippet, the Board unanimously approved the minutes as presented.

Public Hearing to Consider 2024 Budget

Ms. Miller presented a proposed budget for 2024. Ms. Miller noted that notice of the public hearing for the budget was posted on the District website and otherwise published in accordance with Colorado law. The Public Hearing was opened by Director Donaldson, there being no public present and no comments received by the District counsel, the public hearing was closed.

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	Ms. Miller reviewed the 2024 budget with the Board of Directors. Upon motion of Director Goldstein and second by Director J.G. Giuliano, vote was taken, and motion carried unanimously to adopt the 2024 Budget and Budget Resolution.
Approval of 2024 Annual Administrative Resolution	Ms. Miller presented the Board with the annual administrative resolution designating officers for the District and establishing director compensation, regular meeting dates, notice provisions, 2024 website compliance as to other administrative matters. Upon motion of Director Goldstein and second by Director Trippet vote was taken, and motion carried unanimously to approve the annual administrative resolution.
Consider Resolution Waiving Workers' Compensation Insurance for 2024	Ms. Miller presented to the Board the Resolution Waiving Workers' Compensation Insurance for 2024. Upon motion by Director J.G. Giuliano and second by Director Trippet, vote was taken, and motion carried unanimously to approve the resolution.
Other Business	Discussion on 2024 ADA website Compliance: Ms. Miller explained the new legislation and that the District website will be in compliance. Director Goldstein asked if any of the Directors had concerns about the adjacent property and the lawsuit, none of the Directors expressed any concern.
Adjournment	There being no further business to come before the Board, Upon motion by Director Trippet and second by Director J.G. Giuliano the Board unanimously adjourned the meeting at 1:13 p.m.

Signed by:

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Secretary for the District