



**MINUTES OF A REGULAR MEETING
OF THE BOARD OF DIRECTORS OF THE
MAYBERRY, COLORADO SPRINGS METROPOLITAN DISTRICTS 1-8
HELD SEPTEMBER 27, 2022, AT 8:00 A.M.**

Pursuant to posted notice, the regular meeting of the Board of Directors of the Mayberry, Colorado Springs Metropolitan Districts 1-8 was held on Tuesday, September 27, 2022, at 8:00 AM, at 614 N Tejon St., Colorado Springs, CO 80903, and via electronic means and telephone conference call.

Attendance

In attendance were Directors:

John Mick, President
Jason Kvols, Secretary
Lee Merritt, Treasurer (Excused)

Also in attendance were:

Kevin Walker, Walker Schooler District Managers
Adam Noei, Walker Schooler District Managers
Pete Susemihl, Susemihl, McDermott, & Downie, P.C.

1. ADMINISTRATIVE MATTERS

- a. Call to Order/Declaration of Quorum: Mr. Walker called the meeting to order at 9:07 AM and confirmed a quorum was present with Director Merritt excused.
- b. Approval of Agenda: President Mick moved to approve the Agenda as presented; seconded by Director Kvols. Motion passed unanimously.
- c. Approval of Minutes from July 26, 2022: Director Kvols moved to approve the Minutes from July 26, 2022; seconded by President Mick. Motion passed unanimously.

2. FINANCIALS

- a. Acceptance of Unaudited Financial Statements and the Schedule of Cash Position: After review, Director Kvols moved to accept the Unaudited Financial Statements and the Schedule of Cash Position; seconded by President Mick. Motion passed unanimously.
- b. Ratification of Approved Payables: After review, Director Kvols moved to ratify the approved payables; seconded by President Mick. Motion passed unanimously. Director Kvols asked about a payment to Zoom Aerial Photography from May and requested that Mr. Walker confirm it was not already paid at bond issuance.

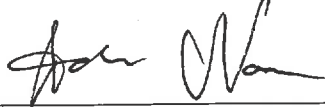
3. MANAGEMENT MATTERS

- a. Design Review Process: The Board discussed the option of establishing a fee at closing to offset administrative expenses. Mr. Walker noted a fee cannot be collected to construct landscaping on private property, but it can be collected to offset administrative expenses. Mr. Susemihl presented a Resolution regarding an administrative fee.
- b. Metro Questions: The Board discussed how to structure the front yard watering and maintenance, collection of the fee, and doing the work. The Board discussed that EUC is providing water, sewer, internet, streetlights, and trash services to Mayberry and maybe they

can provide the landscape maintenance service as well. Mr. Walker suggested establishing an easement for the front yards of the houses not including the fenced areas to allow the District to provide landscape maintenance and water. The Board agreed to continue this meeting to October 5, 2022 to further discuss these items.

4. **BUSINESS MATTERS:** There was no discussion.
5. **LEGAL MATTERS:** There was no discussion.
6. **PUBLIC COMMENT:** There was no public comment.
7. **OTHER BUSINESS**
 - a. Next Regular Meeting is October 25, 2022 at 8:00 AM.
8. **ADJOURNMENT:** President Mick moved to continue the meeting to the afternoon of October 5, 2022; seconded by Director Kvolz. Motion passed unanimously at 9:54 AM.

Respectfully Submitted,
WSDM – District Managers



By: Recording Secretary