



**MINUTES OF A CONTINUED MEETING
OF THE BOARD OF DIRECTORS OF THE
MAYBERRY, COLORADO SPRINGS METROPOLITAN DISTRICTS 1-8
HELD OCTOBER 5, 2022, AT 2:00 P.M.**

Pursuant to posted notice, the continued meeting of the Board of Directors of the Mayberry, Colorado Springs Metropolitan Districts 1-8 was held on Wednesday, October 5, 2022, at 2:00 PM, 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

Also in attendance were:

Kevin Walker, WSDM District Managers
Adam Noel, WSDM District Managers
Pete Susemihl, Susemihl, McDermott, & Downie, P.C.

1. ADMINISTRATIVE MATTERS

- a. Call to Order/Declaration of Quorum: Director Kvols moved to call the continued meeting to order at 2:00 PM; seconded by President Mick. Motion passed unanimously.
- b. Approval of Agenda: There was no discussion.
- c. Approval of Minutes from July 26, 2022: There was no discussion.

2. FINANCIALS

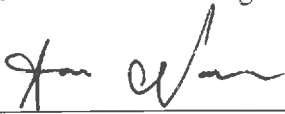
- a. Acceptance of Unaudited Financial Statements and the Schedule of Cash Position: There was no discussion.
- b. Ratification of Approved Payables: There was no discussion.

3. MANAGEMENT MATTERS

- a. Design Review Process: Director Kvols noted the intent of the meeting is to discuss landscaping fee structure and how the District can legally charge to maintain landscape in the front yards and streetscaping. The cost of the front yard landscaping installation is covered by the developer. The cost to install the landscaping within the streetscape is installed by the developer and reimbursed by the CAB and the District because it is a public expense. The Board discussed creating a blanket easement dedicated to Mayberry Metropolitan District No. 1 to allow the District to access and maintain the front yards. The Board discussed the fee structure and collection process for landscaping and parks maintenance. It was discussed that the fee will be based on the square footage of the house. The Board discussed an initial fee for landscaping and water irrigation to be collected by Ellicott Utility Company. Mr. Susemihl will modify the Resolution regarding fees to reflect the breakdown of fees for streetlights, and the landscaping fees once determined. Additionally, Mr. Susemihl will work on the easement and include language regarding the front yard easement in the Covenants.

- b. Metro Questions: There was no additional discussion.
- 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:** Director Kvolts moved to adjourn the meeting; seconded by President Mick. Motion passed unanimously at 3:57 PM.

Respectfully Submitted,
WSDM District Managers



By: Recording Secretary