

RECORD OF PROCEEDINGS

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**MINUTES OF A SPECIAL MEETING/BUDGET WORKSHOP  
OF THE BOARD OF DIRECTORS OF THE  
REUNION METROPOLITAN DISTRICT  
HELD  
OCTOBER 20, 2020**

A special meeting/budget workshop of the Board of Directors of the Reunion Metropolitan District was held Tuesday, October 20, 2020, at 4:00 p.m. Due to current circumstances related to COVID-19, this meeting was held electronically via Microsoft Teams. The meeting was open to the public.

In attendance were Directors:

Kelly Leid  
Brett Price  
Teresa Kershisnik  
Tim Roberts

Also in attendance were:

Matthew Urkoski, Anna Jones and Shelby Clymer; CliftonLarsonAllen  
LLP  
Trisha Harris, Esq.; White Bear Ankele Tanaka & Waldron P.C.  
Aaron Clutter; JR Engineering  
Steve Follweiler and Raul Martinez; Reunion Metropolitan District  
Tom Mueller, Doug Burns, Susan Good, Anna Phillips and Roger Japp;  
North Range MD No. 1, North Range Metropolitan District No. 1,  
Subdistrict No. 1 and North Range Metropolitan District No. 1, Subdistrict  
No. 2 Board Members  
AJ Heiser, Brandon Reed and Tiffanie Graham; North Range Metropolitan  
District No. 2 and North Range Metropolitan District No. 2, Subdistrict  
No. 1 Board Members  
Jim Hayes; Oakwood Homes  
Ben LaBlanc; resident  
Dusty Petrosky; resident

Call to Order

Director Leid called the meeting to order at 4:03 p.m.

Declaration of  
Quorum

A quorum was confirmed.

Disclosures and  
Potential Conflicts  
of Interest

The Board discussed the requirements pursuant to the Colorado Revised Statutes to disclose any potential conflicts of interest or potential breaches of fiduciary duty to the Board of Directors and to the Secretary of State. Ms. Harris noted that all Directors' Disclosure Statements have been filed. The

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Board noted that there are no additional conflicts to those filed with the Secretary of State pursuant to statute.

Approve Agenda After discussion, the Board approved the agenda by acclamation.

Public Comments Ben LaBlanc commented on fence design issues.

Financial Matters

A. Review and Discuss Draft 2020 Budget

Ms. Clymer reviewed the 2020 draft budget with the Board, noting the revenues and fees coming into the District via the North Range districts. Ms. Clymer reviewed the General Fund revenues and expenses.

Mr. Urkoski indicated there are two options: increase revenues or decrease expenses in order to stabilize fund balances in subsequent years. Ms. Clymer noted the operating expenses have increased across the board for pool operations.

Discussion ensued regarding options for reallocated or apportioning the recreation center and pool operations fund balance.

Director Price noted Oakwood Homes could put together a forecast of what new home building might look like in the coming two to three years, and extrapolate associated fees and whether those revenues could offset some of the pool related costs.

The Board directed staff to prepare an analysis that could allow for a refund or credit for discussion at the November budget hearing, along with a brief resident survey gauging residents' overall preference and whether refunds should be distributed or invested in other community amenities.

Director Kershisnik indicated the HOA fee surplus could potentially be applied to the pool/recreation center fee shortfall. Ms. Clymer noted staff will do an additional analysis to see if this would be a possibility.

Executive Session

Not needed.

Other Business

None.

Adjournment

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There being no further business to come before the Board, Director Leid adjourned the meeting at 6:02 p.m.

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

Respectfully submitted,

DocuSigned by:  
*Tim Roberts*  
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Secretary for the Meeting

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Envelope Sent	Hashed/Encrypted	12/2/2020 1:51:30 PM
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