

**JOINT MINUTES OF THE SPECIAL BOARD MEETING
OF THE BOARD OF DIRECTORS OF THE
GOLD HILL MESA METROPOLITAN DISTRICT NO. 2
HELD MAY 15, 2025
AT 9:00 AM**

Pursuant to posted notice, the special meetings of the Board of Directors of the Gold Hill Mesa Metropolitan District Nos. 1 and 2 were held on Thursday, May 15, 2025, at 9:00 a.m., via tele/videoconference: <https://video.cloudoffice.avaya.com/join/471819234>.

Attendance:

In attendance were Directors:

Stephanie Edwards,	President
John Olson,	Treasurer
Barry Brinton,	Assistant Director

Directors Absent

George Dowd,	Assistant Secretary (excused)
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Also in attendance were:

Rebecca Harris,	WSDM District Managers
Danielle Daigle-Chavez,	WSDM District Managers
Pete Susemihl,	Legal Counsel
Neal Schuerer	Resident
Justin Burns	Resident

Combined Meeting: The Board of Directors of the Districts have determined to hold a joint meeting of the Districts and to prepare joint minutes of actions taken by the Districts in such meetings. Unless otherwise noted herein, all official action reflected in these minutes shall be deemed to be the action of all Districts. Where necessary, action taken by an individual District will be so reflected in these minutes.

1. Call to Order: The meeting was called to order at 9:09 a.m. by Ms. Harris.
2. Declaration of Quorum/Director Qualifications/ Disclosure Matters: Ms. Harris confirmed a quorum was present for District No. 1 and No. 2.
3. Approval of Agenda: Director Olson to approve the Agenda as presented; seconded by Director Brinton. Motion passed unanimously.
4. Review and consider the appointment of Vacancy: After discussion President Edwards motioned to appoint Justin Burns to the vacancy, seconded by Director Olson. Motion passed unanimously.
5. Determine election of officer positions: After discussion Director Brinton motioned to keep Director Edwards in the President position, Director Olson in the Treasurer position, and Director Burns in the Secretary position, seconded by Director Olson. Motion passed unanimously.

6. Approval of Special Board meeting minutes from March 28, 2025: After review President Edwards motioned to approve the Special Meeting Minutes from March 28, 2025 as presented, seconded by Director Brinton. Motion passed unanimously.
7. Financial Matters.
 - a. Review the April 30, 2025, Unaudited Financial Statements: Ms. Harris will provide follow-up to the Board for savings account options. After discussion, Director Brinton motioned to approve the Unaudited Financials as presented, seconded by President Edwards. Motion passed unanimously.
 - b. Ratify and Approve Payables through May 15, 2025: After review Director Olson motioned to ratify and approve the Payables as presented, seconded by President Edwards. Motion passed unanimously.
8. Public Comment: No public comment
9. Management Matters
 - a. Discuss the status of recent underdrain inspection and determine HOA involvement: After discussion it was resolved that the Neighborhood Association will provide an updated MOU to be executed annually between the HOA and the Metro District. Ms. Harris will prepare a presentation regarding the underdrain system for the upcoming Annual Metro Meeting now scheduled for June 25th, 2025.
 - b. Discuss and consider acceptance of Lot Line Adjustment request: Ms. Harris provided the update regarding Director Burns' request to adopt a permanent easement adjustment for his home's property line. After discussion, Director Olson motioned to approve Director Burns proceeding with a Lot Line Adjustment, second by President Edwards. Motion passed unanimously.
10. Landscape Matters:
 - a. Discuss Tree Replacement plan for 2025: Ms. Harris provided the update that Weisburg will provide their updated pricing as well as a map for tree replacement in the coming week.
 - b. Discuss Filing 10 tree replacement: Ms. Harris updated the board that the developer has not requested for additional tree replacement in filing 10 from last negotiated efforts to reduce the developer reimbursement.
 - c. Discuss status of Brightview tree replacement: Ms. Harris updated the board that BrightView is open to paying Weisburg's costs to replace the affected trees, as Weisburg will be completing the install and also warranting the work.
11. Legal Matters:
 - a. Review and consider adoption of Resolution for District No. 1 Requesting Administrative Dissolution: Legal Counsel recommended waiting on this issue so that Director Burns could also be present for this discussion.
 - b. Review and consider acceptance of Developer Bond: Ms. Harris will provide Legal Counsel with an Amortization schedule which then will be presented to the Developer.
12. Old Business:
 - a. Community center purchase: Discussion tabled.

13. Adjourn:

- a. Next Regular Meeting Date- July 17, 2025, at 9:00am, this meeting will be to review and adopt the audit.

Rebecca Harris

Submitted by: Recording Secretary

THESE MINUTES ARE APPROVED AS THE OFFICIAL MAY 15, 2025, REGULAR MEETING MINUTES OF THE GOLD HILL MESA METROPOLITAN DISTRICT NOS. 1 AND 2.

J. Burns

JUSTIN BURNS (Jul 22, 2025 17:06 MDT)

Approved by: Secretary of the Board









GHMD 1-2 Minutes 05-15-2025

Final Audit Report

2025-07-22

Created:	2025-07-21
By:	Rebecca Harris (rebecca.h@wsdistricts.co)
Status:	Signed
Transaction ID:	CBJCHBCAABAAAnmkJv5CTWuJuXxPgpJmRgUL1dufCA-qe

"GHMD 1-2 Minutes 05-15-2025" History

-  Document created by Rebecca Harris (rebecca.h@wsdistricts.co)
2025-07-21 - 10:45:11 PM GMT
-  Document emailed to JUSTIN BURNS (justin@jlburns.com) for signature
2025-07-21 - 10:45:14 PM GMT
-  Document emailed to Rebecca Harris (rebecca.h@wsdistricts.co) for signature
2025-07-21 - 10:45:15 PM GMT
-  Email viewed by Rebecca Harris (rebecca.h@wsdistricts.co)
2025-07-21 - 10:47:34 PM GMT
-  Document e-signed by Rebecca Harris (rebecca.h@wsdistricts.co)
Signature Date: 2025-07-21 - 10:47:43 PM GMT - Time Source: server
-  Email viewed by JUSTIN BURNS (justin@jlburns.com)
2025-07-22 - 11:06:19 PM GMT
-  Document e-signed by JUSTIN BURNS (justin@jlburns.com)
Signature Date: 2025-07-22 - 11:06:36 PM GMT - Time Source: server
-  Agreement completed.
2025-07-22 - 11:06:36 PM GMT