

MINUTES OF A SPECIAL MEETING OF THE BOARD OF DIRECTORS

OF

THE GLEN METROPOLITAN DISTRICT NO. 3

Held: Friday, October 15, 2021 at 10:00 a.m.

*This meeting was held via teleconference.*

Attendance

The Special meeting of the Board of Directors of The Glen Metropolitan District No. 3 was called and held in accordance with the applicable laws of the State of Colorado. The following Directors, having confirmed their qualifications to serve, were in attendance:

J. Mark Watson  
J. Ryan Watson  
Gordon Wennen  
Sean Watson

Director Lisa Watson was absent. All absences are deemed excused unless otherwise noted in these minutes.

Also present were William P. Ankele, Jr., Esq. and Ashley B. Frisbie from White Bear Ankele Tanaka & Waldron, Attorneys at Law.

Call to Order/Declaration of Quorum

It was noted that a quorum of the Board was present and Director Mark Watson called the meeting to order.

Conflict of Interest Disclosures

Mr. Ankele advised the Board that, pursuant to Colorado law, certain disclosures might be required prior to taking official action at the meeting. Mr. Ankele reported that disclosures for those directors that provided White Bear Ankele Tanaka & Waldron with notice of potential or existing conflicts of interest were filed with the Secretary of State's Office and the Board at least 72 hours prior to the meeting, in accordance with Colorado law, and those disclosures were acknowledged by the Board. Mr. Ankele inquired into whether members of the Board had any additional disclosures of potential or existing conflicts of interest with regard to any matters scheduled for discussion at the meeting. No additional disclosures were noted. The participation of the members present was necessary to obtain a quorum or to otherwise enable the Board

to act.

Approval of Agenda

Mr. Watson presented the proposed agenda to the Board for consideration. Following discussion, upon a motion duly made and seconded, the Board unanimously approved the agenda as presented.

Public Comment

No members of the public were present.

Legal Matters

Consider Approval of Quit Claim Deed, by and between the District and The Glen Filing Nos. 6A, 6B & 6C Homeowners Association, Inc.

Mr. Ankele presented the Quit Claim Deed, by and between the District and The Glen Filing Nos. 6A, 6B and 6C Homeowners Association, Inc., to the Board. Following discussion, upon a motion duly made and seconded, the Board unanimously approved the Deed, subject to change in language to confirm that conveyance is on an as-is basis with no warranties.

Consider Approval of Bill of Sale from the District to The Glen Filing Nos. 6A, 6B & 6C Homeowners Association, Inc.

Mr. Ankele presented the Bill of Sale from the District to The Glen Filing Nos. 6A, 6B and 6C Homeowners Association, Inc., to the Board. Following discussion, upon a motion duly made and seconded, the Board unanimously approved the Bill of Sale, subject to change in language to confirm that conveyance is on an as-is basis with no warranties.

Discussion of License Agreement relating to Park, Basketball Court, and Dog Park.

The Board engaged in a Discussion of License Agreement relating to the Park, Basketball Court, and Dog Park. Following discussion, upon a motion duly made and seconded, the Boards unanimously approved a license or easement with HOA, as may be needed, for existing park area and proposed basketball court and dog-park, subject to finalization by legal counsel.

Ms. Frisbee inquired about the rock material staged in the cul-de-sac on Dutch Loop. Director Ryan Watson confirmed that the rock is being staged for construction of a future trail. The work is in process and is anticipated to be completed in the next few weeks; however, the work may be extended based on availability of materials from the quarry, as the quarry is only open for business on limited days each month. Director Ryan Watson also noted that the staging area is within the right-of-way, and is not located on any District or HOA owned property.

Other Business

Next Meeting

November 18, 2021

Adjourn

There being no further business to come before the Board, and following discussion and upon a motion duly made, seconded and unanimously carried, the Board determined to adjourn the meeting.

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

  
J Ryan Watson (Jan 12, 2022 09:21 MST)

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Secretary for the Meeting

The foregoing minutes were approved on the 18<sup>th</sup> day of November, 2021.