

**RECORD OF PROCEEDINGS  
MINUTES OF A SPECIAL MEETING  
OF THE BOARD OF DIRECTORS OF  
FOUR CORNERS BUSINESS IMPROVEMENT DISTRICT**

**HELD:** Thursday, January 5, 2023, at 9:30 a.m. via telephone conference

**ATTENDANCE:**

A special meeting of the Board of Directors of the Four Corners Business Improvement District was called and held as shown above and in accordance with the applicable statutes of the State of Colorado; a conference telephone was in use at the meeting location in compliance with C.R.S. 24-6-402-(1)(b), with the following directors present and acting:

David Waldner (by videoconference/phone)  
David Starnes (by videoconference/phone)  
Bill Cross (by videoconference/phone)  
Andrew Hays (excused)  
Tim Westbrook (by videoconference/phone)

Also, present by videoconference/phone: Joe Norris, Cockrel Ela Glesne Greher & Ruhland, PC, District Counsel; Diane Wheeler, Simmons and Wheeler, District Accountant; Angela Elliott, District Manager and Marlene Pappas, Teleos Management; Daniel Hubbard, H2 Development Services, LLC; and Megan Murphy, White Bear Ankele Tanaka and Waldron.

**CALL TO ORDER:**

On behalf of the Board, District Counsel Norris called the meeting to order at 9:31 a.m. and noted for the record that a quorum was present.

**DISCLOSURE OF POTENTIAL CONFLICTS OF INTEREST:**

The Board noted that disclosure statements had been filed on behalf of two of the members of the Board of Directors with the Office of the Colorado Secretary of State and with the Board of Directors of the District. Upon motion duly made, seconded, and unanimously carried, the Board directed that said disclosures be incorporated herein.

**PUBLIC COMMENT:** None

**APPROVAL OF MINUTES:**

The Board reviewed the minutes of the December 1, 2022, special meeting. Following discussion, upon motion duly made by Director Waldner, seconded by Director Starnes, upon vote and unanimously carried, the Board approved the minutes of the December 1, 2022, special meeting.

**APPROVAL OF AGENDA:**

Following discussion, upon motion duly made, seconded, upon vote and unanimously carried, the Board approved the agenda as presented.

**DIRECTOR MATTERS:** None

**FINANCIAL MATTERS:**

A. Adoption of Resolution Ratifying Pay Request #3 and Requisition Nos. 9, 10, 11 and 12 of Project Funds in the amount not to exceed \$126,497.00.

Following discussion, upon motion duly made by Director Waldner, seconded by Director Starnes, upon vote and unanimously seconded, the Board adopted the Resolution Ratifying Pay Request #3 and Requisition of Project Funds in an amount not to exceed \$126,497.00, and subject to review and approval by H2 Development.

**LEGAL MATTERS:**

A. Consider Adoption of Resolution Designating 2023 official Posting Place.

Following discussion, upon motion duly made by Director Waldner, seconded by Director Cross, upon vote and unanimously seconded, the Board adopted the Resolution Designating 2023 Posting Place as the website and if internet is not available, the physical posting is at: wooden post at the northeast corner of the property located at the intersection of Erie Parkway and County Line Road.

**MANAGEMENT MATTERS:** None

**OTHER BUSINESS:**

**ADJOURNMENT:**

There being no further business to come before the Board, the meeting was adjourned at 9:44 a.m.

The foregoing minutes constitutes a true and correct copy of the minutes of the above-referenced meeting and was approved by the Board of Directors of the Four Corners Business Improvement District.

Respectfully,

  
Secretary of the Board