

RECORD OF PROCEEDINGS

MINUTES OF A SPECIAL MEETING OF
THE BOARD OF DIRECTORS OF THE
TALLYN'S REACH AUTHORITY
HELD
SEPTEMBER 21, 2021

A special meeting of the Board of Directors of the Tallyn's Reach Authority (referred to hereafter as the "Board") was convened on Tuesday, September 21, 2021, at 6:00 p.m. This Board meeting was held via Microsoft Teams. The meeting was open to the public.

ATTENDANCE

Directors in Attendance Were:

BJ Pell, Vice-President/Assistant Secretary
Harry Yosten, Treasurer
Mike Dell'Orfano, Assistant Secretary

The absence of President Patterson and Assistant Secretary Wagner were noted and excused.

Also in Attendance Were:

Blair Dickhoner, Esq.; White Bear Ankele Tanaka & Waldron ("WBA")
Celeste Terrell and Denise Denslow; CliftonLarsonAllen LLP - Authority Manager ("CLA")
Shelby Clymer; CliftonLarsonAllen LLP - Authority Accountant ("CLA")
Kimberly Armitage; YMCA
Craig Miller; Horticulturist
Jeffrey Beard; Member of the Public
Bill Barcus; Member of the Public
Dave Altman; Member of the Public
Susan Marenya; Member of the Public

ADMINISTRATIVE MATTERS

Call to Order: The meeting was called to order at 6:01 p.m.

Agenda: Following review and discussion, upon a motion duly made by Director Dell'Orfano, seconded by Director Pell and, upon vote, unanimously carried, the Board approved the Agenda, as amended, and excused the absence of Directors Patterson and Wagner.

Disclosures of potential conflicts of interest: Attorney Dickhoner advised the Board that, pursuant to Colorado law, certain disclosures might be required prior to taking official action at the meeting. Attorney Dickhoner 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. Attorney Dickhoner 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

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members present was necessary to obtain quorums or to otherwise enable the Board to act.

Quorum: The Board confirmed a quorum for the meeting, the meeting location and posting of meeting notice.

Presentation by Craig Miller on Native Grasses: Mr. Miller provided a presentation and reviewed his report on the Tallyn's Reach native areas, including recommendations for future improvements. The presentation was recorded and will be posted on the Authority's website.

Public Comment: Mr. Beaird inquired about an update on the drainage issue on Buchanan. Ms. Terrell reported that an engineering proposal was on the agenda and will be discussed later in the meeting.

Mr. Beaird asked for an update on the issue with the sidewalk(s). Ms. Terrell reported that she had not heard back from the owner who was to follow up but she will reach back out to him.

Mr. Altman inquired about the dead trees in the park by South Goldbug Court and if they were going to be removed. Ms. Terrell indicated she would follow up with the landscape company to coordinate their removal.

CONSENT AGENDA

Ms. Terrell reviewed the Consent Agenda with the Board and noted that any item may be removed from the Consent Agenda to the regular Agenda upon the request of any Director. Upon a motion duly made by Director Pell, seconded by Director Yosten and, upon vote, unanimously carried, the following items on the Consent Agenda were approved, ratified and/or adopted, as appropriate:

- A. Minutes of July 13, 2021 Special Meeting as revised.
- B. Interim Claims (July 7, 2021 – September 15, 2021) totaling \$730,715.07.
- C. Independent Contractor Agreement with CoCal Landscape Service Inc. for a Retaining Wall Installation Project in the amount of \$96,330.
- D. Independent Contractor Agreement for Native Grass Assessment with Craig Miller.
- E. Independent Contractor Agreement for Open Space Management for Weed and Native Plant Management Program for Fall 2021 with Ark Ecological Services, LLC.

FINANCIAL MATTERS

July 31, 2021 Unaudited Financial Statements and Cash Position Schedule: Ms. Clymer reviewed the Unaudited Financial Statements and Cash Position Schedule with the Board. Following review, upon a motion duly made by Director Yosten, seconded by Director Dell'Orfano and, upon vote, unanimously carried, the Board accepted the July 31, 2021 Unaudited Financial Statements and Cash Position Schedule as presented.

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LEGAL MATTERS

License Agreement with Public Service Company of Colorado: Attorney Dickhoner provided an overview to the Board. No Board action taken.

Collections and Foreclosures: The Board engaged in discussion regarding collections and foreclosures. Attorney Dickhoner informed the Board that he will provide recommendations to the Board on third party firms that handle any foreclosures.

Social Media Policy: Attorney Dickhoner provided an overview to the Board and noted that he will review and send to the Board for their feedback. No Board action taken.

MANAGER MATTERS

Addition of Flashing Lights to Crosswalk Signs on Aurora Parkway: Ms. Terrell provided an update to the Board and reported that's he has received a proposal for installation and work will be underway soon.

Discussion of Delinquency Report: No Board discussion was necessary.

Landscape Committee:

Report to the Board: Director Yosten provided an overview of the report.

Pool Discussion – Repairs and Maintenance:

Estimate from Aquatic Chemical Solutions (“ACS”) to Replace and Repair Coping Stones in the Amount of \$7,800: Following review and discussion, upon a motion duly made by Director Pell, seconded by Director Dell’Orfano and, upon vote, unanimously carried, the Board approved the estimate from ACS to replace and repair the coping stones in an amount of \$7,800.

Camera System Upgrade: Ms. Armitage provided a proposal from the YMCA to upgrade the camera system at the clubhouse & pool in an amount of \$14,025.38. Following review and discussion, upon a motion duly made by Director Pell, seconded by Director Yosten and, upon vote, unanimously carried, the Board approved the proposal as presented.

Motion Lighting: The Board discussed the addition of motion lighting for the clubhouse and pool. The YMCA will obtain proposals to add in additional motion lighting, as requested. Following discussion, upon a motion duly made by Director Pell, seconded by Director Yosten and, upon vote, unanimously carried, the Board approved to have the YMCA move forward with having motion lights installed for an amount of \$692.34.

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RFP for Snow Removal and Landscape Services:

Landscape Committee Recommendation: Ms. Terrell discussed the proposals received and provided her recommendation following review, to contract with Brightview Landscape Services, Inc. for 2021-2022 snow removal services.

Director Yosten discussed the Landscape Committee's recommendation, and they agree with contracting with Brightview Landscape Services, Inc. for the 2021-2022 snow removal services.

Following discussion, upon a motion duly made by Director Yosten, seconded by Director Dell'Orfano and, upon vote, unanimously carried, the Board approved to contract with Brightview Landscape Services, Inc. for the 2021-2022 snow removal services.

Engineering Proposal from IMEG Corp. for Drainage Issues on Buchanan Court: Ms. Terrell reviewed the engineering proposal with the Board. Following review and discussion, upon a motion duly made by Director Pell, seconded by Director Yosten and, upon vote, unanimously carried, the Board approved the proposal from IMEG Corp. for engineering work related to drainage issues on Buchanan Court for an amount not to exceed \$16,000.

2022 Turf-to-Native Test Sites: Director Yosten provided an overview to the Board. Following review and discussion, upon a motion duly made by Director Dell'Orfano, seconded by Director Yosten and, upon vote, unanimously carried, the Board approved the test sites, as presented.

West Quad Beautification Planning: This item was discussed as part of the Landscape Committee Report.

Xeriscaping for Three Median Islands on Aurora Parkway South of Arapahoe Road: Director Yosten provided an overview for the Board. Following discussion, upon a motion duly made by Director Dell'Orfano, seconded by Director Pell and, upon vote, unanimously carried, the Board approved the xeriscaping for the three median islands on Aurora Parkway, south of Arapahoe Road, and directed staff to move forward with a contract.

Addendum to Independent Contractor Agreement with ET Irrigation for 2022 Irrigation Season: Following review and discussion, upon a motion duly made by Director Dell'Orfano, seconded by Director Pell and, upon vote, unanimously carried, the Board approved the First Addendum to the Independent Contractor Agreement (Irrigation System Assessment) with ET Irrigation Management Specialists LLC.

Public Hearing for 2022 Budget – November 16, 2021 at 6:00 p.m.: The Board confirmed a quorum for the Public Hearing on the 2022 Budget on November 16, 2021 at 6:00 p.m.

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ADJOURNMENT

There being no further business to come before the Board, upon a motion duly made by Director Yosten, seconded by Director Pell and, upon vote, unanimously carried, the Board adjourned the meeting at 8:17 p.m.

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

DocuSigned by:


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Secretary for the Meeting

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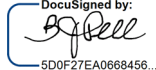
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Timestamps

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Certified Delivered

Security Checked

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