

**MINUTES OF A REGULAR MEETING OF THE BOARD OF DIRECTORS OF THE
MURPHY CREEK METROPOLITAN DISTRICT NO. 3
HELD OCTOBER 16, 2024**

A regular meeting of the Board of Directors of the Murphy Creek Metropolitan District No. 3 was held on Wednesday, October 16, 2024, at 6:00 p.m. at the Murphy Creek Community Center/Clubhouse at 23801 East Florida Avenue, Aurora, Colorado 80018. The meeting was open to the public.

Attendance

In attendance were the following Directors:

Dennis Lyon

Josh Rodriguez

Alex Ortiz

Also, in attendance were:

Shannon Torgerson, Goodwin & Company

Several constituents were also in attendance.

Administrative Matters

Call to Order/Declaration of Quorum – Director Lyon called the meeting to order at 6:02 p.m. Quorum was declared with 3 of 5 Board members in attendance.

Pledge of Allegiance – Director Lyon led those in attendance in reciting the Pledge of Allegiance.

Approval of Agenda, Meeting Location and Posting Location – Following discussion, upon a motion made by Director Ortiz, seconded by Director Rodriguez and, upon vote, unanimously carried, the Board approved the agenda as amended. Ms. Torgerson noted the agenda and notice of meeting was posted to the District’s website on Friday, October 11, 2024.

Public Comment – There were no public comments.

Consider Approval of Prior Meeting Minutes – September 18, 2024 Special Meeting Minutes – Following discussion, upon a motion made by Director Ortiz, seconded by Director Lyon and, upon vote, carried by a vote of 2-0-1 with Director Rodriguez abstaining, the Board approved the September 18, 2024 Special Meeting minutes as presented.

Financial Matters

Review and Acceptance of September 30, 2024 Financial Statements – Ms. Torgerson reviewed the financial statements for the period ended September 30, 2024 with the Board. Following

discussion, upon a motion made by Director Ortiz, seconded by Director Rodriguez and, upon vote, unanimously carried, the Board accepted the financials for the period ended September 30, 2024, as presented.

Ms. Torgerson notified the Board that due to delays by collection counsel, no accounts were prepared to be turned over to the County for collection. It was recommended that no accounts be turned over to collection counsel and the special tax assessment process start in August 2025.

2024 Amended Budget and 2025 Budget Hearing

Open Hearing – Following discussion, upon a motion made by Director Ortiz, seconded by Director Rodriguez and, upon vote, unanimously carried, the Board opened the public hearing regarding the 2024 Amended Budget and 2025 Budget at 6:13 pm.

Review of 2024 Amended Budget – Ms. Torgerson reviewed the proposed 2024 Amended Budget with those in attendance.

Review of 2025 Budget – Ms. Torgerson reviewed the proposed 2025 Budget with those in attendance.

Close Hearing – Following discussion, upon a motion made by Director Rodriguez, seconded by Director Ortiz and, upon vote, unanimously carried, the Board closed the public hearing regarding the 2024 Amended Budget and 2025 Budget at 6:42 pm.

Adoption of 2024 Budget Amendment Resolution – Following discussion, upon a motion made by Director Rodriguez, seconded by Director Ortiz and, upon vote, unanimously carried, the Board adopted the 2024 Amended Budget and the 2024 Budget Amendment Resolution as presented.

Adoption of 2025 Budget Resolution, to Set Mill Levies and to Appropriate Sums of Money – Following discussion, upon a motion made by Director Ortiz, seconded by Director Rodriguez and, upon vote, unanimously carried, the Board adopted the 2025 Budget Resolution, to set the Mill Levy at 34.240 Mills and to Appropriate Sums of Money.

Consultant Matters

Security Update – There was no update.

Landscape Update – There was no update.

District Committee
Updates

Community Center – A typo was noted on the agenda. The heading should be “Community Center” not “Committee Center”. Ms. Torgerson noted the acoustic project is in the process of being scheduled with Listen Up.

Communication – The Communication Committee reviewed the survey results with the Board and noted the website is still being worked on.

Garden – Following discussion, upon a motion made by Director Ortiz, seconded by Director Rodriguez and, upon vote, unanimously carried, the Board approved the Garden Committee Charter as presented.

Landscape – Following discussion, upon a motion made by Director Rodriguez, seconded by Director Ortiz and, upon vote, unanimously carried, the Board approved the Landscape Committee Charter as presented.

Recreation – The Board requested the pool closing report from Front Range Recreation.

Projects – Director Ortiz noted the resurfacing of the Tennis Courts has been completed. The Board will discuss the storage of the pickleball court nets and the rolling of the screens for the winter months at the November meeting.

Other Business

Consider iamGIS Proposal for District Mapping Services – Ms. Torgerson reviewed the proposal with iamGIS for District Mapping Services with the Board noting this was requested to allow for better tracking of physical assets such as irrigation lines, trees, and tot lots. This will assist in work order management and in determining if irrigation or tree issues are repeatedly happening in the same areas. Following discussion, upon a motion made by Director Ortiz, seconded by Director Rodriguez and, upon vote, unanimously carried, the Board approve the proposal with iamGIS at a cost of \$8500 per year, a \$2000 one-time implementation fee and \$2932 for November and December 2024.

Pool Shade Structure Proposal from Playwell Group – Ms. Torgerson reviewed the proposals from the Playwell Group to replace the existing pergolas with permanent shade structures. Following discussion, upon a motion made by Director Rodriguez, seconded by Director Ortiz and, upon vote, unanimously carried, the Board approved the pool shade structure proposal from the Playwell Group at the cost of \$132,683.22.

Holiday Lighting Proposals – Director Ortiz reviewed the proposals for holiday lighting with the Board. Following discussion, upon a motion made by Director Ortiz, seconded by Director Rodriguez and, upon vote, the Board approved the proposal from 1st in Lights and Design at a cost of \$18,704.

2025 Landscape Maintenance Proposals – Ms. Torgerson presented 2 proposals for landscape maintenance in 2025 to the Board for consideration. Director Lyon requested a meeting be set up with Environmental Designs to review their proposal, noting it is his opinion that LMI’s services have been marginal at best. This item was tabled until the November meeting.

Winter Watering Proposal – Due to the pending decision on the 2025 Landscape Maintenance Proposals, the Board tabled this item until the November meeting.

Planting Bed Design Discussion – Following discussion, upon a motion made by Director Lyon, seconded by Director Ortiz and, upon vote, unanimously carried, the Board approved the proposal from Sage Design to redesign the planting beds at a cost of \$12,000.

2025 Pool Management/Lifeguard Proposal – Ms. Torgerson reviewed the 2025 Pool Management/Lifeguard Proposal from Front Range Recreation noting to secure services for 2025, the Board needs to decide on the proposal as soon as possible. Following discussion, upon a motion made by Director Ortiz, seconded by Director Rodriguez and, upon vote, unanimously carried, the Board approved the 2025 Pool Management/Lifeguard Proposal from Front Range Recreation at a cost of \$87,000.

The Board reviewed suggestions and questions from the District’s insurance provider regarding the liability of not having lifeguards staffing the pool. It was determined further discussion will be held regarding staffing of the pool later.

Board Member Comments

There were no Board Member Comments.

Other Items to Discuss

2025 Insurance Renewal – The Board reviewed the 2025 insurance renewal options with the Colorado Special District Property and Liability Pool. Following discussion, upon a motion made by Director Ortiz, seconded by Director Rodriguez and,

upon vote, unanimously carried, the Board approved the insurance renewal at a cost of \$43,694 for 2025.

Confirm Quorum for Next Scheduled Meeting

Ms. Torgerson requested the Board members in attendance confirmed their attendance at the next meeting, scheduled for November 20, 2024, at 6:00 pm via email. Ms. Torgerson noted the Annual Meeting will start at 6:00 pm, reminding the Board no business can be conducted during this meeting. Upon adjournment of the Annual Meeting, the Board meeting will start at 7:00 pm.

Adjournment

With no further business to discuss, upon a motion made by Director Rodriguez, seconded by Director Ortiz and, upon vote, unanimously carried, the meeting adjourned at 8:08 p.m.

Respectfully submitted,

Shannon Torgerson

Secretary for the Meeting