

# RECORD OF PROCEEDINGS

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## MINUTES OF THE SPECIAL MEETING OF THE BOARD OF DIRECTORS

OF THE

WRIGHT FARMS METROPOLITAN DISTRICT

Held: Thursday, December 3, 2020 at 7:00 p.m.  
Virtual meeting held via Zoom due to State and  
Local Public Health Orders related to COVID-19

### Attendance

The special meeting of the Board of Directors of the Wright Farms Metropolitan District was called and held as shown above in accordance with the statutes of the State of Colorado. The following Directors, having confirmed their qualifications to serve on the Board, were in attendance:

Joyce Espinoza  
Heidi Farfel  
James A. Ray  
Michael Stangoni

Also in attendance were Debbie Sedgeley, CliftonLarsonAllen, LLP; Jim Ihnen, JBK Landscape, LLC; and Judy Haberer, District Administrator.

### Call to Order

Director Ray noted that a quorum of the Board was in attendance and the Directors confirmed their continuing qualification to serve. The meeting was called to order at 7:05 p.m.

### Disclosure Matters

The Directors reported that they had disclosed their interests as owners of property located in the District. Written disclosures of these interests have been filed with the Secretary of State.

The Board reviewed the agenda for the meeting, following which each Board member had the opportunity to identify any additional conflicts. No additional conflicts were identified.

Additionally, the Board determined that the participation of the members present was necessary to obtain a quorum or otherwise enable the Board to act.

### Public Comment

There was no public comment.

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Approval of November 5,  
2020 Meeting Minutes

The minutes of the November 5, 2020 special meeting were reviewed. Upon motion made, seconded and unanimously carried, the minutes were approved as presented.

Financial Matters

Ms. Sedgeley reviewed the District's financials through the end of October 2020 and its schedule of cash position.

She reviewed the balance sheet, general fund, conservation trust fund, property tax schedule, and accounts payable.

The Board reviewed the claims payable. Ms. Sedgeley noted that the Lightning Mobile invoice was not provided, so will pay them for two months at the January meeting.

Upon motion made, seconded and unanimously carried, the Board accepted the financials as presented and approved the claims payable.

Next, Ms. Sedgeley discussed the mill levy certification process, under which CLA will prepare and submit the mill levy certification with Adams County no later than December 15. The final budget does not need to be filed with the State of Colorado until January 31, along with the budget resolution.

First Bank has agreed to issue a debit card, but not a credit card, and the District will need to transfer \$100,000 to a new account at the bank. Upon motion made, seconded and unanimously carried, the transfer of funds and issuance of the debt card for water payments was approved.

Fence Replacement

The Board reviewed the proposal from Commercial Fence and Iron Works for replacement of the fence around the tree. The Board discussed ensuring that the new portion of the fence would match the existing fence and whether the homeowner wants the tree removed. No action was taken at this time.

Traffic Bollard Installation

There was no update.

Attorney Report

Mr. Ihnen agreed to service as the contact for locate requests. JBK will bill its time incurred to respond to locate requests.

JBK Report

Mr. Ihnen reported that the final fall cleanup will be performed once the most recent snow melts.

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There is an old phone box in the District that JBK will remove.

2021 contract, annual flowers and dog station proposals will be ready for review at the January 2021 meeting.

District Administrator  
Report

Ms. Haberer is finishing the winter newsletter.

The Board discussed some divots in the safety surface at the toddler playground. Ms. Haberer will follow up with GoPlay about this.

Other Business

There was no other business.

Adjournment

There being no further business to come before the Board, and upon motion duly made, seconded and unanimously carried, the meeting was adjourned at 8:32 p.m.

## Heidi Farfel

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Secretary for the Meeting

Signature:   
Heidi Farfel (Feb 4, 2021 18:01 MST)

Email: [hrdfarfel@gmail.com](mailto:hrdfarfel@gmail.com)