

RECORD OF PROCEEDINGS

MINUTES OF A REGULAR MEETING OF
THE BOARD OF DIRECTORS OF THE
BANNING LEWIS RANCH METROPOLITAN DISTRICT NO. 2 (THE
“DISTRICT”)
HELD
JULY 28, 2022

A regular meeting of the Board of Directors of the Banning Lewis Ranch Metropolitan District No. 2 (referred to hereafter as the “Board”) was convened on Thursday, July 28, 2022, at 10:30 a.m. This District Board meeting was held at Banning Lewis Ranch House, 6885 Vista Del Pico Blvd, Colorado Springs, CO 80927 as well as via Microsoft Teams. The meeting was open to the public.

ATTENDANCE

Directors In Attendance Were:

Donald Knechtel, President
Dave Duman, Vice President
Jason Brockman, Treasurer
Treasure Davis, Assistant Secretary

Directors Absent, Excused:

David Barnett, Secretary

Also, In Attendance Were:

Matt Ruhland*; Cockrel Ela Glesne Greher & Ruhland, P.C.
Josh Miller, Krista Baptist and Seef Le Roux; CliftonLarsonAllen LLP (“CLA”)

*Attended the meeting virtually

ADMINISTRATIVE MATTERS

Call to Order and Agenda: Upon a motion duly made by Director Knechtel, seconded by Director Duman and, upon vote, unanimously carried, the Board called the meeting to order at 10:35 a.m.

The Board reviewed the agenda for the meeting. Following discussion, upon a motion duly made by Director Knechtel, seconded by Director Duman and, upon vote, unanimously carried, the Board approved the agenda to include item IB. B to discuss sidewalk improvements and funding.

Disclosures of Potential Conflicts of Interest: All Directors are homeowners in the District and there were no conflicts of interest related to specific agenda items on the agenda.

Quorum, Location of Meeting and Posting of Meeting Notices: A quorum of the Board was confirmed. Following discussion, the Board confirmed the location of the meeting and posting of the meeting notices.

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Upon a motion duly made by Director Knechtel, seconded by Director Duman and, upon vote, unanimously carried, the Board excused the absence of Director Barnett.

Public Comment: There was no public comment.

Minutes from May 5, 2022 Special Board Meeting: The Board reviewed the minutes of the May 5, 2022 special Board meeting. Following review and discussion, upon a motion duly made by Director Duman, seconded by Director Knechtel and, upon vote, unanimously carried, the Board approved the minutes from the May 5, 2022 Board meeting, as presented.

FINANCIAL MATTERS

Cash Position and PTax Statements: Mr. Le Roux reviewed the Cash Position and PTax Statements with the Board. Following discussion, upon a motion duly made by Director Knechtel, seconded by Director Brockman and, upon vote, unanimously carried, the Board accepted the Cash Position and PTax Statements.

Following discussion, upon a motion duly made by Director Knechtel, seconded by Director Brockman and, upon vote, unanimously carried, the Board approved the transfer of \$551,471.09 to Banning Lewis Ranch Metropolitan District No. 1.

LEGAL MATTERS

Other: None.

MANAGER MATTERS

Other: Mr. Miller provided updates on Banning Lewis Ranch Metropolitan District No. 1 meeting and operation items. Pickle Ball Court repairs, playground equipment updates, website, landscaping and community enhancement projects, sound wall upgrade on the south side of Dublin Blvd., and fencing repairs ongoing throughout the community. Ranch House improvements and accelerated renovations due to kitchen leak, concrete repairs, climbers park, basketball court refresh, landscaping, and pavilion upgrades. No action was taken.

Sidewalk Improvements and Funding: Director Knechtel presented his ideas and options to the Board regarding funding to continue sidewalk improvements. Following discussion, upon a motion duly made by Director Knechtel, seconded by Director Davis and, upon vote, unanimously carried, the Board approved the sidewalk improvements in an amount not to exceed \$10,000.00 from the Capital Projects Fund.

OTHER BUSINESS

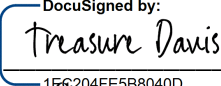
Other: None.

ADJOURNMENT

There being no further business to come before the Board at this time, Director Knechtel adjourned the meeting at 11:55 a.m.

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Respectfully submitted,

By 
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Secretary