

**MINUTES OF REGULAR MEETING OF THE BOARD OF DIRECTORS OF**

**SOUTHGATE AT CENTENNIAL**

Held: Tuesday, February 9, 2016 at 8:30 a.m. at Mulhern MRE, Inc., 2 Inverness Drive East, Suite 200, Englewood, Arapahoe County, Colorado.

Attendance A regular meeting of the Board of Directors of the Southgate at Centennial Metropolitan District of Arapahoe County, Colorado, was called and held as shown above in accordance with the applicable statutes of the State of Colorado, with the following Directors present and acting:

Nancy Bell  
Robert Koontz  
Mark Eberly  
Pat Mulhern

Also in attendance: Susan Sonnier and Randy Warren of Mulhern MRE Inc, and Steve Christensen of Inverness Properties, LLC. The board noted and excused the absence of Donald Siecke.

Minutes The Board reviewed the minutes of the regular meeting held November 10th, 2015. A motion to approve the minutes was presented; it was seconded and, upon vote, was unanimously approved.

Financials The Board reviewed the financials for December 2015. After review, Pat Mulhern motioned to approve the Financials, Bob Koontz seconded and, upon vote, was unanimously approved.

2016 Election Mark Eberly signed his Self Nomination Form and Bob Koontz took Donald Siecke's form and return to us before February 26<sup>th</sup>.

Claims The Board reviewed the claims for the months of November, December and January. After review, there was a motion to approve the claims along with an upcoming check for the purchase and installation of the solar light at South Alton Way, it was seconded and, upon vote, was unanimously approved.

Other Randy Warren reported that the replacement of the directory sign and the street light at the mail drop on Alton Way were completed.  
The City has not responded to inquiries about the Yosemite sidewalk rehabilitation schedule.

Adjournment Upon motion duly made and seconded, the meeting was adjourned. The next regular meeting of the Board is scheduled for Tuesday, May 10, 2016 at 8:30 a.m. Mulhern MRE, Inc., 2 Inverness Drive East, Suite 200, Englewood, Colorado. The foregoing constitutes the true and correct minutes of the above-referenced meeting.

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Secretary or President of the District

**MINUTES OF REGULAR MEETING OF THE BOARD OF DIRECTORS OF**  
**SOUTHGATE AT CENTENNIAL**

Held: Tuesday, May 10, 2016 at 8:30 a.m. at Mulhern MRE, Inc., 2 Inverness Drive East, Suite 200, Englewood, Arapahoe County, Colorado.

Attendance

A regular meeting of the Board of Directors of the Southgate at Centennial Metropolitan District of Arapahoe County, Colorado, was called and held as shown above in accordance with the applicable statutes of the State of Colorado, with the following Directors present and acting:

Nancy Bell  
Robert Koontz  
Pat Mulhern  
Don Siecke

Also in attendance: Laurie Tatlock, Susan Sonnier and Randy Warren of Mulhern MRE Inc, and Steve Christensen of Inverness Properties, LLC, Neil Marciniak, Economic Development Manager with the City of Centennial, and Paul Nelson, from Arrow Electronics, Inc. A motion to excuse the absence of Director Mark Eberly was made; seconded; and, upon vote, was unanimously approved.

Minutes

The Board reviewed the minutes of the regular meeting held February 9, 2016. A motion to approve the minutes was presented; seconded; and, upon vote, was unanimously approved.

Oath of Office

Laurie Tatlock, a notary in the State of Colorado, administered the Oath of Office for Director Don Siecke.

Financial

The Board reviewed the financial statements for the period ending March 31, 2016. After review, there was a motion to accept the financial statements, it was seconded and, upon vote, the financial statements were accepted.

The Board reviewed the claims for the months of February, March and April, 2016. After review, there was a motion to approve the claims, it was seconded and, upon vote, was unanimously approved.

Steve Christensen explained that he had prepared and submitted an Application For Exemption From Audit for the year ended December 31, 2015 and asked the Board to ratify the application. A motion to ratify the Application was made; seconded; and, upon vote, was unanimously approved.

Randy Warren asked that the Board consider ratification of the contract with CoCal Landscape for landscape maintenance services. A motion to ratify the contract was made; seconded; and, upon vote, was unanimously approved.

Project Update

Neil Marciniak, the Economic Development Manager with the City of Centennial and Paul Nelson from Arrow Electronics, Inc., reviewed the proposal for a bridge over Dry Creek Road.

Randy Warren updated the Board on the progress of the sidewalk project.

Adjournment

Upon motion duly made and seconded, the meeting was adjourned. The next regular meeting of the Board is scheduled for Tuesday, August 8, 2016 at 8:30 a.m. Mulhern MRE, Inc., 2 Inverness Drive East, Suite 200, Englewood, Colorado. The foregoing constitutes the true and correct minutes of the above-referenced meeting.

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Secretary or President of the District

# MINUTES OF REGULAR MEETING OF THE BOARD OF DIRECTORS OF

## SOUTHGATE AT CENTENNIAL

Held: Tuesday, October 11, 2016 at 8:30 a.m. at Mulhern MRE, Inc., 2 Inverness Drive East, Suite 200, Englewood, Arapahoe County, Colorado.

### Attendance

A regular meeting of the Board of Directors of the Southgate at Centennial Metropolitan District of Arapahoe County, Colorado, was called and held as shown above in accordance with the applicable statutes of the State of Colorado, with the following Directors present and acting:

Nancy Bell  
Mark Eberly  
Robert Koontz  
Pat Mulhern

Also in attendance: Laurie Tatlock and Randy Warren of Mulhern MRE Inc, and Neil Marciniak, Economic Development Manager with the City of Centennial. A motion to excuse the absence of Director Don Siecke was made; seconded; and, upon vote, was unanimously approved.

### Minutes

The Board reviewed the minutes of the regular meeting held May 10, 2016. A motion to approve the minutes was presented; seconded; and, upon vote, was unanimously approved.

### Financial

The Board reviewed the financial statements for the period ending August 31, 2016. After review, there was a motion to accept the financial statements, it was seconded and, upon vote, the financial statements were accepted.

The Board reviewed the claims for the period May 7, 2016 to October 5, 2016. After review, there was a motion to approve the claims, it was seconded and, upon vote, was unanimously approved.

Randy Warren explained that the draft 2017 Budget was being distributed as required and would be further refined and considered for approval at a budget hearing that would be on the November meeting agenda.

### Project Update

Neil Marciniak, the Economic Development Manager with the City of Centennial and Randy Warren updated the Board on the pedestrian bridge proposals for the intersection at East Dry Creek Road and South Alton Way, as well as the Arapahoe County Dry Creek Traffic Study and the CDOT Road X Project. Randy Warren updated the Board on the landscaping, signage and sidewalks.

### Director Items

Mark Eberly advised that the solar light at the mail drop on South Alton Way was not working and asked that staff look into a repair.

### Adjournment

Upon motion duly made and seconded, the meeting was adjourned. The next regular meeting of the Board is scheduled for Tuesday, November 15, 2016 at 8:30 a.m. Mulhern MRE, Inc., 2 Inverness Drive East, Suite 200, Englewood, Colorado. The foregoing constitutes the true and correct minutes of the above-referenced meeting.

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Secretary or President of the District

**MINUTES OF REGULAR MEETING OF THE BOARD OF DIRECTORS OF**

**SOUTHGATE AT CENTENNIAL METROPOLITAN DISTRICT**

Held: Tuesday, November 15, 2016 at 8:30 a.m. at Mulhern MRE, Inc., 2 Inverness Drive East, Suite 200, Englewood, Arapahoe County, Colorado.

Attendance A regular meeting of the Board of Directors of the Southgate at Centennial Metropolitan District of Arapahoe County, Colorado, was called and held as shown above in accordance with the applicable statutes of the State of Colorado, with the following Directors present and acting:

Nancy Bell  
Mark Eberly  
Bob Koontz  
Pat Mulhern

Also in attendance were Randy Warren and Laurie Tatlock of Mulhern MRE Inc, and Brian Wilkerson of Inverness Properties, LLC. Upon motion duly made, seconded and upon vote, the board excused the absence of Don Siecke.

Administrative The Board reviewed the minutes of the regular meeting held on October 11, 2016. A motion to approve the minutes was presented; it was seconded and, upon vote, was unanimously approved.

The Board reviewed a proposal to renew the Management Agreement with Mulhern MRE, Inc for 2017. A motion to approve the Agreement was presented; it was seconded and, upon vote, was approved. Pat Mulhern abstained from action on this matter

Claims The Board reviewed the list of claims for the period October 6, 2016 through November 14, 2016. Noting that check #3970 was a duplicate payment of October charges by Mulhern MRE, Inc. and should be voided, upon motion duly made, seconded and upon vote, the Board approved payment of checks numbered 3966-3969.

Budget Hearing The Board convened a public hearing to consider and adopt the 2017 Budget, appropriate sums of money and authorized the certification of the tax levy. There were no members of the public present. The public hearing was closed. The Board reviewed the proposed 2017 Budget. Noting the modifications discussed and that there will be minor modifications when final assessment numbers are certified by Arapahoe County, upon motion duly made, seconded and unanimously carried, the Board approved the 2017 Budget, appropriated sums of money and authorized the certification of the tax levy at 1.0 mills.

Project and Information Updates Randy Warren updated the Board on the status of the pedestrian bridge. The Board discussed the possibility of sidewalk construction and pedestrian improvements throughout the District. The Board asked Randy to find out when the debt authorization would expire.

Director Items Mark Eberly explained that he could not find the Director's parcel on the Arapahoe County website. Staff was directed to investigate these issues. Mark also questioned whether properties on the west side of Yosemite at Arapahoe were properly being charged for the District mill levy.

Adjournment

Upon motion duly made and seconded, the meeting was adjourned. The next regular meeting of the Board is scheduled for Tuesday, February 14, 2017 at 8:30 a.m. Mulhern MRE, Inc., 2 Inverness Drive East, Suite 200, Englewood, Colorado. The foregoing constitutes the true and correct minutes of the above-referenced meeting.

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Secretary or President of the District