

CRYSTAL OAKS METROPOLITAN DISTRICT

MINUTES OF THE MEETING

BOARD OF DIRECTORS

HELD AT: 0280 SEVEN OAKS RD, CARBONDALE, CO

OCTOBER 09, 2025

The Board of Directors of the Crystal Oaks Metropolitan District met for a regular meeting on October 09, 2025 at 0280 Seven Oaks Rd, Carbondale, CO.

Vice President Mike Thele called the meeting to order at 6:05 p.m. Directors present were Robert Goodwin, Wayne Ives, Mike Thele, and Audrey Oberlin

APPROVE PREVIOUS MEETING'S MINUTES

Approve the Minutes of the July 09, 2025 regular meeting.

MOTION: made to approve the consent agenda with corrections of Flint Smith culvert repair and next annual meeting. It carried and passed 4-0.

PERSONS PRESENT NOT ON THE AGENDA

Meagan Holland to take meeting minutes

John DiCuollo

OLD BUSINESS

Website There are some updates needed on the website. Listed Board Member terms for Audrey and Mike should be until 2029. There are some neighborhood photos and a District map that also need to be posted. Rob will ask Theresa to update.

Rand Easement Mike has continued to work with Eric Gross and Mike Rand on the Rand Easement. Rand is agreeable to the terms set by the District. They will be moving forward with a survey ordered by Eric Gross. Once the survey is completed and reviewed, the easement can be recorded on the Rand property.

NEW BUSINESS

2026 Draft Budget The draft budget for 2026 was presented to the Board. The Board of Directors reviewed the revenues and expenditures. General discussion followed and no action was taken.

MOTION: made to approve the draft budget for the public hearing in November. It carried and passed 4-0.

NEXT MEETING

The next regular meeting will be on November 13, 2025 at 0280 Seven Oaks Rd Carbondale, CO.

Meeting was adjourned at 6:53

Respectfully submitted,

Rob Goodwin, Recording Secretary

Harlan Nimmo, President