

RECORD OF PROCEEDINGS

**MINUTES OF THE BOARD OF DIRECTORS OF
THE INVERNESS METROPOLITAN IMPROVEMENT DISTRICT**

HELD: April 2, 2026, at 3:00 pm
58 Inverness Drive East, Suite 100
Englewood, CO 80112

ATTENDEES

Directors present in person:

Joel Christensen, Charles Davis, Brett Stone and Bill Woodward.

Others present in person:

Luis Tovar, Clay Boelz, Laurie Tatlock, and Enika Stasko, with Mulhern MRE, Inc.

Upon motion duly made, seconded and upon vote, unanimously carried, the Board excused the absence of Director Tom Morton.

**CONFLICT OF
INTEREST**

Upon motion duly made, seconded and upon vote, unanimously carried, the statements for the Directors filed with the State of Colorado, Division of Local Governments were ratified.

PUBLIC COMMENT

There were no members of the public present.

AGENDA

The Board reviewed the agenda. Upon motion duly made by Director Woodward, seconded by Director Christensen and upon unanimous vote, the agenda was approved as presented.

CONSENT AGENDA

The Board considered the Consent Agenda. The Consent Agenda included approval of the minutes from February 5, 2026 meeting, review of the investments and bank accounts as of February 28, 2026, review of the disbursements from January 23, 2026 through March 24, 2026, and acceptance of financial statements through February 28, 2026.

Staff noted a labeling error on the Action Items total line that needed to be revised. Subject to the correction to the minutes, upon motion duly made by Director Woodward, seconded by Director Davis and upon vote, the Consent Agenda was approved.

**LOKAL HOMES EXCLUSION AND SERVICE AGREEMENT AND 380 INVERNESS
PARKWAY TEMPORARY CONSTRUCTION AND ACCESS EASEMENT AGREEMENT**

Luis Tovar explained the need for the agreements and why they had been signed. Upon motion duly made by Director Woodward, seconded by Director Davis and upon vote, the Board unanimously ratified the Lokal Homes Exclusion and Service Agreement and the 380 Inverness Parkway Temporary Construction and Access Easement Agreement.

MANAGER’S REPORT

Luis Tovar reviewed the project updates with the Board and addressed Board questions.

ACTION ITEMS

Luis Tovar reviewed the following Action Items with the Board.

- i. John Derry Park Master Plan – The Mulhern Group Design Services - **\$30,000**
- ii. Accept Quit Claim Deed for Tracts B and C Inverness Subdivision Filing No. 57

Total Expenditures Approved: **\$30,000**

Upon motion duly made by Director Christensen, seconded by Director Stone, and upon vote the Board unanimously approved Action Items i. and ii.

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 4:59pm. The next regular meeting is scheduled for Thursday, June 4, 2026, at 3:00 p.m. at the District office at 58 Inverness Drive East, Suite 100, Englewood, CO.

READ AND APPROVED BY THE BOARD:

Date: June 4, 2026
Charles Davis
Charles Davis, Secretary