

BASE VILLAGE METROPOLITAN DISTRICT NO. 2

Regular Board Meeting Minutes

Meeting Date: Wednesday, September 20, 2023

Meeting Time: 8:05am to 8:35am

Meeting Location: Online video conference held at the following site:

<https://www.gotomeet.me/Wolfersberger> Members of the public could also participate via phone using the dial-in number (571) 317-3112 and access code #937-865-597.

I. Call to Order (8:05am)

A regular meeting of the Board of Directors of Base Village Metropolitan District No 2 (District) was called and held as shown above and in accordance with the statutes of the State of Colorado. The following Directors were in attendance:

Directors	Office	Attendance
Thomas Kosich	President	Present
Vacancy		
Vacancy		
Vacancy		
Vacancy		

Also, in attendance was Charles Wolfersberger (District Manager) with Wolfersberger, LLC and the following property owners: Pat Keefer.

II. Roll Call

The meeting was called to order by Director Kosich. Director Kosich noted that a quorum of the Board was present, and all directors confirmed their qualification to serve and, therefore, called the regular meeting of the Board of Directors of the District to order.

III. Present Disclosures of Potential Conflicts of Interest

Director Kosich reviewed the agenda for the meeting, following which Director Kosich disclosed no conflicts of interest with the business to be discussed and conducted at the meeting.

IV. Director Matters – None

V. Public Comments – None

VI. Administrative Matters

- 1) Meeting Agenda: Director Kosich reviewed the agenda as presented by the District Manager. Director Kosich approved the agenda as presented.
- 2) Review and consider June 05, 2023 board meeting minutes: Director Kosich reviewed the draft of the meeting minutes and approved the minutes as presented.

- 3) Status update – Reverse TABOR election: The District Manager reported the ballot issue to eliminate the District’s remaining voter-authorized borrowing power has been submitted to Pitkin County and will be on the November 7th general election ballot.

VII. Financial/Contractual Matters:

- 1) Review and consider payment of claims: Director Kosich reviewed the schedule of check payments (checks #100035 to #100038) totaling \$22,577.00. Director Kosich approved the payment of claims as presented.
- 2) Review District’s August 31, 2023 financial reports: The District Manager reviewed with the Board the District’s Statement of Net Position as of August 31, 2023. Cash held by the District totaled \$3,357,324. The District’s liabilities were comprised primarily of \$50.6 million in bond debt plus accrued interest. 100% of property taxes levied for 2023 have been collected by the County Treasurer and remitted to the District.

Expenses in the debt fund are as follows:

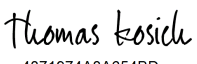
Expense Category	Actual	Budget	\$ Difference	% of Budget Spent
Management/accounting fees	\$ 25,336	\$ 25,333	(\$ 3)	100%
Treasurer collection fees	101,846	103,100	1,254	99%
Administrative costs	1,413	2,000	587	71%
Insurance	5,660	2,700	(2,960)	110%
Audit fees	7,150	7,100	(50)	101%
Legal fees	-	2,000	1,250	0%
Miscellaneous admin costs	-	4,000	4,000	0%
Trustee fees	6,100	6,100	-	100%
Total Costs	\$ 147,504	\$ 149,283	\$ 4,078	99%

- 3) Status update – 2022 annual financial statement audit: The District Manager reported that the auditors completed their audit of the District’s 2022 annual financial statements and issued a clean opinion and proposed no adjustments to the District’s 2022 financial statements as drafted by Wolfersberger, LLC. After further discussion, Director Kosich approved the audit report.

VIII. Adjournment (8:35am)

There being no further business to come before the Board, and upon motion duly made by Director Kosich, the meeting was adjourned. The next board meeting is scheduled for Wednesday November 15, 2023 at 8:00am online at the following location:

<https://www.gotomeet.me/Wolfersberger> Members of the public may also participate via phone using the dial-in number (571) 317-3112 and access code #937-865-597

DocuSigned by:

 4874074A8A664BD...
 Secretary Thomas Kosich 11/20/2023
 Date