

RECORD OF PROCEEDINGS

MINUTES OF A SPECIAL MEETING OF
THE BOARD OF DIRECTORS OF THE
LITTLETON VILLAGE METROPOLITAN DISTRICT NO. 2
HELD
APRIL 11, 2024

A special meeting of the Board of Directors (the “Board”) of the Littleton Village Metropolitan District No. 2 (the “District”) was convened on Thursday, April 11, 2024, at 5:30 p.m. via Zoom. The meeting was open to the public.

ATTENDANCE

Directors In Attendance:

Jim Bowlby, Jr., President
Zach Tedeschi, Secretary
Jose Briones-Siria, Treasurer
Thomas Browning, Assistant Secretary

Also In Attendance:

AJ Beckman and Mark McGarey; Public Alliance
Joan Fritsche, Esq.; Fritsche Law, LLC
Mike Bakarich; Morain Bakarich, CPAs
Christian Hall, Member of the Public

ADMINISTRATIVE MATTERS

Call to order and approval of agenda: Mr. Beckman called the meeting to order at 5:34 p.m.

Following review, upon a motion made by Director Bowlby seconded by Director Browning and, upon vote, unanimously carried, the Board approved the agenda, as presented.

Quorum, location of meeting and posting of meeting notices: A quorum of the Board was present, and the meeting location (Zoom) and meeting notice posting were confirmed.

Disclosures of potential conflicts of interest: None.

PUBLIC COMMENT

Mr. Hall discussed with the Board his desire to place signage directing traffic to his store. Following the completion of this portion of the meeting Mr. Hall excused himself.

EXECUTIVE SESSION

Pursuant to Section 24-6-402(4)(b) and (e), C.R.S, upon motion duly made by Director Bowlby, seconded by Director Tedeschi and, upon an affirmative vote of at least two-thirds of the quorum present, the Board convened in executive session at 5:37 p.m. for the purpose of receiving legal advice on specific legal questions regarding potential developer repayment obligations and contractual obligations by and between Littleton Village Metropolitan District Nos. 1-3 and

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WIP Littleton Village LLC; and determining positions relative to matters that may be subject to negotiations; developing strategies for negotiations; and instructing negotiators regarding outstanding reimbursement obligations. Furthermore, pursuant to Section 24-6-402(2)(d.5)(II)(B), C.R.S., no record or electronic recording will be kept of those portions of the executive session that, in the opinion of the District's general counsel, constitutes privileged attorney-client communication pursuant to Section 24-6-402(4)(b), C.R.S.

The Board reconvened in regular session at 6:17 p.m.

ADJOURNMENT

There being no further business to come before the Board at this time, upon motion duly made by Director Bowlby, seconded by Director Briones-Siria and, upon vote, unanimously carried, the Board adjourned the meeting at 6:27 p.m.

The foregoing constitutes a true and correct copy of the minutes of the above-referenced meeting.

Respectfully submitted,

DocuSigned by:

Ezekiel Tedeschi

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Secretary for the Meeting