

**MINUTES OF THE REGULAR MEETING  
OF THE BOARD OF DIRECTORS OF  
TODD CREEK FARMS METROPOLITAN DISTRICT NO. 1  
ADAMS COUNTY, COLORADO  
February 19, 2008**

A regular meeting of the Board of Directors of Todd Creek Farms Metropolitan District No. 1, Adams County, Colorado, at 21 N. 1<sup>st</sup> Ave, Brighton, CO 80601. The meeting was called to order by the Secretary at 1:10 p.m.

The following Directors were present:

George Hanlon  
Roger Hollard  
Guy James  
Vacancy

The following Director's absence were excused

Gene Osborne

Also Present:

Randy Feuerstein, Legal Counsel, Dufford & Brown, P. C.  
Jim Worley, District Manager, Village Water Management, LLC  
Denise Vineyard, Admin. Assist. Village Water Management, LLC  
Ken Hammerle, Chief Financial Officer, Equinox Group, LLC  
Linda Young, District resident  
Cindy Lippmann, District resident  
Darlene Wier, District resident  
Rosie Lumetta, District resident  
Rose Tierney, District resident

**Conflict Disclosures**

Mr. Feuerstein passed out the disclosures for the Board to review and update for the next Board meeting.

**Public Comment**

Mr. Worley asked if the public had any comments. There were six (6) residents present. The discussion with the public was in regards to the water rate increase. Ms. Lumetta asked when the residents could expect a notice of the proposed rate increase. Mr. Worley noted that it would be at the Board meeting to be held on March 18, 2008. Ms. Lumetta also asked about the RO plant and Mr. Worley explained the process and the improvements that have been completed at the RO plant. Mr. Worley also noted to the residents that if they would like their water tested that he would notify the Mr. Collins with Culligan for him to set the appointments with the residents.

The question was asked "why TCFMD provides the water to HTC since the community is located in the City of Thornton?" Director Hanlon explained how the District came to provide water to HTC.

Mr. Worley explained for the Board the town meeting that he attended where the HB08-1259 was discussed. During that meeting it was asked if the Board would ever entertain adding a resident to sit on the Board.

### **Secretary Appointment**

Following discussion and upon motion duly made, seconded, and unanimously carried, the Board appointed Director Hollard as secretary and approved Director Hollard as a signer on the bank account.

### **Approval of Minutes of January 15, 2008 Special Meeting**

The Board reviewed the minutes of the regular meeting of the Board held on January 15, 2008. Following discussion and upon motion duly made, seconded, and unanimously carried, the Board approved the minutes and authorized Director Hollard, as Secretary to execute the minutes as constituting a true and correct record of the proceedings of the meetings.

### **Financial Matters**

The Board reviewed and discussed the disbursements for February, 2008. Upon motion duly made, seconded, and unanimously approved, the Board approved checks #7674-#7713, in the amount \$180,174.22.

Mr. Hammerle reviewed the Financials showing activity through January 31, 2008. Upon motion duly made, seconded, and unanimously approved, the Board accepted the accountant's report for the month ended January 31, 2008.

#### **Total number of customer's overview**

Mr. Worley noted the customer count for the Board.

#### **Signal Reservoirs – C3 Construction Proposal**

Director Hollard informed the Board on the proposal from C3 Construction with regards to the Signal Reservoirs. Following discussion and upon motion duly made, seconded, and unanimously carried, the Board accepted the C3 Construction proposal for the Signal Reservoirs.

### **Attorney Items**

#### **District Deadlines - 2008 Compliance Calendar**

Mr. Feuerstein passed out a new updated district deadlines to the Board members.

#### **Name Change for the District**

Mr. Feuerstein noted for the Board that he has started the process to change the name of the District from Todd Creek Farms Metropolitan District #1 to Todd Creek Village Metropolitan District. Once Mr. Feuerstein has received the names and addresses of the creditors for notifications, then he will file the petition with the court for the name change.

#### **Hi-Land Acres**

Tabled. Director Hanlon informed the Board that Hi-Land Acres is requesting that there be an Intergovernmental Agreement with the District.

**District Managers Overview**

Water Rate increase

Mr. Worley informed the Board and residents present that the new draft rate increase proposal will be presented to the Board at the March 18<sup>th</sup> meeting.

RFP – Polices and Procedures

Tabled

**Business Matters**

None.

**Adjournment**

There being no further business, the Board of Directors adjourned the meeting at 2:33 p.m. The next scheduled meeting of the Board will be a regular meeting to be held on March 18, 2008.

The foregoing minutes constitutes a true and correct copy of the minutes of the above referenced meeting and was approved by the Board of Directors of the Todd Creek Farms Metropolitan District No. 1.



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Roger Hollard, Secretary