

# RECORD OF PROCEEDINGS

---

## MINUTES OF THE SPECIAL MEETING OF THE BOARDS OF DIRECTORS OF THE LAKES AT CENTERRA METROPOLITAN DISTRICT NO. 2

HELD  
June 25, 2025

The Special Meeting of the Boards of Directors of The Lakes at Centerra Metropolitan District No. 2 was held via MS Teams and Teleconference on Wednesday, June 25, 2025, at 3:00 p.m.

### ATTENDANCE

#### Directors in Attendance:

James Laferriere, President & Chairperson

#### Also in Attendance:

Alan Pogue; Icenogle Seaver Pogue, P.C.

Bryan Newby, Brendan Campbell, Dillon Gamber, and Jake Downing;  
Pinnacle Consulting Group, Inc.

Sam Salazar, Wendy Messinger; McWhinney.

Anne Blair, Robyn Crowley, Stephen Piereson, Lance Noble, Susan Draut, Jerilyn Wagner, and Larry Luke; Members of the Public.

### ADMINISTRATIVE ITEMS

Declaration of Quorum/Call to Order: Mr. Newby noted that a quorum was present, as Director Laferriere is the sole duly appointed and serving member of the Board, and was in attendance. The Special Meeting of the Board of Directors of The Lakes at Centerra Metropolitan District No. 3 was called to order by Mr. Newby at 3:04 p.m.

Director Qualifications/Disclosure of Potential Conflicts of Interest: All Board Members confirmed their qualifications to serve on the Board. Pogue, legal Counsel, advised the Board that pursuant to Colorado law, certain disclosures by the Board Members might be required prior to taking official action at a meeting. The Board reviewed the agenda for the meeting, following which each Board Member present confirmed the contents of the written disclosures previously made stating the fact and summary nature of any matters as required under Colorado law to permit official action to be taken at the meeting. Additionally, the Board determined that the participation of the members present was necessary to obtain a quorum or otherwise enable the Board to act.

Approval of Agenda: Director Laferriere considered the approval of the agenda. Following review, upon a motion duly made by Director Laferriere, it was

**RESOLVED** to approve the agenda, as presented.

# RECORD OF PROCEEDINGS

---

Appointment of Directors: Mr. Pogue addressed the Board noting there is one interested candidate to fill the vacancy on the Board of Directors. Following review and discussion, upon a motion duly made by Director Laferriere, it was

**RESOLVED** to appoint Larry Luke to the Board of Directors.

Public Comment for Non-Agenda Items: There were no Public Comments received.

Director Comment: There were no Director Comments received.

---

## CONSENT AGENDA

Mr. Newby reviewed the items on the consent agenda with the Board. Mr. Newby advised the Board that any item may be removed from the consent agenda to the regular agenda upon the request of any Director. No items were requested to be removed from the consent agenda. Upon a motion duly made by Director Laferriere, the following items on the consent agenda were approved, ratified, and adopted:

- A. Minutes – May 1, 2025, Special Meeting
  - B. Payment of Claims.
- 

## DISTRICT MANAGER ITEMS

District Manager's Report: Mr. Newby and Mr. Gamber presented the District Manager's Report to the Board and answered questions.

---

## FINANCIAL ITEMS

Finance Manager's Report: Mr. Campbell reviewed the Finance Manager's Report with the Board and answered questions.

---

## LEGAL ITEMS

Joint Resolution Clarifying and Approving a Correction to the Districts' Consolidation Resolutions and Consolidation Resolutions: Mr. Pogue presented the Joint Resolution Clarifying and Approving a Correction to the Districts' Consolidation Resolutions and Consolidation Resolutions to the Board and answered questions. Upon a motion duly made by Director Laferriere, it was

**RESOLVED** to approve the Joint Resolution Clarifying and Approving a Correction to the Districts' Consolidation Resolutions and Consolidation Resolutions, as presented.

Amended Technology Accessibility Statement and the Adoption of Accessibility Plan: Mr. Pogue presented the Amended Technology

# RECORD OF PROCEEDINGS

---

Accessibility Statement and the Adoption of Accessibility Plan to the Board. Upon a motion duly made by Director Laferriere, it was

**RESOLVED** to approve the Amended Technology Accessibility Statement and the Adoption of Accessibility Plan, as presented.

DIRECTOR  
COMMENT

There were no Director Comments received.

ADJOURNMENT

There being no further business to come before the Board, the meeting was adjourned at 3:49 p.m.

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

Respectfully submitted,



\_\_\_\_\_  
Jake Downing, Recording Secretary for the Meeting