RECORD OF PROCEEDINGS

MINUTES OF A SPECIAL MEETING OF THE BOARD OF DIRECTORS OF THE SOUTHLANDS METROPOLITAN DISTRICT NO. 1 HELD APRIL 10, 2026

A Special Meeting of the Board of Directors (referred to hereafter as "Board") of the Southlands Metropolitan District No. 1 (referred to hereafter as "District") was convened on Friday, the 10th day of April 2026, at 9:30 a.m. via teleconference. The meeting was open to the public.

ATTENDANCE

Directors in Attendance Were:
Martin Liles
Michelle Huntley
William Pollard
Crystan Blanco

Also in Attendance Were:
Ann Finn, Public Alliance LLC
Clint Waldron, Esq.; WBA, PC
Thuy Dam; CliftonLarsonAllen LLP

ADMINISTRATIVE MATTERS:

Disclosures of Potential Conflicts of Interest: Ms. Finn noted that a quorum was present and that disclosures for those Directors that provided WBA, PC with notice of potential or existing conflicts of interest were filed with the Secretary of State's Office and the Board at least 72 hours prior to the meeting, in accordance with Colorado law, and those disclosures were acknowledged by the Board. Attorney Waldron asked the Board whether members of the Board had any additional disclosures of potential or existing conflicts of interest with regard to any matters scheduled for discussion at the meeting. No additional disclosures were noted. The participation of the members present was necessary to obtain a quorum or to otherwise enable the Board to act.

Posting of Meeting Notice: Ms. Finn reported that notice of the meeting was duly posted.

Agenda: Ms. Finn noted a proposed agenda for the District's Special Meeting had been distributed for the Board's review.

Following discussion, upon motion duly made by Director Liles, seconded by Director Pollard, and upon vote unanimously carried, the agenda was approved as amended.

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Meeting Minutes: The Board reviewed the minutes of the February 23, 2026 meeting. Following discussion, upon motion duly made by Director Liles, seconded by Director Huntley, and upon vote unanimously carried, the Board approved the meeting minutes.

PUBLIC COMMENT

There were no public comments.

FINANCIAL MATTERS

Invoice from Elevation Holiday Lighting, LLC: The Board reviewed the invoice from Elevation Holiday Lighting, LLC for $6,500. Following discussion, it was determined M&J Wilkow is responsible for paying the invoice.

LEGAL MATTERS

Attorney Waldron provided an update on the detention pond easement.

OPERATIONS & MAINTENANCE

Pole Banner Proposals: The Board reviewed proposals for seasonal removal and installation of pole banners. Following discussion, upon motion duly made by Director Liles, seconded by Director Huntley, and upon vote unanimously carried, the Board approved the proposal from Elevations Holiday Solutions, LLC, for the amount of $11,850.

Sign Refurbishment Proposals: The Board reviewed proposals for sign refurbishment. Following discussion, upon motion duly made by Director Liles, seconded by Director Huntley, and upon vote unanimously carried, the Board approved the proposal from IMS Printing & Signs, for $19,820.50.

Pest Control Services Proposal: The Board reviewed a proposal from Animal & Pest Control Specialist, Inc. for pest control services. Following discussion, upon motion duly made by Director Liles, seconded by Director Huntley, and upon vote unanimously carried, the Board approved the proposal for $920 for prairie dogs and voles around the detention pond and monument.

2026 Common Area Cleaning Services: The Board reviewed a proposal from Integrative Environmental Systems for 2026 common area cleaning services. Following discussion, upon motion duly made by Director Huntley, seconded by Director Pollard, and upon vote unanimously carried, the Board approved the proposal for common area cleaning services, for the amount of $263,002.68.

2026 E. Smoky Hill Road Flower Bed Renovation Project: Ms. Finn reviewed bids with the Board for the 2026 E. Smoky Hill Road Flower Bed Renovation Project. Following discussion, upon motion duly made by Director Liles, seconded by Director Pollard, and upon vote unanimously carried, the Board awarded the contract to Keesen Landscape Services for an amount not-to-exceed $69,083.23, subject to negotiation of irrigation costs.

2026 Tree Replacements: Director Pollard noted tree replacements are out for bid.

Water Irrigation Audit: Ms. Finn discussed conducting an audit of the irrigation system and preparing a map of water meters and backflow devices..

OTHER BUSINESS

Scoreboard Sponsorships: The Board reviewed a request from Cherokee Trail High School for sponsorship of a scoreboard for the baseball field. Following discussion, upon motion duly made by Director Liles, seconded by Director Blanco, and upon vote unanimously carried, the Board determined to sponsor the scoreboard in the amount of $10,000.

2026 Permits: No discussion was necessary.

Forest Trace Metropolitan District No. 2 Submeter ("Forest Trace"): Ms. Finn noted she received a proposal from Keesen Landscape Services for replacement of the submeter for $3,215.29 which services the Forest Trace Metropolitan District No. 2's property. She further noted Forest Trace will be responsible for the cost of replacing the submeter. Attorney Waldron also noted Forest Trace will be renovating landscaping to save water usage. Ms. Finn will contact Forest Trace regarding the replacement of the submeter.

Proposal to Refresh Interior Medians Breeze: Director Liles presented a proposal from Keesen Landscape Services to refresh breeze in the interior medians. Following discussion, upon motion duly made by Director Liles, seconded by Director Pollard, and upon vote unanimously carried, the Board approved the proposal, in an amount not-to-exceed $5,446.48.

Proposal to Install and Program Controllers: Director Pollard presented a proposal from Keesen Landscape Services to install and program controllers in the amount of $12,470. The Board discussed the cost of parts and possible rebates. Following discussion, upon motion duly made by Director Liles, seconded by Director Huntley, and upon vote unanimously carried, the Board approved the proposal and purchase of irrigation parts, for an amount not-to-exceed $120,000.

Pothole Discussion: The Board engaged in a general discussion regarding potholes.

ADJOURNMENT

There being no further business to come before the Board at this time, the meeting was adjourned.

Respectfully submitted,

Signed by:

By William Pollard

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Secretary for the Meeting