

**MINUTES OF A SPECIAL MEETING OF
THE BOARD OF DIRECTORS OF THE
EC WEST COMMERCIAL METROPOLITAN DISTRICT (THE “DISTRICT”)
HELD
OCTOBER 28, 2025**

A special meeting of the Board of Directors of the EC West Commercial Metropolitan District (referred to hereafter as the “Board”) was convened on Tuesday, October 28, 2025, at 1:00 p.m., via Zoom videoconference. The meeting was open to the public.

ATTENDANCE:

In attendance were Directors:

Timothy Craft
Jim Yates
Margaret Brown
David Gallo
Zachary Jansen

Also in attendance were:

Paula Williams, Esq., Andrew Ken, Esq. and Alexandria “Zander” Myers; McGeady Becher Cortese Williams P.C.
Eric Weaver and Abby Audino; Marchetti & Weaver, LLC
Ryan Stevens; Public Alliance, LLC

**ADMINISTRATIVE
MATTERS**

Disclosure of Potential Conflicts of Interest: The Board discussed the requirements of Colorado law to disclose any potential conflicts of interest or potential breaches of fiduciary duty of the Board of Directors to the Secretary of State. The members of the Board were requested to disclose any potential conflicts of interest with regard to any matters scheduled for discussion at this meeting and incorporated for the record those applicable disclosures made by the Board members prior to this meeting in accordance with statute. Attorney Williams noted that disclosures of potential conflicts of interest have been filed with the Secretary of State for all directors and no additional conflicts were disclosed at this meeting.

Quorum/Confirmation of Meeting Location/Posting of Notice: Mr. Stevens confirmed the presence of a quorum.

The Board entered into a discussion regarding the requirements of Section 32-1-903(1), C.R.S., concerning the location of the District’s Board meeting. Following discussion, and upon motion duly made, seconded, and upon vote unanimously carried, the Board determined to conduct the meeting at the above-stated date, time and location. It was further noted that notice of the time, date and location was duly posted and that no objections to the location

RECORD OF PROCEEDINGS

or any requests that the meeting place be changed by taxpaying electors within the District's boundaries have been received.

Agenda: The Board reviewed the Agenda for the meeting. Following discussion, upon motion duly made by Director Yates, seconded by Director Brown, and upon vote unanimously carried, the Board approved the Agenda.

Minutes of September 24, 2025 Special Meeting: The Board reviewed the Minutes of the September 24, 2025 Special Meeting. Following review and discussion, upon motion duly made by Director Yates, seconded by Director Brown, and upon vote unanimously carried, the Board approved the Minutes.

District Insurance: Following discussion, upon a motion duly made by Director Yates, seconded by Director Brown, and upon vote unanimously carried, the Board approved renewing the District's general liability insurance coverage, public officials' coverage, workers' compensation coverage at the reduced rate for inactive Districts and renewal of the District's Special District Association membership.

PUBLIC COMMENT:

None.

LEGAL MATTERS:

HB25-1090 Compliance: The Board discussed HB25-1090 compliance requirements as they relate to professional services provider engagements and the associated documentation and reporting obligations.

Termination of Operations and Maintenance Reimbursement Agreement: Following discussion, and upon motion duly made by Director Yates, seconded by Director Brown, and upon vote unanimously carried, the Board approved the Agreement for Termination of Advance and Reimbursement Agreements for Operations and Maintenance costs between the EC West Metropolitan District Nos. 1, 2, 3, 4 and 5, EC West Commercial Metropolitan District and Colorado Ranch and Land Holdings, LLC, effective December 31, 2025.

Termination of Infrastructure Acquisition Agreement: Following discussion, and upon motion duly made by Director Yates, seconded by Director Brown, and upon vote unanimously carried, the Board approved the Agreement for Termination of Infrastructure Acquisition Agreements for Operations and Maintenance costs between the EC West Metropolitan District

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Nos. 1, 2, 3, 4 and 5, EC West Commercial Metropolitan District and Colorado Ranch and Land Holdings, LLC, effective December 31, 2025.

Resolution No. 2025-10-01; Declaring EC West Commercial Metropolitan District Inactive: Following discussion, upon motion duly made by Director Yates, seconded by Director Brown, and upon vote unanimously carried, the Board adopted Resolution No. 2025-10-01; Declaring EC West Commercial Metropolitan District Inactive and authorized District Counsel to complete all necessary actions connected therewith.

ADJOURNMENT:

There being no further business to come before the Board, the meeting was adjourned at 2:25 p.m.

Respectfully Submitted:

DocuSigned by:

A. J. Beckman

Secretary for the Meeting