

RECORD OF PROCEEDINGS

MINUTES OF A SPECIAL MEETING OF THE BOARD OF DIRECTORS

OF THE

OVERLOOK AT HOMESTEAD METROPOLITAN DISTRICT

Held: Friday, July 25, 2025, at 1:00 p.m. via an online meeting at <https://zoom.us/j/8830224247> and via telephone conference at Dial-In: 1-719-359-4580, Meeting ID: 883 022 4247, Password: 0000.

Attendance:

A special meeting of the Board of Directors of Overlook at Homestead Metropolitan District was called and held as shown in accordance with the statutes of the State of Colorado.

The following Directors were present:

Andrew Biggs, President
Charlie Williams, Secretary
Logan Powell, Assistant Secretary
Steve Rossell, Assistant Secretary

The following Director was absent (*absence excused*):

Tamrin Apaydin, Treasurer

Also present were: Ann Finn, Public Alliance, LLC Jennifer L. Ivey, Icenogle Seaver Pogue, P.C.; Diane Wheeler, Simmons & Wheeler P.C.

Call to Order/Declaration of Quorum:

Director Biggs, noting the presence of a quorum, called to order the special meeting of the Board of Directors (the "Board") of the Overlook at Homestead Metropolitan District (the "District") at approximately 1:03 p.m.

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Directors Matters/Disclosure
Matters:

Ms. Ivey advised the Board that pursuant to Colorado law, certain disclosures by the Board members may be required prior to taking official action at the meeting. The Board then reviewed the agenda for the meeting, following which each Board member confirmed the contents of any written disclosure 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.

Director Andrew Biggs disclosed his ownership interests of property located in the district and association with Proterra Properties, LLC. This disclosure is associated with approval of items on the agenda that may affect his interests.

Director Charlie Williams disclosed his ownership interests of property located in the district and association with Proterra Properties, LLC. This disclosure is associated with approval of items on the agenda that may affect his interests.

Director Tamrin Apaydin disclosed her ownership interests of property located in the district and association with Proterra Properties, LLC. This disclosure is associated with approval of items on the agenda that may affect her interests.

Director Logan Powell disclosed his ownership interests of property located in the district and association with Proterra Properties, LLC. This disclosure is associated with approval of items on the agenda that may affect his interests.

Director Steve Rossoll disclosed his ownership interests of property located in the district and association with Proterra Properties, LLC. This disclosure is associated with approval of items on the agenda that may affect his interests.

Ms. Ivey advised that written disclosures of these interests had been filed with the Secretary of State at least seventy-two hours prior to the meeting.

Approval of/Additions To/
Deletions From the Agenda

After review and discussion, and upon motion by Director Powell, second by Director Williams and unanimous vote, the Board approved the agenda as presented, and excused the absence of Director Apaydin.

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Public Comment: None.

Approval of Minutes: Following review, upon motion by Director Biggs, second by Director Williams, and unanimous vote, the Board of Directors approved the May 22, 2025 Special Meeting Minutes.

Financial Matters **Payment of Claims:** Ms. Wheeler reviewed with the Board the payment of claims for the period ending July 16, 2025.

Following discussion, upon motion by Director Powell, second by Director Rossoll, and unanimous vote, the Board ratified approved the payment of claims, in the amount of \$17,181.23.

Following discussion, upon motion by Director Powell, second by Director Rossoll, and unanimous vote, the Board approval of the payment of claims, in the amount of \$2,907.22.

Unaudited Financial Statements: Ms. Wheeler reviewed with the Board the Unaudited Financial Statements for the period ending June 30, 2025.

Following discussion, upon motion by Director Biggs, second by Director Williams, and unanimous vote, the Board approved the unaudited financial statements for the period ending June 30, 2025.

Legal Matters **Memorandum re Amended Rules Establishing Technology Accessibility Standards:** Ms. Ivey reviewed the Memorandum re Amended Rules Establishing Technology Accessibility Standards.

Resolution Adopting the Overlook at Homestead Metropolitan District Revised Technology Accessibility Statement: Following review and discussion, upon motion by Director Biggs, second by Director Powell, and unanimous vote, the Board adopted the Resolution Adopting the Overlook at Homestead Metropolitan District Revised Technology Accessibility Statement.

Other Business: There was no other business to discuss.

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Adjourn:

There being no further business to come before the Board, upon motion of Director Biggs, second of Director Powell and unanimous vote, the meeting was adjourned.

Signed by:

Charlie Williams

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Secretary of the meeting