

**MINUTES OF A REGULAR MEETING OF
THE BOARD OF DIRECTORS OF THE
HIGH PRAIRIE FARMS METROPOLITAN DISTRICT (THE “DISTRICT”)**

HELD

March 12, 2026

A regular meeting of the Board of Directors (referred to hereafter as the “Board” and as “Directors”) of the High Prairie Farms Metropolitan District, Douglas County, Colorado (referred to hereafter as the “District”) was convened on March 12, 2026, at 9:00 a.m., at the home of Roger Christensen, Board Member, 9140 Windhaven Drive, Parker, CO and via Microsoft Teams. The meeting was open to the public.

ATTENDANCE

Directors in attendance were:

Richard R. Nelsen (via Teams)
Roger Christensen
Ashleigh Farrell
Steve Van Meter
Ines E. D’Ambrosio

Also, in attendance were:

Nancy Bach, CliftonLarsonAllen LLP (“CLA”), District Accountant
Stephanie Odewumi of Clifton-Larson Allen LLP (CLA), Public Manager for the District
Brian M. Taylor, of Prescott, Rodriguez, Ostrander, Wallshein & Taylor, P.C., Attorney for the District
Stephanie Ceccato, of Prescott, Rodriguez, Ostrander, Wallshein & Taylor, P.C., Attorney for the District
Matt Miller, Director of Operations of the District
Gin Schulz, High Prairie Farms resident

The meeting was called to order at 9:02 a.m.

ADMINISTRATIVE MATTERS:

Disclosures of Potential Conflicts of Interest:

None of the Directors stated any conflicts of interest with respect to any items listed on the agenda.

Approval of Minutes:

Each Director acknowledged receipt of a copy of the minutes of the February 12, 2026 regular meeting. Following discussion and review, Director D'Ambrosio MOVED, and Director Farrell SECONDED, a motion to approve the minutes of the February 12, 2026 regular meeting, as presented. Upon a roll call vote, Directors Nelsen, Christensen, Farrell, D'Ambrosio, and Van Meter voted "AYE."

FINANCIAL MATTERS

Payment of Bills and Financial Statement:

Ms. Bach reviewed with the Board the Financial Statement and Schedule of Cash Position updated through February 28, 2026, which documents were distributed via email prior to the meeting. Ms. Bach entertained questions from certain members of the Board regarding the same. The disbursement schedule was reviewed at the meeting for previous claims in the amount of \$33,821.00, and for interim claim invoices for the period ending March 1, 2026 in the amount of \$46,379.60. Following discussion and review, Director Christensen MOVED, and Director Van Meter SECONDED, a motion to accept the Financial Statement and updated Schedule of Cash Position and Statement of Revenues, Expenditures and Change in Net Position as presented, and to approve payment of the past claims of \$33,821.00 and interim claims of \$46,379.60, and for the payment of the Directors' fees for the current meeting. Upon a roll call vote, Directors Nelsen, Christensen, Farrell, D'Ambrosio, and Van Meter voted "AYE."

GENERAL BUSINESS:

Old Business:

Traffic Patrols:

Director Nelsen then gave an update on recent traffic patrol activity in the District. The Directors then engaged in a discussion regarding future patrols.

Pinery 40 Rezoning Application:

Director D'Ambrosio gave an update on her recent discussion with Sheldon, and noted that he had not received any recent update. Mrs. Ceccato then gave an update on her recent discussion with the Douglas County planner, and a potential timeline for the development, and answered questions from certain Directors regarding the same. The Directors then engaged in a discussion regarding the same.

Metro District Future Meeting Space and Maintenance Building Project:

Mr. Miller and Director Christensen gave an update on the expansion of the maintenance facility, including among other things noting that the County was requiring a more detailed topographical map, and that the surveyor was currently working on such update. Mr. Miller noted that he would continue to be involved in

the process with the County. The Directors then engaged in a discussion regarding the same.

9833 Majestic Oak Drive Easement Proposal:

Mr. Taylor then noted that they were still waiting on a correct easement description to be sent by the developer requesting the easement for the driveway at 9833 Majestic Oak Drive, and that no additional developments had occurred since the last meeting of the Board.

Proposed Pinery Water Pipeline Easement:

Mr. Miller gave an update regarding his interactions with Pinery Water following the conclusion of the last regular meeting of the Board. The Directors then discussed the process by which this easement was requested, and noted their dissatisfaction with certain individual's treatment of Mr. Miller and the process. Mr. Taylor then reviewed the response to the District's requests regarding the easement from Pinery Water's attorney, including without limitation discussing the items contained in the response and the updated map of the easement. The Directors then engaged in a discussion regarding the same. The Directors asked Mr. Taylor to move forward with preparing a redline of the easement based on such discussion, which redline would be presented to Pinery Water for initial and considered at the next meeting of the Board.

Founder's Cemetery:

Mr. Van Meter gave an update on his discussions with the Parker Historical Society regarding the Founder's Cemetery fence. Following discussion, the Board was in agreement that Mr. Miller would repair the fence in its current location, upon written request of the President of the Parker Historical Society authorizing the same.

MANAGER'S REPORT:

Mr. Miller noted that a copy of his Manager's Report had been distributed prior to and at the meeting. Mr. Miller highlighted certain costs for tree trimming and fire mitigation, which costs were included under the current budget. Mr. Miller then led the Directors in a discussion regarding street signs in the District, noting that Douglas County was no longer willing to provide signs to the District. The Directors were in agreement that Mr. Miller should inquire regarding a previous agreement regarding signage before agreeing to take any future actions regarding the signs. Mr. Miller then asked for approval to trade in and purchase a new Gator work vehicle in the amount of \$19,500.00, due to the wear and tear on the current vehicle. Mr. Miller and the Directors then engaged in a discussion regarding Mr. Miller's report. Following discussion and review, Director Christensen MOVED, and Director D'Ambrosio SECONDED, a motion to approve the purchase of a new Gator work vehicle in the amount of \$19,500.00, with either a trade in valued at \$6,500.00, or a sale to Mr. Miller for the sale value, and that any conflict of interest related to such

sale be waived by the Board. Upon a roll call vote, Directors Nelsen, Christensen, Farrell, D'Ambrosio, and Van Meter voted "AYE."

OTHER BUSINESS – PUBLIC COMMENT:

None.

ADJOURNMENT

The meeting was adjourned at 11:09 a.m.

Respectfully submitted,

By _____

Ines E. D'Ambrosio, Secretary