

## RECORD OF PROCEEDINGS

---

### MINUTES OF A WORK SESSION OF THE BOARD OF DIRECTORS OF THE ANTHEM WEST METROPOLITAN DISTRICT (THE “DISTRICT”) HELD SEPTEMBER 16, 2024

A work session of the Board of Directors of the Anthem West Metropolitan District (referred to hereafter as the “Board”) was convened on Monday, September 16, 2024, at 1:00 p.m., at the Anthem Recreation Center, Multi-Purpose Room 2 / Aspen Lodge Conference Room, 16151 Lowell Boulevard, Broomfield, Colorado. The meeting was open to the public.

---

#### **ATTENDANCE**

##### **Directors In Attendance Were:**

Louis Lipp, President  
Scott Ward, Treasurer  
Robert Nielsen, Assistant Secretary  
Alex Stelzer, Assistant Secretary  
Steve Nelson, Assistant Secretary

##### **Also, In Attendance Were:**

Peggy Ripko; Special District Management Services, Inc. (“SDMS”)

Suzanne Meintzer, Esq.; McGeady Becher Cortese Williams P.C.

Georgia Harland; Simmons & Wheeler, P.C.

---

#### **ADMINISTRATIVE MATTERS**

**Quorum/Confirmation of Meeting Location/Posting of Notice:** Ms. Ripko 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 work session. It was noted that the work session was conducted at the above-stated date, time and location, which is within 20 miles of the District. It was further noted that notice of the time, date and location was duly posted and that no objections to the location 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 Stelzer, seconded by Director Nelson, and upon vote unanimously carried, the Board approved the Agenda, as amended.

**November Meeting:** The Board discussed the November meeting schedule and the possibility of moving the annual meeting and budget hearing to the Parkside

## RECORD OF PROCEEDINGS

---

Community Center beginning at 2:30 p.m. on Monday, November 18, 2024, pending availability of the community center.

---

### **PUBLIC COMMENT**

There were no public comments.

---

### **FINANCIAL MATTERS**

**Unaudited Financial Statements and Cash Position:** Ms. Harland reviewed the unaudited financial statements and cash position for the period ending June 30, 2024 with the Board.

The Board acknowledged the unaudited financial statements and cash position as presented.

**Legal Update:** Attorney Meintzer updated the Board regarding the passage of House Bill 24B-1001 and implications for the District.


**Budget Work Session:** The Board reviewed the District's financial statements and projections regarding the 2025 budget.

---

### **ADJOURNMENT**

There being no further business to come before the Board at this time, upon motion duly made by Director Nelson, seconded by Director Stelzer and, upon vote, unanimously carried, the work session was adjourned.

Respectfully submitted,

By \_\_\_\_\_  
Secretary for the Meeting