

## RECORD OF PROCEEDINGS

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MINUTES OF A SPECIAL MEETING OF  
THE BOARD OF DIRECTORS OF THE  
BARNES & POWERS SOUTH BUSINESS IMPROVEMENT DISTRICT  
(THE "DISTRICT")  
HELD  
SEPTEMBER 12, 2023

A special meeting of the Board of Directors of the Barnes & Powers South Business Improvement District (referred to hereafter as the "**Board**") was convened on Tuesday, September 12, 2023, at 9:00 a.m. This District Board meeting was held via Microsoft Teams. The meeting was open to the public.

### ATTENDANCE

#### Directors In Attendance Were:

Timothy Seibert, President  
David D. Jenkins, Secretary  
Delroy Johnson, Assistant Secretary

Christopher S. Jenkins was absent and excused

#### Also, In Attendance Were:

Robert Huls; Nor'Wood Development Group  
Russell Dykstra; SpencerFane, LLP  
Josh Miller, Korben Heim and Mallorie Hansen; CliftonLarsonAllen LLP

### ADMINISTRATIVE MATTERS

**Call to Order and Agenda:** Director Seibert called the meeting to order at 9:03 a.m.

The Board reviewed the agenda for the meeting. Following review, upon a motion duly made by Director Seibert seconded by Director Johnson and, upon vote, unanimously carried, the Board approved the agenda, as presented.

**Quorum, Director Qualifications, Disclosure Items:** A quorum of the Board was confirmed. 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. No additional conflicts were disclosed at the meeting.

Upon a motion duly made by Director D. Jenkins, seconded by Director Johnson and, upon vote, unanimously carried, the Board excused the absence of Christopher Jenkins.

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**Public Comment:** None.

**FINANCIAL  
MATTERS**

**June 30, 2022 Unaudited Financial Statements:** Ms. Hanson reviewed the June 30, 2022 Unaudited Financial Statements with the Board. Following review, upon a motion duly made by Director Seibert, seconded by Director Johnson and, upon vote, unanimously carried, the Board accepted the June 30, 2022 Unaudited Financial Statements, as presented.

**LEGAL MATTERS**

**2024 Operating Plan and Preliminary Draft Budget:** Attorney Dykstra reviewed the Operating Plan with the Board and discussed the draft 2024 Budget.

Following review and discussion, upon a motion duly made by Director Seibert, seconded by Director Johnson and, upon vote, unanimously carried, the Board approved the filing of the 2024 Operating Plan with the City, as presented.

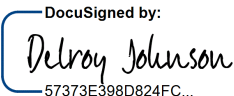
**OTHER BUSINESS**

**Appointment to Board of Directors to fill vacancy:** The Board discussed the appointment to fill the vacancy and determined to appoint at the next meeting.

**ADJOURNMENT**

There being no further business to come before the Board at this time, Director Siebert adjourned the meeting at 9:13 a.m.

Respectfully submitted,

By  Secretary for the Meeting  
DocuSigned by:  
Delroy Johnson  
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Carbon Copy Events	Status	Timestamp
Witness Events	Signature	Timestamp
Notary Events	Signature	Timestamp
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