

RECORD OF PROCEEDINGS

MINUTES OF A SPECIAL MEETING OF THE BOARD OF DIRECTORS OF THE TRAILMARK METROPOLITAN DISTRICT HELD JUNE 8, 2010

A special meeting of the Board of Directors of the TrailMark Metropolitan District (referred to hereafter as "Board") was held on Tuesday, June 8, 2010 at 7:00 p.m., at the TrailMark Learning Center, 9743 South Carr Way, Littleton, Colorado. This meeting was open to the public.

ATTENDANCE

In attendance were Directors:

Michael. Rogers
Catherine LaClair
Richard Handley
Sherman Steed

Absent was Director Parsons, whose absence was not excused.

Also in attendance were:

Cathy Noon; Community Resource Services ("CRS")
Karen Millspaugh, Doug Filter, Lesa Rengel, Mike McMahon and
Wayne Lupton; TrailMark Homeowners Association Board
Members
Community Members

CALL TO ORDER

Director Rogers called the meeting to order at 7:11 p.m.

Agenda: Ms. Noon presented the Board with the proposed agenda. Upon a motion by Director LaClair and a second by Director Rogers, the Board voted unanimously to approve the agenda.

Public Comment: Don Babcock showed a photo and commented on the bear sightings in TrailMark and asked that the HOA and the District send communication to the residents of TrailMark concerning wildlife deterrent behavior. The HOA will post information on their website regarding this issue.

RECORD OF PROCEEDINGS

MAINTENANCE AND OPERATION- AL ITEMS

Discussion Regarding HOA and District Responsibility (50/50 split for maintenance, repair and replacement): Both Boards discussed how maintenance, repairs and replacement of the fence, solar aerator, and landscaping items will be performed and payment made. Both Boards agree in principal that all costs will be shared on a 50/50 basis, that the HOA will be the contact point for residents to report needed repairs or concerns, that the HOA will be responsible for performing incidental repairs, and that the District will be responsible for performing major "Filing" painting or replacement of the fence or portions of the fence other than incidental repair.

Review and Approve Second Amended and Restated Maintenance Agreement between the District and the TrailMark HOA – Two revisions to the Maintenance Agreement were reviewed and, as a follow up to the discussion above, the contract will be remanded back to the attorneys for the District and the HOA for further revision. Ms. Noon will coordinate with Hammersmith Management and attorneys Rowley and Payne and have the revised contract available for the June 15, 2010 Regular Board meeting.

Review Fence Painting Bids from Integrity Painting and G & M Gantner Inc. – Three request for fence painting bids were sent out with bids received from Integrity Painting and G & M Gantner Inc. Following review of the bids, upon a motion made by Director Steed and a second by Director Rogers, the Board voted unanimously to award the contract to G & M Gantner Inc. for an amount not-to-exceed \$23,529.00 Ms. Noon will notify both companies of the outcome and ask G & M Gantner Inc. to begin the job as soon as possible.

OTHER BUSINESS Communication:

1. Who should be called for each issue? – Each entity will post identical notification instructions for residents on their respective websites;
2. Website(s) – Discussion was held concerning changes to the TMMD website including the possibility of a joint website with the HOA. After discussion, it was decided that the District will continue to have a separate website, but revisions to the web hosting and appearance may occur. The HOA Communications Committee will bring a proposal for design and maintenance for the District website to the July 20, 2010 Regular Board Meeting.
3. Discussion of additional "Saturday" meetings (1 Board member, every month at an off-site location with the possibility of including 1 HOA Board member) – Director Rogers stated that he had campaigned on having additional opportunities for TrailMark

RECORD OF PROCEEDINGS

residents to discuss concerns with Board members. He would like to hold meetings as mentioned above. Director Steed indicated he would not be available on Saturdays. Director LaClair said she would be available on a trial basis for a few months. Meeting dates will be selected at the June 15, 2010 Board meeting.

4. The Board discussed the effectiveness of Board members attending community events with identifying nametags so residents have increased awareness of their governing Board members. At a recent concert, there was positive reception of this action.

Community Event Signage – Director Handley expressed his desire to continue with the “Berma Shave” type of signage used previously rather than the monument signage as discussed at past District meetings. Other Board members disagreed and no action will be taken at this time.

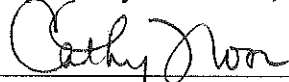
Day Care Center Signage – The TrailMark Learning Center approached the HOA and TMMD about having a “billboard” type sign on their fence facing Wadsworth Blvd. and possibly “sandwich board” signs on Carr St. After discussion, it was determined this was an HOA covenant issue and perhaps a City of Littleton code issue, but there were no objections from the District Board.

School Site – It was noted that Directors Rogers and Steed are meeting with Littleton Councilmember Debbie Brinkman and Littleton City Attorney Suzanne Staiert at 4:00 p.m. on June 9, 2010 to discuss the school site property.

ADJOURNMENT

There being no further business to come before the Board, upon motion duly made by Director Rogers, seconded by Director LaClair, and passed unanimously, the meeting was adjourned at 9:08 p.m.

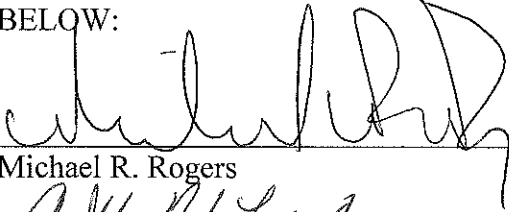
Respectfully submitted,



Secretary for the Meeting

RECORD OF PROCEEDINGS

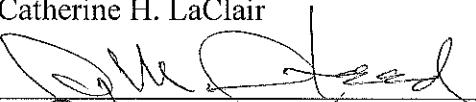
THESE MINUTES ARE APPROVED AS THE OFFICIAL JUNE 8, 2010 MINUTES OF THE TRAILMARK METROPOLITAN DISTRICT BY THE BOARD OF DIRECTORS SIGNING BELOW:



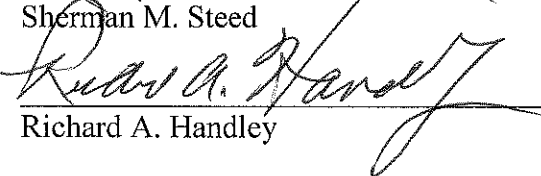
Michael R. Rogers



Catherine H. LaClair



Sherman M. Steed



Richard A. Handley

Jack Parsons

TRAILMARK METROPOLITAN DISTRICT - SPECIAL MTG.

MEETING DATE: 06-08-10

PLEASE PRINT YOUR NAME, ADDRESS AND PHONE NUMBER AND THE ISSUE(S) YOU ARE INTERESTED IN ADDRESSING AT THIS MEETING.

[illegible]