

MINUTES OF A REGULAR MEETING OF
THE BOARD OF DIRECTORS OF THE
NORTHERN DOUGLAS COUNTY WATER AND SANITATION DISTRICT
(THE "DISTRICT")
HELD
MARCH 24, 2026

A regular meeting of the Board of Directors of the Northern Douglas County Water and Sanitation District (referred to hereafter as the "Board") was convened on Tuesday, March 24, 2026, at 8:30 a.m., at Seter, Vander Wall & Mielke, P.C. 7400 E. Orchard Road, Suite 3300 Greenwood Village, CO 80111 and via Microsoft Teams. The meeting was open to the public.

ATTENDANCE

Directors in attendance were:

Blair Zimmerman, President
Thomas Cisek, Vice-President/Secretary
Raymond G. Olson, Treasurer/Assistant Secretary

Also, in attendance were:

Nicholas Carlson, Shauna D'Amato, Seef LeRoux, and Travis Andrews;
CliftonLarsonAllen LLP ("CLA")
Barbara T. Vander Wall, Esq. and Paul Polito, Esq.; Seter, Vander Wall & Mielke, P.C.
Greg Sekera and Aimee Chalus; Kennedy Jenks Consultants

ADMINISTRATIVE MATTERS

Call to Order and Agenda:

Director Cisek called the meeting to order at 8:33 a.m.

The Board reviewed the agenda for the meeting and amended the agenda by adding an executive session in Legal Matters as item C. Following discussion, upon a motion made by Director Zimmerman, seconded by Director Olson and, upon vote, unanimously carried, the Board approved the agenda, as amended.

Disclosures of Potential Conflicts of Interest and Directors' Fees:

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. It was noted by Attorney Vander Wall that disclosures of potential conflicts of interest were filed with the Secretary of State for all directors, and no additional conflicts were disclosed at the meeting.

Following discussion, upon a motion made by Director Zimmerman, seconded by Director Olson and, upon vote, unanimously carried, the Board approved the Directors' fees, as presented.

Quorum, Location of Meeting and, Posting of Meeting Notice:

The presence of a quorum and posting of meeting notices were confirmed.

This meeting was conducted via Microsoft Teams and encouraged public participation via Microsoft Teams. It was further noted that notice providing the time, date and video link information was posted and that no objections, or any requests, that the means of hosting the meeting be changed by taxpaying electors within the District's boundaries

Public Comment:

There was no public comment.

Minutes of February 24, 2026 Regular Meeting:

The Board reviewed the minutes from the February 24, 2026 regular Board meeting. Following review, upon a motion made by Director Olson, seconded by Director Zimmerman and, upon vote, unanimously carried, the Board approved the minutes from the February 24, 2026 regular Board meeting, as presented.

FINANCIAL MATTERS

Claims in the Amount of \$ 290,629.60:

Mr. LeRoux presented the previous claims to the Board. Mr. Sekera noted that the Norfield payment was for the locates subscription. Following discussion, upon a motion duly made by Director Cisek, seconded by Director Zimmerman and, upon vote, unanimously carried, the Board ratified the previous claims in the amount of \$290,629.60, as presented.

February 28, 2026 Unaudited Financial Statements:

Mr. LeRoux presented the unaudited financial statements to the Board. Mr. LeRoux noted that the major revenue discrepancy year over year is property taxes, but they will be collected within the next couple of months. Following discussion, upon a motion made by Director Cisek, seconded by Director Zimmerman and, upon vote, unanimously carried, the Board accepted the February 28, 2026 Unaudited Financial Statements, as presented.

Mr. LeRoux noted that the 2025 Audit is in process.

LEGAL MATTERS

District Rules and Regulations Review:

Mr. Polito reported that the review and updates to the District's Rules and Regulations are nearing completion. Key changes include new water conservation and drought contingency provisions, including a new Section 6.4 tying the District's drought stages to declarations by the Highlands Ranch Water and Sanitation District, a new Section 9.26 establishing drought surcharge authority, and the addition of three new defined terms in Article I, along with general cleanups incorporating prior resolutions. The updates also revise the dispute resolution framework, replacing the prior arbitration process with an informal hearing procedure. Legal counsel will present the updated Rules and Regulations for Board consideration at the next meeting. Discussion ensued regarding potential rebates. No action was taken.

Easements:

The Seter, Vander Wall & Mielke, P.C team has been working with Mr. Sekera and Ms. Chalus on the easements.

50' Wide Non-Exclusive Waterline Easement from Lorenz Ventures LLC:

Following discussion, upon a motion made by Director Zimmerman, seconded by Director Olson and, upon vote, unanimously carried, the Board approved the 50' wide non-exclusive waterline easement from Lorenz Ventures, LLC, as presented.

620 Sq.' Backflow Prevention Device Easement from Diocese of Colorado Springs:

Following discussion, upon a motion made by Director Zimmerman, seconded by Director Olson and, upon vote, unanimously carried, the Board approved the 620 Sq.' backflow prevention device easement from Diocese of Colorado Springs.

Two Varying Width Backflow Prevention Device Excusive Easements (7111 Townsend and 9838 Buckingham Ct / 9872 Indian Wells Dr) from Terra Ridge at Lone Tree Homeowners Association:

Following discussion, upon a motion made by Director Zimmerman, seconded by Director Olson and, upon vote, unanimously carried, the two varying width backflow prevention device excusive easements (7111 Townsend and 9838 Buckingham Ct / 9872 Indian Wells Dr) from Terra Ridge at Lone Tree Homeowners Association.

Executive § 24-6-402(4)(b)and (e), C.R.S.:

Upon a motion duly made by Director Olson, seconded by Director Zimmerman and, upon vote, unanimously carried, the Board entered into Executive Session at 8:58 a.m. for purposes of developing negotiating positions or instructing negotiators related to operations contracts, and consultation with the attorney on specific legal questions, pursuant to Sec. 24-6-402(4)(e) and (b), C.R.S

Upon a motion duly made by Director Olson, seconded by Director Zimmerman and, upon vote, unanimously carried, the Board exited from Executive Session at 9:18 a.m., noting that no actions had been taken while in Executive Session

ENGINEERING MATTERS

Engineering Information Report:

Mr. Sekera presented the Engineering Report to the Board. He noted that the District is working with South Suburban Park and Recreation District related to the installation of a drinking fountain

MANAGER MATTERS

Updated Rates for 2026 Drought Rates:

Mr. Carlson presented the 2026 Drought Rates to the Board. Following discussion, upon a motion made by Director Cisek, seconded by Director Zimmerman and, upon vote, unanimously carried, the Board approved the Amended and Restated Resolution regarding Water and Wastewater Fees, Rates and Charges, including the 2026 Drought Rates Schedule, effective March 24, 2026, with the corrections discussed.

OTHER BUSINESS

None.

ADJOURNMENT

There being no further business to come before the Board at this time, upon a motion duly made by Director Zimmerman, seconded by Director Olson and, upon vote, unanimously carried, the meeting was adjourned at 9:32 a.m.

Respectfully submitted,

By _____
Secretary for the Meeting