



**MINUTES OF THE ANNUAL MEETING  
OF THE BOARD OF DIRECTORS OF THE  
GARDENS AT NORTH CAREFREE METROPOLITAN DISTRICT  
HELD NOVEMBER 1, 2023, AT 9:30 A.M.**

Pursuant to §32-1-903(6), C.R.S., the annual meeting of the Board of Directors of the Gardens at North Carefree Metropolitan District was held on Wednesday, November 1, 2023, at 9:30 AM, via video teleconference.

Attendance

In attendance were Directors:

Ronald Covington, President  
Grace Covington, Secretary  
Laureen Deveau, Treasurer  
Heath Herber, Assistant Secretary

Also in attendance were:

Heather Smith, WSDM District Managers

1. Call to Order: Ms. Smith called the meeting to order at 9:30 a.m.
2. Presentation Regarding the Status of Public Infrastructure Projects within the District: Ms. Smith stated that all public tracts have been conveyed to and accepted by the District and there are no known upcoming public infrastructure projects.
3. Presentation Regarding Outstanding Bonds: Ms. Smith explained that the Developer has funded the project through reimbursable advances to-date and that the Board has authorized the issuance of bonds to repay the developer for the reimbursable amounts.
4. Review of Unaudited Financial Statements: Ms. Smith presented the October 31, 2023 Financial Statements in brief.
5. Open Floor for Questions: There were no members of the public present.
6. Adjournment: The meeting was adjourned at

Respectfully Submitted,

Grace Covington

Grace Covington (Mar 6, 2024 10:59 MST)

Secretary






# G@NCMD 2023 11 01 Annual Meeting Minutes - approved

Final Audit Report

2024-03-06

Created:	2024-03-06
By:	Heather Smith (heather.s@wsdistricts.co)
Status:	Signed
Transaction ID:	CBJCHBCAABAAUUloJel5wmk8cWVs1ICG5NdkW9RZ1Lv

## "G@NCMD 2023 11 01 Annual Meeting Minutes - approved" History

-  Document created by Heather Smith (heather.s@wsdistricts.co)  
2024-03-06 - 5:41:41 PM GMT
-  Document emailed to Grace Covington (grace@covingtonhomesco.com) for signature  
2024-03-06 - 5:41:44 PM GMT
-  Email viewed by Grace Covington (grace@covingtonhomesco.com)  
2024-03-06 - 5:59:20 PM GMT
-  Document e-signed by Grace Covington (grace@covingtonhomesco.com)  
Signature Date: 2024-03-06 - 5:59:42 PM GMT - Time Source: server
-  Agreement completed.  
2024-03-06 - 5:59:42 PM GMT