

MINUTES OF A REGULAR MEETING OF
THE BOARD OF DIRECTORS OF THE
WESTGLENN METROPOLITAN DISTRICT
HELD
FRIDAY, MAY 15, 2026

A regular meeting of the Board of Directors of the Westglenn Metropolitan District was convened on Friday, May 15, 2026 at 10:25 a.m. at 7400 E. Crestline Circle, Suite 210, Greenwood Village, Colorado 80111.

ATTENDANCE

Michael R. Seeley, President/Treasurer
Mark J. Seeley, Secretary
Vacancy
Vacancy
Vacancy

Also present were:

Elizabeth A. Dauer, Esq., Seter, Vander Wall & Mielke, P.C.;
Diane Rowledge, Sullivan Group
Greg Livin, Wipfli LLC

CALL TO ORDER

Director Michael Seeley convened the regular meeting at 10:25 a.m.

DISCLOSURE MATTERS

The Board had been previously advised that pursuant to Colorado law, certain disclosures by the Board members might be required prior to taking official action at the meeting. The Board then reviewed the agenda for the meeting, following which each Board member confirmed the contents of written disclosures previously made, stating the fact and summary nature of any matters, as required under Colorado law, to permit official action to be taken at the meeting. Director Michael Seeley specifically noted that he is a member of a limited liability company that purchased additional ground located in the District on September 30, 1999, in an arms-length transaction. The Board determined that the participation of the Directors present was necessary to obtain a quorum or otherwise enable the Board to act.

Director Michael R. Seeley disclosed his ownership of property located within the District, and his association with Brookhill VII, LLC, developers in the District. This disclosure is associated with approval of items on the agenda that may affect his interests. Director Michael R. Seeley disclosed that he is the manager of Seeley Development Company, LLC, an entity that is participating in a transaction with the District to provide accounting services. This disclosure is associated with approval of items on the agenda that may affect his interests.

Director Mark J. Seeley disclosed his ownership of property located within the District. This disclosure is associated with approval of items on the agenda that may affect his interests. Director Mark J. Seeley disclosed that he is the manager of Golden Management, LLC, an entity that is participating in a transaction with the District to provide District management services. This disclosure is associated with approval of items on the agenda that may affect his interests.

APPROVAL OF MINUTES

Upon motion made, seconded and unanimously carried, the minutes of the April 3, 2026 special meeting were approved as presented.

PRESENTATION OF 2025 AUDIT

Greg Livin of Wipfli LLP presented the draft 2025 audit. He noted that it was a clean opinion, without material adjustments. Director Michael Seeley inquired of Mr. Livin who confirmed that all accounting continues to be maintained according to GAAP, there were no unusual transactions in 2025, and, the District remains capable of paying its obligations through 2025. Upon motion made by Director Michael Seeley, and second the 2025 financial audit was accepted as presented.

FINANCIAL MATTERS

Financial Statements/Claims Payable. Michael Seeley presented the District's financial report for the period ending April 30, 2026. Michael Seeley confirmed that all accounting continues to be maintained according to GAAP, there were no unusual transactions during the time period and, the District remains capable of paying its obligations through 2026. Upon motion made by Director Mark Seeley and seconded by Director Michael Seeley, the financial report was accepted as presented.

Michael Seeley reviewed with the Board the claims payable from the period of January 1, 2026 through April 30, 2026. Upon motion made by Director Mark Seeley and seconded by Director Michael Seeley, the claims payable in the amount of \$71,769.12 were approved and ratified.

ATTORNEY MATTERS

Reimbursement from Colorado Special District Insurance Pool ("CSD"). Ms. Dauer reported that the reimbursement from CSD for the new light bollards is complete. She noted that the District used its 2026 allocation and currently has a zero safety grant fund balance.

PARK/MAINTENANCE UPDATE

Director Mark Seeley presented the monthly park and property maintenance report. He reported that the recent spring snow provided beneficial moisture to the landscape but also caused some tree damage. The resulting debris will be cleaned up in the coming weeks. The turf is greening up in the central and northern areas of the park, while the sloped areas in the southern portion will need additional time and moisture to recover. He further reported that an inspection of the playground equipment is being scheduled, he provided an update and photos of the bollard lighting project, and that Davey Tree Company has completed another planned beetle treatment.

OTHER BUSINESS

Meeting Availability. The Board discussed meeting availability and confirmed their attendance at the June 19, 2026 meeting of the Board of Directors.

ADJOURNMENT

There being no further business to come before the Board, and upon motion duly made and seconded, the meeting was adjourned at 11:05 a.m.


Secretary for the Meeting