

**RECORD OF PROCEEDINGS  
MINUTES OF A REGULAR MEETING  
OF THE BOARD OF DIRECTORS OF  
FOUR CORNERS BUSINESS IMPROVEMENT DISTRICT**

**HELD:** Thursday, June 13, 2024, at 9:30 a.m. via telephone conference

**ATTENDANCE:**

A regular meeting of the Board of Directors of the Four Corners Business Improvement District was called and held as shown above and in accordance with the applicable statutes of the State of Colorado; a conference telephone was in use at the meeting location in compliance with C.R.S. 24-6-402-(1)(b), with the following directors present and acting:

David Waldner (excused)  
David Starnes (by videoconference/phone)  
Bill Cross (by videoconference/phone)  
Andrew Hays (by videoconference/phone)  
Tim Westbrook (excused)

Also, present by videoconference/phone: Joe Norris, Cockrel Ela Glesne Greher & Ruhland, PC, District Counsel; Diane Wheeler, Simmons and Wheeler; District Accountant; Angela Elliott, District Manager; and Lucie Stuchlikova, Assistant District Manager, Teleos Management Group. There were no members of the public present.

**CALL TO ORDER:**

On behalf of the Board, District Counsel, Joe Norris called the meeting to order at 9:32 a.m. and noted for the record that a quorum was present.

**DISCLOSURE OF POTENTIAL CONFLICTS OF INTEREST:**

The Board noted that disclosure statements had been filed with the Office of the Colorado Secretary of State and with the Board of Directors of the District. Upon motion duly made, seconded, and unanimously carried, the Board directed that said disclosures be incorporated herein.

**APPROVAL OF AGENDA:**

Following discussion, upon motion duly made, seconded, upon vote and unanimously carried, the Board accepted the agenda as presented.

**PUBLIC COMMENT:** None

**APPROVAL OF MINUTES:**

The Board reviewed the minutes of the May 9, 2024, special meeting. Following discussion, upon motion duly made by Director Cross, seconded by Director Hays, upon vote and unanimously carried, the Board approved the minutes of the May 9, 2024, special meeting.

**LEGAL MATTERS:**

A. Discussion on Boundary Changes

District Counsel Norris discussed there were no updates at this time, but the item will remain on the agenda for future meetings to provide update on the status to the Board.

**DIRECTOR MATTERS:** None

**FINANCIAL MATTERS:**

A. Payment of Claims

Following discussion, upon motion duly made by Director Cross, seconded, by Director Hays, upon vote and unanimously carried, the Board approved the payment of claims in the amount of \$2,601.30.

B. Adoption of Resolution Ratifying Pay Request #20 and Requisition of Project Funds in the approximate amount of \$43,238.33.

Following discussion, upon motion duly made by Director Cross, seconded by Director Hays, upon vote and unanimously accepted, the Board adopted the Resolution Ratifying Pay Request #20 and Requisition of Project Funds in the approximate amount of \$43,238.33.

**MANAGEMENT MATTERS:**

A. Discussion/Update on ADA Website Accessibility

Manager discussed the advantages of using Streamline and is working on a contract with Streamline, via Teleos or just the district (they want revenues). \$7 page for remediation, and a monthly amount for the platform and quarterly reports, indemnification also. Pueblo West will still do the maintenance.

Manager will report back at the next meeting.

**OTHER BUSINESS:**

Legal Counsel confirmed there will be no November election.

**ADJOURNMENT:**

There being no further business to come before the Board, the meeting was adjourned at 9:50 a.m.

The foregoing minutes constitute a true and correct copy of the minutes of the above-referenced meeting and were approved by the Board of Directors of the Four Corners Business Improvement District.

Respectfully,

DocuSigned by:  
*David Starnes*

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Secretary of the Board