

MOUNTAIN BROOK METROPOLITAN DISTRICT

<https://mountainbrookmd.com>

NOTICE OF A SPECIAL MEETING AND AGENDA

<u>Board of Directors:</u>	<u>Office:</u>	<u>Term/Expiration:</u>
Conley Smith	President	2027/May 2027
Kenneth Spencer	Treasurer	2027/May 2027
Dale Bruns	Secretary	2025/May 2027
Mark Solomon	Assistant Secretary	2025/May 2025
Blake Guduhl	Assistant Secretary	2025/May 2025

DATE: March 24, 2024
TIME: 9:00 a.m.
PLACE: Teams – Link Below

** Individuals requiring special accommodation to attend and/or participate in the meeting please advise the District Manager Geol Scheirman – gscheirman@coherelife.com with their specific need(s) before the meeting.*

https://teams.microsoft.com/l/meetup-join/19%3ameeting_ZTNjYWViODgtZTI5Ny00NDFmLThjNjEtNDI1NDQzYzEzZDVi%40thread.v2/0?context=%7b%22Tid%22%3a%223c3a5b9b-a1bf-4ada-8b0c-67d12f28334a%22%2c%22Oid%22%3a%225b87fc06-7808-4c6b-8b35-8b81537b5a82%22%7d

Meeting ID: 258 812 439 242
Passcode: js9nc2Rj

Dial in by phone

[+1 872-240-4491](tel:+18722404491), United States, Chicago
Phone conference ID: 118 369 378#

I. ADMINISTRATIVE MATTERS

- A. Call to Order/Declaration of Quorum

- B. Present Disclosures of Potential Conflicts of Interest.

- C. Approve Agenda, confirm location of meeting, posting of notices.

- D. Consent Agenda

The items listed below are a group of items to be acted on with a single motion and vote by the Board. An item may be removed from the consent agenda to the regular agenda by any Board member. Items on the consent agenda are then voted on by a single motion, second and vote by the Board.

- 1) Review and approve the Minutes of the January 13, 2025 Special Meeting (enclosure).
 - 2) Review and approve the Minutes of the February 10, 2025 Special Meeting (enclosure).
 - 3) Ratify 2025 Landscape Agreement (enclosure).
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II. PUBLIC COMMENT

- A. Members of the public may express their views to the Boards on matters that affect the Districts. Comments will be limited to three (3) minutes per speaker.
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III. FINANCIAL MATTERS

- A. Review and ratify approval of the payment of claims (enclosure).
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- B. Review unaudited financial statements and the cash position statement (enclosure).
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- C. Other.
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IV. LEGAL MATTERS

- A. Election update – Notice of Cancellation of Regular Election (enclosure).
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- B. Other.
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V. MANAGEMENT MATTERS

- A. Transition updates.
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- B. Amenity Center Community Life Manager Role Update
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- C. Review and discuss non-owner fee for the Amenity Center. (enclosure).
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- D. Review and approve Mountain Brook Policies and Procedures for Amenity Center (enclosure).
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- E. Review and approve Updated Design Guidelines and Rules and Regulation (enclosure).
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- F. Review and approve pool maintenance vendor for 2025 pool season (enclosure).
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- G. Review and approve Amenity Center cleaning service for 2025 (enclosure).
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- H. Other.

VI. CAPITAL IMPROVEMENT MATTERS

A. Amenity Center Timeline Update

B. Other.

VII. OTHER BUSINESS

A. _____

VIII. ADJOURNMENT **THE NEXT REGULAR MEETING IS SCHEDULED FOR
APRIL 28th, 2025 at 9:00am.**