

**LEDGE ROCK CENTER RESIDENTIAL  
METROPOLITAN DISTRICT NO. 2 (“DISTRICT”)**

8390 E. Crescent Parkway, Suite 300

Greenwood Village, CO 80111

Phone: 303-779-5710

[www.LedgeRockCenterCommercialMetroDistrict.com](http://www.LedgeRockCenterCommercialMetroDistrict.com)

**NOTICE OF SPECIAL MEETING AND AGENDA**

**DATE:** November 20, 2023  
**TIME:** 10:15 a.m.  
**LOCATION:** Microsoft Teams Videoconference

You can attend the meeting in any of the following ways:

a. To attend via Microsoft Teams Videoconference:

[https://teams.microsoft.com/l/meetup-join/19%3ameeting\\_ZTU4NGUyZGYtNWEyYy00ZjZkLThhZDEtOGUwMjRmMDZiZDkz%40thread.v2/0?context=%7b%22Tid%22%3a%224aaa468e-93ba-4ee3-ab9f-6a247aa3ade0%22%2c%22Oid%22%3a%225b9f6fa2-e9dd-42cc-bfd8-f7dd2ed196a6%22%7d](https://teams.microsoft.com/l/meetup-join/19%3ameeting_ZTU4NGUyZGYtNWEyYy00ZjZkLThhZDEtOGUwMjRmMDZiZDkz%40thread.v2/0?context=%7b%22Tid%22%3a%224aaa468e-93ba-4ee3-ab9f-6a247aa3ade0%22%2c%22Oid%22%3a%225b9f6fa2-e9dd-42cc-bfd8-f7dd2ed196a6%22%7d)

**ACCESS:**

b. To attend via telephone, dial 720-547-5281 and enter the following additional information:

Conference ID: 531 880 766#

<u>Board of Directors</u>	<u>Office</u>	<u>Term Expires</u>
Amy Carroll	President	May, 2027
John Schlup	Secretary/ Treasurer	May, 2027
Lucas Schlup	Vice President, Asst. Secretary/Asst. Treasurer	May, 2027
Michel Schlup	Vice President, Asst. Secretary/Asst. Treasurer	May, 2025
James Shipton	Vice President, Asst. Secretary/Asst. Treasurer	May, 2025

**I. ADMINISTRATIVE MATTERS**

A. Call to order and approval of agenda.

- B. Present disclosures of potential conflicts of interest.
- C. Confirm quorum, location of meeting and posting of meeting notices.
- D. Public Comment.

Members of the public may express their views to the Board on matters that affect the District that are otherwise not on the agenda. Comments will be limited to three (3) minutes per person.

- E. Discuss results of May 2, 2023 Election. Discuss vacancies on the Board.
- F. Consider election of officers:

President:

Secretary:

Vice President, Asst. Secretary/Asst. Treasurer:

Vice President, Asst. Secretary/Asst. Treasurer:

Vice President, Asst. Secretary/Asst. Treasurer:

- G. Review and consider approval of minutes from the November 14, 2022, regular Board meeting (enclosure).
- H. Consider adoption of the Resolution No. 2023-11-\_\_ Regarding 2024 Annual Administrative Matters (enclosure).

## **II. FINANCIAL MATTERS**

- A. Approve and/or ratify approval of payment of claims in the amount of \$21,421.38 (enclosure).
- B. Review and consider acceptance of Cash Position Schedule as of September 30, 2023 updated as of November 9, 2023 (enclosure).
- C. Conduct Public Hearing to consider amendment of the 2023 Budget. If necessary, consider adoption of Resolution to Amend the 2023 Budget (enclosure).
- D. Conduct Public Hearing on the proposed 2024 Budget and consider adoption of Resolution No. 2023-11-\_\_ to Adopt the 2024 Budget and Appropriate Sums of Money and Set Mill Levies (enclosure).
- E. Discuss statutory requirements for an audit. Consider appointment of District Accountant to prepare Application for Exemption from Audit for 2023.

## **III. LEGAL MATTERS**

- A. Consider approval of updates and extensions to Developer Funding Agreement and any updates to the District Promissory Notes (as necessary).

- B. Consider approval of authorization to amend the Amended and Restated Service Plan for the District and related Amended and Restated Intergovernmental Agreement with the Town of Johnstown.
- C. Discuss Public Hearings with Town of Johnstown for First Amendment to current Service Plan on December 4, 2023.
- D. Consider approval of annual engagement of District Consultants including cost verifier and District Engineer for capital public improvements costs constructed and installed on behalf of the District.
- E. Review and consider approval of Cost Certification Report through November 20, 2023 by Ranger Engineering, LLC (by enclosure or supplement).
- F. Consider approval and ratification of reimbursement resolutions related to Cost Verification Report.

#### **IV. MANAGER MATTERS**

- A. Consider approval of CliftonLarsonAllen LLP Master Services Agreement and statement(s) of work for 2024 (enclosure).
- B. Discuss and consider approval of 2024 insurance renewal (enclosure).
- C. Consider Approval of Resolution No. 2023-11-\_\_ Determining Not to Provide Workers' Compensation Insurance Coverage for Uncompensated Members of the Board of Directors (enclosure).
- D. Consider authorization of renewing membership in the Special District Association for 2024.

#### **V. OTHER BUSINESS**

#### **VI. ADJOURNMENT**

**There are no meetings scheduled for the remainder of 2023.**