



LEWIS POINTE

Metropolitan District

PUBLIC NOTICE OF REGULAR MEETING OF THE BOARD OF DIRECTORS

PUBLIC NOTICE is hereby given that a regular meeting of the Board of Directors of the Lewis Pointe Metropolitan District of the County of Adams, State of Colorado, shall be held on Monday, November 01, 2021 at 5:30 pm at the Trail Winds Recreation Center at 13495 Holly St Thornton, CO 80602. At such meeting, the Board shall conduct the regular business of the District and other business which may come before the Board. All meetings shall be open to the public.

IN WITNESS WHEREOF, this notice is given and duly posted pursuant to statute this 25th day of October 2021.

LEWIS POINTE METROPOLITAN DISTRICT

By: /s/ Charles Wolfersberger
District Manager

Lewis Pointe Metropolitan District

Regular Board Meeting Agenda

Directors	Office	Term Expiration
Pete Adler	President	May 2022 (Elected)
Amy Jones	Treasurer	May 2023 (Elected)
Anthony Garcia	Secretary	May 2023 (Elected)
Robert Maples	Assistant Secretary	May 2023 (Elected)
Shane Sena	Assistant Secretary	May 2022 (Appointed)

Meeting Date: Monday November 01, 2021

Meeting Start Time: 5:30pm

Meeting Location: Trail Winds Recreation Center (13495 Holly St Thornton, CO 80602)

- I. **Call to Order**
- II. **Roll Call**
- III. **Present disclosures of potential conflicts of interest**
- IV. **Public Comments – (3 minutes per homeowner)**
- V. **Administrative and Contractual Matters**
 - 1) Review and consider the minutes for the August 02, 2021 board meeting [**Exhibit 01**]
 - 2) Review and consider the minutes for the August 09, 2021 board meeting [**Exhibit 02**]
 - 3) Review and consider 2022 election resolution [**Exhibit 03**]
- VI. **Landscaping and Capital Asset Matters**
 - 1) Landscape maintenance report - Environmental Designs (EDI)
 - 2) Review and consider EDI proposal to install/upgrade landscaping at 144th/Fairfax Ave [**Exhibit 04**]
 - 3) Review and discuss landscape projects for 2022
 - 4) Review and consider 2022 landscape contract with EDI [**Exhibit 05**]
 - 5) Review and consider 2022 snow plow contract with EDI [**Exhibit 06**]
 - 6) Review and consider fence repair bid from FCS [**Exhibit 07**]
- VII. **Financial Matters**
 - 1) Status update - 2014 Advance and Reimbursement Agreement w Carlson Family
 - 2) Status update – Vectra Bank credit cards for directors for event management
 - 3) Public hearing on proposed 2022 budget
 - 4) Review and consider resolution to adopt 2022 budget, appropriate funds and set mill levies [**Exhibit 08**]
 - 5) Review and consider 2021 audit engagement letter with BF Borgers CPA [**Exhibit 09**]
 - 6) Review and consider schedule of 2021 director fees [**Exhibit 10**]
- VIII. **Public hearing on proposed resolution to certify to the County Treasurer the collection – through the 2022 property tax collection process – of certain accrued and unpaid fees and charges on property accounts in accordance with CRS 32-1-1101**
 - 1) Review and consider resolution to certify to the County Treasurer the collection of certain accrued and unpaid fees and charges on property accounts [**Exhibit 11**]
- IX. **Covenant Enforcement**
 - 1) Review covenant enforcement reports [**Exhibit 12**]
 - 2) Review and discuss outdoor home lighting standards
 - 3) Review and discuss recent changes to state laws impacting the Lewis Pointe covenant controlled community (Community Preservation Specialists)
- X. **Director Matters**
- XI. **Executive Session** - Confer with legal counsel regarding specific issues regarding 2014 Advance and Reimbursement Agreement w Carlson Family pursuant to CRS 24-6-402(4)(b) and (4)(e)(I)
- XII. **Adjournment**

The next regular board meeting is scheduled for Tuesday February 08, 2022 at 5:30pm at the Trail Winds Recreation Center (13495 Holly St., Thornton 80602)