

CROWFOOT VALLEY RANCH METROPOLITAN DISTRICT NO. 1

7555 E. Hampden Avenue, Suite 501

Denver, Colorado 80231

Tel: 720-213-6621

<https://crowfootvalleyranchmd.org/>

NOTICE OF SPECIAL MEETING AND AGENDA

<u>Board of Directors</u>	<u>Office</u>	<u>Term/Expiration</u>
Chad Murphy	President	2029/May 2029
Richard Cross	Treasurer	2027/May 2027
Sean Logue	Assistant Secretary	2027/May 2027
Christopher Crawford	Assistant Secretary	2029/May 2029
Vacant	Assistant Secretary	2029/May 2029
Ann Finn	Secretary	

DATE: December 11, 2025 (Thursday)

TIME: 2:00 p.m.

PLACE: **Zoom Meeting: The meeting can be joined through the directions below:**

<https://zoom.us/j/8830224247>

Password: 0000

Meeting ID: 883 022 4247

One tap mobile: +17193594580,,8830224247#,,,,*0000#

I. ADMINISTRATIVE MATTERS

A. Disclosure of Potential Conflicts of Interest.

B. Approve Agenda, confirm location of the meeting and posting of meeting notices.

C. Review and consider approval of Minutes of June 9, 2025 Special Meeting (enclosure).

D. Review and consider adoption of the 2026 Annual Administrative Resolution (enclosure).

E. Discuss business to be conducted in 2026 and location of meetings. Consider Regular and Annual Meeting dates for 2026.

II. PUBLIC COMMENTS

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

- A. Review and ratify the approval of the payment of claims for the period beginning June 2, 2025 through December 11, 2025, in the amount of \$421,917.39 (enclosure).
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- B. Review and consider acceptance of the cash position schedule and unaudited financial statements for the period ending September 30, 2025 (enclosure).
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- C. Consider engagement of Fiscal Focus Partners LLC for preparation of 2025 Audit, in the amount of \$7,175 (enclosure).
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- D. Conduct Public Hearing to consider Amendment to 2025 Budget (if necessary) and consider adoption of Resolution to Amend the 2025 Budget and Appropriate Expenditures.
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- E. Conduct Public Hearing on the proposed 2026 Budget and consider adoption of Resolution to Adopt Budget, Set Mill Levy and Appropriate Sums of Money (enclosures – Resolution and draft budget).
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- F. Consider appointment of District Accountant to prepare the 2027 Budget and set the date of the Budget Hearing for December 7, 2026.
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- G. Review and consider approval of CliftonLarsonAllen LLP 2026 Statements of Work (enclosure).
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- H. Review and acknowledge Cash Access and Internal Controls Memorandum from CliftonLarsonAllen LLP (enclosure).
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IV. LEGAL MATTERS

- A. Ratify Approval of Cobblestone-Macanta Regional Open Space Easement Agreement between the District and Town of Castle Rock (to be distributed).
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- B. Discuss process and timing for consolidating the Crowfoot Valley Ranch Metropolitan District Nos. 1 and 2.
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V. OPERATIONS AND MAINTENANCE MATTERS

- A. Consider approval of Rules and Regulations for the Trails, Fencing, Native Areas and Public ROW (drafts - enclosed).
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- B. Consider approval of the engagement of SWCA Environmental Consultants for fire mitigation consulting services (enclosure).
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- C. Review and approve maintenance proposals and authorize preparation of Service Agreements:

1. Consider approval of the proposal for 2026 Landscape Maintenance Services with Brightview Landscape Maintenance Services (enclosure).
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2. Discuss status of bids for fence staining and repair work.
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3. Consider approval of proposal for pest control services with Animal and Pest Control Specialist (enclosure).
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VI. OTHER BUSINESS

- A. _____
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VII. ADJOURNMENT **THERE ARE NO MORE REGULAR MEETINGS SCHEDULED FOR 2025.**