

Chatfield Corners Metropolitan District

NOTICE OF MEETING

NOTICE IS HEREBY GIVEN that a meeting of the Board of Directors of the Chatfield Corners Metropolitan District, Eagle County, Colorado will be held on Tuesday, October 15, 2024, at approximately 5:30 pm. at the Eagle Valley Rod and Gun Club, 100 Gun Club Rd, Gypsum, Colorado 81637 with an option to attend remotely via Zoom.

To join remotely: <https://us02web.zoom.us/j/87808722059>
Phone: 1-253-215-8782 US Meeting ID: 852 2049 8041 PW: 585564

BY ORDER OF THE BOARD.

/s/ Grant Murphy
Chairman of the Board

Agenda

1. Call to Order
 - a. Declaration of Quorum & Confirmation of Location of Meeting
 - b. Disclosure of Potential Conflicts of Interest
2. Consideration of Changes to Agenda
3. Public Input
 - a. Other Public Input
4. Consent Agenda
 - a. Aug 20, 2024 Annual Town Hall Minutes
 - b. Aug 20, 2024 Board Meeting Minutes
 - c. 2025 Annual Administrative Resolution
 - d. 2025 Meeting Resolution
 - e. 2025 Regular Special District Election Resolution
5. Business
 - a. District Manager's Report
 - b. Update on Design Review, Covenant Enforcement
 - c. Locates Specialist Report
 - d. Raw Water System Report by Chris Huffman, Sagebrush Services LLC
 - e. Other Business
6. Financial and Appropriations
 - a. Review and Consideration of Financial Statements
 - b. Public Hearing and Consideration of 2025 Budget, Set Mill Levy and Appropriate Funds
 - c. Public Hearing to Consider Water Rate Increase for 2025
 - d. Public Hearing and Consideration 2024 Budget Amendment
 - e. Consideration of Audit or preparation of Application for Exemption for 2024
 - f. Consideration and Ratification of Vendor Agreements, Proposals
 - i. The Ground Up – 2024-25 snow removal and 2025 tree care, pruning
 - ii. Sagebrush Services – 2025 water system operation, on-site assistance
 - iii. Fitz Landscaping – 2025 landscaping and irrigation, Islands revamp
 - iv. Sabra Services – 2025 Holiday Lights and Covenant Enforcement
 - v. Integrated Mountain Management – 2025 Covenant Enforcement
 - g. Review, Approve and Ratify Accounts Payable
7. Legal
 - a. Discuss Covenant/Design Standard Enforcement Policy
 - b. Other Legal
8. Future Meetings – Consideration of 2025 Meeting Schedule
9. Executive Session – pursuant to §§24-6-402(4)(e) C.R.S. for the purpose of determining positions relative to matters that may be subject to negotiations; developing strategy for negotiations; and instructing negotiators related to Eisenhart litigation
10. Adjournment

Chatfield Corners Metro Board

Grant Murphy, President & Chairman, Term Exp May 2025

Dean Callis, Asst Secr/Asst Treas, Term Exp May 2025

JD Werkmeister, Treasurer, Term Exp May 2025

Michael Humphrey, Secretary, Term Exp May 2027
Ismenia Interiano, Asst Secr/Asst Treas, Term Exp May 2027

Other Participants

Alan Pogue, District Counsel
Ken Marchetti, Marchetti & Weaver LLC
Chris Huffman, Sagebrush Services & District employee

Notice and Agenda Only

Per Owner Request List on File with District

I hereby certify that a copy of the foregoing Notice of Meeting was forwarded, personally by me, to the website administrator for posting on the District's website, <http://www.chatfieldcorners.org>, at least 24-hours prior to the meeting.

/s/ Kenji Nakata

Kenji Nakata, Secretary for the Meeting

This meeting is open to the public. Pursuant to House Bill 19-1087, codified in Section 24-6-402 C.R.S., **effective January 1, 2020**, the designated posting location for notices of public meetings (special, special and study sessions) shall be on the District's webpage, www.chatfieldcorners.org, accessible online 24 hours prior to such meeting.