

DENVER CONNECTION WEST METROPOLITAN DISTRICT

P.O. Box 351929
3051 W. 105th Avenue
Westminster, Colorado 80031
Tel: 303-359-9330
<https://dcwmd.colorado.gov/>

NOTICE OF REGULAR MEETING AND AGENDA

<u>Board of Directors:</u>	<u>Office:</u>	<u>Term/Expiration:</u>
Jeff Hall	Treasurer	2025/May 2025
Tina Woodard	Secretary	2027/May 2025
Shawn Hampleton	Assistant Secretary	2025/May 2025
Vacant		2027/May 2025
Vacant		2027/May 2025

DATE: July 25, 2023
TIME: 6:00 P.M.
PLACE: Via Zoom

1. To attend via Zoom Videoconference, use the following link:

<https://us02web.zoom.us/j/85995085042?pwd=V21vTDNzWEYzekZkNnI4MWdWNWY2Zz09>

2. To attend via telephone, dial 1-719-359-4580 and enter the following additional information:

- a. Meeting ID: 859 9508 5042**
- b. Passcode: 528454**

I. ADMINISTRATIVE MATTERS

A. Confirm quorum and present disclosures of potential conflicts of interest.

B. Approve agenda; confirm location of meeting and posting of meeting notice.

C. Review and consider approval of June 27, 2023 Special Meeting Minutes (enclosure).

II. PUBLIC COMMENT

- 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 consider acceptance of unaudited financial statements for the period ending May 31, 2023, and Schedule of Cash Deposits and Investments dated May 31, 2023, updated as of July 16, 2023 (enclosure).
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- B. Review and consider approval and/or ratification of the payment of claims for the period of May 13, 2023 through July 17, 2023 (enclosure).
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- C. Discuss and consider approval of July 2023 Advance Request and Project Fund Requisition from the District’s Limited Tax (Convertible to Unlimited Tax) General Obligation Improvement Loan Series 2022A-2.
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- D. Review and consider approval of the 2022 Audit and authorize execution of Representations Letter (enclosure – draft 2022 Audit) or authorize Request for Extension for filing 2022 Audit, if necessary.
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IV. LEGAL MATTERS

- A. Adjourn in executive session to receive legal advice pursuant to Sections 24-6-402(4)(a)(b) and (e), C.R.S., to receive legal advice related to negotiations regarding property acquisition matters.
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B. District’s Acquisition of Certain Property from William Lyon Homes, Inc.

1. Discuss and consider approval of Satisfaction and Termination of Operation Funding Agreement and Capital Funding Agreements between the District and William Lyon Homes, Inc., and authorize all actions associated therewith.
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2. Discuss and consider the District’s acceptance of Tracts B through H, inclusive, J through Z, inclusive, Denver Connection West – Filing No. 1, City and County of Denver, State of Colorado.
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3. Discuss matters related to Lot 1, Block 9, Denver Connection West – Filing No. 1, City and County of Denver, State of Colorado.
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C. Discuss status of matters related to construction of park to be located on Tract A, Denver Connection West – Filing No. 1 (the “Park”):

1. Discuss status of conveyance of Tract A.
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2. Intergovernmental Agreement Regarding Construction, Funding, Reimbursement and Acquisition of Park with the City and County of Denver.
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3. Letter Agreement with William Lyon Homes, Inc. regarding the construction and installation of public improvements at the Park.
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4. Limited Property Tax Supported Special Revenue Bonds, Series 2023.
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V. OPERATIONS AND MAINTENANCE

A. HUB and Pool Matters.

1. Discuss HUB and pool staffing and authorize or ratify necessary actions associated therewith.
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2. Discuss security services at the HUB and pool and authorize necessary actions associated therewith.
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3. Review, discuss and consider approval of the proposed Fourth Amended and Restated District Facilities Rules and Regulations.
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- B. Discuss Landscape Improvements / re-planting and authorize necessary actions associated therewith.
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- C. Discuss 2023/2024 Snow Removal Services and 2024 Landscape Maintenance Services and authorize Request for Proposals for same.
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VI. COVENANT ENFORCEMENT / DESIGN REVIEW

- A. Community Manager’s Report (enclosure) / Violation Report.
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- B. Update from Architectural Review Committee (“ARC”)
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- C. Update from Social Committee
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VII. OTHER BUSINESS

- A. Work Session scheduled for Tuesday, August 22, 2023, at 6:00 p.m. via Zoom.
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- B. Next Regular meeting scheduled for Tuesday, September 26, 2023, at 6:00 p.m. via Zoom.
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VIII. ADJOURNMENT