

WATERS' EDGE METROPOLITAN DISTRICTS NOS. 1 & 2
NOTICE OF JOINT SPECIAL MEETING

May 5, 2025, 2:00 p.m.

This meeting will be held by teleconferencing and can be joined through the directions below:

Join Zoom Meeting:

<https://zoom.us/j/5657009011>

Meeting ID: 565 700 9011

One tap mobile: +17193594580,,5657009011#

Board of Directors, District No. 1

Joe Knopinski, President	Term Expires May 2025
John Gooch, Secretary	Term Expires May 2025
Todd Johnson, Treasurer	Term Expires May 2025
Eric Pearson, Assistant Secretary	Term Expires May 2027
Vacant	Term Expires May 2027

Board of Directors, District No. 2

Joe Knopinski, President	Term Expires May 2025
John Gooch, Secretary	Term Expires May 2025
Todd Johnson, Assistant Secretary	Term Expires May 2025
Eric Pearson, Assistant Secretary	Term Expires May 2027
Joan Ivaska, Assistant Secretary	Term Expires May 2025

1. ADMINISTRATIVE MATTERS

- a. Call to Order
- b. Declaration of Quorum and Confirmation of Director Qualifications
- c. Reaffirmation of Disclosures of Potential or Existing Conflicts of Interest
- d. Approval of Agenda

2. PUBLIC COMMENT (Comments limited to three minutes per person)

3. DIRECTOR MATTERS

- a. Consider Formation of Two Committees and Request Resident Volunteers
 - i. Design Review Committee
 - ii. Social Committee

4. CONSENT AGENDA ITEMS (These items are routine and will be approved by one motion. There will be no separate discussion of these items unless requested, in which event, the item will be removed from the Consent Agenda and considered in the Regular Agenda.)

- a. Approval of Minutes of February 19, 2025, Special Meeting (enclosure).
- b. Ratification of Independent Contractor Agreement with Public Alliance, LLC for Management Services (enclosure).
- c. Ratification of Independent Contractor Agreement with American Conservation and Billing Solutions, Inc. for Billing Services (enclosure).

- d. Ratification of Third Amendment to Funding and Reimbursement Agreement with Waters' Edge Developments, Inc. (enclosure).
- e. Ratification of Delegation of Authority to Director Kopinski to Approve Connexion Service Access Agreement on District Tracts.

5. FINANCIAL MATTERS

- a. Ratification of Claims (enclosure).

6. LEGAL MATTERS

- a. Discuss May 2025 Election Matters

7. MANAGEMENT MATTERS

- a. Management Report (enclosure).
- b. Update on Builder Installed Tree Lawn Trees
- c. Update on Amenities and Community Construction
- d. Discussion of Spring Landscaping Matters
 - i. Irrigation Activation and Watering Schedule
 - ii. Fertilization, Aeration and Mowing
 - iii. Dog Park Code Lock Installation
 - iv. Installation of Dog Waste Stations
 - v. Plant Replacement Schedule
 - vi. Plan for Morningstar Median Landscape Revision

8. EXECUTIVE SESSION

- a. Executive Session of the Boards of Directors for the purpose of receiving legal advice pursuant to Section 24-6-402(4)(b), Colorado Revised Statutes as it relates to the non-potable water system in the District.

9. OTHER BUSINESS

10. ADJOURN