

**ASPEN STREET METROPOLITAN DISTRICT**  
**SPECIAL MEETING**  
via teleconference  
October 27, 2025 at 2:00 p.m.

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Aaron C. Brooks	President	Term to May 2029
Tami D. Choe	Treasurer	Term to May 2027
Ryan Chaply	Secretary	Term to May 2029
Verlan Stephens	Assistant Secretary	Term to May 2027
George Hart	Assistant Secretary	Term to May 2029

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Join Zoom Meeting  
<https://zoom.us/j/5636707756>  
Meeting ID: [563 670 7756](https://zoom.us/j/5636707756)  
One tap mobile: + [17193594580,,5636707756](https://zoom.us/j/5636707756)

**NOTICE OF SPECIAL MEETING AND AGENDA**

**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. CONSENT AGENDA** - The items listed below are a group of items to be acted on with a single motion and vote by the Board. An item may be removed from the consent agenda to the regular agenda by any Board member. Items on the consent agenda are then voted on by a single motion, second and vote by the Board.

- a. Approval of Minutes for the September 11, 2025 Special Meeting (enclosure).
- b. Ratification of Payment of Claims as of October 23, 2025 (enclosure).
- c. Approval of Property and Liability Schedule and Limits and Renewal of Property and Insurance Liability Coverage.
- d. Ratification of Independent Contractor Agreement for Snow Removal Services with All Phase Landscape Construction, Inc. (enclosure).
- e. Ratification of 2024 Annual Report (enclosure).

**4. FINANCIAL MATTERS**

- a. Public Hearing on 2025 Amended Budget and Consider Adoption of Resolution Amending Budget (*if needed*).
- b. Public Hearing on 2026 Budget and Consider Adoption of Resolution Adopting Budget, Imposing Mill Levy and Appropriating Funds (enclosures).
- c. Consider Auditor Proposal for 2025 Audit.

**5. MANAGEMENT MATTERS**

- a. Discuss Landscape Approval Process.
- b. Review and consider approval of Snow Removal and Landscape Proposals for Boulder Creek Homes (enclosures).
- c. Review Memo from Public Alliance LLC regarding Rates for Management Services (enclosure).

**6. LEGAL MATTERS**

- a. Consider Adoption of 2026 Annual Administrative Resolution (enclosure).
  - i. Regular Meeting Dates: July 16 and November 19, 2026 at 9:00 a.m.
- b. Consider Adoption of Amended and Restated Resolution Adopting a Digital Accessibility Policy and Designating a Compliance Officer (enclosure).
- c. Consider Approval of Engagement Letter for WBA, PC (enclosure).
- d. Consider Adoption of Resolution Regarding Acceptance of Real Property (enclosure).
- e. Consider Approval of Reimbursement Agreement with Boulder Creek Dillon Pointe LLC (enclosure).
- f. Consider Approval of Easement for Landscape and Snow Removal with Boulder Creek Dillon Pointe LLC (enclosure).
- g. Consider Adoption of Second Amendment to the Resolution Concerning the Imposition of an Operations Fee (enclosure).

**7. DEVELOPMENT MATTERS**

- a. Construction Updates.

**8. ADJOURN**