

**NOTICE OF REGULAR COORDINATED MEETING OF
MIRABELLE METROPOLITAN DISTRICT NOS. 1 & 2**

NOTICE IS HEREBY GIVEN that a Regular Meeting of the Board of Directors (the “Boards”) of the Metropolitan District Nos. 1 & 2 (the “Districts”), located in the City of Littleton, Douglas County, Colorado, will be held on:

Date: February 12, 2025
Time: 8:30 a.m.
Location: Zoom Teleconference

To access the meeting: <https://advancehoa.zoom.us/j/87808621212>
Meeting ID: 878 0862 1212 Via telephone: (719)359-4580

Board of Directors, District No. 1:	Office:	Term Expires:
Michele Miller	President	May 2027
Eric Weinstein	Vice-President	May 2027
Jennifer Hepp	Treasurer	May 2025
Thomas J. Schriefer	Secretary	May 2025
Jessica McDonagh	Assistant Secretary	May 2027

Board of Directors, District No. 2:	Office:	Term Expires:
Michele Miller	President	May 2027
Wyatt Chadwick	Vice-President	May 2027
Jennifer Hepp	Treasurer	May 2025
Kristen Beshany	Assistant Secretary	May 2025
Mac Orlady	Assistant Secretary	May 2027

Agenda

- 1) Call to Order
- 2) Declaration of Quorum/ Disclosure of Potential Conflicts of Interest
- 3) Approval of Agenda
- 4) Public Comment: Members of the public may express their views to the Boards on matters that affect the Districts that are not otherwise on the agenda. Comments will be limited to three (3) minutes per person. As a general practice, the Board will not discuss/debate these items, nor will the Board make any decisions on items presented during this time, rather it will refer the items for follow up.
- 5) Consent Agenda
 - a) Review and Consider Approval of Minutes from the Joint Regular Meeting held January 8, 2025
 - b) Terminating Heatherly Creative Contract Agreement



- 6) Financial Matters
 - a) Consider Approval of December Financials Statements
 - b) Ratification of Payables through January 31, 2025

- 7) Legal Matters
 - a) Discuss May Election and Voter Education
 - b) Bond Refinancing Summary Presentation

- 8) Management Matters
 - a) Manager's Report
 - b) Brightview Monthly Maintenance Report – January
 - c) Management Agreement – Flat Rate Accounting Services

- 9) Construction Matters
 - a) Consider Approval of Landscape Maintenance Contract with BrightView Landscape
 - b) Consider Approval of Change Order # 2 with BrightView Landscape

- 10) Other Matters
 - a) Discuss Holiday Park Playground Equipment

- 11) Executive session of the Board of Directors for the purpose of determining positions relative to matters that may be subject to negotiations, developing strategies for negotiations, and instructing negotiators as it relates to insurance coverage and DINS payment pursuant to Section 24-6-402(4)(e), Colorado Revised Statutes.

- 12) Adjournment

The next Regular Meeting of the Board of Directors is scheduled for:
March 12, 2025 - 8:30 a.m.

