

RIVERDALE DUNES METROPOLITAN DISTRICT NO. 1

NOTICE OF REGULAR MEETING AND AGENDA

<u>Board Of Directors</u>	<u>Office</u>	<u>Term Expiration</u>
Emily Walsh	President	May 2027
Matthew Paul	Vice President	May 2029
Vacant	Treasurer	May 2027
Vacant	Secretary	May 2029
Vacant	Director	May 2027

Date: November 17, 2025 (Monday)

Time: 6:00 P.M.

Place: MS Teams & Teleconference

[Join the meeting now](#)

Meeting ID: 297 630 108 233 Passcode: Qc7zj7LU

Dial in by phone

+1 720-721-3140,,37283468# Phone conference ID: 372 834 68#

I. ADMINISTRATIVE ITEMS

- A. Declaration of Quorum/Call to Order
- B. Director Disclosure of any Potential Conflicts of Interest.
- C. Consider Approval of Agenda.
- D. Public Comment for Non-Agenda Items. (Limited to 3-Minutes Per Person).
- E. Director Comment.

II. CONSENT AGENDA

- A. Consider Approval of Minutes – November 11th, 2024 Special Meeting and July 21st, 2025, Annual Community Meeting.
- B. Consider Ratification of Payment of Claims.
- C. Consider Ratification of Contract Modifications.
- D. Consider Approval of 2026 Annual Administrative Matters Resolution.
- E. Consider Ratification of 2024 Audited Financial Statements.

III. DISTRICT MANAGER ITEMS

- A. District Manager's Report.
- B. Consideration and Approval of 2026 Master Service Agreements with Operations and Maintenance Service Contractors.
- C. Consider Authorization of District Manager to Execute 2026 Work Orders with Approved Operations and Maintenance Service Contractors within the Approved 2026 Budget.
- D. Review and Consideration of Amended Fee Schedule.
- E. Discussion Regarding Reduction of Account Balance for 10000 E. 112th Way.

IV. FINANCIAL ITEMS

- A. Public Hearing regarding the Proposed Amended 2025 Budgets.
- B. Consider Adoption of Amended 2025 Budgets; Consider Approval of Resolution to Amend Budgets and Appropriate Sums of Money.
- C. Public Hearing regarding the Proposed 2026 Budgets.
- D. Consider Adoption of 2026 Budgets; Consider Approval of Resolutions to Adopt Budgets; Certify Mill Levies and Appropriate Sums of Money.
- E. Consider Engagement of McMahan and Associates, LLC for 2025 Audit Services.

V. LEGAL ITEMS

VI. DIRECTOR COMMENT

VII. EXECUTIVE SESSION

- A. If necessary, pursuant to § 24-6-402(4)(b), C.R.S. for the purpose of receiving legal advice on specific legal questions.

VIII. ADJOURNMENT

*****The next Regular Meeting is scheduled for TBD, 2026*****