

BANNING LEWIS RANCH METROPOLITAN DISTRICT NO. 1

121 S. Tejon Street, Suite 1100
Colorado Springs, Colorado
719-635-0330

<http://banninglewisranchmetrodistrict.com/>

NOTICE OF REGULAR MEETING AND AGENDA

DATE: Thursday, July 27, 2023

TIME: 9:00 a.m.

LOCATION: Via Microsoft Teams

You can attend the meetings in any of the following ways:

- 1. To attend via Microsoft Teams Videoconference use the below link:

ACCESS: https://teams.microsoft.com/l/meetup-join/19%3ameeting_MzJhMWYwY2EtNjQ5My00MWRiLTkzNTEtMzExYzgwYTczNDQx%40thread.v2/0?context=%7b%22Tid%22%3a%224aaa468e-93ba-4ee3-ab9f-6a247aa3ade0%22%2c%22Oid%22%3a%225b9f6fa2-e9dd-42cc-bfd8-f7dd2ed196a6%22%7d

- 2. To attend via telephone, dial 720-547-5281 and enter the following additional information:

Conference ID: 129 698 186#

<u>Board of Directors</u>	<u>Office</u>	<u>Term Expires</u>
Thomas Garmong	Director	May, 2025
Scott Smith	Director	May, 2027
Javier Galvan	Director	May, 2027
Don Ferron III	Director	May, 2027
Tyler Jones	Director	May, 2025

I. ADMINISTRATIVE MATTERS

- A. Call to order and approval of agenda.
- B. Present disclosures of potential conflicts of interest.
- C. Confirm quorum, location of meeting and posting of meeting notices.
- D. Public Comment.

Members of the public may express their views to the Board on matters that affect the District that are otherwise not on the agenda. Comments will be limited to three (3) minutes per person.

- E. Review and consider approval of minutes from the April 24, 2023, regular Board meeting (enclosure).
- F. Discuss results of the May 2, 2023 Regular Director Election (enclosure).
- G. Confirm Filing of Oaths of Directors.
- H. Consider Appointment of Officers.

President: _____
Secretary: _____
Treasurer _____
Assistant Secretary: _____
Assistant Secretary: _____

II. FINANCIAL MATTERS

- A. Review and consider approval of May 31, 2023 Unaudited Financial Statements (enclosure).
- B. Consider ratification and approval of payment of Claims (enclosure).
- C. Conduct Public Hearing to consider amendments of the 2022 Budget. If necessary, consider adoption of Resolution to Amend the 2022 Budget (enclosure).
- D. Discuss repayment of the Developer Advance in the amount of \$220,000.00.
- E. Update on the 2022 Audit.

III. LEGAL MATTERS

- A. Discussion and possible action to approve agreements and other items regarding planning, design, funding and construction for public improvements and related matters.
- B. Consider ratification of approval of Change Order No. 1 to Agreement for Services for Banning Lewis Ranch House Remodel by and between the District and Casco Construction, Corp. for flooring material in the deductive amount of -\$240.00 (enclosure).
- C. Consider ratification of approval of Change Order No. 2 to Agreement for Services for Banning Lewis Ranch House Remodel by and between the District and Casco Construction, Corp. for cabinetry in the amount of \$5,275.00 (enclosure).
- D. Consider ratification of approval of Change Order No. 3 to Agreement for Services for Banning Lewis Ranch House Remodel by and between the District and Casco Construction, Corp. for framing in the amount of \$2,132.00 (enclosure).
- E. Consider ratification of approval of Change Order No. 4 to Agreement for Services for Banning Lewis Ranch House Remodel by and between the District and Casco Construction, Corp. for light move in the amount of \$1,545.00 (enclosure).
- F. Consider ratification of approval of Change Order No. 5 to Agreement for Services for Banning Lewis Ranch House Remodel by and between the District and Casco Construction, Corp. for reception desk in the amount of \$9,60.00 (enclosure).

IV. MANAGER MATTERS

- A. Managers' Report.
- B. YMCA Operations Report.
- C. Retreat Operations Report (enclosure).
 - 1. Discuss onsite presence.
- D. Landscaping Maintenance Operations Report (enclosure).
 - 2. Discuss landscape enhancements throughout community.
- E. Diversified Operations Report (enclosure).
- F. Designate a representative from the Board to participate in the Cooperation Committee.
- G. Review and consider ratification of the Timberline Consulting Services Agreement.
- H. Update on vandalism within the District.

V. OTHER BUSINESS

VI. ADJOURNMENT

The next regular meeting is scheduled for November 17, 2023 at 9:00 a.m.