

**LEYDEN ROCK METROPOLITAN DISTRICT NO. 10**  
**SPECIAL MEETING**  
Leyden Rock Clubhouse,  
17685 W. 83rd Drive, Arvada, Colorado  
Monday, December 4, 2017  
1:00 PM

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Chris Elliott, President	Term to May 2020
C. Regan Hauptman, Vice President/Treasurer	Term to May 2018
Matt Cavanaugh, Secretary	Term to May 2018
Paul Ron Hauptman, Assistant Secretary	Term to May 2018
Corey Elliott, Assistant Secretary	Term to May 2020

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**AGENDA**

1. Call to Order
2. Declaration of Quorum/Director Qualifications/Reaffirmation of Disclosures
3. Approval of Agenda
4. Public Comment – Members of the public may express their views to the Board(s) on matters that affect the District(s) on items not otherwise on the agenda. Comments will be limited to three (3) minutes per person. Please sign in.
5. Consent Agenda
  - a. Approval of Minutes from the September 11, 2017 Special Meeting (**enclosure**)
  - b. Adoption of 2018 Annual Administrative Resolution (**enclosure**)
  - c. Adoption of Amended and Restated Public Records Request Policy (**enclosure**)
  - d. Adoption of Resolution Calling May 2018 Election (**enclosure**)
  - e. Renewal of Insurance and SDA Membership (**enclosure**)
  - f. Approval of Reserve Study (**enclosure**)
  - g. Acknowledge Independent Contractor Agreement with Peak Beverage, Inc. (Oktoberfest) Approved on September 11, 2017 was never entered into (costs run through Event Planner)
  - h. Ratification of Independent Contractor Agreement with Allphase Landscape Construction, Inc. for 2017 Landscaping Services (**enclosure**)
  - i. Ratification of First Amendment to Weed Wranglers, Inc. for Reduction in Pricing (**enclosure**)
  - j. Approval of Second Amendment to Agreement with Mile High Lights for 2017/2018 Holiday Lighting (**enclosure**)
  - k. Approval of Second Amendment to Agreement with Long Corporation d/b/a Poop 911 for 2018 Dog Waste Removal Services (**enclosure**)
  - l. Approval of Second Amendment to Agreement with Environmental Landworks for 2018 Landscape Maintenance and Snow Removal Services (**enclosure**)
  - m. Approval of Third Amendment to Dave’s Landscape & Construction for 2018 Weed Control Services (**enclosure**)
  - n. Approval of First Amendment to Agreement with The Helping Hand, Ltd for 2018 Cleaning Services (**enclosure**)

- o. Approval of Second Amendment to Agreement with Weed Wranglers, Inc. for 2018 Weed Control Services (**enclosure**)

## 6. Legal Matters

- a. Discuss Status of Dissolution of District Nos. 1-9
- b. Consider Approval of District Name Change from Leyden Rock Metropolitan District No. 10 to Leyden Rock Metropolitan District (**enclosure**)
- c. Consider Adoption of Resolutions Regarding Acceptance and Acquisition of Public Improvements (Tracts B, C, and F of Filing No. 5 and Tracts C, D, I, M, N, O, P, Q, R, and S of Filing No. 6) (**enclosure**)
  - i. Consider Approval of Bills of Sale (Tracts B, C, and F of Filing No. 5 and Tracts C, D, I, M, N, O, P, Q, R, and S of Filing No. 6) (**enclosure**)
  - ii. Consider Approval of Special Warranty Deeds (Tracts B, C, and F of Filing No. 5 and Tracts C, D, I, M, N, O, P, Q, R, and S of Filing No. 6) (**enclosure**)

## 7. Facilities/Management

- a. Stillwater/District Manager Update
- b. 2018 Management
  - i. Recommendation from Advisory Committee
  - ii. Consider Engagement of Capital Consultants Management Corporation (“CCMC”) as Manager for 2018
- c. Social Committee Matters (10 minutes)
  - i. Consider Adoption of Social Committee Charter (**enclosure**)
  - ii. Discuss and Consider Conversion to bill.com – online bill pay system
  - iii. Consider Approval of Independent Contractor Agreement with Samantha Geerdes for 2018 Event Planning (**enclosure**)
  - iv. Discuss 2017 Social Committee Budget
  - v. Discuss Use of Clubhouse by Clubs
- d. Review Proposals from Allied Waste Transportation Inc. d/b/a Republic Services of Denver and Waste Management and Consider Engagement for 2018 Trash Services (**enclosure**)
- e. Discuss 2018 Pool Contractor

## 8. Financial Matters

- a. Financial Report/Claims Payable (**enclosures**)
- b. Conduct 2018 Budget Hearing and Consider Adoption of Resolution to Adopt 2018 and Set Mill Levies (**enclosure**)
- c. Conduct 2017 Budget Amendment Hearing and Consider Adoption of Resolution to Amend 2017 Budget (**enclosure**)
- d. Consider Engagement of Dazzio & Associates, PC to prepare 2017 Audit (**enclosure**)
- e. Consider Approval of Engagement Letter with DA Davidson & Co. for Investment Banking Services (**enclosure**)
- f. Consider and Make a Final Determination to Issue or Incur General Obligation Indebtedness Consisting of Limited Tax Junior Lien Subordinate General Obligation Bonds, Series 2017C, in an approximate principal amount of \$3,500,000, and in connection therewith, adopt a resolution authorizing the issuance of same and authorizing the Trust Indenture, a Bond Purchase Agreement, Continuing Disclosure Agreement, Limited Offering Memorandum, and other related documents; approving, ratifying, and confirming the execution of certain documents; making determinations and findings as to other matters related to such transaction; authorizing incidental action; and repealing prior inconsistent actions (**to be distributed**)
- g. Other Financial Matters

## 9. Other Business

## 10. Adjourn