

**LEYDEN ROCK METROPOLITAN DISTRICT NOS. 1-5 & 10**  
SPECIAL MEETING  
5740 Olde Wadsworth Boulevard  
Arvada, Colorado 80002  
March 16, 2015, 3:30 PM

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Chris Elliott, President	Term to May 2016
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 2016

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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. Please sign in.
5. Administrative Matters:
  - a. Consider Approval of Minutes from the November 3, 2014 meeting (**enclosure**)
  - b. Consider Adoption of a Resolution Designating the District's 24-Hour Posting Location (**enclosures**)
6. Legal Matters
  - a. Discuss Status of Conveyance of Tracts and Related Public Improvements from RRCEA, LLC and RRCEA Two, LLC to District No. 1
  - b. Consider Adoption of Amended and Restated Residential Improvement Guidelines and Site Restrictions, District Nos. 1 and 10 (**enclosure**)
  - c. Consider Approval of Resolution Regarding Policies, Procedures and Penalties for the Enforcement of the Governing Documents, District Nos. 1 and 10 (**enclosure**)
  - d. Consider Approval of Resolution Regarding Escrow for Landscape Violations, District Nos. 1 and 10 (**enclosure**)
  - e. Consider Approval of Amended and Restated Resolution Concerning the Imposition of An Operations Fee, District Nos. 1 & 2, 1 & 3, 1 & 4, and 1 & 5 (**enclosures**)
  - f. Consider Approval of Resolution Approving and Adopting a Collections Policy District No. 1 (**enclosure**)
  - g. Consider Approval of Resolution Adopting a Pool and Clubhouse Policy (**enclosure**)
  - h. Consider Approval of Pool Maintenance Agreement with YMCA of Metropolitan Denver (**enclosure**)
  - i. Discuss Second Amendment to Leyden Rock Agreement (Jefferson Parkway) between RRCEA, LLC, Leyden Rock Metropolitan District Nos. 1-5 and 10, the Jefferson Parkway Public Highway Authority, and the City of Arvada.
  - j. Consider Adoption of Resolution Adopting a Marijuana Policy (**enclosure**)

**Boundary Changes – District 2**

  - k. Conduct Public Hearing on Exclusion of Real Property (RRCEA Two No. 2 Lots) owned by RRCEA Two, LLC (District No. 2)

- l. Consider Adoption of Resolution and Order Regarding the Exclusion of Real Property (RRCEA Two No. 2 Lots) owned by RRCEA Two, LLC (District No. 2) (**enclosure**)
- m. Conduct Public Hearing on Exclusion of Real Property (Lennar Homes No. 2 Lots) owned by Lennar Colorado, LLC (District No. 2)
- n. Consider Adoption of Resolution and Order Regarding the Exclusion of Real Property (Lennar Homes No. 2 Lots) owned by Lennar Colorado, LLC (District No. 2) (**enclosure**)
- o. Conduct Public Hearing on Exclusion of Real Property (Meritage Homes No. 2 Lots) owned by Meritage Homes of Colorado, Inc. (District No. 2)
- p. Consider Adoption of Resolution and Order Regarding the Exclusion of Real Property (Meritage Homes No. 2 Lots) owned by Meritage Homes of Colorado, Inc. (District No. 2) (**enclosure**)

**Boundary Changes – District 4**

- q. Conduct Public Hearing on Exclusion of Real Property (RRCEA Two No. 4 Lots) owned by RRCEA Two, LLC (District No. 4)
- r. Consider Adoption of Resolution and Order Regarding the Exclusion of Real Property (RRCEA Two No. 4 Lots) owned by RRCEA Two, LLC (District No. 4) (**enclosure**)
- s. Conduct Public Hearing on Exclusion of Real Property (Lennar Homes No. 4 Lots) owned by Lennar Colorado, LLC (District No. 4)
- t. Consider Adoption of Resolution and Order Regarding the Exclusion of Real Property (Lennar Homes No. 4 Lots) owned by Lennar Colorado, LLC (District No. 4) (**enclosure**)
- u. Conduct Public Hearing on Exclusion of Real Property (Meritage Homes No. 4 Lots) owned by Meritage Homes of Colorado, Inc. (District No. 4)
- v. Consider Adoption of Resolution and Order Regarding the Exclusion of Real Property (Meritage Homes No. 4 Lots) owned by Meritage Homes of Colorado, Inc. (District No. 4) (**enclosure**)

**Boundary Changes – District 5**

- w. Conduct Public Hearing on Inclusion of Real Property (RRCEA Two No. 2 Lots) owned by RRCEA Two, LLC (District No. 5)
- x. Consider Adoption of Resolution and Order Regarding the Inclusion of Real Property (RRCEA Two No. 2 Lots) owned by RRCEA Two, LLC (District No. 5) (**enclosure**)
- y. Conduct Public Hearing on Inclusion of Real Property (Lennar Homes No. 2 Lots) owned by Lennar Colorado, LLC (District No. 5)
- z. Consider Adoption of Resolution and Order Regarding the Inclusion of Real Property (Lennar Homes No. 2 Lots) owned by Lennar Colorado, LLC (District No. 5) (**enclosure**)
- aa. Conduct Public Hearing on Inclusion of Real Property (Lennar Homes No. 4 Lots) owned by Lennar Colorado, LLC (District No. 5)
- bb. Consider Adoption of Resolution and Order Regarding the Inclusion of Real Property (Lennar Homes No. 4 Lots) owned by Lennar Colorado, LLC (District No. 5) (**enclosure**)
- cc. Conduct Public Hearing on Inclusion of Real Property (Meritage Homes No. 2 Lots) owned by Meritage Homes of Colorado, Inc. (District No. 5)
- dd. Consider Adoption of Resolution and Order Regarding the Inclusion of Real Property (Meritage Homes No. 2 Lots) owned by Meritage Homes of Colorado, Inc. (District No. 5) (**enclosure**)
- ee. Conduct Public Hearing on Inclusion of Real Property (Meritage Homes No. 4 Lots) owned by Meritage Homes of Colorado, Inc. (District No. 5)
- ff. Consider Adoption of Resolution and Order Regarding the Inclusion of Real Property (Meritage Homes No. 4 Lots) owned by Meritage Homes of Colorado, Inc. (District No. 5) (**enclosure**)
- gg. Conduct Public Hearing on Inclusion of Real Property (RRCEA Two No. 4 Lots) owned by RRCEA Two, LLC (District No. 5)
- hh. Consider Adoption of Resolution and Order Regarding the Inclusion of Real Property (RRCEA Two No. 4 Lots) owned by RRCEA Two, LLC (District No. 5) (**enclosure**)

7. Financial Report/Claims Payable/Financial Matters
  - a. Unaudited Financial Report/Claims Payable (**to be distributed**)
  - b. Discuss and consider approval of 2014 Audit Exemptions (District Nos. 2, 3, 4, and 10) (**to be distributed**)
  - c. Other Financial Matters
8. Management Update
9. Other Business
10. Adjourn