

**NOTICE OF THE SPECIAL MEETING & AGENDA  
OF THE BOARD OF DIRECTORS OF  
WESTERLY CREEK METROPOLITAN DISTRICT**

NOTICE IS HEREBY GIVEN that a special meeting of the Board of Directors of the Westerly Creek Metropolitan District, City and County of Denver, Colorado will be held at 7350 East 29<sup>th</sup> Avenue, Suite 200, Denver, Colorado, on Wednesday, June 12, 2019, at 8:00 A.M. The meeting is open to the public.

**Board of Directors**

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Katie Dell, Chair	Term to May 2020
Tim Thornton, Vice Chairman	Term to May 2022
Justin Ross, Secretary/Treasurer	Term to May 2020
Tom Downey, Assistant Secretary	Term to May 2022
David Ungemah, Assistant Secretary	Term to May 2020

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**1. ADMINISTRATIVE MATTERS**

- a. Call to Order
- b. Declaration of Quorum and Confirmation of Director Qualifications
- c. Reaffirmation of Disclosures of Potential or Existing Conflicts of Interest
- d. Approval of Agenda

**2. PUBLIC COMMENT** (Items not on the Agenda; Comments limited to three minutes per person)

**3. CONSENT AGENDA** (These items are considered to be routine and will be approved by one motion. There will be no separate discussion of these items unless requested, in which event the item will be removed from the Consent Agenda and considered in the regular agenda).

- a. Approval of Minutes from November 28, 2018, Special Meeting (**enclosure**)
- b. Ratification of Engagement Letter with Hiratsuka & Associates, L.L.P. for 2018 Audit Services (**enclosure**)
- c. Acceptance of Unaudited Financial Statements for November 30, 2018, December 31, 2018, January 31, 2019, February 28, 2019, March 31, 2019, and April 30, 2019 (**enclosures**)
- d. Acceptance of Unaudited Financial Statements for May 31, 2019 (**to be distributed**)

**4. SDC UPDATE**

**5. FINANCIAL MATTERS**

- a. Acceptance of 2018 Audit and Approval of Client Representation Letter (**enclosure**)
- b. Update on 2019 Bond Issuance by Park Creek Metropolitan District

**6. LEGAL MATTERS**

- a. Discuss HB 19-1087 and Meeting Notice Posting Requirements (**enclosure**)
- b. Public Hearing on Inclusion of Property
  - i. Conduct Public Hearing on Inclusion of Stapleton Filing No. 32/34 - Parcels 3A, 3B, 3C, 3D and 3E in the District and Consider Adoption of Resolution No. 2019-

06-01: Order for Inclusion of Real Property (Stapleton Filing No. 32/34 - Parcels 3A, 3B, 3C, 3D and 3E) (**enclosure**)

7. **DEVELOPMENT UPDATES**
8. **MATTERS RELATED TO PARK CREEK METROPOLITAN DISTRICT** (Executive Session, if necessary--§§24-6-402(4)(b) and (e), C.R.S.)
  - a. Updates from Park Creek Metropolitan District
    - i. Discuss Proposed Transition Plan – Requirements and Timing
  - b. Discuss Volunteers for Attendance at Next Park Creek Metropolitan District Meeting
9. **EXECUTIVE SESSION** regarding determining positions relative to matters that may be subject to negotiations, developing strategy for negotiations, instructing negotiators and matters subject to legal advice (§§ 24-6-402 (4)(b) and (e), C.R.S.) regarding legal services and related matters.
10. **OTHER BUSINESS**
  - a. Next meeting – July 17, 2019 at 8:00 A.M.
11. **ADJOURNMENT**