



CHAPARRAL POINTE METROPOLITAN DISTRICT

Special Board Meeting

Monday, November 18, 2024, at 6:00 p.m.

Via Teleconference

Please join my meeting from your computer, tablet, or smartphone.

<https://video.cloudoffice.avaya.com/join/519897566>

United States: +1 (213) 463-4500

Access Code: 519-897-566

Board of Director	Title	Term
David Bernstein	President	May 2027
Grant Westerfield	Treasurer	May 2027
Sima Annis	Secretary	May 2025
Linda Bernstein	Assistant Secretary	May 2025
Cynthia Myers	Assistant Secretary	May 2025

AGENDA

1. Administrative Matters

- a. Call to Order/Declaration of Quorum.
- b. Conflict of Interest Disclosures.
- c. Confirm location of meeting and posting of meeting notices and designate 24-hour posting location. Approve agenda.
- d. Public Comment - Members of the public may express their views to the Board on matters that affect the Districts. Comments will be limited to three (3) minutes.
- e. Consent Agenda - The items listed below are a group of items to be acted on with a single motion and vote by the Boards. Any item may be removed from the Consent Agenda upon request of any Board member.
 - 1. Approve Minutes from July 15, 2024 Regular Board Meeting (**enclosure**).
- f. Discuss business to be conducted in 2025 and the location (**virtual and/or physical**) of meetings. Schedule regular meeting dates and consider adoption of Resolution Establishing Regular Meeting Dates, Time, and Location, and Designating Location for Posting of 24-Hour Notices (**enclosure**).
- g. Discuss and consider approval of engagement of WSDM District Managers for 2025 Management and Accounting Services (**enclosure**).
- h. Discuss and authorize the renewal of the District’s insurance and Special District Association (SDA) membership for 2025.

- i. Website Accessibility Discussion.
 1. Consider approval of migration to website accessibility vendor or engagement of Document Remediation vendor.
 2. Discuss accessibility matters, including appointing a Compliance Officer, posting notices and Accessibility Statement and establish Website Accessibility Committee, if necessary.

2. Financial Matters

- a. Review Unaudited Financial Statements as of October 31, 2024 (**enclosure**).
- b. Conduct Public Hearing to consider amendment of the 2024 Budget. If necessary, consider adoption of Resolution to Amend the 2024 Budget (**enclosure**).
- c. Conduct Public Hearing on the proposed 2025 Budget and consider adoption of Resolution to Adopt the 2025 Budget and Appropriate Sums of Money and Resolution to Set Mill Levies (**enclosures**).
- d. Discuss and consider adoption of Resolution Authorizing Adjustment of the District Mill Levy in Accordance with the Service Plan (**enclosure**).
- e. Authorize District Accountant to prepare and sign the DLG-70 Certification of Tax Levies form and Mill Levy Public Information form (“Certification”), and direct District Accountant to file the Certification with the Board of County Commissioners and other interested parties.
- f. Consider appointment of District Accountant to prepare 2026 Budget.
- g. Discuss statutory and bond document requirements for an audit. Consider appointment of District Accountant to prepare Application for Exemption from Audit for 2024.

3. Legal Matters

- a. Discuss May 6, 2025 Regular Director Election and consider adoption of Resolution Calling May 6, 2025 Election for Directors, appointing Designated Election Official (“DEO”) and authorizing the DEO to perform all tasks required for the conduct of a mail ballot election. Self-Nomination Forms are due by February 28, 2025. Discuss the need for ballot issues and/or questions.
- b. Update on acceptance of Tracts A and C from Century Land Holdings, LLC.
- c. Discuss amendments to the Policies and Procedures Governing the Enforcement of the Covenants and Restrictions of The Vistas at Chaparral; Consider adoption of Resolution related to same.
- d. Discuss requirements of Section 32-1-809, C.R.S., and direct staff regarding compliance for 2025 (District Transparency Notice).

4. **Covenant Enforcement Matters**
 - a. Covenant Enforcement updates.
5. **Other Business**
6. **Adjourn**

There are no more regular meetings scheduled for 2024