

**CIELO METROPOLITAN DISTRICT**  
REGULAR MEETING via Teleconference  
Thursday, October 19, 2023 at 1:00 p.m.  
<https://cielometrodistrict.org/>

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Ben Both, President	Term to May 2025
Timothy Westbrook, Director	Term to May 2027
Chris Osler, Secretary	Term to May 2025
Reggie Carveth, Director	Term to May 2027
Michael Newman, Director	Term to May 2025

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*This meeting will be held via Zoom and may be joined using the following link:*

<https://us06web.zoom.us/j/86509409757?pwd=N25QbFRnVkRLNlFBSytSb1Vhc0VEZz09>

Call-in Number: 720-707-2699

Meeting ID: 865 0940 9757

Passcode: 122678

**NOTICE OF REGULAR MEETING AND AGENDA**

1. Call to Order
2. Declaration of Quorum/Conflict of Interest Disclosures
3. Approval of Agenda
4. Consider Election of Officers; Treasurer
5. Public Comment - Members of the public may express their views to the Board on matters that affect the District. Comments will be limited to three (3) minutes.
6. Consent Agenda –The items listed below are a group of items to be acted on with a single motion and vote by the Board. An item may be removed from the consent agenda to the regular agenda, by any Board member. Items on the consent agenda are then voted on by a single motion, second, and vote by the Board.
  - a. Approval of October 19, 2022 Regular Meeting Minutes
  - b. Approval/Ratification of Claims Listing
  - c. Ratification of Second Amendment to Service Plan
  - d. Ratification of Extension for 2022 Audit
  - e. Ratification Filing of 2022 Audit
  - f. Ratification of Filing of 2022 Annual Report
  - g. Approval of Special District Disclosure Notice Pursuant to §32-1-809, C.R.S.
  - h. Approval of Resolution Designating Meeting Notice Posting Location
7. Legal Matters
  - a. Consider Adoption of 2024 Annual Administrative Resolution
  - b. Discuss and Review Insurance General Liability Schedule and Limits, Consider Authorization to Bind Coverage
    - i. Discuss and Consider Approval of 2024 Exclusion from BMO Worker’s Compensation Coverage
    - ii. Consider Approval of 2024 Agency Fee Invoice from T-Charles Wilson for Broker Services
  - c. Consider Approval of Acceptance Resolution Pursuant to Infrastructure Acquisition and Reimbursement Agreement

- d. Discuss Update on Clubhouse Agreement and Letter from Stone Creek Metropolitan District
  - e. Discuss 2023 Legislative Memorandum
  - f. Discuss Collections Services and Proposals and Consider Approval of Engagement of Special Counsel
  - g. Discuss District Website Compliance with WCAG 2.1 AA Requirements for ADA Compliance
    - i. Consider Adoption of Resolution Adopting a Website Accessibility Policy
  - h. Consider Approval of Contractor Agreement with Heatherly Creative for Website Maintenance and Management
  - i. Other Legal Matters
8. Financial Matters
- a. Review Unaudited Financials, Scheduled of Cash Position and Property Tax Statement
  - b. Consider Approval of Proposal for 2023 Audit Services
  - c. Public Hearing on 2023 Budget Amendment (*if necessary*)
    - i. Consider Approval of Resolution Amending the 2023 Budget (*if necessary*)
  - d. Discuss Requirements of SB23-303 Relating to Limitations on Property Tax Revenue
  - e. Public Hearing on proposed 2024 Budget
    - i. Consider Approval of Resolution Adopting the 2024 Budget
  - f. Discuss Investment Direction
  - g. Consider Approval of Master Services Agreement and Special Districts Preparation Statement of Work with CliftonLarsonAllen, LLP for District Accounting Services
  - h. Other Financial Matters
9. District Management Matters
- a. District Manager Report
  - b. Consider Approval of Resolution Establishing Operations and Maintenance Invoice Approval Process
10. 2023 Bond Issuance
- a. Discuss Potential Debt Issuance and Schedule
  - b. Consider Approval of Letter Agreement with Piper Sandler for Investment Banking Services
  - c. Consider Approval of Engagement Letter with Kutak Rock as Bond Counsel
  - d. Consider Approval of Special Disclosure of Costs for Legal Services in Connection with Bonds with White Bear Ankele Tanaka & Waldron
  - e. Review Proposals for Municipal Financial Advisor Services and Consider Approval of Engagement Letter with Municipal Advisor
  - f. Consider Approval of Proposal from CliftonLarsonAllen for Cash Flow Forecast
  - g. Consider Approval of Proposal from King & Associates Inc. for Residential Market Analysis
  - h. Other Bond Issuance Matters
11. Other Business
12. Adjourn