



## NOTICE OF COORDINATED SPECIAL MEETING WINDSOR HIGHLANDS METROPOLITAN DISTRICT NOS. 1 - 11

NOTICE IS HEREBY GIVEN that a coordinated special meeting of the Boards of Directors of the Windsor Highlands Metropolitan District Nos. 1 through 11, Larimer County, Colorado, will be held at the Windsor Highlands Metropolitan District Pool/Clubhouse, **6795 Crystal Downs Drive Windsor, Colorado 80550** on **December, 4<sup>th</sup> at 1:00 p.m.** The meeting is open to the public via a Zoom Meeting only. Due to Executive Orders issued by Governor Polis and Public Health Orders implementing the Executive Orders issued by the Colorado Department of Health and Environment, and the threat posed by the COVID-19 coronavirus, this meeting will be a Zoom Meeting only. A Zoom meeting has been set up with login information below and on the District website (<http://www.windsorhighlandsmetrodistrict.com>)

**Zoom Meeting Information:** <https://zoom.us/j/95014169594?pwd=UmZSMmV6dk85Tm9aYytYKzlkSTNLZz09>  
**\* Meeting ID: 950 1416 9594\* Passcode: 839304; Dial in Number: +1 669 900 6833 US**

### WHMD NO. 1 BOARD OF DIRECTORS

Jonathan A. Turner, President/Chairman	Term Expires: May 2022
Martha F. Turner, Secretary/Treasurer	Term Expires: May 2022
Edward Ryan, Vice Chair, Asst Sec'y/Tres.	Term Expires: May 2023
Emily Kupec, Vice Chair, Asst Sec'y/Tres.*	Term Expires: May 2023
Andrew M. Krill, Vice Chair, Asst Sec'y/Tres.*	Term Expires: May 2023

### WHMD NO. 4 BOARD OF DIRECTORS

Jonathan A. Turner, President/Chairman	Term Expires: May 2022
Emily Kupec, Secretary/Treasurer*	Term Expires: May 2023
Pat Miller, Vice Chair, Asst Sec'y/Tres.	Term Expires: May 2022
Andrew M. Krill, Vice Chair, Asst Sec'y/Tres.*	Term Expires: May 2023
Mike Miller, Vice Chair, Asst Sec'y/Tres.*	Term Expires: May 2023

### WHMD NO. 6 BOARD OF DIRECTORS

Jonathan A. Turner, President/Chairman	Term Expires: May 2022
Martha Turner, Secretary/Treasurer	Term Expires: May 2022
Andrew M. Krill, Vice Chair, Asst Sec'y/Tres.	Term Expires: May 2023
Emily Kupec, Vice Chair, Asst Sec'y/Tres.*	Term Expires: May 2023
Warren Turner, Vice Chair, Asst Sec'y/Tres.*	Term Expires: May 2023

### WHMD NO. 11 BOARD OF DIRECTORS

Jonathan A. Turner, President/Chairman	Term Expires: May 2022
Dino DiTullio, Secretary/Treasurer	Term Expires: May 2023
Martha F. Turner, Vice Chair, Asst Sec'y/Tres.	Term Expires: May 2022
Emily Kupec, Vice Chair, Asst Sec'y/Tres.	Term Expires: May 2023
Warren Turner, Vice Chair, Asst Sec'y/Tres.*	Term Expires: May 2023

### WHMD NO. 2 BOARD OF DIRECTORS

Jonathan A. Turner, President/Chairman	Term Expires: May 2022
Martha F. Turner, Secretary/Treasurer	Term Expires: May 2022
Andrew M. Krill, Vice Chair, Asst Sec'y/Tres.*	Term Expires: May 2022
Emily Kupec, Vice Chair, Asst Sec'y/Tres.*	Term Expires: May 2023
G.C. "Chuck" Mabry, Vice Chair, Asst Sec'y/Tres.*	Term Expires: May 2023

### WHMD NO. 3 & 5 BOARD OF DIRECTORS

Jonathan A. Turner, President/Chairman	Term Expires: May 2022
Martha F. Turner, Secretary/Treasurer	Term Expires: May 2022
Emily Kupec, Vice Chair, Asst Sec'y/Tres.*	Term Expires: May 2023
Andrew M. Krill, Vice Chair, Asst Sec'y/Tres.*	Term Expires: May 2023
Warren Turner, Vice Chair, Asst Sec'y/Tres.*	Term Expires: May 2023

### WHMD NO. 7, 8, 9, & 10 BOARD OF DIRECTORS

Jonathan A. Turner, President/Chairman	Term Expires: May 2022
Martha F. Turner, Secretary/Treasurer	Term Expires: May 2022
Andrew M. Krill, Vice Chair/Asst Sec'y/Tres.	Term Expires: May 2023
Emily Kupec, Vice Chair, Asst Sec'y/Tres.	Term Expires: May 2023
Warren Turner, Vice Chair, Asst Sec'y/Tres.*	Term Expires: May 2023

## AGENDA

1. Call Meeting to Order and introductions.
2. Attendance/ Declaration of Quorum /Combined District Meetings/ Meeting Notice, Director Qualifications/Disclosure Matters/Oath of Office/Consider Appointment of New Board Members.\*
3. Consider Approval of Agenda and Meeting Location.
4. Consider Approval of Minutes of the March 26, 2020 and May 19, 2020 meetings.
5. Public Comments. Comments are limited to three (3) minutes.
6. Consider Approval of Designated Posting Locations and Online Posting of Public Meetings
7. Consider Approval of Annual Admin Matters, Transparency Notice Updates, Excl. Workers Compensation Insurance, and Updates to District Disclosures.
8. Consider Approval and Ratification of Guidelines and any Updates.
9. Consider Approval and Ratification of 2021 District Service Agreements:
  - a. Consider Approval and Ratification of District Management Agreement.
  - b. Consider Approval and Ratification of Landscape/Maintenance Agreement.
  - c. Consider Approval and Ratification of Engagement of District Counsel.
  - d. Consider Ratification of appointment of John Cutler & Associates for Annual Audit and audit exemptions.
10. Financial Report.
  - a. Consider and Authorize Preparation of 2020 Audits and/or Audit Exemptions by District Accountant.
  - b. Consider Approval of Payables for May 2020 – November 2020.
  - c. Consider Approval and Ratification of Bond Requisitions and Draws Nos. 3 and 4 in Districts No. 7.
  - d. Consider Approval of Updated Fine Policy & District Fee Schedules/Rates.
  - e. Consider Approval of Non-potable water rates. From \$1.25 per thousand gallons to \$1.50 per thousand gallons.
  - f. Consider Approval of O and M fees for District No. 7 & Consider Approval of District #1 O & M Fee Increase.
  - g. Consider Approval and Ratification to Expand current Covenants and Guidelines for new districts. (Excluding No. 7)
  - h. Approve Funding Agreement and any Updates to Lease of Facilities for District No. 11 (Golf Course).
  - i. Consider Approval and Ratification of Updates to District Promissory Notes.
  - j. Public Hearing for Amended 2020 Budgets.
  - k. Adoption of the 2020 Amended Budgets; Approval of Resolutions to Adopt Budgets; Certify Mill Levies and Appropriate Sums of Money.
  - l. Public Hearing for 2021 Budgets.
  - m. Adoption of the 2021 Budgets; Approval of Resolutions to Adopt Budgets; Certify Mill Levies and Appropriate Sums of Money.
11. District Legal
12. Managers' Report
13. Any other matters to come before the Boards.
14. Adjourn.

### **NEXT MEETING Dates (Subject to change)**

**VIA Zoom due to COVID – 19 or at the WHMD Clubhouse depending on restrictions.**

**Tuesday, March 23<sup>rd</sup>, 2021 at 10:00 am; Tuesday, December 7<sup>th</sup>, 2021 at 10:00 am**

**6795 Crystal Downs Drive \* Windsor\* Colorado \* 80550**

Such meeting location shall remain applicable for all future meeting until otherwise determined by the Boards.

The Board has determined to meet at the location stated above and such meeting location shall remain applicable for all future meetings until otherwise determined by the Board. WINDSOR HIGHLANDS METROPOLITAN DISTRICT NOS. 1 - 11.

By: /s/ Guy Johnson, District Manager