

REUNION METROPOLITAN DISTRICT

2001 16th Street, Suite 1700
Denver, CO 80202
Phone: 303-779-5710
www.reunionmetro.org

NOTICE OF SPECIAL MEETING AND AGENDA

DATE: September 22, 2026

TIME: 5:00 p.m.

LOCATION: Via Zoom
URL: <https://us02web.zoom.us/j/87596408698>

Or join by phone: (719) 359-4580
Webinar ID: 875 9640 8698

<u>Board of Directors</u>	<u>Office</u>	<u>Term Expires</u>
Bertrand J. Bauer	President	May, 2027
Jeff Powles	Secretary	May, 2029*
Jennifer E. Hepp	Treasurer	May, 2027
Tim E. Roberts	Assistant Secretary	May, 2027
Bruce Rau	Secretary	May, 2029

***This seat will be up for a two- year term at the May 2027 election.**

I. ADMINISTRATIVE MATTERS

- A. Confirm quorum, call to order and present disclosures of potential conflicts of interest.
- B. Approve agenda, confirm location of meeting and posting of meeting notice.
- C. Update regarding status of litigation between the District and North Range Metropolitan District Nos. 1-3.
- D. Discuss District's debt refinancing proposal for possible settlement of litigation with North Range Metropolitan District Nos. 1-3.

[NOTE: The North Range Districts have asked the District Court to enjoin public discussion of this proposal. This item will be tabled pending the Court's determination.]

- E. 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 per person.

II. CONSENT AGENDA

- A. Review and consider approval of minutes from the May 12, 2026 Regular Meeting and June 19, 2026 Special Meeting, August 11, 2026 Regular Meeting and August 31, 2026 Special Meeting (enclosure).

III. MANAGER MATTERS

- A. Parks/Irrigation Manager's Report (enclosure).
 - 1. Review and consider approval of agreement for snow removal services (enclosure).
 - 2. Review and consider approval of proposal from Denver Winpump Company for filter replacement in the amount of \$63,070.74 plus incoming freight (enclosure).
 - 3. Review and consider approval of proposal from Denver Winpump Company for flow meter replacement (enclosure).
- B. Recreation and Programming Report (enclosure).
- C. Community Manager's Report (to be distributed).

IV. FINANCIAL MATTERS

- A. Review, ratify and consider approval of claims (enclosure).
- B. Review and consider acceptance of the June 30, 2026 Unaudited Financial Statements (enclosure).
- C. Ratify approval and filing of 2025 Audit (to be distributed).
- D. Conduct Public Hearing on the Proposed 2027 Budget (to be distributed).

V. ENGINEER MATTERS

- A. Review and consider approval of Change Order for underdrain maintenance (enclosure).
- B. Conveyance of 2 Tracts to the City for the installation of Traffic Signal Poles at Heartland Drive/Chambers Road (enclosure).

VI. LEGAL MATTERS

- A. Consider adoption of September 2026 Amended and Restated Resolution Establishing Guidelines for the Processing and Collection of Delinquent Fees and Charges (enclosure).

- B. Executive Session to receive legal advice from District counsel on specific legal questions pursuant to Section 24-6-402(4)(b), C.R.S., related to North Range Districts, Reunion HOA and pending litigation.
- C. Approve action, if necessary, regarding matters discussed during Executive Session.
- D. Discuss Short Term Rental Policy.

VII. OTHER BUSINESS

VIII. ADJOURNMENT

The next regular meeting is scheduled for November 10, 2026.