

**NOTICE AND AGENDA
OF ORGANIZATIONAL MEETING
OF THE BOARD OF DIRECTORS OF THE
UNION COLONY WEST METROPOLITAN DISTRICT NOS. 1-8**

NOTICE IS HEREBY GIVEN that the Boards of Directors (the “Boards”) of the Union Colony West Metropolitan District Nos. 1-8 (the “Districts”), of the City of Greeley, Weld County, Colorado, will hold an organizational meeting at 3:00 pm, or as soon thereafter as possible, on Monday, November 25, 2024, via video and telephone conference, as noted below. The meeting is being held for the purpose of addressing those matters set out in the agenda below as same may be amended at the time of the meeting and for the purpose of conducting such other business as may properly come before the Board. The meeting is open to the public.

Date: Monday, November 25, 2024
Time: 3:00 pm (or as soon thereafter)
Location: [Zoom Meeting Link](#)
Meeting ID: 863 3650 7660
Passcode: 380143
Dial-In No.: 720.707.2699

AGENDA

BOARD OF DIRECTORS

<u>Director</u>	<u>Office</u>	<u>Term</u>
Larry Buckendorf	Director	May 2025
Laira Ziegler	Director	May 2027
Morgan Kidder	Director	May 2027
Joseph Schumacher	Director	May 2025
Adam Bliven	Director	May 2027

1. Call to Order
2. Attendance/Confirm Quorum/Affidavits of Qualification/Oaths of Office and Bonds
3. Disclosure of Potential Conflicts of Interest
4. Consider Approval of Agenda
5. Discussion of Service Plan, District Organization, District Powers, Election Results
6. Election of Officers/Duties of Board, President, Secretary, Treasurer
7. Adoption of Seal
8. Ratification of Past Actions
9. Consider Engagement of Manager, Accountant, Engineer, Attorney, and Other Consultants
10. Adopt Annual Administrative Matters Resolution:
 - a. Regular/Special Meetings
 - b. Official Designated Posting Place
 - c. Office Location and Contact Person
 - d. Meeting Location(s)

11. Meeting Location Resolution
12. Discuss District Website and Consider Approval of Resolution re: Online Notice
13. Consider Approval of Payment of Organizational Costs
14. Special District Map Disclosure pursuant to C.R.S. § 32-1-104.8
15. Special District Disclosure re: Common Questions
16. Discuss Workers Compensation for Board Members
17. Governmental Immunity and Indemnification Resolution
18. Adoption of Colorado Open Records Act Resolution
19. Insurance: Ratification of Public Official Position Schedule Bonds and Discuss Membership in CSD Pool
20. Membership in Special District Association
21. Selection of Bank, Designation of Official Custodian, PDPA Application
22. Federal Employer Identification Number, Sales Tax Exemption Number
23. Notification to Assessor of New District and Intent to Levy Taxes
24. Adoption of 2024 budget
 - a. Hearing on the proposed budget for the fiscal year 2024
 - b. Discuss the proposed 2024 budget and appropriation of funds
25. Adoption of 2025 budget
 - a. Hearing on the proposed budget for the fiscal year 2025
 - b. Discuss the proposed 2025 budget and appropriation of funds
26. Consider Approval of Consumer Data Policy Resolution
27. Consider Approval of Developer Reimbursement Agreements:
 - a. Funding and Reimbursement Agreement for Operations & Maintenance Costs
 - b. Advance and Reimbursement Agreement for Capital Costs
28. Consider Approval of Improvement Acquisition Agreement
29. Consider Approval of Reimbursement Resolution
30. Consider Approval of Intergovernmental Agreement(s): Inter-District & Town IGA
31. Consider Approval of Declaration of Covenants, Conditions, Restrictions & Easements
32. Consider Approval of Residential Improvement Guidelines
33. Consider Approval of District Bylaws
34. Other Business
 - a. Discussion of Development in the District
 - b. Discuss District Service Fee Resolutions for Capital Improvements and Operations/Administration Costs
 - c. Other
35. Continuation/Adjournment