

FITZSIMONS VILLAGE METROPOLITAN DISTRICT NOS.

1-3

2001 16th Street, Suite 1700

Denver, CO 80202

Phone: 303-779-5710

NOTICE OF A COMBINED REGULAR MEETING AND AGENDA

DATE: January 14, 2026

TIME: 1:30 p.m.

LOCATION: Via Microsoft Teams

ACCESS: To attend via Microsoft Teams Videoconference, use the below link:

https://teams.microsoft.com/l/meetup-join/19%3ameeting_ZjYyMmE1YjltZjJkNC00ODY5LWEyZDktZTQ0YWM0YzgxOTQ0%40thread.v2/0?context=%7b%22Tid%22%3a%224aaa468e-93ba-4ee3-ab9f-6a247aa3ade0%22%2c%22Oid%22%3a%221f1b712c-e235-4dd5-b5c5-d830e47350db%22%7d

To attend via telephone, dial 720-547-5281 and enter Conference ID: 510 407 432#

<u>Board of Directors</u>	<u>Office</u>	<u>Term Expires</u>
Suzanne Schlicht (District Nos. 1-3)	President	May, 2029
Brian Ratner (District No. 3)	Secretary	May, 2027
Kristin Hager (District Nos. 1-3)	Treasurer	May, 2027
Bob Dapper (District Nos. 1 and 2)	Assistant Secretary	May, 2027
David Viele (District Nos. 1-3)	Assistant Secretary	May, 2029

I. ADMINISTRATIVE MATTERS

- A. Call to order and approval of agenda. (District Nos. 1-3)
- B. Present disclosures of potential conflicts of interest. (District Nos. 1-3)
- C. Confirm quorums, location of meeting and posting of meeting notices. (District Nos. 1-3)
- D. Public Comment.

Members of the public may express their views to the Board on matters that affect the District that are otherwise not on the agenda. Comments will be limited to three (3) minutes per person. (District Nos. 1-3)

- E. Review and consider approval of Minutes from the December 10, 2025 Combined Regular Board Meeting/Budget Hearing (enclosure). (District Nos. 1-3)

II. MANAGER MATTERS

- A. Discuss regular meeting dates for 2026 and confirm quorums (District Nos. 1-3):
 - 1. April 8, 2026
 - 2. July 8, 2026
 - 3. October 14, 2026 (Budget Workshop)
 - 4. November 11, 2026 (Budget Workshop)
- B. Review and consider approval of 3% minimum wage increase for a monthly increase from Roth Property Maintenance of \$55.69 (2025 \$1,856.26; requested increase \$1,911.85). (District Nos. 1-3)
- C. Review and consider approval of proposal from S.A. Miro, Inc. for 2026 Civil Engineering Services (enclosure). (District Nos. 1-3)
- D. Review and consider approval of the proposal from Sustainable Landscapes Colorado for the following 2026 services (enclosure):
 - 1. Landscape maintenance in the amount of \$12,148.11 (District No. 1)
 - 2. Summer containers in the amount of \$9,873.78 (District No. 1)
 - 3. Landscape maintenance in the amount of \$10,014.79 (District No. 3)
 - 4. Dog portering in the amount of \$9,250.42 (District No. 3)

III. FINANCIAL MATTERS

- A. Discuss parking garage status and related bonding implications, if any. (District Nos. 1-3)
- B. Conduct Public Hearing to consider amendment of the 2025 Budgets. If necessary, consider adoption of Resolutions to Amend the 2025 Budgets (enclosures – amended budgets to be distributed). (District Nos. 1 and 3)
- C. Conduct Public Hearing to consider amendment of the 2026 Budgets. If necessary, consider adoption of Resolutions to Amend the 2026 Budgets (enclosures – amended budgets to be distributed). (District Nos. 1 and 3)
- D. Discuss statutory requirements for an audit. Consider approval of the engagement letters with Wipfli LLP to prepare the 2025 Audits (enclosures). (District Nos. 1 and 3)

- E. Discuss statutory requirements for an audit. Consider appointment of District Accountant to prepare application for exemption for 2025 Audit. (District No. 2)
- F. Review and acknowledge CLA Cash Access Policies
 - 1. Cash Access Memo (enclosure) (District Nos. 1 & 2)
 - 2. Cash Access Memo (enclosure) (District No. 3)

IV. LEGAL MATTERS

- A. Acknowledge Spencer Fane LLP's Updated Standard Terms of Conditions for Legal Services Engagement (enclosure). (District Nos. 1-3)
- B. Discuss potential O&M needs and related revenue strategies. (District Nos. 1-3)

V. OTHER BUSINESS

VI. ADJOURNMENT

The next scheduled regular and annual meeting is April 8, 2026.