CCP METROPOLITAN DISTRICT NO. 3

405 Urban Street, Suite 310 Lakewood, CO 80228 720-213-6621

www.ccpmetrodistricts.com

NOTICE OF SPECIAL MEETING AND AGENDA

DATE: Monday, December 11, 2023

TIME: 9:00 a.m.

LOCATION: VIA ZOOM

ACCESS: The meeting can be joined through the directions below:

https://us02web.zoom.us/j/7636703470

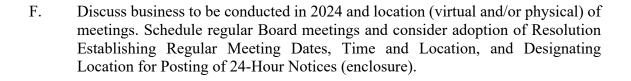
Dial In: 1-720-707-2699 Meeting ID: 763 670 3470 Participant Code: press #

Board of Directors	<u>Office</u>	Term Expires
Sarah A. Laverty	President	May, 2025
Cameron R. Bertron	Treasurer	May, 2025
Don Stage	Assistant Secretary	May, 2025
Judy Duran	Assistant Secretary	May, 2027
Joel Scott	Assistant Secretary	May, 2027

I. ADMINISTRATIVE MATTERS

A.	Present disclosures of potential conflicts of interest and confirm quorum.
B.	Approve agenda; confirm location of meeting, posting of meeting notice.
C.	Acknowledge the Resignation of Geol Scheirman as Secretary and consider appointment of Ann Finn as Secretary to the Board.
D.	Review and consider approval of the August 4, 2023 Regular Meeting Minutes (enclosure).

E. Public Comment.



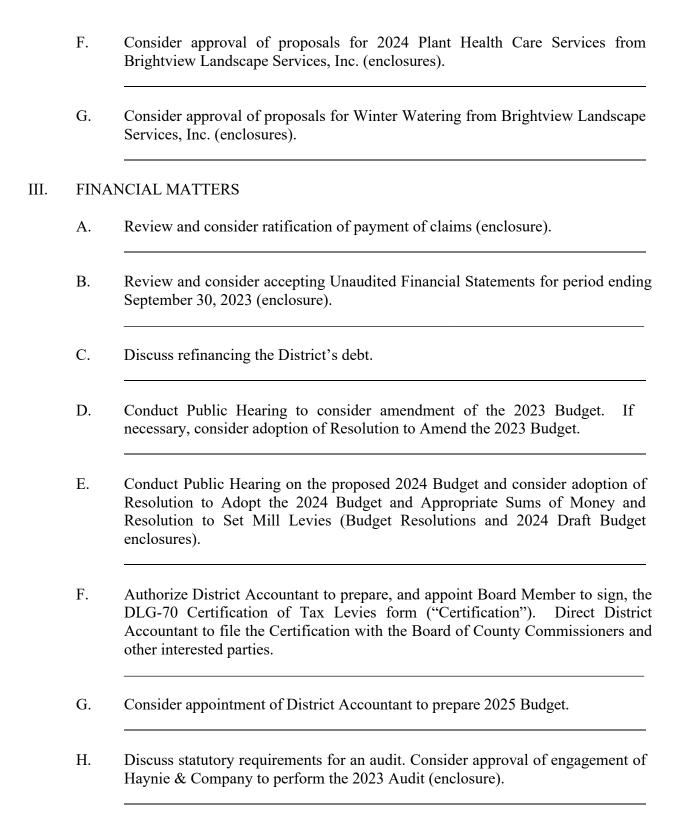
G. Discuss requirements of Section 32-1-809, C.R.S., and direct staff regarding compliance for 2023 (District Transparency Notice) (post on District website).

H. Discuss and consider approval of 2023 insurance renewal. Consider adoption of documents needed to obtain or maintain insurance coverage through the Colorado Special Districts Property and Liability Pool and T. Charles Wilson Insurance Service and discuss the following related items:

- i. Cyber security and increased crime coverage.
- ii. Establish Insurance Committee to make final determinations regarding insurance, if necessary.
- iii. Authorize renewal of District's insurance and Special District Association ("SDA") membership for 2024.

II. OPERATIONS AND MAINTENANCE

- A. Manager's Report (enclosure).
- B. Ratify approval of 2023/2024 Snow Removal Agreement between the District and Brightview Landscape Services, Inc. (enclosure).
- C. Consider approval of Service Agreement for Landscape Services between the District and Brightview Landscape Services, Inc. (enclosure).
- D. Consider approval of Service Agreement for Pond Maintenance between the District and Brightview Landscape Services, Inc. (enclosure).
- E. Consider approval of Proposal from Stormwater Asset Protection, LLC (SWAP) for Stormwater Observation, Maintenance Contracting, Inspection and Maintenance Manuals and Oversight Services (enclosure).



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I. Review and consider approval of Statement of Work ("SOW") between the District and CliftonLarsonAllen LLP for 2024 Accounting Services (enclosures).

IV. LEGAL MATTERS

- A. Discuss rate increase for Management Services and consider approval of Change Order No. 1 to Service Agreement for District Management Services (enclosure).
- B. Discuss and consider adoption of Resolution Amending Policy on Colorado Open Records Act Requests (enclosure).

V. OTHER BUSINESS

A. Acknowledge Annual Meeting Notice pursuant to the Service Plan.

VI. ADJOURNMENT

This is the last scheduled meeting for 2023.