CCP METROPOLITAN DISTRICT NO. 3 ("DISTRICT")

7555 E. Hampden Ave., Suite 501
Denver, CO 80231
720-213-6621
www.ccpmetrodistricts.com

NOTICE OF REGULAR MEETING AND AGENDA

DATE: Friday, August 7, 2026

TIME: 11:30 a.m.

LOCATION: ZOOM

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

Join Zoom Meeting
https://zoom.us/j/83709415095
Meeting ID: 837 0941 5095
One tap mobile
+17193594580,,83709415095#

Board of Directors	Office	Term Expires
Sarah A. Laverty	President	May, 2029
Cameron R. Bertron	Treasurer	May, 2029
Joel Scott	Assistant Secretary	May, 2027
Eugene Dechant	Assistant Secretary	May, 2029
Rodney Valdez	Assistant Secretary	May, 2027
Ann Finn	Secretary	Non-elected officer

I. ADMINISTRATIVE MATTERS

A. Present disclosures of potential conflicts of interest and confirm quorum.

____

B. Approve agenda; confirm location of meeting and posting of meeting notice.

____

C. Public Comment.

____

II. CONSENT AGENDA

The items listed below are a group of items to be acted on with a single motion and vote by the Board. An item may be removed from the consent agenda to the regular agenda, if desired. Items on the consent agenda are then voted on by a single motion, second and vote by the Board.

a. Review and consider approval of the June 5, 2026 Special Meeting Minutes (enclosure).
b. Ratify approval of proposal from Brightview Landscape Services, Inc., for repair of irrigation valve boxes, in the amount of $1,432.12.

c. Ratify approval of proposal from Brightview Landscape Services, Inc. for replacement of broken heads, in the amount of $510.00 (enclosure).

III. OPERATIONS AND MAINTENANCE (summary enclosed).

A. Review and consider approval of proposals for solar conversion at Logan Court and authorize preparation of a Service Agreement (proposals – enclosed).

B. Review and consider approval of proposal for troubleshooting, installing and programming of decoders from Brightview Landscape Services, Inc. (enclosure).

C. Review and consider approval of proposal for revegetation of the Logan Street hillside from Express Mulching and Soil LLC, in the amount of $13,117.16 (enclosure).

D. Review and consider approval of proposal for terraseeding the native grass on the Washington Street hillside from Express Mulching and Soil LLC, in the amount of $41,941.34 (enclosure).

E. Review and consider approval of proposal for removal of all dead and alive plant material/ edging/topdress rock from Brightview Landscape Services, Inc., in the amount of $28,217.23 (enclosure).

F. Review and consider approval of proposal for removal of all dead plant material/edging/topdress rock from Brightview Landscape Services, Inc., in the amount of $27,605.05 (enclosure).

G. Review and consider approval of proposal for monument sign refresh from Brightview Landscape Services, Inc., in the amount of $7,033.80 (enclosure).

H. Maintenance Report (enclosure).

IV. FINANCIAL MATTERS

A. Review and consider ratification and/or approval of payment of claims (enclosure).

____

B. Review and consider acceptance of Unaudited Financial Statements, dated June 30, 2026 (enclosure).

____

V. LEGAL MATTERS

A. ____

VI. OTHER BUSINESS

A. ____

VII. ADJOURNMENT

THE NEXT REGULAR MEETING IS SCHEDULED FOR NOVEMBER 6, 2026.