

THREE HILLS METROPOLITAN DISTRICT

SPECIAL MEETING

Via Teleconference

Monday, October 19th, 2026 at 1:00 p.m.

<https://threehillsmetrodistrict.com>

Board of Directors:

Matthew Cavanaugh, President

Term to May 2027

Guillaume Pouchot, Secretary

Term to May 2029

C. Regan Hauptman, Treasurer

Term to May 2029

VACANT

Term to May 2027

VACANT

Term to May 2027

Link:

<https://us06web.zoom.us/j/83823327523?pwd=h8NNTqprrchNlG6fzK8E9Zp988NSY5.1>

Meeting ID: 838 2332 7523

Passcode: 087158

Call-in Number:+17207072699

NOTICE OF SPECIAL MEETING AND AGENDA

1. Call to Order/Declaration of Quorum
2. Director Conflict of Interest Disclosures
3. Approval of Agenda
4. Public Comment - Members of the public may express their views to the Board on matters that affect the District that are not otherwise on the agenda. Comments will be limited to three (3) minutes per person.
5. Consent Agenda
 - a. Approval of Minutes from July 28, 2026 Special Meeting (**enclosure**)
 - b. Ratification of 2025 Annual Report (**enclosure**)
 - c. Approval of Renewal of Property and Liability Schedule and Limits, Workers Compensation Coverage, Highstreet Insurance & Financial Services for 2027 Agency Services, and SDA Membership for 2027 (**enclosure**)
6. Financial Matters
 - a. Consider Acceptance of Unaudited Financial Statements (**enclosure**)
 - b. Consider Approval of Claims Payable (**enclosure**)
 - c. Conduct Public Hearing on 2026 Budget Amendment and Consider Adoption of Resolution Amending 2026 Budget (if necessary)

- d. Conduct Public Hearing on 2027 Budget and Consider Adoption of Resolution Adopting Budget, Appropriating Sums of Money and Certifying Mill Levies for Calendar Year 2027 (**enclosure**)
 - e. Consider Approval of Special Districts Preparation Statement of Work with CliftonLarsonAllen, LLP (**to be distributed**)
 - i. Review and Acknowledge Cash Access and Internal Controls Memorandum (**enclosure**)
 - f. Other Financial Matters
- 7. Management Updates
 - a. District Manager's Report (**enclosure**)
 - b. Discussion Regarding Fee Schedules from AdvanceHOA (**enclosure**)
 - c. Discuss Maintenance Responsibilities and Obligations of the Developer and District for Improvements Pending Formal Acceptance (**enclosure**)
- 8. Legal Matters
 - a. Consider Adoption of 2027 Annual Administrative Resolution (**enclosure**)
 - b. Consider Approval of Engagement Letter with WBA, PC for Legal Services (**enclosure**)
 - c. Consider Adoption of Resolution Calling May 4, 2027 Election (**enclosure**)
 - d. Other Legal Matters
- 9. Other Business
- 10. Executive Session - Executive session of the Board of Directors for the purpose of receiving legal advice pursuant to Section 24-6-402(4)(b), Colorado Revised Statutes as it relates to the Notice of Claim.
- 11. Adjourn