

**NOTICE OF SPECIAL MEETING
- GREENSPIRE METROPOLITAN DISTRICT NO. 2-**

NOTICE IS HEREBY GIVEN that the Board of Directors of the **GREENSPIRE METROPOLITAN DISTRICT NO. 2**, Town of Windsor, County of Weld, State of Colorado, will hold a special meeting at 6:30 p.m., on Wednesday, September 23, 2020 at 45 Veronica Drive, Windsor, Colorado. The meeting will be held for the purpose of conducting such business as may come before the Board. The meeting is open to the Public.

To help protect our community, and contribute to the country's efforts to reduce the spread of COVID-19, the Board of Directors encourages reduced physical attendance and increased social distancing, as may be practicable to allow for the conduct of business and inclusion of public comment in accordance with the District's meeting agenda. Therefore, all Public and others will be invited to join the meeting via Zoom. If you do plan to attend in person, please notify Phil Myers at pmyers999@gmail.com so he can better plan for physical arrangements since the meeting will be held at his home. If attending in person, masks that cover the nose and mouth will be encouraged and social distancing will be implemented to the fullest extent possible.

To access meeting, visit www.zoom.us, click the Join the Meeting link, and type in the following Meeting ID and Passcode:

Meeting ID: 838 0386 9992
Passcode: 914578

BY ORDER OF THE BOARD OF DIRECTORS:
GREENSPIRE METROPOLITAN DISTRICTS NO. 2

By: /s/ SETER & VANDER WALL, P.C.
Attorneys to the District

AGENDA

1. Call to Order
2. Declaration of Quorum
3. Disclosure Matters - Conflicts of Interest
4. Director Matters
 - a. Resignation of Robert Fry (copy attached to be included with the minutes)
 - b. Need for new board members
 - c. Other Director matters
5. Approval of Minutes – May 12, 2020 Special Meeting – District No. 2
6. Public Comment
 - a. Procedures for public comments
 - b. Responses to prior public comments
 - c. New board member for District No. 1 & 3
 - d. Other
7. Financial Matters:
 - a. Financial statement ending August 31, 2020
 - b. 2021 Budget

- c. Other
- 8. Developer's Report
- 9. District Manager's Report
 - a. Discussion - watering schedule for landscaping tracts, trees, water leaks, church invoicing, etc
 - b. Other
- 10. Secretary Treasurer's Report
 - a. Role of Directors
 - b. Regular meetings - schedule and location - DOLA notification; Zoom meetings
 - c. District Debt owed to developer - solvency testing
 - d. Mill levies, water cost, Non-potable water invoicing and collections, tap fees,
 - e. Records Management
 - f. Recommendations, Objections, Questions regarding other Greenspire Districts
 - g. Rules, Regulations, Policy and Procedures, Guidelines, Instructions
 - h. Requests for information (CORA)
 - i. Frequency of Information: Financial Statement & Schedules and Reports
 - j. Contractors conflicts of interest
 - k. Reimbursements of expenses from board members
 - l. 2019 Application for Exemption from Audit for District No. 2 (Resolution)
 - m. Fencing
 - n. Other
- 11. Legal Matters
 - a. Discussion regarding Advance and Reimbursement Agreement - Metropolitan District No. 1 & Lot Holding Investments, LLC
 - b. Conveyance of Landscape Tracts from Lot Holding Investments, LLC to District No. 1
 - c. Fencing behind homes on Veronica along the greenbelt - discussed in the past and appears on District property - owner to repair / easements
 - d. Other
- 12. Unfinished Business
 - a. Increase in Non-potable Water Tap Fee to \$25,000 beginning on Jan 1, 2021
 - b. Fencing Survey - Acceptance to Issue for Public Comment
 - c. Tree Survey - Acceptance to Issue for Public Comment
 - d. 2002 Service Plan Modification
 - e. Other
- 12. Other Business
 - a. Ratification of 2019 Annual Report
 - b. Application for Cares Act funding
 - c. Reduction in Real Estate Levy for Tax Year 2021 to

- | | | |
|-----|---------|------------------------------|
| | | 21.06200 |
| | d. | Initiation of Solvency Study |
| | e. | Other |
| 13. | Adjourn | |

NEXT REGULAR MEETING: October 27, 2020 at 6:30 p.m. (4th Wednesday of each month).
Since the prior location is no longer available a new location needs to be found for these meetings. Any ideas?