

## PEAK METROPOLITAN DISTRICT NO. 2 (“DISTRICT”)

450 E. 17<sup>th</sup> Avenue, Suite 400

Denver, CO 80203

Phone: 303-592-4380

<https://peakmetropolitandistricts.specialdistrict.net/>

### NOTICE OF A SPECIAL MEETING AND AGENDA

#### **Board of Directors:**

Garrett Baum

William Branyan

Bonner Gilmore

Michelle McDonald

Zachary Knight

#### **Office:**

President

Secretary/Treasurer

Assistant Secretary

Assistant Secretary

Assistant Secretary

#### **Term/Expiration:**

2027/May 2027

2027/May 2027

2025/May 2025

2025/May 2025

2025/May 2025

Ex Officio Board Member: Troy Stover, Director of Business Park Development at the Colorado Springs Airport

DATE: May 5, 2025

TIME: 9:00 A.M.

LOCATION: ZOOM

Join Zoom Meeting

<https://us02web.zoom.us/j/88664419019?pwd=Mmqk6kcB16CISxr6yWB6OzzEemC4ez.1>

Meeting ID: 886 6441 9019

Passcode: 164052

Dial In: 1-719-359-4580

#### I. ADMINISTRATIVE MATTERS

- A. Present Disclosures of Potential Conflicts of Interest.
- B. Confirm quorum, location of meeting and posting of meeting notice and designate 24-hour posting location. Approve agenda.
- C. Public Comment. Members of the public may express their views to the Board on matters that affect the District. Comments will be limited to three (3) minutes.
- D. Review and approve Minutes of the October 24, 2024 regular meeting of the District (enclosure).
- E. Discuss establishment of District website with Streamline Software, Inc. (“Streamline”) and consider approval of Master Services Agreement for Website Hosting Services between the District and Streamline and authorize all necessary actions in connection therewith.

## II. FINANCIAL MATTERS

- A. Review and accept the Statement of Cash Position, dated December 31, 2024, updated as of April 23, 2025 (enclosure).
- B. Review and ratify approval of the payment of claims for the period ending April 23, 2025 (enclosure).

## III. LEGAL MATTERS

- A. Discuss status of Claim from Fountain Mutual Irrigation Company; Cygnet Land, LLC; and Michael S. Hassell. **Adjourn to Executive Session, if necessary, to receive legal advice relative to specific legal questions and matters that may be subject to negotiation, pursuant to Section 24-6-402(4)(b) and (e), C.R.S.**
  - 1. Authorize any necessary actions in connection therewith.
- B. Discuss and consider approval of Maintenance Intergovernmental Agreement between the District, Peak Metropolitan District No. 1 (“District No. 1”), Peak Metropolitan District No. 3 (“District No. 3”) and the City of Colorado Springs, by and through its enterprise the Colorado Springs Municipal Airport.
- C. Ratify approval of Tolling Agreement Between Fountain Mutual Irrigation Company, Cygnet Land, LLC, the City of Colorado Springs and Colorado Springs Utilities, Amazon.com Services LLC, CF Capybara Cos LLC, UFCS Airport, LLC, the District, District No. 1, District No. 3, El Paso County, Colorado, Urban Frontier, LLC, Enertia Consulting Group, LLC and Peak Innovation, LLC.

## IV. MAINTENANCE MATTERS

- A. Discuss status of Off-Site Stormwater Interim Repair Work. Discuss necessary agreements related thereto.
- B. Discuss status of District maintenance matters. Discuss necessary agreements related thereto.
- C. Review and ratify approval of Service Agreement for Reserve Study Services between the District and Charles Taylor Engineering Technical Services LLC d/b/a Charles Taylor Engineering & Technical Services (enclosure).
- D. Review and ratify approval of Task Order No. 1 to Master Service Agreement for Electrical Services between the District and C&D Electric, Inc. for Interim Material Storage, in the amount of \$1,355 / month (month to month basis) (enclosure).
- E. Discuss and consider approval of Change Order No. 03 to Service Agreement for Snow Removal, Fertilization, Weed and Insect Control Services between the

District and Monarch Landscaping & Lawn Care Maintenance LLC dba Monarch Landscaping & Construction.

- F. Discuss and consider approval of Service Agreement for Snow Removal, Fertilization, Weed and Insect Control Services between the District and Monarch Landscaping & Lawn Care Maintenance LLC dba Monarch Landscaping & Construction for 2025-2026 Services.

V. OTHER BUSINESS

VI. ADJOURNMENT

**The next regular meeting is scheduled for June 26, 2025.**