



NOTICE OF MEETING

– CHEROKEE RIDGE ESTATES METROPOLITAN DISTRICT –

Regular Board Meeting

NOTICE IS HEREBY GIVEN that the Board of Directors of the CHEROKEE RIDGE ESTATES METROPOLITAN DISTRICT of the County of Douglas, State of Colorado, will hold a meeting for the purpose of conducting such business as may come before the Board. The meeting is open to the Public.

5660 Aspen Leaf Drive, Littleton, Colorado 80125
5:30 p.m. Wednesday, July 30th, 2025

To access the meeting virtually:

<https://us02web.zoom.us/j/84802108460?pwd=k3TnYaipkEycyEhOmEjOtugechNr7i.1>

Meeting ID: 848 0210 8460 Passcode: 525560

<u>Board of Directors</u>	<u>Term Expires</u>
John Cowan, President	May 2027
John Letzelter, Secretary	May 2029
Bernd Sokolowski, Treasurer	May 2029
Eduardo San, Engineer	May 2027
Bruce Blank, Asst. Secretary	May 2029

AGENDA

1. **Call to Order**
2. **Declaration of Quorum & Disclosure of Matters**
3. **Approval of Meeting Minutes: May 14th, 2025**
4. **Financial Matters**
 - a) Financial Reports and Payment of Claims (*May & June*)
 - b) 2026 Budget:
 - I. October 1st – Deadline for Budget Inputs
 - II. October 15th – Draft Provided to the Directors
 - III. November 12th Board Meeting – Public Hearing; Approve Budget & Mill Levy
5. **District Manager Report**
 - a) Owner's Required Septic Repairs – Status
 - b) Website Accessibility – Status
6. **Director Reports**
 - a) Director Cowan:
 - I. Weed Spraying – Status
 - II. Address Monuments Stain & Paint Project - Ratify
 - III. Mailboxes - Security Camera Upgrade - Proposals (*\$432.37 in 50% matching grant*)
 - IV. Broadband Internet – Community Options Update

V. Entry RGBW Lighting - Maintenance

- b) Director San:
- c) Director Letzelter:
- d) Director Blank:
- e) Director Sokolowski:

I. Neighboring Developments - Updates

7. Attorney Report

- I. Removal of Equipment Installed on District Property - Status

8. Other Business

- I. Executive Session pursuant to Section 24-6-402(4)(b), C.R.S. for purposes of receiving legal advice on specific legal questions related to: (1) enforcement of septic system repair requirements; and (2) removal of private property installed on District property.

9. Public Comments

10. Adjourn

The next District Board Meeting is scheduled for 5:30 p.m., November 12th, 2025

This will include both the Annual Meeting and the Regular Board Meeting