

SOUTHGLENN METROPOLITAN DISTRICT

2001 16th Street, Suite 1700
Denver, CO 80202
Phone: 303-779-5710

NOTICE OF SPECIAL MEETING AND AGENDA

DATE: Wednesday, April 8, 2026

TIME: 8:00 a.m.

LOCATION: Via Zoom Teleconference

ACCESS: To attend via Zoom Teleconference, use the below link:
<https://us06web.zoom.us/j/85271285312?pwd=Lw5A37NDpvI794IdPD3CI7r4Yyb067.1>

Meeting ID: 852 7128 5312

Passcode: 256474

Call in Number: 720-707-2699

<u>Board of Directors</u>	<u>Office</u>	<u>Term Expires</u>
David Goldberg	President	May, 2027
Douglas Hatfield	Secretary	May, 2027
Tim O'Connor	Treasurer	May, 2027
Vacant	Director	May, 2029
Vacant	Director	May, 2029

I. ADMINISTRATIVE MATTERS

- A. Call to order.
- B. Present disclosures of potential conflicts of interest.
- C. Confirm location of meeting and posting of meeting notice.
- D. 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 per person.

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.

- A. Approve Minutes from October 23, 2025, Special Meeting (enclosure).
- B. Ratify claims (enclosure).
- C. Ratify Independent Contractor Agreement and Addendum Agreement with YESCO LLC for garage neon sign repair in the amount of \$3,173.94 (enclosures).

- D. Ratify purchase of five gallons of anti-graffiti paint in an amount of \$200.00 from Alberta Development Partners, LLC.
- E. Ratify fire extinguisher maintenance costs from Pye Barker Inspection Report (Items #1 and #3 from Fire Extinguisher Inspection) in the amount of \$425.00 and \$535.00, for a total amount of \$960.00 (enclosure).
- F. Acknowledge Notice of Termination from Kuni DSL, LLC for the three-hundred and twelve parking spaces located at 6911 S. Vine Street, Centennial, CO 80122 (enclosure).

III. MANAGEMENT ITEMS

- A. Review and consider approval of AT&T Parking Garage Equipment and Lease (enclosures).
- B. Discuss 2026 District Maintenance Services.
- C. Discussion regarding lighting ownership and maintenance between the District and Southglenn Property Holdings (enclosure).
- D. Discuss 2026 Street Pavement Maintenance Plan.
- E. Update regarding Blink Charging Services Agreement and Developer Funding.

IV. FINANCIAL ITEMS

- A. Review and consider acceptance of December 31, 2025, Unaudited Financial Statements, December 31, 2025, Schedule of Cash Position updated as of March 27, 2026, and Property Tax Reconciliation (enclosure).
- B. Review Operations Fee Collections Report.

V. LEGAL ITEMS

- A. Consider Approval of Independent Contractor Agreement with Point Consulting, LLC (Engineering Services) (enclosure)
 - i. Consider Approval of Work Order No. 1 to Independent Contractor Agreement with Point Consulting, LLC (Engineering Services) – District Boundary Map (enclosure).
 - ii. Consider Approval of Work Order No. 2 to Independent Contractor Agreement with Point Consulting, LLC (Engineering Services) – Platting Services (enclosure).
- B. Review and discuss Resolution Adopting Parking Rules and Regulations (to be distributed).

- C. Review and consider adoption of Resolution Amending Rules and Regulations (enclosure).
- D. Consider Approval of Request to Withdrawal of Petition for Inclusion (Lot 1, Block 1, Streets at Southglenn Filing No. 5) and Consider Recission of Resolution and Order for Inclusion of Property (Lot 1, Block 1, Streets at Southglenn Filing No. 5).
- E. Other Legal Matters.

VI. ADJOURNMENT

The District annual meeting will be held on July 20, 2026, at 9:30 a.m. with a regular Board meeting following at 10:00 a.m.