

**WHEATLANDS METROPOLITAN DISTRICT**

**REGULAR MEETING**

Wheatlands Clubhouse, 6601 S. Wheatlands Parkway, Aurora, Colorado

April 11, 2024 at 6:00 p.m.

[www.wheatlandsmetro.org](http://www.wheatlandsmetro.org)

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Paulette Martin, President	Term to May 2027
Kathy Barela, Treasurer	Term to May 2025
Rodney DeWalt, Assistant Secretary	Term to May 2027
Sameer Bhatnagar, Assistant Treasurer	Term to May 2027
Brooke Holliman, Secretary	Term to May 2025

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**NOTICE OF REGULAR MEETING AND AGENDA**

1. Call to Order
2. Declaration of Quorum/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. Comments will be limited to three (3) minutes per person. As a general practice, the Board will not discuss/debate these items, nor will the Board make any decisions on items presented during this time, rather it will refer the items for follow up.
5. Consent Agenda – The items listed below are a group of items to be approved with a single motion and vote by the Board. An item may be removed from the consent agenda to the regular agenda upon request of any Board member.
  - a. Approval of Minutes from March 14, 2024 Regular Meeting and March 28, 2024
  - b. Approval/Ratification of Claims in the amount of \$181,766.02
  - c. Ratify Approval of Independent Contractor Agreement for 2024-25 Landscape Maintenance and Snow Removal Services
  - d. Approval and Ratification of Proposal #45463 from Pool Doctor for VGBA Main Drain Compliance in the Amount of \$15,573.47
6. Covenant Enforcement/Design Review
  - a. Review Architectural Review and Covenant Enforcement Reports
7. Financial Matters
  - a. Review Unaudited Financial Statements
  - b. Review and Discuss Wells Fargo Treasury Management Services Pricing
  - c. Other Financial Matters
8. Landscape Maintenance
  - a. Review Landscape Maintenance Report
  - b. Review Work Orders/Proposals
    - i. Review Cox Professional Landscape Services LLC Proposal #42349 in the amount of \$26,450 for Mulch Replenishment
    - ii. Review Around the Corner Handyman LLC Estimate in the amount of \$19,877.50 for metal fence paint
    - iii. Review Cox Professional Landscape Services LLC Proposal #42524 in the amount of \$70,490.57 for Detention Repairs
  - c. Other Landscape Maintenance Matters

9. Legal Matters
  - a. Discuss and Consider Website Options and Memorandum Regarding Office of Information Technology Technical Standards for Digital Accessibility
  - b. Approval of First Amendment to Independent Contractor Agreement with YMCA for District Management and Clubhouse Management and Programming Services
  - c. Consider Adoption of Resolution Regarding Imposition of Outside User Fees
  - d. Other Legal Matters
10. 2024 Loan
  - a. Consider Approval of Real Estate Purchase Contract with the Wheatlands Park and Recreation Authority for the Purchase of Lot 1, Block 5, Wheatlands Subdivision Filing No. 6, City of Aurora, County of Arapahoe, State of Colorado, including the Recreation Center
  - b. Update on Loan(s)
  - c. Discuss YMCA Management Agreement for Recreation Center
11. District Management
  - a. Review District Manager’s Report
  - b. Review 2024 Wheatlands Social Events Survey
  - c. Other Management Items
12. Director’s Items
  - a. Review and Discuss Board Emails Received ([board@wheatlandsmetro.org](mailto:board@wheatlandsmetro.org))
  - b. Other Director Items
13. Other Business
14. Adjourn

2024 Regular Meetings	Location
Second Thursday of each month @ 6:00 p.m.	Wheatlands Clubhouse, 6601 S. Wheatlands Parkway, Aurora, Colorado