

CITYSET METROPOLITAN DISTRICT NO. 2

141 Union Boulevard, Suite 150
Lakewood, Colorado 80228-1898
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Fax: 303-987-2032
<https://citysetmd2.colorado.gov/>

NOTICE OF A REGULAR MEETING AND AGENDA

<u>Board of Directors:</u>	<u>Office:</u>	<u>Term/Expiration:</u>
William G. Martinic	President	2027/May 2027
Mark Lionberger	Treasurer	2029/May 2029
Ashley Dimond	Assistant Secretary	2027/May 2027
Catherine Clark	Assistant Secretary	2029/May 2029
Miguel Pena	Assistant Secretary	2029/May 2027
David Solin	Secretary	not an elected position

DATE: November 19, 2025 (Wednesday)

TIME: 3:00 P.M.

PLACE: [Zoom Meeting](#)

** Individuals requiring special accommodation to attend and/or participate in the meeting please advise the District Manager (dsolin@sdmsi.com or 303-987-0835) of their specific need(s) before the meeting.*

Join Zoom Meeting

<https://us02web.zoom.us/j/5469119353?pwd=SmtlcHJETFhCQUZEcVBBOGZVU3Fqdz09>

Meeting ID: 546 911 9353

Passcode: 912873

1-719-359-4580

I. ADMINISTRATIVE MATTERS

- A. Present Disclosures of potential conflicts of interest.

- B. Confirm Quorum, approve Agenda, confirm location of meeting and posting of meeting notice.

- C. Review and approve the Minutes of the June 18, 2025 Regular Meeting (enclosure).

- D. Discuss business to be conducted in 2026 and location (virtual) of meetings. Schedule regular meeting dates (suggested at 3:00 p.m. on the dates of June 17 and November 18) and consider adoption of Resolution No. 2025-11-01 Establishing Regular Meeting Dates, Time, Location and Designating Location for Posting 24-Hour Notices (enclosure).

- E. Discuss Section 32-1-809, C.R.S., 2026 Transparency Notice reporting requirements and mode of eligible elector notification (Transparency Notice was posted on the SDA's website in 2025).
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II. PUBLIC COMMENT

- A. _____

III. FINANCIAL MATTERS

- A. Review and ratify the approval of the payment of claims as follows (enclosures):

Fund	Period Ending June 30, 2025	Period Ending July 31, 2025	Period Ending Aug. 31, 2025	Period Ending Sept. 30, 2025
General	\$ 23,655.53	\$ 13,446.10	\$ 17,107.70	\$ 12,484.61
Debt Service	\$ -0-	\$ -0-	\$ -0-	\$ -0-
Capital Projects	\$ -0-	\$ -0-	\$ -0-	\$ -0-
Total Claims	\$ 23,655.53	\$ 13,446.10	\$ 17,107.70	\$ 12,484.61

Fund	Period Ending Oct. 31, 2025	Period Ending Nov. 30, 2025
General	\$ 12,154.78	\$ 69,259.86
Debt Service	\$ -0-	\$ -0-
Capital Projects	\$ -0-	\$ -0-
Total Claims	\$ 12,154.78	\$ 69,259.86

- B. Review and accept unaudited financial statements through the period ending September 30, 2025 (to be distributed).
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- C. Conduct Public Hearing to consider Amendment to 2025 Budget and consider adoption of Resolution No. 2025-11-____ to Amend the 2025 Budget and Appropriate Expenditures (if necessary).
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- D. Conduct Public Hearing on the proposed 2026 Budget and consider adoption of Resolutions to Adopt the 2026 Budget and Appropriate Sums of Money and Set Mill Levies (General Fund _____, Debt Service Fund _____, and Other Fund(s) _____ for a total mill levy of _____) (enclosures – Preliminary Assessed Valuation, Resolutions and draft 2026 Budget).
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- E. Discuss and authorize renewal of the District's insurance and Special District Association membership for 2026.
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- F. Consider authorizing the District Accountant to prepare and sign the DLG-70 Mill Levy Certification form and Mill Levy Public Information form for certification to the Board of County Commissioners and other interested parties.
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- G. Consider appointment of District Accountant to prepare the 2027 Budget and set date for public hearing to adopt the 2027 Budget (November 18, 2026).
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- H. Discuss and consider engagement of Flynn CPA, LLC to perform the 2025 Audit.
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IV. LEGAL MATTERS

- A. Discuss HB25-1090 compliance related to professional services provider engagements.
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- B. Discuss and consider approval of Second Amendment to 2024 Operation Funding Agreement between the District and Oxbridge Properties, Inc., if necessary.
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V. PROJECTS – OPERATIONS/MAINTENANCE/CAPITAL REPAIRS

- A. Discuss and consider approval of change orders for 2025-26 Snow Removal and 2026 Landscape Maintenance with Powder Country LLC (enclosure).
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- B. Discuss and consider approval of change order for 2025-26 Holiday Lighting with Ambius.
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- C. Discuss and determine 2026 priorities: (enclosures)
1. Landscape enhancements
 2. Garage ramp resurfacing
 3. Sidewalk/building caulking
 4. Garage sweeping/power washing
 5. Settling/water survey by engineer
 6. Lighting
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VI. OTHER MATTERS

- A. _____

VII. ADJOURNMENT ***THERE ARE NO MORE REGULAR MEETINGS SCHEDULED FOR 2025.***

Informational Enclosure:

- Memo regarding New Rate Structure from Special District Management Services, Inc.