

BROMLEY PARK METROPOLITAN DISTRICT NO. 2 (THE "DISTRICT")

2001 16th St, Ste 1700

Denver, CO 80202

Phone: 303-779-5710

www.bromleyparkmd2.com/

NOTICE OF REGULAR MEETING AND AGENDA

DATE: Monday, November 17, 2025

TIME: 11:00 a.m.

LOCATION: Via Microsoft Teams

ACCESS: To attend via Microsoft Teams Videoconference, use the below link:

https://teams.microsoft.com/l/meetup-join/19%3ameeting_ZmRiMTZiYTMtMDU3Ny00OWNkLWE1NTktYWM3NjU5NTFmZmU3%40thread.v2/0?context=%7b%22Tid%22%3a%224aaa468e-93ba-4ee3-ab9f-6a247aa3ade0%22%2c%22Oid%22%3a%227b9a9cbe-d14b-4a7e-9aa9-2ec121c95f66%22%7d

To attend via telephone, dial 720-547-5281 and enter Conference ID: 497 609 558#

Board of Directors

Joshua Rollins

Douglas G. Hamilton

Matthew Mooney

William Daiss

Dennis Wolf

Office

President

Treasurer

Assistant Secretary

Assistant Secretary

Assistant Secretary

Term Expires

May 2027

May 2027

May 2027

May 2029

May 2029

I. ADMINISTRATIVE MATTERS

- A. Call to order and approval of agenda
- B. Present disclosures of potential conflicts of interest.
- C. Confirm quorum, location of meeting and posting of meeting notices.
- D. Public Comment.

Members of the public may express their views to the Board on matters that affect the District that are otherwise not on the agenda. Comments will be limited to three (3) minutes per person.

- E. Discuss business to be conducted in 2026 and location (**virtual and/or physical**) of meetings. Schedule regular meeting dates and consider adoption of Resolution Establishing Regular Meeting Dates, Time, and Location and Designating Location for Posting of 24-Hour Notices (enclosure).

II. CONSENT AGENDA

- A. Approve minutes from the July 28, 2025 regular meeting and the July 28, 2025 annual meeting (enclosure).
- B. Discuss requirements of Section 32-1-809, C.R.S., and direct staff regarding compliance for 2026 (District Transparency Notice).
- C. Discuss requirements of Section 32-1-306, C.R.S., and direct staff regarding compliance for 2025 (Annual Map Filing).
- D. Consider appointment of District Accountant to prepare 2027 Budget.
- E. Ratify approval of Service Agreement for Stormwater Consulting Services – Rotary Park between the District and CMS Environmental Solutions, LLC.
- F. Ratify approval of Service Agreement for Stormwater Consulting Services – Homestead Park between the District and CMS Environmental Solutions, LLC.
- G. Review and approve and/or ratify payment to Developer in amounts certified by IDES.

III. CAPITAL PROJECT MATTERS

- A. Report on current status of approvals from the City, the scope of the work to be funded from the Bond proceeds and the cost to complete.
- B. Discussion regarding Rotary and Homestead Parks:
 - 1. Report on current status of approvals from the City.
- C. Update from Stormwater Committee.
 - 1. Status of stormwater permit issuance for district.

IV. HOA TRACT CONVEYANCE MATTERS

- A. Discuss status of Tract Conveyance Project.
 - 1. Discuss status of fence repairs.
 - 2. Discuss status of the conveyance of Tract T, Brighton East Farms Filing No. 1 (located partially in the boundaries of the Parkside Homeowners and partially in the boundaries of the Brighton East Farms Homeowners Association).
- B. Review and consider approval of Termination of Cost Sharing Agreement of Operation and Maintenance Expenses for Tracts F and U, Brighton East Farms Filing No. 1 (to be distributed).

- C. Review and consider approval of Termination of Cost Sharing and Reimbursement Agreement between the District and Parkside Homeowners Association (“Parkside HOA”) (to be distributed).
- D. Review and consider approval of Cost Sharing Agreement (Bromley Park Metropolitan District No. 2 – Brighton East Farms Homeowners Association- Parkside at Brighton East Farms Homeowners Association) (to be distributed).

V. FINANCIAL MATTERS

- A. Review and ratify approval of current claims and ratification of prior claims (enclosure).
- B. Review and consider acceptance of September 30, 2025 Unaudited Financial Statements and schedule of cash position and property tax summary (enclosure).
- C. Conduct Public Hearing to consider amendment of the 2025 Budget. If necessary, consider adoption of Resolution to Amend the 2025 Budget.
- D. Conduct Public Hearing on the proposed 2026 Budget and consider adoption of Resolution to Adopt the 2026 Budget and Appropriate Sums of Money and Resolution to Set Mill Levies (enclosures).
- E. Authorize District Accountant to prepare and sign the DLG-70 Certification of Tax Levies form and Mill Levy Public Information form (“Certification”), and direct District Accountant to file the Certification with the Board of County Commissioners and other interested parties.
- F. Discuss and consider adoption of Resolution Authorizing Adjustment of the District Mill Levy in Accordance with the Service Plan.
- G. Discuss statutory requirements for an audit. Consider engagement of Fiscal Focus Partners LLC to perform the 2025 Audit (enclosure).
- H. Review and acknowledge Cash Access and Internal Controls Memorandum from CliftonLarsonAllen LLP (enclosure).

VI. OPERATIONS AND MAINTENANCE MATTERS

- A. Review and consider approval of a proposal for services related to the City of Brighton Inspection Report. (enclosures).
- B. Review bid summary for landscape maintenance & snow removal services and consider approval of Service Agreement for Landscape Maintenance between the District and Century Site Services, LLC (enclosures).
 - a. Review and consider approval of Service Agreement for Snow Removal between the District and Century Site Services, LLC (to be distributed)

VII. LEGAL MATTERS

- A. Discuss HB25-1090 compliance related to professional services provider engagements.

VIII. MANAGER MATTERS

- A. Insurance Discussion
 - 1. Cyber Security and Increased Crime Coverage.
 - 2. Establish Insurance Committee to make final determinations regarding insurance, if necessary.
 - 3. Authorize renewal of District’s insurance and Special District Association (“SDA”) membership for 2026.
 - 4. Review and consider approval of Property and Liability Coverage renewal for 2026. Discuss changes needed to property schedule (if any) (to be distributed).
 - 5. Review and consider approval of workers’ compensation coverage for 2026.
- B. Review and consider approval of Statements of Work (SOW) between the District and CliftonLarsonAllen LLP for 2026 Accounting Services and Management Services (enclosures).

IX. OTHER BUSINESS

X. ADJOURNMENT

There are no more regular meetings scheduled for the remainder of 2025.