JOINT SPECIAL MEETING HARVEST CROSSING METROPOLITAN DISTRICT NOS. 3 & 4

141 Union Boulevard, Suite 150 Lakewood, Colorado 80228 Tel: 303-987-0835 Fax: 303-987-2032

https://harvestcrossingmetrodistricts1-4.com/

NOTICE OF SPECIAL MEETING AND AGENDA

Board of Directors District Nos. 3 and 4:	Office:	Term/Expiration:
Jerry B. Richmond, III	President	2027/May 2025
Aaron Clutter	Treasurer	2025/May 2025
Kurtis Williams	Assistant Secretary	2025/May 2025
Eric Lee	Assistant Secretary	2025/May 2025
VACANT		2027/May 2025

David Solin Non-Elected Secretary

DATE: March 25, 2025 (Tuesday)

TIME: 1:00 p.m. PLACE: Zoom

Join Zoom Meeting

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

Meeting ID: 546 911 9353 Passcode: 912873 Dial In: 1-719-359-4580

I. PUBLIC COMMENT

A. 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.

II. ADMINISTRATIVE MATTERS

- A. Present disclosures of potential conflicts of interest.
- B. Approve agenda; confirm location of meeting and posting of meeting notice.
- C. Discuss update on May 6, 2025 Election.

^{*} 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.

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- III. CONSENT AGENDA— These items are considered to be routine and will be approved and/or ratified by one motion. There will be no separate discussion of these items unless a Board Member so requests, in which event, the item will be removed from the Consent Agenda and considered on the Regular Agenda.
 - Approve the Minutes from the October 14, 2024 Regular Meeting.
 - Approve the Minutes from the February 21, 2025 Regular Meeting.
 - Ratify authorization to release escrow funds related to Initial Acceptance of Harvest Road Improvements.

IV. FINANCIAL MATTERS

A. [District No. 3] Review and ratify approval of the payment of claims as follows (enclosures):

	Period Ending	Funding Request	Period Ending	Funding Request
	Feb. 29, 2025	Period Ending	Mar. 31, 2025	Period Ending
Fund		Feb. 29, 2025		Mar. 31, 2025
General	\$ 1,534.94	\$ -0-	\$ 4,017.61	\$ -0-
Debt	\$ -0-	\$ -0-	\$ -0-	\$ -0-
Capital	\$ 5,641.40	\$ 798,478.02	\$ 7,877.64	\$ 47,932.82
Total	\$ 7,176.34	\$ 798,478.02	\$ 11,895.25	\$ 47,932.82

B. Review and accept unaudited financial statements through the period ending December 31, 2024 (enclosure).

V. LEGAL MATTERS

- A. [District No. 3] Conduct public hearing to consider exclusion of approximately 0.146 acres of property owned by JEN Colorado 20 LLC out of the boundaries of District No. 3. Consider adoption of Resolution for Exclusion of Real Property (enclosure).
- B. [District No. 4] Conduct public hearing to consider inclusion of approximately 0.146 acres of property owned by JEN Colorado 20 LLC into the boundaries of District No. 4. Consider adoption of Resolution for Inclusion of Real Property (enclosure).

C. [District No. 4] Exclusion Hearings:

i. Conduct public hearing to consider exclusion of approximately 0.111 acres of property owned by JEN Colorado 20 LLC out of the boundaries of District No. 4. Consider adoption of Resolution for Exclusion of Real Property. [Lot 13, Block 10]

- ii. Conduct public hearing to consider exclusion of approximately 0.128 acres of property owned by JEN Colorado 20 LLC out of the boundaries of District No. 4. Consider adoption of Resolution for Exclusion of Real Property. [Lot 17, Block 10]
- iii. Conduct public hearing to consider exclusion of approximately 0.111 acres of property owned by JEN Colorado 20 LLC out of the boundaries of District No. 4. Consider adoption of Resolution for Exclusion of Real Property. [Lot 13, Block 11]
- iv. Conduct public hearing to consider exclusion of approximately 0.124 acres of property owned by JEN Colorado 20 LLC out of the boundaries of District No. 4. Consider adoption of Resolution for Exclusion of Real Property. [Lot 17, Block 11]

D. [District No. 3] Inclusion Hearings:

- Conduct public hearing to consider inclusion of approximately 0.111 acres of property owned by JEN Colorado 20 LLC into the boundaries of District No. 3. Consider adoption of Resolution for Inclusion of Real Property. [Lot 13, Block 10]
- ii. Conduct public hearing to consider inclusion of approximately 0.128 acres of property owned by JEN Colorado 20 LLC into the boundaries of District No. 3. Consider adoption of Resolution for Inclusion of Real Property. [Lot 17, Block 10]
- iii. Conduct public hearing to consider inclusion of approximately 0.111 acres of property owned by JEN Colorado 20 LLC into the boundaries of District No. 4. Consider adoption of Resolution for Inclusion of Real Property. [Lot 13, Block 11]
- iv. Conduct public hearing to consider inclusion of approximately 0.124 acres of property owned by JEN Colorado 20 LLC into the boundaries of District No. 4. Consider adoption of Resolution for Inclusion of Real Property. [Lot 17, Block 11]

	st Crossing Metropolitan District Nos. 3 and 4 25, 2025 Agenda
VI.	CONSTRUCTION MATTERS
	A
VII.	OPERATIONS AND MAINTENANCE
	A
VIII.	OTHER BUSINESS
	A
IX.	ADJOURNMENT THE NEXT REGULAR MEETING WILL BE HELD ON JUNE 13, 2025.