

SOUTH SLOAN’S LAKE METROPOLITAN DISTRICT NO. 2 (“DISTRICT”)
NOTICE OF REGULAR MEETING AND AGENDA
www.southsloanslakemetro.org

Board of Directors

Beth Ellertson	President	Term Expires: May 2029
Carl Koelbel	Treasurer	Term Expires: May 2029
Sarah Laverty	Assistant Secretary	Term Expires: May 2027
Rachel McVey	Assistant Secretary	Term Expires: May 2027
VACANT		Term Expires: May 2027
Ann Finn	Secretary	N/A

DATE: Friday, September 25, 2026

TIME: 2:00 p.m.

LOCATION: **The meeting can be joined through the directions below:**

1. Zoom Video Conference: <https://zoom.us/j/81267975771>
2. Telephone: **Dial: (719) 359-4580**
Meeting ID: 812 6797 5771

I. ADMINISTRATIVE MATTERS

- A. Present disclosures of potential conflicts of interest and confirm quorum.

- B. Approve agenda; confirm location of meeting and posting of meeting notice.

- C. Review and consider approval of the August 21, 2026 Regular Meeting Minutes (enclosure).

- D. Discuss vacancy on the Board of Directors.

- E. Public Comment.

II. CONSENT AGENDA

These items are considered to be routine and will be 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 in the Regular Agenda.

III. LEGAL MATTERS

- A. Discuss and consider approval of Commercial License Agreement between the District and Danny Newman and/or Sundae Service or an affiliated entity (enclosure).
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1. Approve event permit to allow ice cream cart operation in Chapel Plaza area (enclosure).
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IV. FINANCIAL MATTERS

- A. Review and ratify approval of the payment of claims (enclosure).
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- B. Review and consider acceptance of property tax reconciliation and schedule of cash position (enclosures).
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V. OPERATIONS AND MAINTENANCE MATTERS

- A. Report from BrightView Landscape Services, Inc. ("BV"):

1. Discuss the 2026 Conejos Street Landscape Renovation Project:
- a. Discuss irrigation repair work.
 - b. Authorize payment to BV.
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2. Discuss ongoing landscape maintenance services:

- a. Irrigation repairs/invoices (enclosure).
- b. Tree trimming (proposal for \$5,300 – enclosed).
- c. Tree watering (proposal for \$22,000 – enclosed).
- d. Tree care (proposal for \$12,238 – enclosed).
- e. Proposal for trash can replacement on 17th Street (to be distributed).
- f. Proposal for mulch installation in Chapel Plaza area, install breeze on 16th Street, shrub replacement, and cobble at the Community Garden for \$3,230 (enclosed).
- g. Review Quality Site Assessment (enclosure).

- B. Discuss and consider approval of proposal for 2026-2027 holiday lighting and décor from Mile High Lights LLC (enclosure).
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- C. Ratify approval of proposal from Charles Taylor Engineering Technical Services LLC for reserve study update (enclosure).
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1. Review Reserve Study (enclosure).
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- D. Consider approval of a proposal for 2026-2027 snow removal services from Brightview Landscape Services, Inc. (enclosure).
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- E. Maintenance Items:

1. Signage.
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2. Other.
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VI. BOARD MEMBER ITEMS

VII. OTHER BUSINESS

VIII. ADJOURNMENT

The next Regular Meeting is scheduled for Friday, October 16, 2026 at 1:00 p.m.