

GOLD HILL NORTH METROPOLITAN DISTRICT NOS. 1 & 2 AND GOLD HILL NORTH BUSINESS IMPROVEMENT DISTRICT

c/o Public Alliance LLC
7555 E. Hampden Ave., Suite 501
Denver, CO 80231
720-213-6621

<https://www.goldhillnorthbid.com/>

NOTICE OF SPECIAL MEETING AND AGENDA

Board of Directors:

Stephanie Edwards
Luanne Ducett
John Olson
Barry Brinton
Vacant

Office:

President
Treasurer
Secretary
Assistant Secretary

Term/Expiration:

May 2027/May 2027
May 2027/May 2027
May 2029/May 2029
May 2029/May 2029
May 2027/May 2027

DATE: September 2, 2026 (Wednesday)
TIME: 10:30 am
PLACE: Via Teleconference

The meeting can be joined through the directions below:

<https://zoom.us/j/83104765903>

Meeting ID: 831 0476 5903

One tap mobile

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I. ADMINISTRATIVE MATTERS

A. Confirm quorum and present disclosures of potential conflicts of interest.

B. Approve Agenda, confirm location of the meeting and posting of meeting notices.

II. PUBLIC COMMENT - Members of the public may express their views to the Boards on matters that affect the Districts. Comments will be limited to three (3) minutes.

III. CONSENT AGENDA

- Approve the Minutes of July 13, 2026 Special Meeting (enclosure).
 - Ratify approval of Independent Contractor Agreement between the District and Public Alliance LLC for District Management Services (enclosure).
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IV. FINANCIAL MATTERS

- A. Review and ratify approval of the payment of claims (enclosure).

- B. Review and accept unaudited financial statements (enclosure).

- C. Discuss Transfer of Surplus Fund Balance (BID) (enclosure).

V. LEGAL MATTERS

- A. Discuss Memorandum regarding Alcohol Use on District Property (to be distributed).

- B. Review and consider approval of Easement to Maintain Tract V (MD2) (to be distributed).

- C. Consider Resolution Regarding Acceptance of District Eligible Costs and Public Improvements Pursuant to the Infrastructure Acquisition and Reimbursement Agreement with Gold Hill Development LLC (Tracts D, G, and HH) (BID) (to be distributed).

- D. Accept Engineer's Acquisition Certification (IA Report # 2) (Tracts D, G, and HH) (BID) (to be distributed).

- E. Discuss Tract G Humming Bird Artwork

- F. Discuss Status of Apartment Project (Mill Creek).

- G. Approve Road Maintenance Agreement (BID) (to be distributed).

VI. OPERATIONS AND MAINTENANCE

- A. Review and consider approval of proposals for landscape maintenance services (Robertsons and Weisberg) (to be distributed).

- B. Review and consider approval of proposals for snow removal services (Robertsons and Weisberg) (to be distributed).
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- C. Discuss status of proposal from Robertsons for dog waste stations (to be distributed).
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- D. Discuss Operations and Maintenance Map.
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VII. OTHER BUSINESS

- A. _____

VIII. ADJOURNMENT

**THE NEXT REGULAR MEETING IS SCHEDULED FOR NOVEMBER 10, 2026 ~
BUDGET HEARING.**