

POUDRE HEIGHTS VALLEY METROPOLITAN DISTRICT

450 E. 17th Avenue, Suite 400
Denver, Colorado 80203
Phone: 303-592-4380
<https://poudreheightsvalleymd.org>

NOTICE OF SPECIAL MEETING AND AGENDA

DATE: Monday, September 14, 2026

TIME: 5:00 P.M.

LOCATION: VIA ZOOM

Zoom information:

<https://us02web.zoom.us/j/87867420335?pwd=0RogOTN6kLYTZHV1NaJkYwwjwzH7Vo.1>

Meeting ID: 878 6742 0335

Passcode: 893125

Dial In: 1-719-359-4580

Board of Directors

Chelsey Green

Eric Harris

Carla Hawkins

Patrick Iffrig

Vacant

Office

President

Treasurer

Secretary

Assistant Secretary

Term Expires

May, 2027

May, 2029

May, 2029

May, 2029

May, 2027

I. ADMINISTRATIVE MATTERS

- A. Confirm quorum and present disclosures of potential conflicts of interest.
- B. Confirm location of meeting and posting of meeting notice. Approve agenda.
- C. Public Comment. Members of the public may express their views to the Board on matters that affect the District. Comments will be limited to three (3) minutes.
- D. Acknowledge the resignation of Joshua Botts from the Board of Directors effective May 8, 2026.
- E. Discuss Board vacancy.
- F. Review and consider approval of the minutes of the November 18, 2025 annual statutory meeting and special meeting (enclosures).
- G. Discuss posting and remediation of meeting minutes on District website and authorize actions associated therewith.

II. FINANCIAL MATTERS

- A. Review and ratify the payment of claims (to be distributed).

- B. Review and consider acceptance of District Accountant's Financial Report and Unaudited Financial Statements (to be distributed).
- C. Ratify approval of the request for extension of time to file the 2025 Audit.
- D. Conduct Public Hearing on the 2025 Budget Amendment and consider adoption of Resolution Amending the 2025 Budget (enclosure).
- E. Review and consider approval of the 2025 Audit and authorize execution of Representations Letter (to be distributed).
- F. Discuss 2027 budget planning.

III. LEGAL MATTERS

- A. Review and acknowledge Landscape Architect's letter of acceptance of Tracts for the Poudre Heights Subdivision Third Filing and Fifth Filing (enclosures).
- B. Ratify Resolution No. 2025-11-06 Adopting Rules and Regulations Concerning the Acceptance of Improvements and Real Property (enclosure).
- C. Review and consider acceptance and/or approval of Quitclaim Deed, Bill of Sale and Assignment of Warranties for Tract L, Poudre Heights Subdivision Third Filing between Meritage Homes of Colorado, Inc. and Poudre Heights Valley Metropolitan District (enclosures).

IV. CONSTRUCTION / DEVELOPMENT MATTERS

- A. Report on status of development.

V. OTHER BUSINESS

- A. Confirm quorum for 2026 Statutory Annual Meeting and budget meeting scheduled for November 10, 2026 at 5:00 p.m. at the Windsor Community Center and via Zoom.

VI. ADJOURNMENT

The next regular meeting is scheduled for November 10, 2026 at 5:00 p.m.