

ERIE COMMONS METROPOLITAN DISTRICT NO. 2
REGULAR MEETING

Wednesday, October 28, 2026 at 6:30 p.m. via teleconference
<https://www.eriecommonsmetrodistricts.org/>

Zoom Meeting Link:

<https://us06web.zoom.us/j/84149496619?pwd=OAGq7IzlPRQdVY3OfJpzY7vkCacUd.1>

Meeting ID: 841 4949 6619

Passcode: 020108

Call In Numbers: 1 (719) 359-4580 or 1(720) 707-2699

Board of Directors

Cindy Stewart, President	Term Expires May 2029
Kelly Farmer, Secretary	Term Expires May 2027
Dori Erikson, Director	Term Expires May 2029
Kurt Morris, Director	Term Expires May 2027
Vacant	Term Expires May 2027

AGENDA AND NOTICE

1. Call to Order/Declaration of Quorum/Conflict of Interest Disclosures
2. Approval of Agenda
3. 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 per person.
4. Director Treasurer Office
5. Consent Agenda –The items listed below are a group of items to be acted on with a single motion and vote by the Board. An item may be removed from the consent agenda to the regular agenda, by any Board member.
 - a. Approval of April 22, 2026 Regular Meeting Minutes and October 5, 2026 Special Meeting Minutes (*enclosures*)
 - b. Approval of Proposal for Renewal of General Liability Schedule and Limits and Property Schedule and Consider Approval and Authorization to Bind Coverage (*enclosure*)
 - c. Consider Adoption of 2027 Annual Administrative Resolution (*enclosure*)
 - d. Consider Adoption of Resolution Calling May 2027 Director Election and Ratifying All Previous Action (*enclosure*)
 - e.
- 5.1 Items pulled from Consent Agenda
6. Subordinate Bond/Debt Refinance:

- a. Ratify Engagement of Bond Consultants (Underwriter, Bond Counsel, Disclosure Counsel, Municipal Advisor, Others); Acknowledgement of Costs of Issuance (*enclosures*)
 - b. General Obligation Limited Tax Refunding Bonds Series 2026: Discuss Resolution Authorizing the District to Issue Series 2026 Refunding Bonds, and approving, ratifying and confirming the execution of certain debt related financing documents; making determinations and findings as to other matters related to such financing transaction; authorizing incidental action; and repealing prior inconsistent actions
 - c. BAN Holder Settlement and Forgiveness Agreement
IF NECESSARY: Executive session of the Board of Directors pursuant to Colorado Revised Statutes, Section 24-6-402(4)(b) and (e) for: (i) the purpose of receiving legal advice regarding BAN holder Settlement and Forgiveness; and (ii) for the purpose of determining positions relative to matters that may be subject to negotiations, developing strategies for negotiations, and instructing negotiators as these purposes relate to Settlement and Forgiveness Agreement.
7. Administrative Matters
 - a. Consider Approval of Statement of Work with CliftonLarsonAllen, LLC and Cash Access Memo (*enclosure*)
 - b. Consider Approval of Updated Engagement Letter with WBA, PC (Updated Administrative Fee Provision) (*enclosure*)
 - c. Discuss Use of Artificial Intelligence Translation Services for Posting District Documents to the District Website in Additional Languages
 - d. Other Administrative Matters
8. Financial Matters
 - a. Review of Payables/Financials (*enclosures*)
 - b. Conduct Public Hearing on 2026 Budget Amendment
 - i. Consider Adoption of Resolution Amending 2026 Budget (*enclosure*)
 - c. Conduct Public Hearing on 2027 Budget
 - i. Consider Adoption of Resolution Adopting Budget, Appropriating Sums of Money for the 2027 Calendar Year (*enclosure*)
 - d. Ratification of Acceptance of 2025 Audit (*enclosure*)
 - e. Consider Auditor Proposal for 2026 Audit (*enclosure*)
 - f. Other Financial Matters
9. General Matters
 - a. HOA Operation and Maintenance Report of District Owned Pool Facility
 - b. HOA and District Grant Funding for Park/Pool Expansion Project Coordination
10. Next Meeting (TBD for Bond Refinance Resolution if applicable); Next Regular Meeting (April 28, 2027); Adjourn