

THIRD CREEK METROPOLITAN DISTRICT NO. 2

2001 16th Street, Suite 1700
Denver, CO 80202
Phone: 303-779-5710

NOTICE OF REGULAR MEETING AND AGENDA

DATE: July 9, 2026

TIME: 11:00 a.m.

LOCATION: Via Microsoft Teams

ACCESS: To attend via Microsoft Teams Videoconference, use the below link:

<https://teams.microsoft.com/meet/252849705989480?p=DsiHtAdnKTtv5ZsLGg>

To attend via telephone, dial 720-547-5281 and enter Conference ID: 163 182 74#

<u>Board of Directors</u>	<u>Office</u>	<u>Term Expires</u>
Kent Pedersen	President	May, 2027
Debra Hessler	Treasurer	May, 2027
Jennifer Thornbloom	Assistant Secretary	May, 2029
Brian Stockton	Assistant Secretary	May, 2029
VACANT	Assistant Secretary	May, 2027
Lisa Jacoby	Secretary	Non-elected

I. ADMINISTRATIVE MATTERS

- A. Call to order. Confirm quorum, location of meeting and posting of meeting notice. Approve Agenda.
- B. Present disclosures of potential conflicts of interest.
- C. Public Comment - 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.
- D. Approval of May 14, 2026 Regular Meeting Minutes (enclosure).
- E. Discuss vacancy on the Board and consider the appointment of eligible elector, Adam Heyman, to the Board of Directors of the District. (Notice of Vacancy published June 4, 2026). Administer Oath of Office.
- F. Consider appointment of officers.

President:

Treasurer:

Secretary:

Assistant Secretary:

Assistant Secretary:

Assistant Secretary:

II. CAPITAL IMPROVEMENTS MATTERS

- A. Review and consider acceptance of the Matrix Design Group, Inc. May, 2026 Capital Projects Status Report (enclosure).
1. Review and ratify approval of the following capital contracts authorized by Construction Committee, in the amounts and scopes set forth in the Capital Projects Status Report:
 - Change Order Nos. 14 and 15 under Land Base Master Trade Partner Agreement (“LBMTPA”) with **Alpine Civil Construction Inc.** (Off-Site Sanitary Sewer).
 - Change Order No. 21 under LBMTPA with **Nelson Pipeline Constructors, LLC** (Regional Water).
 - Change Order No. 3 under LBMTPA with **Clear Creek Civil LLC** (Landscape and Irrigation).
 - Change Order No. 3 under Service Agreement with **Matrix Design Group, Inc.** (Project Management).

III. FINANCIAL MATTERS

- A. Review and consider acceptance of the following Engineer’s Report and Verification of Costs Reports, prepared by Schedio Group, LLC for Public Improvement Costs.
1. Engineer’s Report and Verification of Costs Report No. 28 in the amount of \$1,347,035.89 (enclosure).
 2. Engineer's Report and Verification of Costs Report No. 29 in the amount of \$315,081.47 (enclosure).
- B. Review and consider ratification of past claims in the amount of \$1,545,217.54 (enclosure).
- C. Review and consider acceptance of the April 30, 2026 Unaudited Financial Statements and Schedule of Cash Position, updated as of June 26, 2026 (to be distributed).
- D. Review and consider acceptance of draft 2025 Audit. Authorize execution of Representation Letter (enclosure).

IV. LEGAL MATTERS

V. OTHER BUSINESS

VI. ADJOURNMENT

The next regular meeting is scheduled for November 12, 2026 (Budget Hearing).