

WINTER FARM METROPOLITAN DISTRICT NO. 2
SPECIAL MEETING

Wednesday, December 11, 2019 at 5:30 p.m.
Windsor Community Recreation Center – Maple Conference Room
250 11th St, Windsor, CO 80550

Bryan Wischer, President	Term to May 2020
David Olson, Secretary	Term to May 2020
Elizabeth Clark, Treasurer	Term to May 2022
Preston Pierson, Assistant Secretary	Term to May 2020
Vacant, Assistant Secretary	Term to May 2022

AGENDA

1. Call to Order / Establish Quorum
2. Disclosure of Potential Conflicts of Interest & Acknowledge Oaths
3. Approval of Agenda
4. Consider Approval of Minutes from September 12, 2019 Special Meeting (**enclosure**)
5. Public Comment - Comments are limited to three (3) minutes
6. Financial Matters
 - a. Presentation of Unaudited Financial Statements for the Period Ended October 31, 2019
 - b. Consider Ratification of Payables for the Period October 1, 2019 through November 20, 2019
 - c. Consider Resolution Designating Authorized Signers on District No. 2 Bank Accounts
 - d. Discuss December 1st Debt Payment
 - e. Conduct Public Hearing on Amended 2019 Budget
 - i. Consider Adoption of Resolution to Amend 2019 Budget (**enclosure**)
 - f. Conduct Public Hearing on 2020 Budget
 - i. Consider Adoption of 2020 Budget Resolution (**enclosure**)
7. Operations Matters
 - a. Consider 2020 Landscape Maintenance Bids (**enclosure**)
 - b. Discuss Covenant Enforcement Issues
 - c. Consider Appointment of Design Review Committee and Discuss Scope of Design Review Committee Duties and Authorization
8. Legal Matters
 - a. Consider Approval of Resolution Regarding Policies, Procedures and Penalties for the Enforcement of the Governing Documents.

- b. Conduct Hearing for Delinquent Non-Potable Water Accounts. Consider Adoption of Resolution Certifying Delinquent Accounts to Weld County Treasurer
 - c. Consider Adoption of 2020 Joint Annual Administrative Resolution
 - d. Consider Adoption of Joint Resolution Calling the May 5, 2020 Election
 - e. Discussion re Potential Amendment to Fee Resolution and Collections Policy
9. Other Business
10. Next Regular Meeting –
11. Continuation/Adjournment