

TALLYN'S REACH AUTHORITY

8390 E. Crescent Pkwy., Suite 300

Greenwood Village, CO 80111

www.TallynsReachMetroDistrict.com

Phone: 303-779-5710

NOTICE OF REGULAR MEETING AND AGENDA

DATE: July 16, 2024

TIME: 6:00 p.m.

LOCATION: Tallyn's Reach Clubhouse
24900 E. Park Crescent Dr.
Aurora, CO 80016

AT LEAST ONE INDIVIDUAL, INCLUDING CERTAIN BOARD MEMBERS AND CONSULTANTS OF THE DISTRICTS WILL BE PHYSICALLY PRESENT AND WILL ATTEND THIS MEETING IN PERSON AT THE ABOVE-REFERENCED LOCATION. HOWEVER, CERTAIN OTHER BOARD MEMBERS AND CONSULTANTS OF THE DISTRICTS MAY ATTEND THIS MEETING VIA TELECONFERENCE, OR WEB-ENABLED VIDEO CONFERENCE. MEMBERS OF THE PUBLIC WHO WISH TO ATTEND THIS MEETING MAY CHOOSE TO ATTEND IN PERSON OR VIA TELECONFERENCE OR WEB-ENABLED VIDEO CONFERENCE USING THE INFORMATION BELOW.

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

https://teams.microsoft.com/l/meetup-join/19%3ameeting_NWZhMWE3N2UtZGFhOS00YzQxLThhYjAtMGM3NGE1YTkyZjgw%40thread.v2/0?context=%7b%22Tid%22%3a%224aaa468e-93ba-4ee3-ab9f-6a247aa3ade0%22%2c%22Oid%22%3a%227e78628f-89cd-4e97-af6c-60df84b55ffe%22%7dMeeting

To attend via telephone, dial 720-547-5281 and enter:

Phone Conference ID: 346 013 808#

Board of Directors

Harry Yosten

David Patterson

BJ Pell

Mike Dell'Orfano

Brian Crandall

Office

President

Vice-President / Secretary

Treasurer

Assistant Secretary

Assistant Secretary

Term Expires

May 2025

May 2027

May 2025

May 2025

May 2025

I. ADMINISTRATIVE MATTERS

- A. Call to order and approval of agenda.
- B. Present disclosures of potential conflicts of interest.
- C. Confirm quorum, location of meeting and posting of meeting notices.

II. PUBLIC COMMENT

Members of the public may express their views to the Board on matters that affect the Authority that are not otherwise on the agenda. Comments will be limited to three (3) minutes per person.

III. EXECUTIVE SESSION

- A. Executive Session to receive legal advice on specific legal questions under 24-6-402(4)(b), C.R.S., namely related to litigation with The Sanctuary at Tallyn’s Reach Apartments.

IV. 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, if desired. Items on the consent agenda are then voted on by a single motion, second, and vote by the Board.

- A. Approval of Minutes of the Minutes of the Regular Meeting on March 19, 2024 (enclosure).
- B. Ratify approval of Seventh Addendum to Independent Contractor Agreement with Brightview Landscape Services, Inc. for wall damage repair in the amount of \$17,585.09 (enclosure).
- C. Ratify approval of Eighth Addendum to Independent Contractor Agreement with Brightview Landscape Services, Inc. for Oak Gall soil injection in the amount of \$1,930.00 (enclosure).
- D. Ratify approval of Ninth Addendum to Independent Contractor Agreement with Brightview Landscape Services, Inc. for 2024 mulch top dress in the amount of \$49,999.99 (enclosure).
- E. Ratify approval of Tenth Addendum to Independent Contractor Agreement with Brightview Landscape Services, Inc. for tree planting – labor only, in the amount of \$14,632.62 (enclosure).

- F. Ratify approval of Eleventh Addendum to Independent Contractor Agreement with Brightview Landscape Services, Inc. for mulch moving in the amount of \$2,768.81 (enclosure).
- G. Ratify approval of Twelfth Addendum to Independent Contractor Agreement with Brightview Landscape Services, Inc. for dead tree removal in the amount of \$7,166.67 (enclosure).
- H. Ratify approval of Thirteenth Addendum to Independent Contractor Agreement with Brightview Landscape Services, Inc. for tree installation and hand watering in the amount of \$29,262.18 (enclosure).
- I. Ratify approval of Independent Contractor Agreement with Colorado Designscapes, Inc. d/b/a Designscapes Colorado Inc. for sign and turf replacement in the amount of \$148,119.49 (enclosure).
- J. Ratify approval of proposal to refurbish two shower tower units on the pool deck from Dark Star Construction in the amount of \$8,880.00 (enclosure).
- K. Ratify approval of Joint Digital Accessibility Policy; and ratify adoption of Resolution Adopting a Digital Accessibility Policy (enclosure).
- L. Ratify approval of First Addendum to the Independent Contractor Agreement with Heatherly Creative for website digital accessible services (enclosure).
- M. Ratify approval of proposal from Vandre Electric and Refrigeration Co. for emergency electrical repairs at the clubhouse and pool in the amount of \$10,533.94 (enclosure).

V. FINANCIAL MATTERS

- A. Review and consider approval of claims for period ending July 10, 2024, in the amount of \$994,448.24 (enclosure).
- B. Review and consider approval of unaudited financial statements as of May 31, 2024, and schedule of cash position updated as of July 8, 2024 (enclosure).
- C. Review and consider accepting draft 2023 Audit, authorize execution of Representations Letter, and authorize filing (to be distributed).

VI. LEGAL MATTERS

- A. Discuss 2024 Legislative Memorandum (enclosure).

VII. MANAGER MATTERS

- A. Pond #7 updates.
 - a. Review proposals and consider approval for pond updates:
 - i. BR&D Landscape Inc.(enclosure).
 - ii. Brightview Landscape Services, Inc.(enclosure).
 - iii. Schedio Group LLC (enclosure).
- B. Streets updates.
- C. Xcel update on street light poles and lights.
- D. Landscape updates.
 - a. 2024 Quad Project updates.
 - b. City of Aurora IGA updates – turf conversions and tree removal.
 - c. Update on 2024 TRA turf conversions to natives, and to shrubs & xeriscaping; COA rebates.
 - d. Updates on pool and clubhouse lighting possibilities.
- E. Pool updates.
 - a. Security updates.
 - i. Updates on electrical issues.
 - ii. Discuss use of security cameras and AI for identification purposes.
- F. Review and consider approval of proposal from Brightview Landscape Services, Inc. for vertical mulching of Ponderosa Pines in the amount of \$12,316.67 (enclosure).
- G. The Landscape Committee will meet later this summer to plan 2025 landscape maintenance and improvements.
- H. Eblast reporting and responses from residents.
- I. Discussion of Willow Plants in homeowner back yard.

VIII. OTHER MATTERS

A. **Authority:** Next Board meeting is scheduled for September 17, 2024 at 6:00 p.m.

IX. ADJOURNMENT

The next regular meeting is scheduled for September 17, 2024 at 6:00 p.m.