SADDLER RIDGE METROPOLITAN DISTRICT

via teleconference
Tuesday, November 10, 2026 at 5:30 p.m.
https://www.saddlerridgemd.org/
This meeting will be held via teleconferencing and can be joined through the directions below:

Join Zoom Meeting
https://zoom.us/j/84567215426
Meeting ID: 845 6721 5426
One tap mobile
+1-719-359-4580# or 1-845-672-15426#

Kenneth Jochims, President	Term to May 2029
Dave Seidl, Treasurer	Term to May 2027
David Bayliff, Secretary	Term to May 2029
Patrick Zimmerman, Assistant Secretary	Term to May 2029
Ryan D. Hull, Assistant Secretary	Term to May 2027

NOTICE OF REGULAR MEETING AND AGENDA

1. Call to Order/Declaration of Quorum
2. Conflict of Interest Disclosures
3. Approval of Agenda
4. Financial Matters
    a. Consider Claims/Payables (enclosure).
    b. Consider Approval of Financial Statements (enclosure).
    c. Conduct Public Hearing on 2026 Budget Amendment, if necessary
        i. Consider Adoption of Resolution Amending 2026 Budget (enclosure).
    d. Discuss 2027 Budget
    e. Conduct Public Hearing on 2027 Budget.
        i. Consider Adoption of Resolution Adopting 2027 Budget, Appropriating Sums of Money and Certifying Mill Levies for the 2027 Calendar Year (enclosure).
    f. Consider Approval of Sixth Amendment to Amended and Restated Resolution Concerning the Imposition of Fees – Adoption of Amended Fee Schedule (enclosure).
    g. Consider Approval of Second Amendment to the Amended and Restated Resolution Concerning the Imposition of a Development Fee (if needed).

5. Management Matters

   a. Consider Approval of 2027 Snow Removal and Landscaping Proposal from Pink Truck (to be distributed)

   b. Review and consider approval of proposal for Architecture & Landscape Review for 2027 Fees (enclosure).

   c. Review and consider approval of proposal for playground modifications (enclosure).

   d. Review and Consider Approval of Memo from Public Alliance LLC regarding Rates for Management Services (enclosure).

   e. Consider Proposals for Approval Regarding 2027 Services (enclosures and to be distributed):

      i. Ramey Environmental – 2027 Fees for ORC and Professional Services
      ii. Generator Sources, LLC – 2027 Fees for Generator Maintenance
      iii. Element Engineering - 2027 Fees for Engineering Services
      iv. AMCOBI – 2027 Fees for Billing and Collection Services
      v. WLLP – 2027 Fees for Collection and Covenant Enforcement Services

   f. Consider Approval of Proposal from Charles Taylor for Reserve Study (enclosure).

   g. Consider Approval of Proposal from Ramey Environmental for Discharge Permit Renewal Services (enclosure).

   h. Consider Approval of Proposal from Ramey Environmental for MicroScreen Water Supply Hose & Thermostat Replacement (enclosure).

   I. Other Management Matters, if any.

6. Legal Matters

   a. Discuss Finalization of Land Rights Exchange Agreement, Termination of Surface Use Agreement and Right-of-Way Grant Based on Authorization Provided by the Board at Prior Meetings (enclosures).

   b. Consider Approval of Resolution Adopting a Procurement Policy and Procurement Policy (enclosures).

   c. Discuss Request from JR Wiles Regarding Appraisal of District-Owned Property (distributed under separate cover).

7. Discuss Water and Development Matters.

   a. Discuss Memorandum from the District's Engineer (enclosure).

8. Consent Agenda. These items are considered to be routine and will be approved by one motion. There will be no separate discussion of these items unless requested, in which event, the item will be removed from the Consent Agenda and considered in the Regular Agenda.

a. Approval of September 23, 2026 Special meeting minutes (enclosure).

b. Approval of Amended and Restated Public Records Request Policy (enclosure).

c. Approval of 2027 Disclosure Notice Pursuant to 32-1-809, C.R.S (enclosure)

d. Approval of WBA, PC Engagement Letter (enclosure).

9. Insurance Matters

a. Consider Renewal of General Liability Schedule and Limits and Property Schedule and Consider Approval and Authorization to Bind Coverage (to be distributed)

b. Consider Authorization of Renewal of Special District Association of Colorado Membership for 2026.

c. Consider Renewal Workers' Compensation Coverage with Colorado Special Districts Property and Liability Pool.

d. Consider Approval of Agency Fee from Highstreet (to be distributed)

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

11. Other Business, if any.

12. Adjournment