

**NOTICE OF SPECIAL MEETING/BUDGET HEARING**

**NORTH RANGE METROPOLITAN DISTRICT NO. 1  
NORTH RANGE METROPOLITAN DISTRICT NO. 1, SUBDISTRICT NO. 1  
NORTH RANGE METROPOLITAN DISTRICT NO. 1, SUBDISTRICT NO. 2**

**ADAMS COUNTY, COLORADO**

**DUE TO CONCERNS REGARDING THE SPREAD OF THE CORONAVIRUS (COVID-19) AND THE BENEFITS TO THE CONTROL OF THE SPREAD OF THE VIRUS BY LIMITING IN-PERSON CONTACT, THE BOARD MEETING WILL BE HELD BY VIDEO ENABLED WEB CONFERENCE. IF YOU WOULD LIKE TO ATTEND THIS MEETING, PLEASE JOIN THE VIDEO ENABLED WEB CONFERENCE VIA ZOOM AT:**

Join Zoom Meeting  
<https://zoom.us/j/95642087884>  
Meeting ID: 956 4208 7884  
Or Dial In:  
1-669-900-9128

NOTICE IS HEREBY GIVEN that the Board of Directors of the North Range Metropolitan District No. 1, North Range Metropolitan District No. 1, Subdistrict No. 1 and North Range Metropolitan District No. 1, Subdistrict No. 2, Adams County, Colorado, will hold a Special Meeting/Budget Hearing on Thursday, November 19, 2020 at 3:00 p.m. via ZOOM for the purpose of conducting any business which may come before the Board and items on the agenda attached. This meeting is open to the public.

This notice is given by order of the Board of Directors of the District.

**NORTH RANGE METROPOLITAN DISTRICT NO.  
1, NORTH RANGE METROPOLITAN DISTRICT  
NO. 1, SUBDISTRICT NO. 1 AND NORTH RANGE  
METROPOLITAN DISTRICT NO. 1, SUBDISTRICT  
NO. 2,  
ADAMS COUNTY, COLORADO**

By: /s/ Matthew Urkoski  
Manager

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I, Kathy Suazo, hereby certify that a copy of the foregoing Notice of Special Meeting was posted on the District website at least 24 hours prior to the meeting.

*Kathy Suazo*

**NORTH RANGE METROPOLITAN DISTRICT NO. 1**  
**NORTH RANGE METROPOLITAN DISTRICT NO. 1, SUBDISTRICT NO. 1**  
**NORTH RANGE SUBDISTRICT NO. 1, SUBDISTRICT NO. 2**

Special Meeting  
November 19, 2020  
3:00 p.m.

Due to current circumstances related to COVID-19, this meeting will be held electronically via ZOOM.  
See below for the link and information necessary to access the ZOOM meeting.

Join Zoom Meeting  
<https://zoom.us/j/95642087884>  
Meeting ID: 956 4208 7884  
Or Dial In:  
1-669-900-9128

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Thomas Mueller, President	Term to May 2022
Douglas F. Burns, Vice President	Term to May 2022
Susan Good, Treasurer	Term to May 2023
Anna Phillips, Secretary	Term to May 2023
Roger Japp, Asst. Secretary/Treasurer	Term to May 2023

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**AGENDA**

1. Call to Order/Declaration of Quorum
  2. Director Conflict of Interest Disclosures
  3. Approval of Agenda
  4. 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. Comments will be taken in the order reflected on the sign in sheet.
  5. Consent Agenda
    - A. North Range Metropolitan District No. 1, North Range Metropolitan District No. 1, Subdistrict No. 1 and North Range Metropolitan District No. 1, Subdistrict No. 2
      1. Review and Approve Minutes of the August 4, 2020 and October 20, 2020 Special Meetings (enclosed) **PAGE 4**
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6. Financial Matters

- A. Review and Consider Approval of September 30, 2020 Financial Statements (enclosed) **PAGE 9**
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- B. 2020 Budget Amendment Hearing
1. Consider Adoption of Resolution Amending 2020 Budgets (enclosed) **PAGE 28**
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- C. 2021 Budget Hearing
1. Consider Adoption of 2021 Budget Resolution for North Range Metropolitan District No. 1 (enclosed) **PAGE 30**
  2. Consider Adoption of 2021 Budget Resolution for North Range Metropolitan District No. 1, Subdistrict No. 1 (enclosed) **PAGE 47**
  3. Consider Adoption of 2021 Budget Resolution for North Range Metropolitan District No. 1, Subdistrict No. 2 (enclosed) **PAGE 58**
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- D. Consider Amendment to Joint Resolution Concerning the Imposition of a Maintenance Fee – North Range Metropolitan District No. 1, Subdistrict No. 2 (enclosed) **PAGE 68**
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- E. Consider Approval of Auditor Proposal for 2020 Audit (enclosed) **PAGE 72**
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7. Manager Matters

- A. Discuss 2021 Regular Meeting Dates [February \_\_, May \_\_, August \_\_, and November \_\_, ]
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- B. Consider Adoption of 2021 Joint Annual Administrative Resolution (enclosed) **PAGE 77**
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C. Consider Approval of Property and Liability Schedule and Limits (enclosed)  
**PAGE 84**

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D. Ratify 2019 Annual Report (enclosed) **PAGE 96**

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E. Consider Approval of 2021 Extension to Management Agreement among  
Reunion Metropolitan District, North Range Metropolitan District No. 1 and  
Reunion Homeowners Association (enclosed) **PAGE 245**

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8. Legal Matters

A. Consider Approval of Resolution Adopting an Electronic Signature Policy  
(enclosed) **PAGE 248**

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9. Engineer Matters

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10. Other Business

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11. Adjournment