

CIMARRON METROPOLITAN DISTRICT

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

NOTICE OF REGULAR MEETING AND AGENDA

DATE: October 20, 2026

TIME: 3:30 p.m.

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

<https://teams.microsoft.com/meet/213326281827893?p=VcZUKRQxjIfvh9Bjdn>

To attend via telephone, dial 720-547-5281 and enter Conference ID: 234 217 596#

Board of Directors

Brian Mulvany
Patrick Vaughn
Brian Daly
Vacant
Vacant

Office

President
Secretary
Treasurer
Assistant Secretary
Assistant Secretary

Term Expires

May, 2029
May, 2027
May, 2029
May, 2027
May, 2027

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 notice.
- D. 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.

II. CONSENT AGENDA

- A. Review and consider approval of Minutes from the October 2, 2026 Special Board Meeting (enclosure).
- B. Ratify the 2025 Annual Report (enclosure).

III. FINANCIAL MATTERS

- A. Review and consider acceptance of June 30, 2026 Unaudited Financial Statements and Schedule of Cash Position (enclosure).

- B. Review and ratify/approve payment of claims in the amount of \$304,796.17 through the period ending October 12, 2026 (enclosure).
- C. Review and discuss 2027 Budget.

IV. LEGAL MATTERS

- A. Update on status of transition of responsibilities from the District to Vauxmont Metropolitan District under Master Intergovernmental Agreement.
 - 1. Executive Session to receive legal advice from District Counsel on specific legal questions and to determine positions relative to matters that may be subject to negotiations, developing strategy for negotiations and instructing negotiators pursuant to Sections 24-6-402(4)(b) and (e), C.R.S., regarding the transition of responsibilities from the District to Vauxmont Metropolitan District pursuant to Sections 24-6-402(4)(b) and (e), C.R.S.
 - 2. Approve action, if necessary, regarding matters discussed during Executive Session.
- B. Update on status of repairs to Block 18, Tract A4 and authorize necessary action in conjunction therewith.
 - 1. Executive Session to receive legal advice from District counsel on specific legal questions and to determine positions relative to matters that may be subject to negotiations, developing strategy for negotiations and instructing negotiators pursuant to Sections 24-6-402(4)(b) and (e), C.R.S., regarding current, pending or potential litigation related to Block 18, Tract A4.
 - 2. Approve action, if necessary, regarding matters discussed during Executive Session.
- C. Review and consider approval of Reimbursement Agreement between the District, Vauxmont Metropolitan District and Arvada Residential Partners, LLC (enclosure).

V. CAPITAL IMPROVEMENTS

- A. Discuss status of infrastructure installation for Candelas Project (June, July, August and September reports by IDES) (enclosures).
- B. Review and consider acceptance of costs for construction of, and services related to, District improvements under the Verification of District Expenditures Reports for June, July, August and September, prepared by Independent District Engineering Services, LLC (“IDES”) for reimbursement to Arvada Residential Partners, LLC (“ARP”), and consider release and/or transfer of non-District improvements to ARP pursuant to the Facilities Funding and Acquisition Agreement between the District and ARP, based upon the recommendation of IDES (enclosure).

VI. MANAGER MATTERS

VII. OTHER BUSINESS

VIII. ADJOURNMENT

The next regular meeting is scheduled for November 17, 2026 (Budget Hearing).