

LEYDEN ROCK METROPOLITAN DISTRICT

REGULAR MEETING

Via Teleconference &

17685 W. 83rd Dr., Arvada, Colorado

Tuesday, February 10th, 2026 at 6:00 PM

<https://leydenrocklife.com/>

Board of Directors:

Brett Vernon, President

Term to May 2027

Scott J. Plummer, Secretary

Term to May 2027

Jeff Cunningham, Treasurer

Term to May 2029

Christian Arditia, Assistant Secretary

Term to May 2029

Robert Betts, Assistant Secretary

Term to May 2029

Join Zoom Meeting:

<https://us06web.zoom.us/j/85489291320?pwd=Zba4KHOJfaDMo5wa6u8zdbP3n7cSFR.1>

Meeting ID: 854 8929 1320

Passcode: 015315

Call-in Number:+1-646-931-3860

NOTICE OF REGULAR MEETING AND 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 on items not otherwise on the agenda. Comments will be limited to three (3) minutes per person.
5. Consent Agenda
 - a. Approval of Minutes from January 13, 2026 Regular Meeting (**enclosure**)
 - b. Ratification of Independent Contractor Agreement with Sherri MacLean d/b/a Fantastic Facepainting for Facepainting Services for March 28, 2026 Event (**enclosure**)
 - c. Ratification of Independent Contractor Agreement with Colorado Keys LLC for February 21, 2026 Dueling Pianos Event (**enclosure**)
 - d. Ratification of Independent Contractor Agreement with Hippie Chicks Catering LLC for Catering Services for December 7, 2025 Event (**enclosure**)
 - e. Ratification of Independent Contractor Agreement with Architerra Group for Construction Administration Services (**enclosure**)

- f. Acknowledge Renewal of Pinnacle Consulting Group Agreement for Accounting Services for 2026
 - g. Ratification of Change Order No. 5 from Hall Landscape Contractors (**enclosure**)
 - h. Ratification of Change Order No. 6 from Hall Landscape Contractors (**enclosure**)
6. Financial Matters
- a. Consider Approval of Payables/Financials (**enclosure**)
 - b. Other Financial Matters
7. District Management Matters
- a. District Manager's Report (**enclosure**)
 - b. Facilities and Lifestyle Report (**enclosure**)
 - c. Discuss and Consider Approval of Proposal from Keesen for Backflow and Unions (**enclosure**)
 - d. Discuss and Consider Approval of Proposal from Keesen for Daybreak Trail Enhancements (**enclosure**)
 - e. Discuss and Consider Approval of Proposal from Keesen for Garden Homes Circle Erosion Work (**enclosure**)
 - f. Discuss and Consider Approval of Proposal from Playwell Group for Large Trash Can Replacements (**enclosure**)
 - g. Discuss the Resale of Laptops (**enclosure**)
 - h. Discuss and Consider Approval of of Proposal from Peak One Pool and Spa for Pool Valve Replacement (**enclosure**)
 - i. Other Management Matters
8. Legal Matters
- a. Other Legal Matters
9. Capital Projects Discussion
- a. Update on Trails
 - b. Discuss Leyden Rock Emergency Egress
 - c. Other Capital Projects Matters
10. Director's Matters
- a. Discussion Regarding LeydenReady Update
 - b. Other Director's Matters
11. Other Business
- a. Annual Meeting Scheduled for March 19th, 2026 at 5:30 p.m.

12. Adjourn