

**NOTICE OF REGULAR MEETING & AGENDA  
4-WAY RANCH METROPOLITAN DISTRICT NO. 2**

<http://wsdistricts.co/4-way-ranch-metropolitan-district/>

December 3, 2024

3:00 P.M.

*This meeting will be held via teleconferencing and can be joined through the directions below:*  
<https://us06web.zoom.us/j/85107345541?pwd=MVNzVkhMTcNB34bqRLRQTK4agkV2mP.1>

Meeting ID: 851 0734 5541

Passcode: 831943

Call: 720-707-2699

**4-Way Ranch Metropolitan District No. 2 Board of Directors**

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| Jason Pock, President                  | Term to May 2027 |
| Matt Hengel, Secretary                 | Term to May 2025 |
| Megan Waldschmidt, Assistant Secretary | Term to May 2027 |
| Paige Langley, Assistant Secretary     | Term to May 2027 |
| Blake Amen, Treasurer                  | Term to May 2025 |

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**1. ADMINISTRATIVE MATTERS**

- a. Call to Order
- b. Declaration of Quorum and Confirmation of Director Qualifications
- c. Reaffirmation of Disclosures of Potential or Existing Conflicts of Interest
- d. Approval of Agenda

**2. PUBLIC COMMENT** (Items not on the Agenda; Comments limited to three minutes per person)

**3. CONSENT AGENDA ITEMS** (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. **(Enclosures included in electronic packets; hard copies available upon request.)**)

- a. Approval of Special Meeting Minutes from May 16, 2024 (**enclosure**)
- b. Approval of Claims as of December 3, 2024 (**to be distributed**)
- c. Acceptance of Financial Statements as of December 3, 2024 (**to be distributed**)
- d. Adoption of Resolution No. 2024-12-01: 2025 Annual Administrative Resolution (**enclosure**)
- e. Adoption of Resolution No. 2024-12-02: Amended and Restated Public Records Request Policy (**enclosure**)
- f. Approval of Proposed General Liability Schedule and Limits and Authorize Approval to Bind Coverage (**to be distributed**)
- g. Approval of Private Stormwater Facility Maintenance Agreement and Easement (**to be distributed**)
- h. Approval of Private Detention Basin / Stormwater Quality Best Management Practice Maintenance Agreement and Easement (**to be distributed**)
- i. Approval of Professional Services Agreement with ORC Water Professional Inc. for Water Treatment and Distribution Services (**enclosure**)

**4. FINANCIAL MATTERS**

- a. Public Hearing on 2024 Budget Amendment and Consider Adoption of Resolution No. 2024-12-03 (**enclosure**)

- b. Public Hearing on 2025 Budget and Consider Adoption of Resolution No. 2024-12-04: Adopting Budget, Certifying Mill Levy and Appropriating Funds Therefor (**enclosures**)

**5. LEGAL MATTERS**

- a. Discuss and Consider Adoption of Resolution No. 2024-12-05: Resolution of Board of Directors Calling May 2025 Election (**enclosure**)

**6. OTHER BUSINESS**

- a. Next Regular Meeting – May 15, 2025 at 10:00 a.m.

**8. ADJOURNMENT**