

# BELLEVUE STATION METROPOLITAN DISTRICT NO. 1

8390 E Crescent Parkway, Suite 300  
Greenwood Village, CO 80111  
Phone: 303-779-5710  
[www.BellevueStationMDs.org](http://www.BellevueStationMDs.org)

## **NOTICE OF REGULAR MEETING AND AGENDA**

**DATE:** Monday, May 8, 2023

**TIME:** 2:00 p.m.

**LOCATION:** ***THIS MEETING WILL BE HELD BY VIDEO/TELEPHONIC MEANS WITHOUT ANY INDIVIDUALS (NEITHER DISTRICT REPRESENTATIVES NOR THE GENERAL PUBLIC) ATTENDING IN PERSON.***

**ACCESS:** You can attend the meeting in any of the following ways:

1. To attend via Microsoft Teams video-conference use the below link:

[https://teams.microsoft.com/l/meetup-join/19%3ameeting\\_NmY4ZTBjYzAtMjc1Yy00ZjRILTkwMGMtNTlwM2YwY2NkMzM4%40thread.v2/0?context=%7b%22Tid%22%3a%224aaa468e-93ba-4ee3-ab9f-6a247aa3ade0%22%2c%22Oid%22%3a%227e78628f-89cd-4e97-af6c-60df84b55ffe%22%7d](https://teams.microsoft.com/l/meetup-join/19%3ameeting_NmY4ZTBjYzAtMjc1Yy00ZjRILTkwMGMtNTlwM2YwY2NkMzM4%40thread.v2/0?context=%7b%22Tid%22%3a%224aaa468e-93ba-4ee3-ab9f-6a247aa3ade0%22%2c%22Oid%22%3a%227e78628f-89cd-4e97-af6c-60df84b55ffe%22%7d)

2. To attend via telephone, dial **720-547-5281** and enter the following additional information: Conference ID: **314 171 705#**

<u>Board of Directors</u>	<u>Office</u>	<u>Term Expires</u>
Robert E. Warren, Jr.	President	May, 2027
Louis P. Bansbach III	Vice President	May, 2025
Brooke Maloy	Secretary/Treasurer	May, 2027
Robert E. Warren III	Assistant Secretary/Treasurer	May, 2027
Louis P. Bansbach IV	Assistant Secretary/Treasurer	May, 2025

### **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, designate posting location for 24-hour meeting notices (District website).
- D. Discuss May 2, 2023 Board of Directors Election.
  - a. Confirm filing of Oaths of Offices.
  - b. Discuss and consider appointment of officers:

<u>Office:</u>	
President	
Vice President	
Secretary/Treasurer	
Assistant Secretary/Treasurer	
Assistant Secretary/Treasurer	

E. 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**

These items are considered to be routine and will be approved and/or ratified by one motion. There will be no separate discussion of these items unless a Board member so requests; in which event, the item(s) will be removed from the Consent Agenda and considered in the Regular Agenda.

- A. Approval of the November 14, 2022 Regular Board Meeting Minutes and the March 14, 2023 Special Meeting Minutes (enclosures).
- B. Approve and/or ratify approval of claims totaling \$460,103.73 (enclosure).
- C. Ratify approval of Second Amendment to Parking Lease Agreement between the District and Madre Investment Co., LLC (enclosure).
- D. Consider approval and/or ratification of annual service agreements:
  - 1. Ratify Landscaping Agreement with Groundmasters Landscape Services, Inc. for 2023 Season (enclosure).
  - 2. Ratify Agreement for Engineering Services with CONSOR Engineers LLC for Niagara -Union, effective September 1, 2022 (enclosure).
  - 3. Ratify Agreement for Engineering Services with CONSOR Engineers, LLC dba Apex Design, effective September 1, 2022 (enclosure).
  - 4. Ratify Agreement for Consultant/Vendor Services between the District, Belleview Station Public Improvement Company, Belleview Station Master Property Owners Association, Inc., and TBW Enterprises LLC dba Gum Pop Presents (enclosure).
  - 5. Ratify 2023 Addendum to License Agreement Regarding Events at 4825 South Newport St with BVS Hospitality, LLC (enclosure).

**III. FINANCIAL MATTERS**

- A. Review and consider acceptance of the Draft Audit for 2022 (to be distributed).
- B. Review and consider approval of Cost Certification No. 5 for Filings 1-4 Prepared by Schedio Group LLC in the Amount of \$879,628.46 (enclosure).

- C. Consider repayment of capital and operational advances for 2022.

#### **IV. LEGAL MATTERS**

- A. Review and consider approval of Lease Agreement between the District and Madre Investment Co., LLC for construction parking, effective May 1, 2023 (enclosure).
- B. Review and consider approval of Lease Agreement between the District and Belquince Ltd. Liability Co. for construction parking, effective May 1, 2023 (enclosure).
- C. Review and consider approval of Lease Agreement between the District and Madre Investment Co., LLC for a nature trail, effective May 1, 2023 (enclosure).

#### **V. MANAGER MATTERS**

#### **VI. CONSTRUCTION MATTERS**

- A. Status of design and construction work.

#### **VII. DIRECTOR MATTERS**

- A. Development activity update.

#### **VIII. ADJOURNMENT**

**The next regular meeting is scheduled for Monday, August 14, 2023 at 2:00 p.m.**