

LEYDEN ROCK METROPOLITAN DISTRICT

REGULAR MEETING

Via Teleconference &

17685 W. 83rd Dr., Arvada, Colorado

Tuesday, April 14th, 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 Ardita, 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 March 10, 2026 Regular Meeting (**enclosure**)
 - b. Approval of Minutes from March 19, 2026 Annual Meeting (**enclosure**)
 - c. Ratification of Independent Contractor Agreement with Equalized Productions, LLC for Easter Bunny Services on March 28, 2026 (**enclosure**)
 - d. Ratification of Independent Contractor Agreement with Equalized Productions, LLC for Clubhouse WAP Installation (**enclosure**)
 - e. Ratification of Independent Contractor Agreement with Paracom Systems, LLC for Clubhouse Safety Services (**enclosure**)

- f. Ratification of Independent Contractor Agreement with Serenity Technology Inc. d/b/a NersToGo for Clubhouse WAP Configuration (**enclosure**)
 - g. Ratification of Independent Contractor Agreement with CCAFA LLC d/b/a Sparkle Squad for Window Cleaning and Power Washing (**enclosure**)
 - h. Ratification of Work Order #127686 with Keesen Landscape for Pond A Riprap (**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. Consider Approval of Proposal from Keesen Landscape for Mulch Refresh (**enclosure**)
 - d. Consider Approval of Proposal from Keesen Landscape for Entry Monument and Landscape (**enclosure**)
 - e. Consider Approval of Proposal from Keesen Landscape for Culebra Bed Updates (**enclosure**)
 - f. Consider Approval of Increased Pet Station Service Frequency (**enclosure**)
 - g. Other Management Matters
8. Legal Matters
- a. Review Memorandum Regarding Service Animals and Special District Facilities (**enclosure**)
 - b. Consider Approval of Updated Pool and Clubhouse Use Policy (**enclosure**)
 - c. Consider Approval of Exhibit D to Pool and Clubhouse Use Policy (**enclosure**)
 - d. Other Legal Matters
9. Capital Projects Discussion
- a. Update on Trails
 - b. Other Capital Projects Matters
10. Director's Matters
- a. Discussion Regarding LeydenReady Update
 - b. Discussion Regarding Culebra Entrance Improvements
 - c. Other Director's Matters
11. Other Business

12. Adjourn