

# BLACKSTONE METROPOLITAN DISTRICT

[www.blackstonemetro.org](http://www.blackstonemetro.org)

## NOTICE OF REGULAR MEETING AND AGENDA

<u>Board of Directors</u>	<u>Office</u>	<u>Term/Expiration</u>
Lisa Monahan	President	2027/May 2027
Kathy Morgan	Vice President	2029/May 2029
Martin Liles	Secretary	2027/May 2027
Brent Johnson	Treasurer	2029/May 2029
<i>VACANT</i>		2029/May 2027

DATE: April 21, 2026 (Tuesday)  
TIME: 6:00 P.M.  
LOCATION: Blackstone County Club  
7777 County Club Parkway  
Aurora, Colorado 80016

### VIA ZOOM

<https://brightstarcolorado.zoom.us/j/82048647488>

Meeting ID: 820 4864 7488

Dial-In: (719) 359-4580

I. CALL TO ORDER AND DISCLOSURES OF POTENTIAL CONFLICTS OF INTEREST

II. CONFIRM POSTING OF MEETING NOTICE AND APPROVE AGENDA

III. PUBLIC COMMENT

Members of the public may express their views to the Board on matters that affect the District. Comments will be limited to three (3) minutes. As a general practice, the Board will not discuss/debate these items, nor will the Board make any decisions on items presented during this time, rather than the items for follow up. Please click on raise hand during the time of Public Comment.

IV. FINANCIAL MATTERS

- a. Review unaudited financial statements for the period ending March 31, 2026 (**Enclosure**)
- b. District Credit Card Holders Discussion

V. MANAGEMENT REPORT

- a. District ARC/Violation Report (**Enclosure**)
- b. Project Updates:
  - i. Discuss Park Assessment and Review Estimate #916 and #917 for playground repairs
- c. Landscaping Report
  - i. Review Landscaping Report (**Enclosure**)
  - ii. Review SavATree Report (**Enclosure**)
  - iii. Discuss EDI Proposal(s) for Detention Pond Maintenance and Meter Reading

- iv. Discuss Parcel 2071-33-3-06-046 easement
- d. Review and Discuss Proposals for Security
- e. Update on Flock Camera Installation
- f. Update on Vacant Board Position
- g. Foreclosure Notice Discussion

#### VI. CONSENT AGENDA

The items listed below are a group of items to be acted on with a single motion and vote by the Board. An item may be removed from the consent agenda to the regular agenda by any Board Member. Items on the consent agenda are then voted on by a single motion, second, and vote by the Board.

- a. Approve February 17<sup>th</sup>, 2026 Regular Meeting Minutes. **(Enclosure)**
- b. Approve February 25<sup>th</sup>, 2026 Special Meeting Minutes. **(Enclosure)**
- c. Approve and Ratify of Claims paid from 02/12/2026-03/11/2026 in the amount of \$77,015.12 **(Enclosure)**
- d. Ratify Independent Contractor Agreement with KDM Industries, LLC d/b/a Full Spectrum Lighting Inc. For Monument Sign Lighting Services **(Enclosure)**
- e. Ratify Independent Contractor Agreement with Environmental Designs for 2026-2027 Landscape Maintenance Services **(Enclosure)**
- f. Ratify Independent Contractor Agreement with THK Associates, Inc. For Hilltop Park Pavilion Design Services **(Enclosure)**
- g. Ratify Work Order No. 1 with Rocky Mountain Playground Services for Playground Repair and Maintenance Services **(Enclosure)**
- h. Consider Approval of Independent Contractor Agreement with Environmental Designs, LLC for Snow Removal Services **(Enclosure)**
- i. Consider Approval of Independent Contractor Agreement with Rocky Mountain Playground Services for Playground Inspections

#### VII. COMMITTEE REPORTS

- a. Landscape Committee
  - i. Summer Turf Products Bid from EDI \$54,100 **(Enclosure)**
  - ii. SavATree 2026 Plant Health Care and Tree Planting Proposal Proposal
  - iii. Consider Approval of Independent Contractor Agreement with Sustainable Landscapes Colorado, LLC for Annual Flower Installation Services **(Enclosure)**
- b. Architectural/Design Review
  - i. Discussion regarding formal review process for requests for paint color scheme variance.
- c. Social Committee
  - i. Seat Appointments & new Committee member Appointments
    - 1. Director: Marty Liles; Chairperson: Teresa Moore; Co-Chair: Kelley James
    - 2. Members: Jeanne Schwab, Jamie Greer, Sarah Welt, Leslie Fangman, Bliss Coleman, Giselle Weber, Neelie Ylagan
- d. Technology Committee

#### VIII. LEGAL MATTERS

- a. Other Legal

IX. DIRECTOR'S ITEMS

- a. Aurora Stage 1 Water Restrictions and impacts on District
  - i. 2026 Tree Planting
  - ii. Water conservation measures & irrigation upgrades
- b. Projects
  - i. Mailbox Lighting
  - ii. Hilltop Park Shelter
  - iii. Perimeter Fencing Evaluation
  - iv. Monument Sign (S. Powhatan Rd. & County Line)
    - 1. Consider Approval of Independent Contractor Agreement with Yesco, LLC for Monument Sign Installation and Design Services (**Enclosure**)
  - v. Canyon Park playground replacement

X. OTHER BUSINESS

XI. PUBLIC COMMENT (TIME PERMITTING)

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XII. ADJOURNMENT