

CORNERSTAR METROPOLITAN DISTRICT
NOTICE OF SPECIAL MEETING AND AGENDA

Wednesday, September 24, 2025, at 2:30 P.M.

<https://us06web.zoom.us/j/84984123478?pwd=Azq6Syh6mbbL6cDgD1P7BwlRlXeevB.1>

Meeting ID: 849 8412 3478

Passcode: 999610

Call: 720-707-2699

Kimberly Armitage, President	Term to May, 2027
Patrick McGlinchey, Secretary	Term to May, 2025
Vacant	Term to May, 2027
Vacant	Term to May, 2025
Vacant	Term to May, 2025

SPECIAL AGENDA

1. Call to Order/Declaration of Quorum
2. Confirmation of Conflict Filings/Director Disclosures
3. Approval of Agenda
4. Election of Officers - Treasurer
5. Discuss Vacant Director Positions
6. Public Comment - Note: Public comments shall be limited to three minutes per speaker. When several people wish to speak with the same position on a given item, they are requested to select a spokesperson to state that position.
7. 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. Approval of Minutes from July 9, 2025 Regular and Annual Meeting (enclosures)
 - b. Approval of Amended Digital Accessibility Plan (enclosure)
 - c. Ratify First Addendum to Independent Contractor Agreement with Keesen Landscape Management, Inc. for Cobble and Mulch/Dead Tree Removal (enclosure)
 - d. Approval of Second Addendum to Independent Contractor Agreement with Keesen Landscape Management, Inc. for Detention Pond Cleanout (enclosure)
8. Financial Matters
 - a. Public Hearing on 2024 Budget Amendment
 - i. Consider Approval of Resolution Further Amending the 2024 Budget (enclosure)
 - b. Consider Approval of Claims/Financials (to be distributed)
 - c. Discuss Status of 2024 Audit Filing
 - d. Discuss 2026 Budget
 - e. Discuss 2026 CLA Statement of Work for Accounting Services (enclosure)

- f. Discuss Projection on How 5.25% Limitation on Growth will Impact the District (enclosure)
 - g. Other Financial Matters
9. Management Matters
- a. District Manager's Report
 - b. Review and Consider Approval of Proposal for 2026 Landscaping (enclosures)
 - c. Discuss 2026 Contractors/Vendors and Addendums to Agreements
 - i. Affiliated Building Maintenance – Street Sweeping and Day Porter Services – 2026 Fees
 - ii. Stormwater Asset Protection– 2026 Fees
 - iii. DLG Management Corporation – 2026 Fees
 - iv. Streamline – Website Platform – 2026 Fees
 - v. PCMS – 2026 Fees
10. Property Management Matters (DLC Management Corporation)
- a. Property Manager's Report (enclosure)
 - b. Update on 2025 Paving Project
 - c. Discuss Lighting Plan and Review and Approve Proposals for LED Lighting Upgrades for the Loop Road
 - d. Discuss Engagement of Arborist
11. Director Matters
- a. Development Activity Update
12. Legal Matters
- a. Discuss 2026 Meeting Dates/Times and 2026 Annual Meeting
 - i. Regular Meetings – Second Wednesday of March, July, September and November at 10am via Zoom (March 11th, July 8th, September 9th and November 11th)
 - ii. Annual Meeting – Second Wednesday of November at 9:50am (November 11th)
13. Other Business – Confirm Quorum for November 12th Meeting
14. Adjourn

Next Meeting November 12, 2025 at 10:00 am via Zoom