

ROAM METROPOLITAN DISTRICT NOS. 1, 2 & 3

141 Union Boulevard, Suite 150
Lakewood, Colorado 80228-1898
Tel: 303-987-0835 800-741-3254
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<http://roammd1-3.colorado.gov>

NOTICE OF A REGULAR MEETING AND AGENDA

Board of Directors:

Blake Johnson
Robert Cyman
Robert Klane
Brian Ripley
VACANT

Office:

President
Secretary
Assistant Secretary
Treasurer

Term/Expires:

2029/May 2029
2029/May 2029
2027/May 2027
2027/May 2027
2029/May 2029

DATE: September 26, 2025

TIME: 11:00 a.m.

PLACE: This meeting will be held via Zoom. The meeting can be joined through the directions below:

** Individuals requiring special accommodation to attend and/or participate in the meeting please advise the District Manager (jruthven@sdmsi.com or 303-987-0835) of their specific need(s) before the meeting.*

Join Zoom Meeting

<https://us02web.zoom.us/j/82499930504?pwd=uQ7kiX5LHbv1u1h5Ai61C9fgAt2ziu.1>

Meeting ID: 824 9993 0504

Passcode: 217372

I. ADMINISTRATIVE MATTERS

A. Confirmation of Quorum, Call to Order, Approval of Agenda.

B. Present Disclosures of Potential Conflicts of Interest.

C. Review and Approve the Minutes of September 5, 2025 Special Meeting (enclosure).

II. PUBLIC COMMENT

A. Members of the public may express their views to the Boards on matters that affect the Districts. Comments will be limited to three (3) minutes per person.

III. LEGAL MATTERS

- A. Discuss vacancy on the Board of Directors and consider appointment of eligible elector to the Boards of Directors of the Districts (District Nos. 1 & 3).
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- B. Consider Seasonal Trail License Agreement with the Town of Winter Park (District No. 1) (enclosure).
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- C. Consider Second Amendment to Annexation and Development Agreement with the Town of Winter Park and Fraser River Development Co LLC (District No. 1) (enclosure).
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- D. Consider Third Amendment to Project Order #1 to Public Improvement Escrow Agreement (District No. 1) (enclosure).
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IV. FINANCIAL MATTERS

- A. Review and ratify the approval of the payment of District No. 1 claims for the period ending as follows (District No. 1) (enclosure):

Fund	Period Ending Sept. 30, 2025
General	\$ -0-
Debt	\$ -0-
Capital	\$ 7,414.75
Total	\$ 7,414.75

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- B. Review and approve/ratify the District Expenditure Verification Report and approve Pay Applications therein (District No. 1) (enclosure).
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- C. Review and approve Requisition No. 28 (District No. 2) (to be distributed).
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- D. Review and approve 2024 Audit (District No. 1) (enclosure).
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V. CAPITAL PROJECTS/OPERATIONS AND MAINTENANCE MATTERS

A. Roam Filing 3 Cabins Phase 2 Update (enclosure).

B. Beaver's Lodge Community Center Update.

C. Review and approve Work Order #10 between the District and CORE Consultants, Inc. (enclosure).

D. Review and approve Change Order Nos. 5 and 6 between the Districts and PG Arnold (enclosures).

VI. OTHER MATTERS

A. _____

VII. ADJOURNMENT **THE NEXT SPECIAL MEETING IS SCHEDULED FOR OCTOBER 31, 2025.**