

**NOTICE AND AGENDA
REGULAR MEETING
OF THE BOARD OF DIRECTORS OF THE
INVERNESS NORTH METROPOLITAN DISTRICT**

NOTICE IS HEREBY GIVEN that the Board of Directors (the “Board”) of the **Inverness North Metropolitan District** (the “District”), Arapahoe County, Colorado, will hold a regular meeting at 2:00 p.m., or as soon as thereafter possible, on Thursday, October 15, 2026, at the offices of Simmons & Wheeler, P.C., located at 8822 South Ridgeline Blvd., Suite 230, Highlands Ranch, Colorado 80126. This meeting is being held for the purpose of addressing those matters set out in the agenda below as the same may be amended at the meeting and for the purpose of conducting such other business as may properly come before the Board. The meeting is open to the public.

Date: Thursday, October 15, 2026
Time: 2:00 p.m.
Location: Simmons & Wheeler, P.C.
8822 South Ridgeline Blvd., Suite 230
Highlands Ranch, Colorado 80126

AGENDA

BOARD OF DIRECTORS

John N. O’Leary, Chairman/President (2025-2029)
Gene Camp, Treasurer (2023-2027)
Greg Burton, Assistant Secretary (2025-2029)
Vacancy (2023-2027)
Vacancy (2023-2027)
Angela Elliott, Manager/Secretary

1. Administrative Matters
 - a. Call to Order
 - b. Present Disclosures of Potential Conflicts of Interest
 - c. Public Comment (limited to three minutes per person)
 - d. Consider Approval of Agenda and Meeting Location
 - e. Review and Consider Approval of Minutes of the June 18, 2026 Annual Meeting Pursuant to §32-1-903(6)(a), C.R.S.
2. Legal Matters
3. Director Matters
 - a. Discuss Snow Removal Contract
 - b. Previous Landscaping Plan
 - c. Valors New Plan for Median
 - d. Discussion and Possible Action on New Landscaping Company
 - e. Discussion on Candidates for 2027 Board

4. Financial Matters
 - a. Consider Ratification and Approval of Payments of Claims
 - b. Financial Statements, if available
 - c. Review and Discuss the Preliminary Draft 2027 Budget
5. Management Matters
 - a. Discussion on 2027 Meeting Dates and Annual Meeting
 - b. Ratify Holiday Lighting Bids
 - c. Approve Davey Tree Contract and Discussion on Tree Pruning
6. Other Business
7. Continuation/Adjournment

Next regular meeting is scheduled for November 19, 2026 at 2:00 p.m.