

**NOTICE AND AGENDA
REGULAR MEETING
OF THE BOARDS OF DIRECTORS OF THE
NORTH PINE VISTAS METROPOLITAN DISTRICT NOS. 1-3**

NOTICE IS HEREBY GIVEN that the Boards of Directors (collectively, the “Boards”) of the North Pine Vistas Metropolitan District Nos. 1-3 (collectively, the “Districts”), of the City of Castle Pines, County of Douglas, Colorado, will hold a regular meeting at 9:30 a.m. or as soon as thereafter possible, on Friday, February 7, 2025, at via telephone and videoconference, as noted below. 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: February 7, 2025
Time: 9:30 a.m.
Video: [Zoom Meeting Link](#)
Call-In Number: 833-568-8864
Meeting ID: 160 824 4753
Passcode: 101658

AGENDA

BOARD OF DIRECTORS MD NO. 1

Thomas Clark, President (2022-2025)
Bryan Horan, Secretary/Treasurer (2022-2025)
Darwin Horan, Assistant Secretary (2023-2027)
Vacant, (2022-2025)
Vacant, (2020-2027)

BOARD OF DIRECTORS MD NO. 2

Thomas Clark, President (2022-2025)
Bryan Horan, Secretary/Treasurer (2022-2025)
Darwin Horan, Assistant Secretary (2023-2027)
Jeffrey Slocum, Director (2023-2027)
Terrisa Reeves, (2024-2025)

BOARD OF DIRECTORS MD NO. 3

Thomas Clark, President (2022-2025)
Bryan Horan, Secretary/Treasurer (2022-2025)
Darwin Horan, Assistant Secretary (2023-2027)
Angelina Darling-Lilly, Director (2023-2025)
Robert Gay, Director (2023-2027)

1. Call to Order
2. Approval of Agenda

3. Disclosure of Potential Conflicts of Interest
4. Public Comment (limited to 3 minutes per person)
5. Consider for Approval the Minutes of the November 1, 2024, Regular Meeting
6. Financial Matters
 - a. Claims
 - b. Financial Report
7. Attorney Items
8. Director Items
 - a. Discuss Retaining Wall Issues
 - b. Discuss Remaining Builder Turnover Items
 - c. Discuss Quarterly Advance HOA Reports
 - d. Discuss Enforcement of Covenants
 - e. Discuss Timeline for Turnover of Board to Residents
9. Advance HOA
10. Other Business
11. Executive Session (if necessary)
12. Adjournment/Continuation

The next regular meeting is scheduled for Friday, May 2, 2025, at 9:30 a.m.

Dated this 4th day of February 2025