

BASELINE METROPOLITAN DISTRICT NOS. 1-9

NOTICE OF REGULAR MEETING AND AGENDA

BASELINE METROPOLITAN DISTRICT NOS. 1, 2, 4-9

<u>Board Of Directors</u>	<u>Office</u>	<u>Term Expiration</u>
Kyle Harris	President	May 2029 Nos. 1, 2 & 4 2027 Nos. 5-9
Todd Parker	Vice President	May 2029
Jake Leininger	Treasurer	May 2027
Josh Kane	Secretary	May 2027
Dan Doherty	Asst. Secretary	May 2029

BASELINE METROPOLITAN DISTRICT NO. 3

<u>Board Of Directors</u>	<u>Office</u>	<u>Term Expiration</u>
Kristen Crider	President	May 2029
Kyle Harris	Vice President	May 2029
Josh Kane	Treasurer	May 2027
Robyn Balsley	Secretary	May 2029
Debra Patrician	Asst. Secretary	May 2027

Date: May 7, 2026 (Thursday)

Time: 1:00 P.M.

Place: MS Teams & Teleconference

[Click here to join the meeting](#)

Meeting ID: 214 312 936 608; Passcode: RW3Jx665

+1 720-721-3140,,163 760 687#; Phone Conference ID: 163 760 687#

BASELINE METROPOLITAN DISTRICT NOS. 1, 2, 4-9

I. ADMINISTRATIVE ITEMS

- A. Declaration of Quorum/Call to Order.
- B. Director Disclosure of any Potential Conflicts of Interest.
- C. Approval of Agenda.
- D. Public Comment for Non-Agenda Items. (Limited to 3-Minutes Per Person).
- E. Director Comment.

II. CONSENT AGENDA

- A. Approval of Minutes – April 2, 2026, Regular Meeting.
- B. Ratification of Payment of Claims.
- C. Ratification of Contract Modifications.
 1. Change Order #3 with Baseline Linear Park Phase 2 and Arrance & Frady, LLC.

2. Change Order #6 with Baseline Linear Park Phase 2 and Coloco, Inc.
3. Work Order 2026-02 with Baseline General Capital and Wenk Associates, Inc.
4. Work Order 2026-01 with Baseline Center Street District and Integrative Charging.
5. Change Order #11 with Baseline Parkside West Phase 3 and CTF Construction, LLC.
6. Change Order #12 with Baseline Parkside West Phase 3 and CTF Construction, LLC.
7. Change Order #13 with Baseline Parkside West Phase 3 and CTF Construction, LLC.
8. Change Order #14 with Baseline Parkside West Phase 3 and CTF Construction, LLC.
9. Change Order #15 with Baseline Parkside West Phase 3 and CTF Construction, LLC.
10. Change Order #16 with Baseline Parkside West Phase 3 and CTF Construction, LLC.
11. Work Order 2026-02 with Baseline Parkside West Phase 3 and Matrix Design Group, Inc.
12. Change Order #7 with Baseline Monumentation and BSC Signs.
13. Work Order #2026-01 with Baseline Seeding and Track Establishment and Environmental Designs Inc.
14. Master Services Agreement Baseline Metropolitan District No.1 and Mariani Enterprises, LLC DBA Designs by Sundown.
15. Work Order #2026-01 with Baseline Seeding and Track Establishment and Mariani Enterprises, LLC DBA Designs by Sundown.
16. Master Services Agreement with Baseline Metropolitan District No.1 and Schlosser Signs, Inc.
17. Work Order 2026-01 with Baseline Seeding Tract and Tract Establishment and Schlosser Signs, Inc.
18. Change Order #11 with Baseline Southlands and Elite Surface Infrastructure.
19. Change Order #12 with Baseline Southlands and Elite Surface Infrastructure.

III. DISTRICT MANAGER ITEMS

- A. District Manager's Report.
- B. Discussion of Special Work Session Between District nos. 1 and 3.

IV. CAPITAL INFRASTRUCTURE ITEMS

- A. District Capital Infrastructure Report and District Project Manager Update.
- B. Capital Fund Summary and Capital Needs Assessment Review.
- C. Budget Approval and Contracting.
 1. Baseline Northeast Commercial (CFS#27).
 - a. Present Northeast Commercial Realberry Billing Memo 4.14.26.
 - b. Consider Approval of Realberry Project Management Fees for (\$768,897.00).
 2. Baseline Parkside West Phase1 (CFS#3) and Parkside West Phase 2 (CFS#21).
 - a. Consider Approval of Service Agreement with Coyote Ridge Construction, LLC.

V. FINANCIAL ITEMS

- A. Finance Manager's Report.

VI. LEGAL ITEMS

VII. DIRECTOR ITEMS

VIII. EXECUTIVE SESSION

- A. If necessary, pursuant to § 24-6-402(4)(b), C.R.S. for the purpose of receiving legal advice on specific legal questions.

IX. ADJOURNMENT

BASELINE METROPOLITAN DISTRICT NO. 3

I. ADMINISTRATIVE ITEMS

- A. Declaration of Quorum/Call to Order.
- B. Director Disclosure of any Potential Conflicts of Interest.
- C. Approval of Agenda.
- D. Public Comment for Non-Agenda Items. (Limited to 3-Minutes Per Person).
- E. Director Comment.

II. CONSENT AGENDA

- A. Approval of Minutes – April 2, 2026, Regular Meeting.

III. DISTRICT MANAGER ITEMS

- A. District Manager's Report.

IV. FINANCIAL ITEMS

V. LEGAL ITEMS

VI. DIRECTOR ITEMS

VII. PUBLIC COMMENT

- A. Public Comment Limited to 3-Minutes per Person.

VIII. EXECUTIVE SESSION

- A. If necessary, pursuant to § 24-6-402(4)(b), C.R.S. for the purpose of receiving legal advice on specific legal questions.

IX. ADJOURNMENT

*****The next Regular Meeting is scheduled for June 4, 2026*****