

**TIMBERS ESTATES METROPOLITAN DISTRICT**  
**NOTICE OF REGULAR MEETING AND AGENDA**

<b><u>Board of Directors</u></b>	<b><u>Office</u></b>	<b><u>Term Expiration</u></b>
Dave Hartvigsen	President & Chairperson	May 2025
Gary Elliott	Director	May 2025*
Bob Latham	Secretary	May 2025
Glenn Curtis	Treasurer	May 2025*
Rob Ginieczki	Assistant Secretary	May 2027

**Date: September 23, 2024 (Monday)**

**Time: 6:30 P.M.**

**Place: Timbers Gate House & ZOOM & Teleconference**

Join Zoom Meeting

<https://us02web.zoom.us/j/81095906129?pwd=d2hmM1pUeXFhWXhnTVhnek1ETDNTQT09>

Meeting ID: 810 9590 6129; Passcode: 987437

Telephone: 1 719 359 4580; OR 1 253 205 0468

**I. ADMINISTRATIVE ITEMS**

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

**II. CONSENT AGENDA**

- A. Approval of Minutes – June 24, 2024, Regular Meeting.
- B. Ratification of Payment of Claims.

**III. FINANCE ITEMS**

- A. Finance Manager’s Review of the Unaudited June 30, 2024, Financial Statements.
- B. District Payables. Status of EFT set up for Vendors. Debit Card Discussion.

**IV. DISTRICT MANAGER ITEMS**

- A. District Manager’s Report.
- B. Review Budget Process for 2025.
- C. Outstanding Reimbursement Payments.
- D. Solitude Lake Management Report.

Professionally Managed by:  
Pinnacle Consulting Group, Inc.  
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Phone: 970-669-3611 | FAX: 970-669-3612  
District Email: TIMBERSMDadmin@pcgi.com  
District Website: www.timbersestatesmd.live

**V. OPERATIONS ITEMS**

A. Board Member Status Reports and Discussion:

1. Gatehouse. (Bob Latham)
2. Perimeter Fence. (Rob Ginieczki)
3. Roadway Maintenance. (Gary Elliott)
4. Tree Maintenance. (Dave Hartvigsen)
5. Landscape Maintenance. (Gary Elliott)
6. Street Number Signage Replacements. (Rob Ginieczki)
7. Fire Mitigation. (Dave Hartvigsen)
8. Reservoir & Pond Matters. (Dave Hartvigsen)
9. HOA Update.
10. Other.

**VI. LEGAL ITEMS**

**VII. DIRECTOR ITEMS**

**VIII. OTHER MATTERS**

**IX. ADJOURNMENT**

***\*\*\*The next Regular Meeting is scheduled for November 18, 2024\*\*\****