

YALE METROPOLITAN DISTRICT NO. 3

450 E. 17th Avenue, Suite 400

Denver, Colorado 80203

Phone: 303-592-4380

<https://yalemetropolitandistrict3.specialdistrict.net/>

NOTICE OF REGULAR MEETING AND AGENDA

DATE: Thursday, June 5, 2025

TIME: 9:40 a.m.

LOCATION: Virtual

ACCESS: You can attend the meeting in the following ways:

1. To attend via Zoom Videoconference, use the link below:

<https://us02web.zoom.us/j/89187010741?pwd=5E2kS6i55tqSfAVIHZLpPoyPgYnNQZ.1>

2. To attend via telephone, dial 719-359-4580 and enter the following additional information:

a. Meeting ID: 891 8701 0741

b. Passcode: 713280

Board of Directors

Office

Term Expires

Brian Alpert

May 2029

Rodney Alpert

May 2027

Michael Alpert

May 2029

VACANT

May 2029

VACANT

May 2027

Alexandria “Zander” Myers

Secretary (not an elected position)

N/A

I. ADMINISTRATIVE MATTERS

- A. Present disclosures of potential conflicts of interest.
- B. Confirm quorum, location of meeting and posting of meeting notices, designate 24-hour posting location. Approve agenda.
- C. Acknowledge the resignation of Harvey Alpert from the Board of Directors of the District effective December 17, 2024.
- D. Discuss results of the May 6, 2025 Regular Director Election.

- E. Consider appointment of officers.

President: _____

Treasurer: _____

Assistant Secretaries: _____

II. CONSENT AGENDA – These items are considered to be routine and will be approved and/or ratified by one motion. There will be no separate discussion of these items unless a Board Member so requests, in which event, the item will be removed from the Consent Agenda and considered to be on the Regular Agenda.

- a. Approval of minutes from the November 13, 2024, regular and annual board meetings (enclosure).
- b. Review and consider ratification and/or approval of claims (enclosure).
- c. Review and consider acceptance of unaudited financial statements (enclosure).

III. PUBLIC COMMENT

Members of the public may express their views to the Board on matters that affect the District that are otherwise not on the agenda. Comments will be limited to three (3) minutes per person.

IV. FINANCIAL MATTERS

- A.

V. LEGAL MATTERS

- A. Discuss cost sharing of certain construction projects with Murphy Creek Metropolitan District Nos. 1, 2, 4 and 5 and authorize District Counsel to draft Cost Sharing Agreement, if necessary.

V. CONSTRUCTION MATTERS

- A. Discuss 2025 development/construction outlook.

VI. OTHER BUSINESS

- A.

VII. ADJOURNMENT

**The next regular meeting is scheduled for November 6, 2025 at 9:40 a.m. via Zoom
videoconference**