



**PUBLIC NOTICE OF REGULAR MEETING OF THE
BOARD OF DIRECTORS**

PUBLIC NOTICE is hereby given that a regular meeting of the Board of Directors of the Potomac Farms Metropolitan District of the County of Adams, State of Colorado, shall be held on Tuesday, July 21st, 2026, at 6pm Online: <http://app.goto.com/meeting/486952797> . At such meeting, the Board shall conduct the regular business of the District and other business which may come before the Board. All meetings shall be open to the public.

IN WITNESS WHEREOF, this notice is given and duly posted pursuant to statute this 13th day of July 2026.

POTOMAC FARMS METROPOLITAN DISTRICT

By: /s/ Emmy Montez
District Manager

Potomac Farms Metropolitan District

Regular Board Meeting Agenda

Directors	Office	Term Expiration
Dale Jones	President/Secretary	May 2027 (Elected)
Joanna Sandoval	Vice President	May 2029 (Elected)
Heidi Brown	Asst. Secretary	May 2027 (Elected)
Lidiya Koptev	Treasurer	May 2029 (Elected)
Austin Park	Director	May 2027 (Appointed)

Meeting Date: Tuesday July 21, 2026

Meeting Start Time: 6:00pm

Meeting Location: Online: <http://app.goto.com/meeting/486952797>

Roll Call

- I. **Call to Order/Declaration of quorum**
- II. **Present disclosures of potential conflicts of interest**
- III. **Administrative Matters**
 - 1) Review and approve meeting agenda.
 - 2) Review and consider minutes from the June, 16, 2026, board meeting. [**Exhibit 01**]
- IV. **Director Matters**
- V. **Capital Project / Landscaping Matters**
 - 1) Landscaping update – (Bright View Landscaping)
 - 2) Review detention pond inspection report [**Exhibit 02**]
 - 3) Status update and discussion – Tract 13 homeowner survey [**Exhibit 03**].
- VI. **Financial/Contractual Matters**
 - 1) Review and consider payment of claims [**Exhibit 04**]
- VII. **Social Events**
 - 1) Discuss social events
- VIII. **Architectural Review / Covenant Enforcement Matters**
 - 1) Status update - design request forms
 - 2) Status update- new design review process
 - 3) Enforcement Reports [**Exhibit 05**]
 - 4) Review and consider homeowner appeals
- IX. **Public Comments – (3 minutes per homeowner)**
- X.

Adjournment - The next regular board meeting is scheduled for Tuesday, August 18, 2026, at 6:00 pm and will be held online: <http://app.goto.com/meeting/486952797> .