

**MERIDIAN SERVICE METROPOLITAN DISTRICT (MSMD)  
REGULAR MEETING AGENDA**

<u>Board of Directors</u>	<u>Office</u>	<u>Term Expiration</u>
Butch Gabrielski	President	May 2027
Bill Gessner	Vice President	May 2027
Tom Sauer	Treasurer	May 2029
Wayne Reorda	Secretary	May 2029
Allison Sands	Asst. Secretary	May 2027

**DATE:** Wednesday, July 8, 2026

**TIME:** 10:00 a.m.

**PLACE:** Meridian Ranch Recreation Center  
10301 Angeles Road  
Peyton, CO 80831

**The Public may participate in person or by following this link: [Join the meeting now](#) or by telephone by calling +1 872-242-8662 and using Phone Conference ID 290 551 330#**

**I. ADMINISTRATIVE ITEMS:**

- A. Call to Order
- B. Conflicts of Interest
- C. Approve Agenda
- D. Visitor Comments (Limited to 3 minutes per resident or household)
- E. Review and Approve June 3, 2026, Regular Board Meeting Minutes (enclosure)

**II. FINANCIAL ITEMS:**

- A. Review and Accept Cash Position Summary and Unaudited Financial Statements (enclosure and/or distributed under separate cover)
- B. Review Tap Fee Report for Information Only (enclosure and/or distributed under separate cover)
- C. Receive Finance Committee Report
- D. Review, Ratify and Approve Monthly Payment of Claims (enclosure and/or distributed under separate cover)

**III. OPERATIONS & ENGINEERING ITEMS:**

- A. Information Items (No Action)
  - 1. MSMD Operations Reports – Parks and Grounds, Water, Sewer, and Recreation (enclosure and/or handout)
  - 2. Construction Committee Report and Capital Projects Update
  - 3. Manager’s Verbal Report

**IV. ACTION ITEMS:**

- A. Ratify the Summary Statement and Offer from El Paso County (EPC) to Purchase MSMD-Owned Parcels 111, 111A, 117, and 120, and Grant Temporary Construction Easements on Parcels 111, 117, and 120 for the Eastonville Road, Motley Road, and Londonderry Drive Roadway Improvement Project.
- B. Consider and Approve Permanent Non-Exclusive Easement with Meridian Ranch Golf Course, LLC for MSMD Water Line System including Fire Hydrants at the Antler Creek Golf Course Drive Entry and Parking Lot.

**V. DEVELOPER ITEMS:**

- A. Verbal Report from Construction Manager

**VI. DIRECTOR ITEMS:**

- A. Discussion of the Proposed Town Hall Presentation Regarding District Consolidation

**VII. LEGAL ITEMS:**

- A. Executive session pursuant to C.R.S. 24-6-402(4)(b) to receive legal advice regarding status of and next steps in consolidation with Meridian Ranch Metropolitan District.

**VIII. ADJOURNMENT:**

The next regular meeting of the Board is scheduled for Wednesday, August 5, 2026, at 10:00 a.m. at the Meridian Ranch Recreation Center, 10301 Angeles Road, Peyton, Colorado 80831.