

**PARKDALE METROPOLITAN DISTRICT NOS. 1-3 &  
PARKDALE COMMUNITY AUTHORITY**

**JOINT REGULAR MEETING**

via Teleconference

Wednesday, August 19<sup>th</sup>, 2026 at 4:00 p.m.

<https://parkdalemetrodistrict.com/>

**PARKDALE METROPOLITAN DISTRICT NO. 1**

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|----------------------------------------|------------------|
| Matthew Cavanaugh, Assistant Secretary | Term to May 2027 |
| Sarah Hunsche, Treasurer               | Term to May 2027 |
| Malinda Scott, Secretary               | Term to May 2029 |
| Thomas Wendorff, Assistant Secretary   | Term to May 2029 |
| VACANT                                 | Term to May 2029 |

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**PARKDALE METROPOLITAN DISTRICT NOS. 2-3**

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|----------------------------------------|------------------|
| Matthew Cavanaugh, Assistant Secretary | Term to May 2027 |
| Sarah Hunsche, President               | Term to May 2027 |
| Chris Elliott, Assistant Secretary     | Term to May 2029 |
| Corey Elliott, Secretary               | Term to May 2029 |
| Jonathan Adkins, Director              | Term to May 2029 |

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**PARKDALE COMMUNITY AUTHORITY**

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|----------------------------------------------------------------|------------------|
| Sarah Hunsche, President (District No. 1 Member)               | Term to May 2027 |
| Malinda Scott, Secretary (District No. 1 Member)               | Term to May 2029 |
| Chris Elliott, Treasurer (District No. 2 Member)               | Term to May 2029 |
| Jonathan Adkins (District No. 2 Member)                        | Term to May 2029 |
| Corey Elliott, Assistant Secretary (District No. 3 Member)     | Term to May 2029 |
| Matthew Cavanaugh, Assistant Secretary (District No. 3 Member) | Term to May 2027 |

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*This meeting will be held via teleconferencing and can be joined through the directions below:*

Link:

<https://us06web.zoom.us/j/81015819899?pwd=uNOgsaU3WZb1Pl3ZGFecOXe2R6ROul.1>

Meeting ID: 810 1581 9899

Passcode: 990615

Call-in Number: +1-360-209-5623

**NOTICE OF REGULAR MEETING AND AGENDA**

1. Call to Order/Declaration of Quorum
2. Conflict of Interest Disclosures
3. Approval of Agenda
4. Consider Election of President (District No. 1)
5. Public Comment - Members of the public may express their views to the Board on matters that affect the Districts/Authority. Comments will be limited to three (3) minutes.

## 6. Consent Agenda

- a. Approval of Minutes from July 15, 2026 Regular Meeting (**enclosure**)
- b. Ratification of Independent Contractor Agreement with Rocky Mountain Playground Services, LTD for Playground Repairs and Mulch Installation Services
- c. Ratification of Independent Contractor Agreement with Hometown Electrical Services Inc. for Boiler Work
- d. Ratification of Independent Contractor Agreement with The Pool Connections Inc. for Pool Heater Repair
- e. Ratification of Work Order No. 5403 with Environmental Landworks Company, Inc. for Irrigation Repair
- f. Ratification of Work Order No. 5406 with Environmental Landworks Company, Inc. for Irrigation Repair
- g. Ratification of Work Order No. 5405 with Environmental Landworks Company, Inc. for Irrigation Repair
- h. Ratification of Work Order No. 5490 with Environmental Landworks Company, Inc. for Irrigation Repair
- i. Ratification of Independent Contractor Agreement with Vazgab Painting Solutions LLC for Fence Painting Services

## 7. Financial Matters

- a. Consider Ratification of Claims (Authority) (**enclosure**)
- b. Consider Acceptance of June 30, 2026 Unaudited Financial Statements (**enclosure**)
- c. Other Financial Matters

## 8. Management Matters

- a. Consider Approval of Amended and Restated Residential Improvement Guidelines and Site Restrictions (**enclosure**)
- b. Consider Approval of Policy Regarding Nonvegetative Turf, Xeriscaping, and Vegetable Gardens (**enclosure**)
- c. 2026 Pool Operations
  - i. Consider Approval of Proposal for Pool Cameras (**enclosure**)
  - ii. Consider Approval of Proposal for Pool Umbrellas (**enclosure**)
  - iii. Discuss and Consider Authorization for Debit Cards for Pool Committee
  - iv. Discuss Extending 2026 Pool Season
  - v. Pool Committee Discussion

- d. Discussion Regarding Smart Irrigation Controller Upgrades and Subscription Renewal
  - e. Consider Approval of Proposal #4019 from Environmental Landworks Company, Inc. for Native Overseeding (**enclosure**)
  - f. Consider Approval of Proposal from Environmental Landworks Company, Inc. for Tree Replacement (**enclosure**)
  - g. Discussion Regarding Tree Audit Conducted by Environmental Landworks Company, Inc. (**enclosure**)
  - h. Discuss and Consider Approval of Proposal from Environmental Landworks Company, Inc. for Tracts C, K, and O (**enclosure**)
  - i. Discuss and Consider Approval of Proposal from Mile High Flood District for Vegetation Establishment Responsibilities of Channel A and C in the Parkdale Filing 1 Subdivision (**enclosure**)
  - j. Discussion Regarding Prairie Dog Issues
  - k. District Manager's Report (**enclosure**)
  - l. Other Management Matters
9. Legal Matters
- a. Consider Approval of Independent Contractor Agreement with Environmental Landworks Company, Inc. for 2026-2027 Snow Removal Services (**enclosure**)
  - b. Other Legal Matters
10. Director's Matters
- a. Discussion Regarding Board Vacancy
  - b. Other Director's Matters
11. Other Business
12. Adjourn