LORSON RANCH METROPOLITAN DISTRICT NOS. 3 AND 4
NOTICE OF SPECIAL MEETING AND AGENDA

DATE: Wednesday, November 18, 2026
TIME: 6:00 p.m., or as soon thereafter as possible
LOCATION: Via Zoom
ACCESS: To attend via Zoom Videoconference, use the link below:
https://builtdifferently-org.zoom.us/j/83640082342

To attend via telephone, dial 719-359-4580 and enter:
Phone Conference ID: 83640082342 #

Lorson Ranch Metropolitan District No. 3

Board of Directors	Office	Term Expires
Thomas Fredericks	President	May 2029
Vacancy		May 2027
Drew Bailey	VP, Asst. Secretary, Asst. Treasurer	May 2029
Asia Zanders	VP, Asst. Secretary, Asst. Treasurer	May 2027
Samuel Mitchell	VP, Asst. Secretary, Asst. Treasurer	May 2027

Lorson Ranch Metropolitan District No. 4

Board of Directors	Office	Term Expires
Adam Pastor	President	May 2029
David Deegan	Secretary/Treasurer	May 2027
Jonathan Horwath	VP, Asst. Secretary, Asst. Treasurer	May 2027
James Farmer	VP, Asst. Secretary, Asst. Treasurer	May 2027
Frank Stephens	VP, Asst. Secretary, Asst. Treasurer	May 2027

AGENDA

1. Call to Order
2. Attendance/Declaration of Quorum/Oaths of Office
3. Disclosure of Potential Conflicts of Interest
4. Consider Approval of Agenda and Meeting Location
5. Consider Appointment of Director to Fill Vacancy (District No. 3)
6. Financial Items
    a. Conduct Public Hearing on the Proposed 2027 Budgets and Consider Adoption of Resolutions to Adopt the 2027 Budgets, Appropriate Sums of Money, and Set Mill Levies (enclosures)
    b. Consider Authorizing the District Accountant to Prepare and Sign the DLG-70 Certifications of Tax Levies and File with the Board of County Commissioners

7. Legal Matters
    a. Consider Adoption of Resolutions Calling the May 4, 2027 Regular Elections for Directors, Appointing a Designated Election Official, and Authorizing the Designated Election Official to Perform All Tasks Required for the Conduct of a Mail Ballot Election (enclosures)
    b. Consider Adoption of Resolutions Concerning 2027 Annual Administrative Matters (enclosures)
    c. Consider Adoption of Resolution Adopting Policies Concerning Covenant Enforcement and Design Review Services (enclosure)
8. Public Comments – (limited to three (3) minutes per person)

    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.

9. Manager Matters
10. Director Matters
11. Other Business
12. Continuation/Adjournment