

BOWLES METROPOLITAN DISTRICT

2001 16th Street, Suite 1700
Denver, CO 80202
Phone: 303-779-5710

NOTICE OF REGULAR MEETING AND AGENDA

DATE: August 11, 2026

TIME: 4:30 p.m.

LOCATION: The Village Center
7255 W Grant Ranch Blvd.
Littleton, CO 80123

Board of Directors

Tim LaPan
Paul Lefever
Donald W. Korte
Alan R. Lee
Linda Lutz-Ryan

Office

President
Secretary
Treasurer
Assistant Secretary
Assistant Secretary

Term Expires

May, 2027
May, 2027
May, 2029
May, 2027
May, 2029

I. ADMINISTRATIVE MATTERS

- A. Call to order and approval of agenda.
- B. Present disclosures of potential conflicts of interest.
- C. Confirm quorum, location of meeting and posting of meeting notices.
- D. 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.
- E. Approval of Minutes from the July 14, 2026 Regular Board Meeting (enclosure).

II. MANAGER MATTERS

- A. Landscape:
 - 1. August Landscape Report (enclosure).
 - 2. Review and consider approval of proposal from Sustainable Roots Landscape Co. for the installation of mulch in entry bed at Isthmus Park in the amount of \$5,554.14 (enclosures).
- B. Davey Tree:
 - 1. General update.

2. Review and consider approval of proposal from Davey Tree for liquid humate application to evergreen trees in the amount of \$6,880.00 (enclosure).
- C. Streetscape update.
 1. Review and consider approval of proposal from Architererra Group for Planting Design and Construction Administration Services, Phase 3 in the amount of \$15,710.00 (enclosure).
- D. Aggregate water usage (enclosures).
- E. Review and consider ratification of proposal from Chavez Services LLC for the removal of concrete sidewalk by Prentice Pond #1 and additional concrete requested by Director LaPan in the amount of \$10,881.00 (enclosure).
- F. Review and consider approval of proposals from Homestead Painting LLC:
 1. Fence repairs at 5397 S. Harlan Street (enclosure).
 2. Gate repairs at 5782 S. Gray Street (enclosure).
- G. Review and consider approval of proposal from Split Rail Fence Co. for fence replacement at Prentice Pond (enclosure).

III. ENGINEERING MATTERS

- A. Update on Prentice pond work.

IV. FINANCIAL MATTERS

- A. Review and consider acceptance of June 30, 2026 Unaudited Financial Statements (enclosure).
- B. Approve and/or ratify approval of prior claims in the amount of \$89,126.30 (enclosure).

V. LEGAL MATTERS

- A. Discuss requirements for public participation at public meetings and consider adoption of Resolution Establishing a Policy Regarding Public Comment and Appropriate Conduct at Public Meetings (enclosure).

VI. DIRECTORS MATTERS

- A. Discuss ESRI map updates.

VII. OTHER BUSINESS

VIII. ADJOURNMENT

The next regular meeting is scheduled for September 8, 2026.