

**Regular combined quarterly meeting of the W/J Metropolitan District and the  
Homeowner’s Association of the W/J Ranch Homes  
Boards of Directors Meetings**

NOTICE IS HEREBY GIVEN that Joint Regular Meetings of the Boards of Directors of the W/J Metropolitan District and the Homeowner’s Association of the W/J Ranch Homes, Pitkin County, Colorado, have been scheduled for Monday, May 20, 2024, beginning at **6:00 p.m.**, MST. This meeting will be held virtually via Zoom.

*If you are in the Zoom waiting room, and are not being allowed in, call the Zoom host Paul Jones on his cell: (970) 948-8014!*

**Join Zoom Meeting:** <https://zoom.us/j/93975349187?pwd=cEd6NkR1am0vaVlydWJveHlzdnlVNZz09>

Meeting ID: 939 7534 9187

Passcode: 546867

Phone: 1 346 248 7799

**Agenda**

1. Call to Order.
2. Review and acceptance of minutes from previous meeting (February 12, 2024)
3. New Business. (Introduced briefly, but not discussed at length)
4. March 31, 2024 Financial Report. WJMD
5. Approve and Ratify Accounts Payable. WJMD
6. Review and Adopt Colorado Open Records Act Policy and Designate Official Custodian
7. Discussion of Website Accessibility and webhosting by Streamline.
8. Review of Internal Controls Memo
9. Water, Septic and Engineering Report (Zancanella & Associates). WJMD
10. Progress on the 20-year long-range plan for capital improvements. (Zancanella & Associates) WJMD
11. Update on appeal in lawsuit over easement affecting Deep/Friedman/Vhrin (HOA)
12. Update on airport. (HOA)
13. Adjournment.

<b>Board Members</b>	<b>Term Expires</b>
Wayne Ethridge, President	May 2027
Paul Jones, Secretary	May 2027
Steve Marolt, Treasurer	May 2027
Shelly Marolt	May 2025
Amy Behrhorst	May 2025

I hereby certify that a copy of the foregoing Notice of Meeting/Agenda was posted on the District’s website at <https://colo-communities.org/w%2Fj-metro-district> at least 24-hours prior to the meeting. Pursuant to House Bill 19-1087, codified in Section 24-6-402 C.R.S. as the designated posting location for notices of public meetings (regular, special and study sessions), adopted August 27, 2019.