

Murphy Creek Metropolitan District #3
23801 E Florida Ave.
Aurora, CO 80018

NOTICE OF REGULAR MEETING AND AGENDA

DATE:	September 22, 2026
TIME:	6:00 pm
LOCATION:	23801 E Florida Ave. Aurora, CO 80018
<u>Board of Directors:</u>	
Margaret Booker	Glen Muller
Alex Ortiz	Josh Rodriguez
Ed Dow	

- I. ADMINISTRATIVE MATTERS – 6:00 p.m.
 - A. Call to Order/Declaration of Quorum
 - B. Approval of Agenda, Meeting Location and Posting Location
 - C. Consider Approval of the August 26, 2026 Special Meeting Minutes (pgs 6-8)

- II. CONSULTANT MATTERS
 - A. Landscape Maintenance/Snow Removal
 - 1. Water Use Update
 - 2. Xeriscape Discussion (pg 9)
 - 3. Irrigation Controller Proposal – 24379 E Kansas Cir (24365 E Louisiana Pl) (pgs 10-13)
 - 4. Pet Waste Station Replacement Proposal (pgs 14-17)
 - 5. Tree Replacement Proposal (pgs 18-21)
 - 6. Winter Watering Proposal (pgs 22-25)
 - B. Legal
 - C. Security
 - D. Pool

- III. FINANCIAL MATTERS
 - A. Review and Acceptance of August 31, 2026 Financial Statements (pgs 26-30)
 - B. Review AR Report (pgs 31-37)
 - 1. Payment Plan Request – Account 576316 (pgs 38-40)

- IV. PUBLIC COMMENT - Members of the public may express their views to the Board on matters that affect the District and on items not on the agenda. Comments are limited to three (3) minutes per speaker and 30 minutes total.

- V. DISTRICT COMMITTEE UPDATES
 - A. Community Center
 - 1. Cleaning Discussion
 - 2. Camera Discussion (pgs 41-51)
 - B. Communication
 - C. Garden
 - 1. Camera Request
 - D. Landscape

- E. Recreation
 - 1. Review and Consider Approval for Repairs to all Tot Lots (pgs 52-57)
 - 2. Review and Consider Approval of Additional Playground Mulch at Tot Lots (pgs 58-65)
- F. Projects

VI. OTHER BUSINESS

- A. Review and Consider Approval of Reserve Study Proposals (pgs 66-76)

VII. BOARD MEMBER COMMENTS

VIII. ADJOURNMENT – The next meeting is scheduled for October 28, 2026 at 6:00 pm