

**NOTICE OF SPECIAL MEETING  
HESS RANCH METROPOLITAN DISTRICT NOS. 4-8**

NOTICE IS HEREBY GIVEN that the Boards of Directors of the **HESS RANCH METROPOLITAN DISTRICT NOS. 4-8**, Douglas County, Colorado, will hold a special meeting at 4:00 p.m. on October 11, 2023, via video conference, for the purpose of addressing those matters in the agenda set out below as the same may be amended at the meeting and conducting such other business as may properly come before the Board.

The meeting is open to the public.

**BY ORDER OF THE BOARD OF DIRECTORS:  
HESS RANCH METROPOLITAN DISTRICT  
NOS. 4-8**

By: /s/ Thomas George  
General Counsel to the District

**AGENDA  
COMBINED SPECIAL MEETING  
OF THE BOARDS OF DIRECTORS OF  
HESS RANCH METROPOLITAN DISTRICT NOS. 4-8**

Date: Wednesday, October 11, 2023

Time: 4:00 P.M.

Location: Phone and Video Only

Video:

<https://spencerfane.zoomgov.com/j/1615441342?pwd=ZzY4bDFsblcLcHpYUnhtY0Y1MWErdz09>

Meeting ID: 161 544 1342

Passcode: 967313

Phone: 833 568 8864; Meeting ID: 161 544 1342; Passcode: 967313

**BOARD OF DIRECTORS**

Donald Guerra, President, May 2025

Robert L. Eck, II, Secretary/Treasurer, May 2027

Bradley Lenz, Director, May 2025

Matt Childers, Director, May 2027

Vacant, May 2027

Discussion and possible action on any of the following:

1. Call to order
2. Declaration of quorum/disclosure of conflicts of interest
3. Review and approve agenda, meeting location and posting location
4. Public comment
5. Minutes from the September 20, 2023, Regular Combined Meeting
6. Director Items
7. Attorney items

- a. District No. 5 - Public Hearing on Petition to Include Property; Resolution Approving Petition for Inclusion (VPDF LG LLC, Petitioner)
  - b. District No. 8 - Public Hearing on Petition to Include Property; Resolution Approving Petition for Inclusion (VPDF LG LLC / JEN COLORADO 18 LLC, Petitioner)
- 9. Executive Session. (If needed, an executive session may be called pursuant to and for the purposes set forth in C.R.S. § 24-6-402(4), after announcement of the specific topic for discussion and statutory citation authorizing the executive session, and a vote of two-thirds of the quorum of the Board present.)
- 10. Other Business
- 11. Continuation/Adjournment

*The next combined meeting of Hess Ranch MD Nos. 4-8 is scheduled for  
October 18, 2023, at 12:00 p.m.*

Dated this 6<sup>th</sup> day of October 2023