

Conservatory Metropolitan District
Community Update
February 3, 2010

As part of its ongoing effort to keep residents apprised of current matters before the Board of Directors of the Conservatory Metropolitan District, the Board intends to provide periodic updates to the community. The information contained here is only a brief summary, and residents are encouraged to attend Board meetings to learn about matters firsthand. The Board meets regularly at 9:00 a.m. on the third Monday of each month at the Conservatory Clubhouse, 2665 S. Jebel Way. For additional information please contact the District Manager at (303) 987-0835 or visit our website at www.yourcmd.org.

Informational Meetings: Laverne Palmer, one of the District's newest Directors, will be hosting quarterly informational meetings to educate residents about the Conservatory Metropolitan District. If you are interested in learning more about the purpose for and obligations of the District you are invited to attend the first quarterly informational meeting scheduled for March 15, 2010 at 7:00 p.m. at the Conservatory Clubhouse located at 2665 S. Jebel Way. Please RSVP to Laverne's email address: lpalmer@yourcmd.org.

Board of Directors: The Board of Directors recently appointed three new Directors to fill of the previously vacant seats on the Board. The Board of Directors is as follows:

Don Samsel, President
Dick Dailey, Secretary/Treasurer
Laverne Palmer, Assistant Secretary
Judson Davis, Assistant Secretary
Dan Staley, Assistant Secretary

Directors' Elections: The District will hold a Directors' election on May 4, 2010. Residents interested in running for a seat on the Board must own property in the District or live in the District for at least 30 days, and be registered to vote in the State of Colorado. If you are interested please submit a self nomination form by February 26, 2010. To obtain a form, or get additional information please contact AJ Beckman, the District Manager, at abeckman@sdmsi.com or by phone at (303) 987-0835.

Operations and Maintenance Fee: The District is no longer imposing the quarterly operations and maintenance fee as of January 1, 2010. Therefore, residents of the Conservatory will not receive a quarterly invoice in the mail. Instead all revenues to the Metropolitan District will be collected through property taxes. This tax based collection structure does not relieve residents of delinquent fees and fines incurred prior to 2010. For most residents the net effect will be an annual increase in the total amount paid to the Metropolitan District. After careful consideration and analysis and several informational meetings the Board of Directors determined to collect the revenue through taxes rather than fees. By collecting its revenues through property taxes, the District is able to reduce its annual collections from residents of the community by approximately \$100,000. The amounts paid by individual residents will vary according to the valuation of their property.

Mailboxes: The District has received reports that the paint is peeling on some of the mailboxes. The District has obtained proposals for repainting the mailboxes and will consider this along with other maintenance priorities this spring.