

**Conservatory Metropolitan District  
Community Update  
February 2024**

*As part of its ongoing effort to keep residents apprised of current matters before the Board of Directors of the Conservatory Metropolitan District (the "District"), the Board intends to provide periodic updates to the community. The information contained herein is only a brief summary, and residents are encouraged to attend Board meetings to learn about matters firsthand. For 2024, with the exception of January, which is the third Tuesday, and special meetings, the Board meets regularly at 9:00 a.m. on the third Monday of March, May, July, August and September. Approved Minutes of recent meetings are posted to the District's website. For additional information please contact the District Manager at (720) 213-6621 or visit our website at [www.yourcmd.org](http://www.yourcmd.org).*

**2024 Budget has been approved and mill levies set:** The District is pleased to report that the 2024 Budget has been approved and mill levies set. There were many challenges for this year's budget; across the Denver Metro Area residential property saw an average increase in assessed values between 35-45% in 2023 valuations. Arapahoe County alone saw an average increase of 42% prior to Governor intervention. The Conservatory Metro District Board took enormous increases due to the homeowners' asset value into consideration for the 2024 budget and are pleased to report a reducing reduction in overall Conservatory mill levy. In the General Fund, the mill levy will be set to 16.050. This is a reduction from 21.000 mills in 2023. In the Debt Fund, the mill levy will be set to 18.156. This is a reduction from 25.000 mills in 2023. The total mill levy for 2024 was reduced from 47.114 is 36.012; this includes a 1.351 mill levy that is imposed by the City of Aurora for regional improvements.

**Wall Repair Along Conservatory Parkway Near Artwork:** The small retaining wall was damaged by a vehicle in December 2023. The Board was able to have this area repaired and looking nice for the residents.



**Detention Pond No. 6 Inlet and Pond No. 7, District Project:** Construction and volume certification for Pond No. 6, the largest detention pond within the Xcel easement area has been completed. Sediment removal has been completed on Pond No. 7, situated in Tract V, near the gazebo structure at the northern end of the community.



Pond # 6



Pond # 7

**Detention Pond No. 3 Rehabilitation, City of Aurora Project:** The City of Aurora has begun rehabilitation of Pond No. 3. The work is necessary to restore the storm water retention volume, and overall functionality of the pond. The City presented a very informative PowerPoint presentation, available for viewing on the homepage of the District's website. The project is expected to conclude in June or July 2024.