

RECORD OF PROCEEDINGS

MINUTES OF A CONTINUED SPECIAL MEETING OF THE BOARD OF DIRECTORS OF THE MUEGGE FARMS METROPOLITAN DISTRICT NO. 1 HELD JUNE 21, 2023

A Continued Special Meeting of the Board of Directors (the "Board") of the Muegge Farms Metropolitan District No. 1 (the "District") was convened on Wednesday, June 21, 2023, at 4:00 p.m. by Zoom video/telephone conference. The meeting was open to the public.

ATTENDANCE

Directors In Attendance Were:

James E. Marshall
James A. Hayes
John P. Vitella
Brandon S. Wyszynski

Also In Attendance Were:

AJ Beckman, Kate Innes, and Justin Janca; Public Alliance, LLC

Suzanne Meintzer, Esq. and Jay Morse, Esq.; McGeady Becher P.C.

James Shultz and Eric Weaver, Marchetti & Weaver, LLC

ADMINISTRATIVE MATTERS

Disclosures of Potential Conflicts of Interest: The Board discussed the requirements pursuant to the Colorado law to disclose any potential conflicts of interest or potential breaches of fiduciary duty to the Board of Directors and to the Secretary of State.

Mr. Beckman noted that a quorum was present and requested members of the Board to disclose any potential conflicts of interest with regard to any matters scheduled for discussion at this meeting and incorporated for the record those applicable disclosures made by the Directors prior to this meeting in accordance with the statute. Attorney Meintzer noted that Disclosure Statements have been filed for all directors. No additional conflicts were disclosed.

Agenda: Mr. Beckman distributed, for the Board's review and approval, the Agenda for the District's Continued Special Meeting.

Following discussion, upon motion duly made by Director Marshall, seconded by Director Wyszynski and, upon vote, unanimously carried, the Agenda was approved.

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Meeting Location and Posting of Meeting Notices: The Board entered into a discussion regarding the requirements of Section 32-1-903(1), C.R.S., concerning the location of the District's Board meeting.

Following discussion, upon motion duly made by Director Marshall, seconded by Director Wyszynski and, upon vote, unanimously carried, the Board determined the meeting would be held by video/telephonic means, and encouraged public participation via video or telephone. The Board further noted that notice of the time, date and location was duly posted and that no objections to the video/telephonic manner of the meeting, or any requests that the video/telephonic manner of the meeting be changed by taxpaying electors within the District boundaries, have been received.

Appointment of Director: The Board discussed the vacancy on the Board. It was noted that pursuant to Section 32-1-808(2)(a)(I), C.R.S., publication of a Notice of Vacancy on the Board was published in a newspaper having general circulation in the District and that no Letters of Interest from qualified eligible electors were received within ten (10) days of the date of such publication.

As such, eligible elector, Randy Bauer, was nominated to serve on the Board. Following discussion, upon motion duly made by Director Wyszynski seconded by Director Hayes and, upon vote, unanimously carried, the Board appointed Randy Bauer to fill the vacancy on the Board of Directors.

Appointment of Officers: The Board entered into discussion regarding the appointment of officers.

Following discussion, upon motion duly made by Director Marshall, seconded by Director Wyszynski and, upon vote, unanimously carried, the following slate of officers were appointed:

President	James E. Marshall
Treasurer	John P. Vitella
Secretary	AJ Beckman (non-elected position)
Assistant Secretary	Brandon S. Wyszynski
Assistant Secretary	Randy Bauer
Assistant Secretary	James A. Hayes

**PUBLIC
COMMENTS**

There were no public comments.

**FINANCIAL
MATTERS**

Resolution Terminating Project Fund: Mr. Schultz confirmed for the Board that he would verify with UMB Bank whether a resolution was necessary. The Board approved a Resolution Terminating the Project Fund, if required by UMB Bank.

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LEGAL MATTERS

Resolution No. 2023-06-02, Resolution Adopting Design and Landscape Guidelines: The Board deferred discussion.

Resolution No. 2023-06-03, Resolution Adopting Policies and Procedures Governing the Enforcement of Covenant and Restrictions: The Board deferred discussion.

Resolution No. 2023-06-04; Resolution Regarding the Imposition of District Fees: The Board entered into discussion regarding Resolution No. 2023-06-04; Resolution Regarding the Imposition of District Fees.

Following review and discussion between the Board and the Fee Committee, including research and work completed to date to determine a fee necessary to cover anticipated annual operating shortfall, Director Marhsall requested further review by the working group. Following discussion, the Board determined to continue the discussion and meeting to a later date.

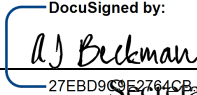
OTHER BUSINESS

There was no other business to discuss at this time.

CONTINUANCE

Following discussion and review, upon a motion duly made by Director Wyszynski, seconded by Director Vitella and, upon vote unanimously carried, the Board of Directors continued the meeting until June 29, 2023, at 1:00 p.m.

Respectfully submitted,

By  Secretary for the Meeting

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