

MUEGGE FARMS METROPOLITAN DISTRICT NO. 1

c/o Public Alliance
405 Urban Street, #310
Lakewood, CO 80228
720-213-6621

<https://mueggefarmsmd1.com>

NOTICE OF SPECIAL MEETING AND AGENDA

DATE:	Wednesday, June 12, 2024
TIME:	1:30 p.m.
LOCATION:	Virtual via ZOOM
ACCESS:	<p style="text-align: center;">The meeting can be joined through the directions below: Join Zoom Meeting https://us02web.zoom.us/j/7636703470 Meeting ID: 763 670 3470 To Join by phone: Call In: 1 720 707 2699 Meeting ID: 763 670 3470 Participant Code: press #</p>

<u>Board of Directors</u>	<u>Office</u>	<u>Term Expires</u>
James E. Marshall	President	May 2025
John P. Vitella	Treasurer	May 2025
Brandon S. Wyszynski	Assistant Secretary	May 2027
Randy Bauer	Assistant Secretary	May 2027
VACANT		May 2025

I. ADMINISTRATIVE MATTERS

- A. Confirm quorum and present disclosures of potential conflicts of interest.

- B. Approve Agenda, confirm location of the meeting and posting of meeting notices.

- C. Discuss vacancy on the Board; Consider appointment of eligible elector.

II. CONSENT AGENDA

- A. Approve the Minutes of the March 20, 2024 Special Meeting (enclosure).
-

III. PUBLIC COMMENT. Members of the public may express their views to the Board on matters that affect the District that are not otherwise listed on the agenda as Public Hearings. Comments will be limited to three (3) minutes per person.

IV. FINANCIAL MATTERS

- A. Review and consider ratification and/or approval of claims (enclosure).
-
- B. Review and consider acceptance of unaudited financial statements (to be distributed).
-
- C. Consider approval of draft 2023 Audit (enclosure) and approval of execution of Representations Letter.
-
- D. Discuss increasing fees and review operation costs.
-
- E. Consider setting the date for a Public Hearing to adopt the 2025 Budget for October 17, 2024, at 9:00 a.m., to be held via Zoom Meeting.
-
- F. Discuss status of repayment to Clayton Properties Group II, Inc. or Clayton Properties Group, Inc. (“Clayton”) and/or MGV Investments, LLC (“MGV”) pursuant to the Facilities Acquisition and Reimbursement Agreement between the District, Clayton, and MGV, with revenue received under the Cost Sharing Agreement between the District and Muegge Farms Metropolitan District No. 2.
-

V. OPERATIONS AND MAINTENANCE MATTERS

- A. Design Review Committee Report.
-
- B. Discuss Covenant Enforcement Matters.
-
- C. Other.
-

VI. CONSTRUCTION AND CAPITAL MATTERS

A. Discuss status of construction, including detention pond construction.

B. Other.

VII. LEGAL MATTERS

A. Discuss status of the following:

1. First Amendment to District No. 1 Facilities Acquisition and Reimbursement Agreement between the District, Clayton Properties Group, Inc., and MGV Investments, LLC (enclosure).

2. Termination of the Amended and Restated Multiple-Year Operation Funding Agreement between the District and Clayton Properties Group II, Inc. (enclosure).

3. Multiple-Year Operation Funding Agreement between the District and Clayton Properties Group, Inc. to legal matters (enclosure).

B. Other.

VIII. OTHER BUSINESS

A. Other.

IX. ADJOURNMENT

The next regular meeting is scheduled for October 17, 2024.