

THE RIVER MILE METROPOLITAN DISTRICT NOS. 1 – 3

450 E. 17th Avenue, Suite 400

Denver, Colorado 80203

Tel: (303) 592-4380

<https://rivermilemetropolitandistricts.specialdistrict.net/>

NOTICE OF A SPECIAL MEETING AND AGENDA

Board of Directors:

Matt Mahoney
Keirstin Beck
Mark Donahue
Marc Perusse
Bruce Glazer

Office:

President
Secretary
Treasurer
Assistant Secretary
Assistant Secretary

Term/Expiration:

2027/May 2027
2027/May 2027
2025/May 2025
2025/May 2025
2025/May 2025

DATE: November 7, 2024

TIME: 1:00 P.M.

LOCATION: ZOOM

THIS MEETING WILL BE HELD BY VIDEO/TELEPHONIC MEANS:

Join Zoom Meeting

<https://us02web.zoom.us/j/86783517720?pwd=MkZtbkZlOWlEYTA2a1dDYnN6NGlnZz09>

Meeting ID: 867 8351 7720

Passcode: 815484

Dial In: 1-719-359-4580

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 notice.
- C. Public Comment. Members of the public may express their views to the Board on matters that affect the District. Comments will be limited to three (3) minutes.
- D. Review and consider approval of the March 27, 2024 regular meeting minutes (enclosure).
- E. Discuss business to be conducted in 2025 and location (virtual and/or physical) of meetings. Schedule regular meeting dates and consider adoption of Resolution Establishing Regular Meeting Dates, Time, and Location, and Designating Location for Posting of 24-Hour Notices (enclosure).
- F. Discuss District insurance and authorize renewal of District's insurance and Special District Association (SDA) membership for 2025.

G. Website Accessibility Discussion

1. Discuss and consider proposals from Streamline Software, Inc. and A360 Enterprises, LLC (dba Allyant) related to website accessibility matters.
2. Establish Website Accessibility Committee to make final determinations regarding engagement and/or termination of service providers, if necessary.

II. FINANCIAL MATTERS

- A. **District Nos. 1 and 2** – Ratify approval of the 2023 Audit and ratify execution of the Representations Letter (enclosures).
- B. Review and discuss unaudited financial statements and schedule of cash position through the period ending September 30, 2024 (enclosures).
- C. **District No. 1** - Review and ratify / approve the payment of claims (enclosures).
- D. **District No. 1** - Discuss timing of potential debt issuance.
- E. Conduct Public Hearing on the 2024 Budget Amendment and consider adoption of Resolution Amending the 2024 Budget (enclosure).
- F. Conduct Public Hearing on the proposed 2025 Budget and consider adoption of Resolution to Adopt Budget and to Appropriate Sums of Money and Resolution to Set Mill Levies (enclosures – Preliminary AV, draft budget and Resolutions).
- G. **District Nos. 2 and 3** -Discuss and consider adoption of Resolution Authorizing Adjustment of the District Mill Levy in Accordance with the Service Plan, if necessary.
- H. Authorize District Accountant to prepare and sign the DLG-70 Certification of Tax Levies form and Mill Levy Public Information form (“Certification”), and direct District Accountant to file the Certification with the Board of County Commissioners and other interested parties.
- I. **District Nos. 1 and 2** - Consider the engagement of Wipfli, LLP to perform the 2024 Audit for an amount not to exceed \$13,200.
- J. **District No. 3** - Consider the appointment of CliftonLarsonAllen LLP to prepare and file the 2024 Application for Exemption from Audit.
- K. Review and consider approval of Special Districts Preparation Statement of Work with CliftonLarsonAllen LLP for 2025 Accounting Services and consider appointment of CliftonLarsonAllen LLP to prepare the 2026 budget (enclosure).

III. LEGAL MATERS

- A. **District Nos. 1 and 2** - Discuss status of contingencies in Loan Agreement between The River Mile Metropolitan District No. 1 and Compass Mortgage Corporation and requirements relative to the Order for Inclusion of approximately 45 acres of property into the boundaries of The River Mile Metropolitan District No. 2.
- B. **District No. 1** – Discuss and consider approval of Sixth Amendment to Facilities Funding and Acquisition Agreement by and between The River Mile Metropolitan District No. 1 and KSE Elitch Gardens / Revesco / Second City, LLLP (enclosure).
- C. Discuss May 6, 2025 Regular Director Election and consider adoption of Resolution Calling May 6, 2025 Election for Directors, appointing Designated Election Official (“DEO”) and authorizing the DEO to perform all tasks required for the conduct of a mail ballot election. Self-Nomination Forms are due by February 28, 2025. Discuss the need for ballot issues and/or questions (enclosure).
- D. Discuss requirements of Section 32-1-809, C.R.S., and direct staff regarding compliance for 2025 (District Transparency Notice).

IV. CONSTRUCTION MATTERS

- A. South Platte River Restoration Project
 - 1. **District No. 1** - Discuss status and timing of Project, construction and permitting.
 - 2. **District No. 1** – Discuss status of matters related to utility infrastructure relocation / Franchise Agreement
 - 3. **District No. 1** – Discuss and consider approval of City and County of Denver Access License Agreement by and between the City and County of Denver and The River Mile Metropolitan District No. 1.
 - 4. **District No. 1** - Authorize any necessary actions in conjunction with the South Platte River Restoration Project.
- B. On-Site Construction Project
 - 1. **District No. 1** - Discuss status of On-Site Construction Project.
- C. **District No. 1** – Discuss status of Service Agreement for Project Management Services between The River Mile Metropolitan District No. 1 and The River Mile Development Company, LLC.

IV. OTHER BUSINESS

- A. Discuss and consider cancellation of December 25, 2024 regular Board meeting.

ADJOURNMENT

The next regular scheduled meeting is December 25, 2024 at 10:00 a.m. via Zoom.