

STC METROPOLITAN DISTRICT NO. 2

141 Union Boulevard, Suite 150
Lakewood, Colorado 80228-1898
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<https://stcmd1-3.colorado.gov/>

NOTICE OF SPECIAL MEETING AND AGENDA

<u>Board of Directors:</u>	<u>Office:</u>	<u>Term/Expires:</u>
James A. Brzostowicz	President	2027/May 2027
Terry Willis	Treasurer	2027/May 2027
VACANT		2027/May 2025
VACANT		2025/May 2025
VACANT		2025/May 2025

Peggy Ripko Secretary

DATE: March 11, 2024 (Monday)

TIME: 9:00 A.M.

LOCATION: Zoom Meeting

Join Zoom Meeting

<https://us02web.zoom.us/j/86267550643?pwd=V3RnRGRtWkRyUjZZc1VMWTJFZjFHdz09>

Phone Number: 1 (719) 359-4580

Meeting ID: 862 6755 0643

Passcode: 987572

Please email Peggy Ripko if there are any issues (pripko@sdmsi.com).

I. ADMINISTRATIVE MATTERS

A. Call to Order/Confirm Quorum. Present Disclosures of Potential Conflicts of Interest.

B. Approve Agenda; confirm location of the meeting and posting of meeting notice.

C. Approve Minutes of the February 13, 2024 Special Meeting (enclosure).

II. PUBLIC COMMENTS

A. _____

III. FINANCIAL MATTERS

- A. Review and ratify approval of payment of claims for the following period (enclosure):

Fund	Period Ending Oct. 31, 2023	Period Ending Nov. 30, 2023	Period Ending Dec. 31, 2023
General	\$ 43,771.41	\$ 45,859.64	\$ 35,793.17
Debt	\$ -0-	\$ -0-	\$ -0-
Capital	\$ 8,137.46	\$ 4,248.75	\$ 4,372.50
Payroll	\$ -0-	\$ 369.40	\$ 369.40
Total	\$ 51,908.87	\$ 50,477.79	\$ 40,535.07

Fund	Period Ending Jan. 31, 2024	Period Ending Feb. 29, 2024
General	\$ 28,484.09	\$ 50,922.85
Debt	\$ 9,500.00	\$ -0-
Capital	\$ 3,217.50	\$ -0-
Payroll	\$ -0-	\$ 92.35
Total	\$ 41,201.59	\$ 51,015.20

IV. LEGAL MATTERS

- A. Consider Approval of Third Amendment to Facilities Acquisition and Reimbursement Agreement (FARA) and Authorization to Proceed to Closing (enclosure).

- B. Consider Approval Items Relating to Junior Limited Tax General Obligation Bond, Series 2020C in the Total Aggregate Principal Amount of up to \$16,215,000 and Taxable Junior Limited Tax General Obligation Bond, Series 2020D in the Total Aggregate Principal Amount of up to \$18,958,000.

1. Consider Approval of a Resolution Approving amendments to the Indenture of Trust (Junior) dated as of December 1, 2020 Relating to Junior Limited Tax General Obligation Bond, Series 2020C in the Total Aggregate Principal Amount of up to \$16,215,000 and Taxable Junior Limited Tax General Obligation Bond, Series 2020D in the Total Aggregate Principal Amount of up to \$18,958,000 and taking such other actions as may come before the Board.

2. Consider Approval of Resolution of the Board Approving Advances Under the District's Junior Limited Tax General Obligation Bond, Series 2020C.

3. Consider Approval of Resolution of the Board Approving Advances Under the District's Junior Limited Tax General Obligation Bond, Series 2020D.
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4. Other.
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- C. Executive session pursuant to Sections 24-6-402(4)(b) and/or 24-6-402(4)(e), C.R.S. for the purpose of receiving legal advice on specific legal questions and/or determining positions relative to matters that may be subject to negotiations; developing strategy for negotiations; and instructing negotiators regarding Reimbursements and Conveyances Pursuant to Facilities Acquisition and Reimbursement Agreement (FARA) and/or the District's Junior Limited Tax General Obligation Bond, Series 2020C in the Total Aggregate Principal Amount of up to \$16,215,000 and Taxable Junior Limited Tax General Obligation Bond, Series 2020D (if necessary).
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V. OPERATIONS AND MAINTENANCE

- A. Review and consider approval of a proposal from ManageMowed Boulder to re-trench conduit into site lighting panel and re-pull wire to site panel (enclosure).
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- B. Review snow removal rates and consider approval of a service agreement from Neighborhood Lawn Care INC. for snow clearing services (enclosure).
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- C. Discuss and consider rescinding the snow removal agreement with ManagedMowed Boulder.
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VI. CAPITAL PROJECTS

- A. Review and consider acceptance of improvement costs in the amount of \$426,579.46, under Final Engineers Report and Certification #105 prepared by Ranger Engineering, LLC, dated February 26, 2024 (enclosure).
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- B. Review and consider acceptance of improvement costs in the amount of \$25,278.36, under UMB Account Closeout Engineer's Report and Certification #02 prepared by Ranger Engineering, LLC, dated February 26, 2024 (enclosure).
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VII. DEVELOPER UPDATE

A. Status of Development.

B. Status of any Necessary Inclusions.

C. Status of Conveyance of Facilities.

VIII. COVENANTS

A.

IX. OTHER MATTERS

A.

X. ADJOURNMENT **THE NEXT REGULAR MEETING IS SCHEDULED FOR
NOVEMBER 6, 2024.**