

**BROADWAY PARK NORTH  
METROPOLITAN DISTRICT NOS. 1, 2 AND 3**

450 E. 17<sup>th</sup> Avenue, Suite 400

Denver, CO 80203

Phone: 303-592-4380

<https://www.broadwayparkmd.com>

**NOTICE OF REGULAR MEETING AND AGENDA**

| <b><u>Board of Directors<br/>District Nos. 1 and 2</u></b> | <b><u>Board of Directors<br/>District No. 3</u></b> | <b><u>Office</u></b> | <b><u>Term Expires</u></b> |
|--|---|----------------------|----------------------------|
| Daniel Cohen   | Daniel Cohen  | President            | May, 2023                  |
| Chris Waggett  | Chris Waggett                                       | Secretary            | May, 2023                  |
| Donna Chan   | Donna Chan  | Treasurer            | May, 2025                  |
| James Frank  | James Frank   | Assistant Secretary  | May, 2025                  |
| Warren Cohen   | Vacancy   | Assistant Secretary  | May, 2025                  |

**DATE:**            November 3, 2022

**TIME:**            9:00 a.m.

**LOCATION:**        VIA ZOOM

You can attend the meeting in any of the following ways:

1. To attend via Zoom Videoconference, use the following link:

<https://zoom.us/j/94132022749?pwd=aVFVSlhCRWE2djJ5S3pFekkvR1FxQT09>

2. To attend via telephone, dial 1-669-900-6833 and enter the following additional information:

Meeting ID: 941 3202 2749

Passcode: 726378

**I. ADMINISTRATIVE MATTERS**

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

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B. Approve agenda; confirm location of meeting and posting of meeting notices.

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C. Public comment.

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- D. Review and consider approval of September 19, 2022 special meeting minutes (enclosures).
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- E. Discuss business to be conducted in 2023 and location (**virtual and/or physical**) of meetings. Schedule regular meeting dates and consider adoption of Resolutions Establishing Regular Meeting Dates, Time, and Location, and Designating Posting Location for 24-Hour Notices (enclosure). [suggested dates are July 24, 2023 and November 2, 2023 at 9:00 a.m.]
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- F. Discuss and authorize renewal of District’s insurance, including workers’ compensation coverage, and Special District Association (“SDA”) memberships.
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## II. FINANCIAL MATTERS

- A. **District No. 1** – Review and consider approval and/or ratify approval of the payment of claims (enclosure).
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- B. Discuss negotiations with the City and County of Denver regarding retention of revenues generated from Regional Mill Levy.
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- C. Ratify appointment of CliftonLarsonAllen LLP to prepare the 2023 Budgets.
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- D. Conduct Public Hearings to consider Amendments to 2022 Budgets and consider adoption of Resolutions Amending the 2022 Budgets, (enclosure – District No. 3 Resolution to Amend Budget).
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- E. Conduct Public Hearings on the proposed 2023 Budgets and consider adoption of Resolutions to Adopt the 2023 Budget and Appropriate Sums of Money and Resolutions to Set Mill Levies (enclosures – preliminary Avs and Resolutions).
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- F. **District No. 2** – Discuss and consider adoption of Resolution Authorizing Adjustment of the District Mill Levy in Accordance with the Service Plan (enclosure).
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- G. Authorize District Accountant to prepare, and appoint Board Member to sign, the DLG-70 Certification of Tax Levies forms (“Certifications”). Direct District Accountant to file the Certifications with the Board of County Commissioners and other interested parties.
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- H. Review and consider approval of Statements of Work with CliftonLarsonAllen LLP for 2023 Accounting Services (enclosures) and appoint CliftonLarsonAllen LLP to prepare the 2024 budgets.
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- I. **District No. 3** – Consider the appointment of CliftonLarsonAllen LLP to prepare and file the 2022 Audit Exemption Application.
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- J. **District Nos. 1 and 2** – Consider the engagement of Schilling & Company, Inc. to perform the 2022 Audits in the amounts of \$5,100 and \$4,400, respectively.
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**III. CAPITAL IMPROVEMENTS / OPERATIONS & MAINTENANCE**

- A. **District No. 1** - Discuss status of Public Improvements to support Price and AMLI developments.
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- B. **District No. 1** – Discuss 2023 Plaza Maintenance and consider approval of Change Order No. 3 to Service Agreement for Alameda Station Transit Plaza Maintenance between District No. 1 and CFPM, LLC, if necessary.
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- C. **District No. 1** - Discuss Rules and Regulations for Bayer Square.
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- D. **District No. 1** – Discuss and ratify approval of the Agreement with Comcast Business Communications, LLC for internet service for Bayer Square (enclosure).
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- E. **District No. 1** – Discuss District services for 2023 and consider approval of necessary service agreements for related services.
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**IV. LEGAL MATTERS**

- A. Discuss and consider approval of Lease Agreement from BMP Northwest LLC to District No. 1 and authorize necessary actions in connection therewith.
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- B. Discuss requirements of Section 32-1-809, C.R.S., (District Transparency Notice) and direct staff regarding compliance for 2022 (post on SDA and Districts’ website).
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- C. Discuss May 2, 2023 Regular Director Elections and consider adoption of Resolutions Calling May 2, 2023 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 24, 2023 (enclosures). Discuss the need for ballot issues and/or questions.
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**V. OTHER BUSINESS**

- A. Acknowledge Annual Meeting Notice pursuant to the Service Plans.
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**VI. ADJOURNMENT**

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**There are no more regular meetings scheduled for 2022.**