

**PUBLIC NOTICE OF SPECIAL MEETINGS OF THE
BOARDS OF DIRECTORS OF THE
BROADWAY PARK NORTH METROPOLITAN DISTRICT NOS. 1 AND 2**

PUBLIC NOTICE IS HEREBY GIVEN that special meetings of the Boards of Directors of the Broadway Park North Metropolitan District Nos. 1 and 2 (the “Districts”) of the City and County of Denver, Colorado, will be held on Monday, September 20, 2021, at 9:00 a.m. at the offices of D4 Urban LLC, 595 South Broadway, Suite 200, Denver, Colorado 80209 and via telephone at: **1-888-875-1833, passcode 619715.**

DUE TO CONCERNS REGARDING THE SPREAD OF THE CORONAVIRUS (COVID-19) AND THE BENEFITS TO THE CONTROL OF THE SPREAD OF THE VIRUS BY LIMITING IN-PERSON CONTACT, PUBLIC PARTICIPATION IS ENCOURAGED VIA CONFERENCE CALL.

At such meeting, the Boards shall conduct the regular business of the Districts and any other business which may come before the Boards. All meetings shall be open to the public.

IN WITNESS THEREOF, this notice is given and duly posted pursuant to statute.

BROADWAY PARK NORTH
METROPOLITAN DISTRICT NOS. 1 AND 2

By: /s/ Chris Waggett
Secretary of the Districts

BROADWAY PARK NORTH METROPOLITAN DISTRICT NOS. 1 AND 2

450 E. 17th Avenue, Suite 400

Denver, CO 80203

Phone: 303-592-4380

<https://www.broadwayparkmd.com>

NOTICE OF SPECIAL MEETING AND AGENDA

DATE: September 20, 2021
TIME: 9:00 a.m.
LOCATION: D4 Urban LLC
595 S. Broadway, Suite 200
Denver, CO 80209
CONFERENCE CALL ACCESS: **1-888-875-1833 – Guest Code 619715**

<u>Board of Directors</u>	<u>Office</u>	<u>Term Expires</u>
Daniel Cohen	President	May, 2023
Chris Waggett	Secretary	May, 2023
Donna Chan	Treasurer	May, 2022
James Frank	Assistant Secretary	May, 2022
Warren Cohen	Assistant Secretary	May, 2022

I. ADMINISTRATIVE MATTERS

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

B. Approve agenda; confirm location of meeting, posting of meeting notices and designate 24-hour posting locations.

C. Public comment.

D. Review and consider approval of November 2, 2020 special meeting minutes and November 11, 2020 continued meeting minutes (enclosures).

II. FINANCIAL MATTERS

- A. Review and consider approval and/or ratify approval of the payment of claims (enclosure).
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- B. Conduct Public Hearings to consider Amendments to 2020 Budgets and consider adoption of Resolutions Amending the 2020 Budgets, if necessary.
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- C. Review and consider approval of 2020 Audits and authorize execution of Representations Letters (to be distributed).
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- D. Review Engineer's Report and Verification of Costs Associated with PPF AMLI Broadway Park, LLC Horizontal Work dated September 2, 2021 prepared by Schedio Group, LLC, consider acceptance of verified costs under report, and authorize reimbursement pursuant to Facilities Funding and Acquisition Agreement (to be distributed)
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- E. Review Engineer's Report and Verification of Costs Associated with PDG Denver Design LLC Horizontal Work dated September 2, 2021 prepared by Schedio Group, LLC, consider acceptance of verified costs under report, and authorize reimbursement pursuant to Facilities Funding and Acquisition Agreement (to be distributed).
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- F. Review Engineer's Report and Verification of Costs Associated with BMP Northwest LLC work dated September 20, 2021 prepared by Schedio Group, LLC, consider acceptance of verified costs under report, and authorize reimbursement pursuant to Facilities Funding and Acquisition Agreement, as amended (to be distributed).
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- G. Authorize and approve requisitions of funds pursuant to the Limited Tax General Obligation Refunding and Improvement Bonds, Series 2020 and authorize necessary actions in conjunction therewith. **[District No. 2]**
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III. CAPITAL IMPROVEMENTS / OPERATONS & MAINTENANCE

A. **District No. 1** - Report on status of Alameda Transit Plaza Art Installation.

B. **District No. 1** - Ratify approval of Artwork Reproduction Rights License Agreement between District No. 1 and Clark Richert (enclosure).

C. **District No. 1** - Discuss status of Public Improvements to support Price and AMLI developments.

D. **District No. 1** - Discuss Rules and Regulations for Mercado Plaza.

IV. LEGAL MATTERS

A. **District No. 1** - Ratify approval of Second Amendment to Facilities Funding and Acquisition Agreement between District No. 1 and BMP Northwest LLC (enclosure).

B. **District No. 1** – Discuss and consider approval of Agreement for Services – Civil Engineering Review of Authorized Expenditures – between District No. 1 and Martin/Martin, Inc. (to be distributed).

C. **District No. 1** – Review and ratify application for Emblem Encroachment Permit and Indemnification Letter to the City and County of Denver (enclosure).

V. OTHER BUSINESS

A. Discuss 2022 budget meeting scheduled for October 20, 2021.

VI. ADJOURNMENT

The next regular meeting is scheduled for October 20, 2021 at 1:00 p.m.