RECORD OF PROCEEDING

MINUTES OF A SPECIAL MEETING OF THE BOARD OF DIRECTORS OF:

MILE HIGH BUSINESS CENTER METROPOLITAN DISTRICT

HELD THURSDAY, OCTOBER 17, 2024, at 3:00 P.M.

ADMINISTRATIVE ITEMS

The special meeting of the Board of Directors of the Mile High Business Center Metropolitan District, Denver County, Colorado was called to order and held, as shown in accordance with the laws of the State of Colorado. The following Directors confirmed their qualifications to serve on the Board:

Thomas Stahl, President
James Sheehan, Secretary/Treasurer

Also, present were Dianne Miller, Sonja Steele, and Rhonda Bilek of Miller Law pllc; Aly Roland of CliftonLarsonAllen, LLP; and Brad Calbert of Colliers International;

CALL TO ORDER

Ms. Miller noted that a quorum of the Board was present, and the Directors confirmed their qualification to serve, meeting was called to order at 3:05 p.m.

DISCLOSURE MATTERS

Ms. Miller advised the Board that, pursuant to Colorado law, certain disclosures might be required prior to taking official action at the meeting. The Board reviewed the agenda for the meeting, following which each Board member confirmed the contents of written disclosures previously made, stating the fact and summary nature of any matters, as required under Colorado law, to permit official action to be taken at the meeting. Additionally, the Board determined that the participation of the members present was necessary to obtain quorum or otherwise enable the Board to act.

Director Stahl disclosed his interest in a contract to acquire an interest in a parcel of land within the District. These disclosures are associated with approval of items on the agenda that may affect Director Stahl's interests.

Director Sheehan disclosed his interest in a contract to acquire an interest in a parcel of land within the District. These disclosures are associated with approval of items on the agenda that may affect Director Sheehan's interests.

Written disclosures of the interests of all the directors were filed with the Secretary of State prior to the meeting.

APPROVAL OF MINUTES

The minutes for the July 25, 2024, board meeting was reviewed by the Board. Upon a motion by Director Stahl and second by Director Sheehan, the Board unanimously approved the minutes as presented.

PUBLIC COMMENT

No public in attendance.

PUBLIC HEARING

1. **To Consider Approval of the 2024 Amended Budget and 2025 Proposed Budget:** Ms. Miller noted that notice of the public hearing was posted on the District's website and otherwise published in accordance with Colorado law. Mr. Stahl opened the public hearing, there being no public attending, the public hearing was closed.

   Ms. Roland presented the 2025 proposed budget to the Board and there will be no 2024 Budget Amendment. Discussion and questions from the Board on the prepayment of bonds of $250,000 if included in the 2025 Budget and Ms. Roland confirmed that the amount is included in the Budget. The District has collected 100% of property tax. No further comments from the Board. Upon motion of Director Stahl and second by Director Sheehan the Board approved the 2025 budget.

   Director Stahl and Director Sheehan were appointed to a committee, to approve the Final AV to be received from the County Assessor.

FINANCIAL MATTERS

1. **Ratify the Approval of Claims July 25, 2024 – October 11, 2024:** Mr. Ms. Roland reviewed the claim listing with the Board. Upon motion by Director Sheehan and second by Director Stahl, the Board unanimously approved the claim listing.

CONSIDER APPOINTMENT OF NEW DIRECTOR

1. The Board considered the appointment of Mr. Brad Calbert to the Board. Upon Motion by Director Stahl and second by Director Sheehan, the Board unanimously approved the appointment of Mr. Calbert to the Board. Ms. Miller administered Mr. Calbert's Oath of Office.

OTHER BUSINESS

1. Ms. Miller relayed information from her meeting with Aurora reginal Transportation, that the District going forward is to impose a mill levy starting in 2025.

2025 ANNUAL RESOLUTIONS

1. **Consider Approval of 2025 Annual Administrative Resolution:** Ms. Miller presented to the Board with a resolution designating officers' positions to Be Thomas Stahl, President, James Sheehan, Secretary/Treasurer, and Brad Calbert Assistant Secretary for the District and establishing director compensation, regular meeting dates, notice provisions and other administrative matters. Upon motion of Director Stahl the Board unanimously approved the 2025 Annual Administrative Resolution and second by Director Sheehan the Board unanimously approved the 2025 Annual Administrative Resolution.
2. **Consider Approval of Resolution Waiving Workers' Compensation Insurance for 2025:** Ms. Miller presented to the Board with a resolution waiving workers' compensation insurance for 2025 and noted the cost saving of the District. Upon Motion of Director Stahl and seconded by Director Sheehan the Board unanimously approved the Resolution Waiving Workers' Compensation Insurance for 2025.
3. **Consider Approval of Resolution Calling an Election for May 6, 2025:** Ms. Miller presented to the Board that Director Stahl, Director Sheehan, and New Appointee Mr. Calbert will be re-elected for four-year terms once their Self Nomination Forms are received and will cancel the election being there are interested voters are on the ballot. Upon motion by Director Stahl and second by Director Sheehan, the Board unanimously approved the Resolution Calling an Election for May 6, 2025

AGREEMENTS

1. **Review and Consider the Statement of Work Agreement (SOW) and Master Service Agreement (MSA) between CliftonLarsonAllen LLC and Mile High Business Center Metropolitan District:** Ms. Miller reviewed the agreements and noted no issues and if the Board had any questions. The Board discussed with counsel Ms. Miller the agreements to be sound and Ms. Miller advised the agreements to have been approved by her. There being no further discussion or questions upon motion by Director Stahl and second by Director Sheehan, the Board unanimously approved the SOW and MSA agreements with CliftonLarsonAllen LLC.

ADJOURNMENT

There being no further business to come before the Board, upon motion by Director Sheehan and second by Director Sheehan, the Board adjourned the meeting at 3:27 p.m.

Signed by:
James Sheehan
3E1D1D5F996048A...

Secretary for the District