

**SECOND CREEK FARM METROPOLITAN DISTRICT NO. 4**

450 E. 17<sup>th</sup> Avenue, Suite 400  
Denver, Colorado 80203  
Tel: (303) 592-4380

<https://secondcreekfarmmd.colorado.gov/>

NOTICE OF A REGULAR MEETING AND AGENDA

<u>Board of Directors:</u>	<u>Office:</u>	<u>Term/Expiration:</u>
Joel H. Farkas	President	2027/May 2027
Toni Serra	Treasurer	2027/May 2027
Davinder Sandhu	Assistant Secretary	2025/May 2025
Vacant		2025/May 2025
Vacant		2025/May 2025
Jennifer S. Henry	Secretary	

DATE: November 11, 2024  
 TIME: 3:00 P.M.  
 LOCATION: McGeady Becher Cortese Williams P.C.  
 450 E. 17<sup>th</sup> Avenue, Suite 400  
 Denver, CO 80203

AND VIA: Conference Call: **1-720-931-2463; code: 2463**

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. Discuss vacancies on the Board of Directors and consider the appointment of District eligible electors to the Board of Directors.
- D. Consider the appointment of Officers:
  - President: \_\_\_\_\_
  - Secretary: \_\_\_\_\_
  - Treasurer: \_\_\_\_\_
  - Assistant Secretary: \_\_\_\_\_
  - Assistant Secretary: \_\_\_\_\_
- E. 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.

- F. Review and consider approval of the October 21, 2024 meeting minutes (enclosure).
- G. 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). [Suggested dates are July 14, 2025 and November 10, 2025, at 3:00 p.m. via Zoom]
- H. Insurance Discussion
  - 1. Cyber Security and Increased Crime Coverage.
  - 2. Establish Insurance Committee to make final determinations regarding insurance, if necessary.
  - 3. Authorize renewal of District’s insurance and Special District Association (SDA) membership for 2025
- I. Website Accessibility Discussion (current website is with SIPA)
  - 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. Review and discuss unaudited financial statements and schedule of cash position through the period ending September 30, 2024 (enclosure).
- B. Conduct Public Hearing on the 2024 Budget Amendment and consider adoption of Resolution Amending the 2024 Budget (enclosure).
- C. 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).
- D. Discuss and consider adoption of Resolution Authorizing Adjustment of the District Mill Levy in Accordance with the Service Plan, if necessary.
- E. 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.

- F. Consider the engagement of Fiscal Focus Partners, LLC to perform the 2024 Audit and/or consider the appointment of the District Accountant to prepare and file the 2024 Application for Exemption from Audit.
- G. Review and consider approval of Special Districts Preparation Statement of Work (SOW) between the District and CliftonLarsonAllen LLP (“CLA”) for 2025 Accounting Services and consider appointment of CLA to prepare the 2026 budget (enclosure).
- H. Discuss Senior Cash Flow Bonds, Series 2024.
  - 1. Discuss and consider adoption of a resolution authorizing the District to issue its Senior Cash Flow Bonds, Series 2024, in a maximum aggregate principal amount of up to \$2,500,000 and, in connection therewith, approving the forms of an indenture of trust, a bond purchase agreement, and other related documents; authorizing the execution and delivery thereof and performance by the District thereunder; authorizing incidental actions; and repealing prior inconsistent actions.

### III. LEGAL MATERS

- A. Discuss and consider approval of Facilities Funding and Acquisition Agreement between Second Creek Farm Metropolitan District No. 4 and 96<sup>th</sup> and Tower Road, LLC.
- B. 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).
- C. Discuss requirements of Section 32-1-809, C.R.S., and direct staff regarding compliance for 2025 (District Transparency Notice).

### IV. OTHER BUSINESS

#### ADJOURNMENT

**There are no more regular meetings scheduled in 2024.**