

SUNSET PARKS METROPOLITAN DISTRICT

SPECIAL MEETING (via teleconference)

Thursday, September 5, 2024 at 9:00 a.m.

<https://sunsetparksmd.com/meetings.php>

Kent Pedersen, President	Term to May 2027
Debra Hessler, Secretary/Treasurer	Term to May 2027
Jennifer Thornbloom, Assistant Secretary	Term to May 2027
Jonathan Beckwitt, Assistant Secretary	Term to May 2025
Alexander Ray, Assistant Secretary	Term to May 2025

This meeting can be joined via Zoom using the following information:

<https://us06web.zoom.us/j/83996064063?pwd=6MrPjNx2TXgbLq76JCRMx0p98Jn8Ru.1>

Call-in Number: 720-707-2699

Meeting ID: 839 9606 4063

Passcode: 440336

NOTICE OF SPECIAL MEETING AND AGENDA

1. Call to Order
2. Declaration of Quorum/ Director Conflict of Interest Disclosures
3. Approval of Agenda
4. Ratification of Engagement of White Bear Ankele Tanaka & Waldron as General Counsel
5. 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 per person.
6. Legal Matters
 - a. Discuss Infrastructure Acquisition and Reimbursement Agreement with Lennar Colorado, LLC
 - b. Other Legal Matters
7. Bond Matters
 - a. Discuss 2024 Bond Issuance and Review Schedule of Events
 - b. Consider Approval of Engagement from MuniCap, Inc. as External Financial Advisor
 - c. Consider Approval of Engagement Letter between the District and Ballard Spahr LLP as Bond Counsel
 - d. Consider Approval of the Engagement Letter between the District and D.A. Davidson & Co. as Underwriter
 - e. Consider Approval of the Special Bond Fee Disclosure Letter between the District and White Bear Ankele Tanaka & Waldron
 - f. Review and Consider Approval and Ratification of Engagement Letter with Zonda Advisory for Market Study
 - g. Review and Consider Approval of the Engagement Letter from CliftonLarsonAllen, LLP for Cash Flow Analysis

- h. Consider Approval of Engagement from King & Associates for Cash Appreciation Analysis
 - i. Other Bond Matters
- 8. Financial Matters
 - a. Other Financial Matters
- 9. Other Business
- 10. Adjourn