

NOTICE AND AGENDA
SPECIAL MEETING OF THE BOARD OF DIRECTORS OF THE
TAFT RIDGE METROPOLITAN DISTRICT NOS. 1-4

NOTICE IS HEREBY GIVEN that the Boards of Directors (the “Boards”) of the Taft Ridge Metropolitan District Nos. 1-4 (the “Districts”), of the City of Loveland, Larimer County, Colorado, will hold a special meeting at 10:00 a.m., or as soon as thereafter possible, on Thursday, April 30, 2026, by telephone and video conference, as noted below. This meeting is being held for the purpose of addressing those matters set out in the agenda below as the same may be amended at the meeting and for the purpose of conducting such other business as may properly come before the Board. The meeting is open to the public.

Date: Thursday, April 30, 2026
Time: 10:00 a.m., or as soon thereafter as possible
Meeting ID: 161 350 7655
Meeting Passcode: 063185
Call-In #: 669.254.5252
Zoom Meeting URL: <https://spencerfane.zoomgov.com/j/1613507655?pwd=UBSshwWCjYNg4foxFwkvMHbijZ2MGo.1>;

AGENDA

BOARD OF DIRECTORS

David Duncan, President, (2023-2027)
John Covert, Secretary (2023-2027)
Richard Cate, Secretary (2025-2029)
Vacancy (2025-2027)
Vacancy (2025-2029)

1. Call to Order
2. Consider Approval of the Agenda and Meeting Location
3. Disclosure of Potential Conflicts of Interest
4. Public Comment (limited to three minutes per person)
5. Consider for Approval Minutes of the October 28, 2025 Meeting
6. Financial Items
 - a. Consider Ratification/Approval of Financial Statements and Payment of Claims
 - b. Consider Ratification and Approval of 2025 Audit Exemptions
 - c. Consider Engagement of Marchetti & Weaver, LLC as District Accountant (enclosure)

7. Attorney Items
 - a. Public Hearing re Exclusions of Property from District No. 1, District No. 2, District No. 3, and District No. 4
 - i. Consider Approval of Resolutions from Each District Nos. 1, 2, 3 and 4 Authorizing Exclusions
 - b. Public Hearing re Inclusion of Property into District No. 1, District No. 2, District No. 3, and District No. 4 for updated boundaries
 - i. Consider Approval of Resolutions from Each District Nos. 1, 2, 3 and 4 Authorizing Inclusion
 - c. Consider Approval of Debt Allocation Intergovernmental Agreement (enclosure)
 - d. Consider Approval of Developer Funding and Reimbursement and Advance and Reimbursement Agreement (enclosure)
 - e. Consider Approval of Partial Termination of Facilities Funding and Reimbursement Agreement with regard to District No. 2 and No. 3 (enclosure)
 - f. Consider Approval of Amendment to District Facilities Construction and Service Intergovernmental Agreement with regard to District No. 2 and No. 3 (enclosure)
 - g. Consider Approval of Amendment to Reimbursement Agreement with regard to District No. 2 and No. 3 (Operations) (enclosure)
 - h. Discuss and Consider Developer Contribution Agreement for Hartford Acquisitions LLC and Developer Shortfall Funding Agreement for District No. 2 and No. 3
 - i. Consider Appointment of White Bear Ankele as General Counsel for District Nos. 2 and 3 (enclosures)
 - i. Discuss Transition of Legal Counsel for District Nos. 2 and 3
 - j. Consider Approval of Engagement of Piper Sandler & Co. for Underwriting Services for District No. 2 (enclosure)
 - k. Consider Ratification of Engagement of Taft Stettinius & Hollister LLP as Disclosure Counsel for District No. 2 (enclosure)
 - l. Consider Approval of Agreement for Consulting Services with MuniCap, Inc. as Financial Advisor for District No. 2 (enclosure)
 - m. Consider Approval Agreement with Zonda Advisory for Market Study for District No. 2 (enclosure)
8. Development Update
9. Director Items
10. Other Business
 - a. Acknowledge Resignation of Director from the Boards of District Nos. 2 and 3
 - b. Consider Director Appointments for District Nos. 2 and 3
11. Continuation/Adjournment