

DUS METROPOLITAN DISTRICT NOS. 1, 2 AND 3

450 E. 17th Avenue, Suite 400

Denver, CO 80203

Phone: 303-592-4380

<https://dusmetropolitandistricts.specialdistrict.net/>

NOTICE OF A REGULAR MEETING AND AGENDA

Board of Directors:

Frank Cannon

Amy Cara

Mark Falcone

Vacant

Vacant

Office:

President

Treasurer

Term/Expiration:

2027/May 2027

2027/May 2027

2029/May 2029

2027/May 2029

2027/May 2029

DATE: June 18, 2025

TIME: 8:00 A.M.

LOCATION: ZOOM

Join Zoom Meeting

<https://us02web.zoom.us/j/81538215584?pwd=F6Lv9G36TJK7V2MBDSofeppC5N97O.1>

Meeting ID: 815 3821 5584

Passcode: 173423

Dial In: 1-719-359-4580

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 the vacancies on the Board and consider the appointment of District eligible electors, Jay Lambiotte and Matt Schartz, to the Board. Administer Oaths of Office.
- D. Consider the appointment of Officers:
 - President: _____
 - Secretary: _____
 - Treasurer: _____
 - Assistant Secretary(ies): _____
- 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 April 24, 2025 special meeting minutes.

II. FINANCIAL MATTERS

- A. **District No. 1** – Review, discuss and accept unaudited financial statements and schedule of cash position through the period ending March 31, 2025.
- B. **District No. 1** – Review and ratify / approve the payment of claims.
- C. **District No. 1** – Review and consider approval of the 2024 Audit and authorize execution of the Representations Letter.

III. CAPITAL IMPROVEMENTS

- A. Discuss The Plaza of the Americas (the “Plaza”) urban redesign:
 - 1. Report from Committee regarding status of Bike Station Grant (Directors Falcone and Cara and Matt Schartz).
 - 2. **District No. 1** – Discuss and consider approval of Memorandum of Understanding among DUS Metropolitan District No. 1 (“District No. 1”), Denver Civic Ventures, Inc., and The Bike Hub, Inc. regarding the Plaza redesign.
 - 3. **District No. 1** – Discuss status of Facilities Acquisition Agreement (Plaza Redesign) between District No. 1 and Continuum Property Management Company, LLC.
 - 4. **District No. 1** – Discuss status of Project Management Agreement (Plaza Redesign) between District No. 1 and Continuum Property Management Company, LLC.
 - 5. **District No. 1** – Ratify approval of the Service Agreement for District Engineering Services by and between District No. 1 and The Connexion Group, LLC.

IV. OPERATIONS AND MAINTENANCE MATTERS (**District No. 1 only**)

- A. The Plaza:
 - 1. Discuss status of dog relief area and Dog Relief Area Facilities Acquisition Agreement between Wynkoop Owner, LLC and DUS Metropolitan District No. 1. Authorize necessary actions regarding the same.
 - 2. Update regarding encroachment permit.

3. Report from Art Installation Committee (Matt Schartz and Directors Falcone and Cara).

- a. Discuss activations in the Plaza.

V. OTHER BUSINESS

- A. Confirm quorum for July 16, 2025 special meeting, at 8:00 a.m. via Zoom.

VI. ADJOURNMENT - **The next regular meeting is scheduled for November 19, 2025 at 8:00 a.m. via Zoom.**