RECORD OF PROCEEDINGS

MINUTES OF THE SPECIAL MEETING OF THE BOARD OF DIRECTORS

OF THE

CACHE METROPOLITAN DISTRICT NO. 1

Held: Tuesday, June 30, 2026, at 11:00 a.m., at 1813 61st Avenue, Suite 200, Greeley, CO 80634 and via an online meeting at: https://zoom.us/j/82105115457, Meeting ID: 821 0511 5457, or Dial-In Number: + 1 (719) 359-4580.

Attendance:

A special meeting of the Board of Directors of Cache Metropolitan District No. 1 was called and held as shown in accordance with the statutes of the State of Colorado.

The following Directors were present (*all in person at the physical meeting location*):

Todd Johnson, President
Ed Orr, Treasurer
Sarah Woodland, Secretary
Susie Orr, Assistant Secretary

The following Directors were absent (*absence excused*):

Ryan Woodland, Assistant Secretary

Also present were: AJ Beckman, Public Alliance, LLC; Jennifer Ivey, Esq., Icenogle Seaver Pogue, P.C.; LaMont Harris, CliftonLarsonAllen LLP ("CLA"); Tiffany Leichman, Taft Law; John Kolstoe; Piper Sandler & Co.

Call to Order/Declaration of Quorum:

Mr. Beckman, noting the presence of a quorum, called to order the regular meeting of the Board of Directors (the "Board") of the Cache Metropolitan District No. 1 (the "District") at 11:01 a.m.

Directors Matters/Disclosure Matters:

Ms. Ivey then advised the Board that pursuant to Colorado law, certain disclosures by the Board members may be required prior to taking official action at the meeting. The Board then reviewed the agenda for the meeting, following which each Board member confirmed the contents of any written disclosure previously made, and summarized below which state 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 Board members present was necessary to obtain a quorum or otherwise enable the Board to act.

Ms. Ivey advised that written disclosures of interests were filed with the Secretary of State and the Board at least seventy-two hours prior to the meeting. Such filed written disclosure for the Board members present included:

Director Todd Johnson disclosed his ownership interests of property located in the district and association with Terra Forma Solutions, Inc.

Director Ed Orr disclosed her ownership interests of property located in the district and association with The Cache, LLC.

Director Sarah Woodland disclosed her ownership interests of property located in the district and association with The Cache, LLC.

Director Susie Orr disclosed her ownership interests of property located in the district and association with The Cache, LLC.

The foregoing disclosures may be associated with approval of items on the agenda that may affect the interests of the Board members present.

Approval of/Additions To/ Deletions From the Agenda:

After review and discussion, and upon motion by Director Johnson, second by Director Susie Orr, and unanimous vote, the Board of Directors approved the agenda, as presented, and the absence of Ryan Woodland was excused.

Public Comment:

None.

Approval of Minutes:

May 26, 2026 Regular Meeting Minutes: Following discussion, upon motion by Director Ed Orr, second by Director Johnson, and unanimous vote, the Board approved the minutes of the May 26, 2026 Regular Meeting as presented.

RECORD OF PROCEEDINGS

Legal Matters:

None.

Financial Matters-

Payment of Claims: Mr. Harris reviewed with the Board the payment of claims for the period beginning April 24, 2026 through June 23, 2026.

Following discussion, upon motion by Director Ed Orr, second by Director Johnson, and unanimous vote, the Board ratified approval of the payment of claims, in the amount of $678,481.32.

Schedule of Cash Position: Mr. Harris reviewed with the Board the schedule of cash position as of March 31, 2026 updated as of June 23, 2026.

Following discussion, upon motion by Director Ed Orr, second by Director Johnson, and unanimous vote, the Board accepted the schedule of cash position as of March 31, 2026 updated as of June 23, 2026.

Capital Funds Tracker: Mr. Harris reviewed with the Board the capital funds tracking spreadsheet. No action was taken.

2026 Budget Amendment Hearing: Upon the motion of Director Ed Orr, and second of Director Sarah Woodland, the Board of Directors voted unanimously, and opened the public hearing on the proposed 2026 budget amendment consistent with published notice. Mr. Beckman called for public comments. When there were none, upon the motion of Director Johnson, and second of Director Ed Orr, the Board of Directors voted unanimously, and closed the public hearing.

Mr. Harris reviewed the proposed 2026 Budget Amendment with the Board and Ms. Ivey presented to the Board of Directors a resolution for approval and adoption of the 2026 budget amendment and appropriating funds therefore.

Following discussion and review, upon motion by Director Ed Orr, second of Director Johnson, and unanimous vote, the Board of Directors approved the resolution adopting the 2026 budget amendment and appropriating the funds to the approved budget.

Other: None.

Construction Matters-

Engineer's Certification and Cost Verification Report No. 8 prepared by Ranger Engineering for District Contracted Costs: Following discussion, upon motion by Director Ed Orr, second by Director Johnson, and unanimous vote, the Board approved the Engineer's Certification and Cost Verification Report No. 8 prepared by Ranger Engineering for District Contracted Costs, in the amount of $35,668.43.

Change Order No. 6 to Master Infrastructure and Planning Area A Phase 1 Contract with Crow Creek Construction, LLC and The Cache Development Corp.: Following discussion, upon motion by Director Johnson, second by Director Ed Orr, and unanimous vote, the Board approved Change Order No. 6 to Master Infrastructure and Planning Area A Phase 1 Contract with Crow Creek Construction, LLC and The Cache Development Corp., in the amount of $157,925.94.

Status Update: Director Johnson reported that paving should be completed by next week for Phase II. Dry Utilities will be installed over the next six months. The installation of landscaping improvements is expected to start at the end of July. District fencing is under construction.

Other: None.

Other Business: None.

Adjourn: There being no further business to come before the Board, upon motion of Director Johnson, second of Director Ed Orr, and unanimous vote, the meeting was adjourned.

DocuSigned by:
Sarah Woodland
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Secretary of the Meeting