MINUTES OF THE REGULAR MEETING OF
LEGACY PARK METROPOLOITAN DISTRICT NOS. 1-5

HELD
April 27, 2026

The Boards of Directors of Legacy Park Metropolitan District Nos. 1-5 held a regular meeting, open to the public, at 10:30 a.m., Monday, April 27, 2026.

ATTENDANCE

Directors in Attendance:
Conley Smith - President
Greg Ludlow - Vice President
Dale Bruns - Secretary

Also in Attendance:
Alan Pogue, Alexandra Mejia, Karlie Ogden; Icenogle Seaver Pogue, P.C.
Geol Scheirman, Taylor Tarpley; Cohere Life
Jesse Peckman; Horizon Site Management LLC
Diane Wheeler, Daisey Garcia; Simmons and Wheeler
Don Hinson, Kevin Mulshine; HMS Development

Directors not in Attendance but Excused:
Kenneth Spencer - Treasurer

CALL MEETING TO ORDER

The meeting was called to order at 10:34 a.m. by Mr. Scheirman, noting that a quorum was present. The Directors in attendance confirmed their qualifications to serve.

QUALIFICATION OF BOARD MEMBERS/
OATHS OF OFFICE AND BONDS/
CONFLICT OF INTEREST DISCLOSURE

All Board Members confirmed their qualifications to serve on the Boards. Mr Pogue noted that notices of potential conflicts of interest for all Board Members were filed with the Colorado Secretary of State's office and with the District's Boards. Mr. Pogue advised the Boards that pursuant to Colorado law, certain disclosures by the Board Members might be required prior to taking official action at a meeting. The Boards reviewed the agenda for the meeting, following which each Board Member present confirmed the contents of the written disclosures previously made stating the fact and summary nature of any matters as required under Colorado law to permit official action to be taken at the meeting. All Board Members have disclosed that they have entered into Agreements for the Sale and Purchase of Real Estate with Legacy Park Investors, LLC. Director Bruns disclosed his relationship with land sellers and the Ludlow family, which may provide services to the Districts. Director Ludlow disclosed his ownership interest in Smilin' 11, LLC, which may provide services to the District, and his personal interest in mineral rights. The

Boards determined that the participation of the members present was necessary to obtain a quorum or otherwise enable the Boards to act.

APPROVAL OF AGENDA/CONFIRM MEETING LOCATION/POSTING OF NOTICES

The Boards reviewed the agenda. Upon motion by Director Smith and seconded by Director Bruns, the Boards unanimously approved the agenda as presented. Mr. Scheirman noted that the meeting was being conducted via MS Teams as indicated on the agenda and confirmed that notice providing the time, date and video link information was duly posted in advance of the meeting.

APPROVAL OF CONSENT AGENDA

The Boards reviewed the items on the Consent Agenda. Upon motion by Director Ludlow and seconded by Director Bruns, the Boards unanimously approved the Consent Agenda. These items include:

• Minutes from March 4, 2026, Special Meeting.

PUBLIC COMMENT ON MATTERS NOT ON THE AGENDA

Mr. Scheirman opened the meeting for public comment, no public comment was made and closed the public comment period.

DISTRICT MANAGEMENT ITEMS

Mr. Peckman presented his letter of recommendation regarding the proposal in response to the Legacy Park Metropolitan District No. 2 Request for Proposal, dated March 19, 2026.

Director Ludlow asked about response and Mr. Peckman relayed that was posted to Bidnet and had 2 publications. After review and upon motion by Director Ludlow and seconded by Director Bruns, the Board of District No. 2 unanimously approved the notice of award to WT Excavating and directed legal counsel to finalize the contract.

FINANCIAL MANAGEMENT ITEMS

Ms. Wheeler presented the claims for the period ending April 21, 2026.

After review and upon motion by Director Smith and seconded by Director Bruns, approved the claims as presented, subject to funding.

LEGAL ITEMS

Mr. Pogue presented the plan for establishing an agreement for Legacy Park Public Improvement Authority.

After discuss and upon a motion by Director Ludlow and seconded by Director Smith, approved the Establishment Agreement for the Legacy Park Public Improvement Authority.

Mr. Pogue presented the District service agreement with Basham & Lucas Design Group, Inc.

After discuss and upon a motion by Director Smith and seconded by Director Bruns, approved the District agreement with Basham & Lucas Design Group, Inc., subject to final resolution regarding insurance requirement.

Mr. Peckman and Mr. Pogue presented the request to initiate the contract process for grading contract.

After discuss and upon a motion by Director Bruns and seconded by Director Smith, directed engineering and legal counsel to initiate the contract process for the grading contract.

OTHER ITEMS

Mr. Mulshine briefly discussed the developers are working on a build out budget and are forecasting operations and maintenance cost for when amenities online.

ADJOURNMENT

There being no further business to come before the Boards and upon motion from Director Bruns, the meeting was adjourned at 11:15 a.m.