

**AEROTROPOLIS AREA COORDINATING METROPOLITAN DISTRICT
("DISTRICT")**

8390 East Crescent Parkway, Suite 300

Greenwood Village, CO 80111

Phone: 303-779-5710

<https://www.theaurorahighlandscommunity.org>

NOTICE OF A REGULAR MEETING AND AGENDA

| <u>Board of Directors:</u> | <u>Office:</u> | <u>Term/Expiration:</u> |
|----------------------------|---------------------|-------------------------|
| Matt Hopper | President | 2022/May 2025 |
| Carla Ferreira | Vice President | 2022/May 2025 |
| Michael Sheldon | Treasurer | 2023/May 2023 |
| Cynthia (Cindy) Shearon | Assistant Secretary | 2023/May 2023 |
| VACANT | Assistant Secretary | 2022/May 2025 |
| VACANT | Assistant Secretary | 2023/May 2023 |
| VACANT | Assistant Secretary | 2023/May 2023 |
| Denise Denslow | Secretary | N/A |

DATE: **May 19, 2022**

TIME: **1:00 P.M.**

PLACE: **Construction Trailer (formerly Information Center)
3900 E. 470 Beltway
Aurora, CO 80019**

THERE WILL BE AT LEAST ONE PERSON PRESENT AT THE ABOVE-REFERENCED PHYSICAL LOCATION. THIS DISTRICT BOARD MEETING WILL ALSO BE ACCESSIBLE BY VIDEO ENABLED WEB CONFERENCE. IF YOU WOULD LIKE TO ATTEND THIS MEETING, PLEASE JOIN THE VIDEO ENABLED WEB CONFERENCE VIA ZOOM AT:

Join Zoom Meeting

<https://zoom.us/j/96576976056?pwd=NjFiQ25pVnAzSE80WFpGWnJMaTNqUT09>

Meeting ID: 965 7697 6056

Passcode: 800276

One tap mobile

1-253-215-8782,*800276#

I. ADMINISTRATIVE MATTERS

- A. Present disclosures of potential conflicts of interest.
- B. Confirm quorum, location of meeting and posting of meeting notices.
Approve Agenda.
- C. Discuss results of the cancelled May 3, 2022 Regular Directors' Election (enclosure).

D. Consider appointment of officers:

President _____

Treasurer/Assistant Secretary _____

Secretary _____

Asst. Secretary _____

Asst. Secretary _____

E. Public Comment. Members of the public may express their views to the Board on matters that affect the District that are otherwise not on the agenda. Comments will be limited to three (3) minutes per person.

II. CONSENT AGENDA

Consent Agenda – These items are considered to be routine and will be ratified by one motion. There will be no separate discussion of these items unless a board member so requests; in which event, the item will be removed from the Consent Agenda and considered in the Regular Agenda.

- Review and consider approval of April 21, 2022 regular meeting minutes and April 27, 2022 special meeting minutes (enclosures).

III. FINANCIAL MATTERS

- A. Consider approval of payment of claims for operating costs, in the amount of \$36,107.30 (numbers based upon information available at time of preparation of Agenda, final numbers to be presented by accountant at meeting) (enclosure).
- B. Review and accept cash position report dated March 31, 2022, updated as of May 13, 2022 (enclosure).
- C. Discuss and consider approval of recommendation to The Aurora Highlands Community Authority Board (“**CAB**”) for acceptance of the CAB and District Engineer’s Report and Verification of Costs Associated with Public Improvements Draw No. 47 Engineer’s Report and Verification of Costs No. 25 prepared by Schedio Group LLC (enclosure).
- D. Discuss and consider approval of recommendation to the CAB for acceptance of the CAB and District Engineer’s Report and Verification of Costs Associated with Public Improvements, In-Tract Improvements / In Tract Home Builder Expenses, Engineer’s Report and Verification of Costs No. 7 prepared by Schedio Group LLC (enclosure).

IV. CAPITAL PROJECTS

- A. Discuss and acknowledge funding sources in the total amount of \$3,566,534.29* prepared by the District’s accountant (enclosures - summary and list of checks):

| | |
|---------------------|-------------------------|
| TAH CAB/Spine Costs | \$ 2,906,280.34 |
| AH In-Tract Costs | \$ 205,442.44 |
| AF ARTA | \$ 409,085.95 |
| AF ATEC Spine Costs | \$ 42,732.00 |
| Developer | \$ 2,993.56 |
| Total: | <u>\$ 3,566,534.29*</u> |

* Numbers based upon information available at time of preparation of Agenda, final numbers to be presented by accountant at meeting.

District Capital Projects:

- B. Discuss and consider approval of **Task Order No. 04** to **Master Service Agreement (“MSA”)** for Program Management, Design and Construction Services by and between the District and **AECOM Technical Services, Inc.**, for Continued Services for Overlot Grading and SWMP Sections 21 and 28 (ATEC MSA), in the amount of \$348,388.00, subject to approval of the Construction Committee.
- C. Discuss and consider approval of **Task Order** to **MSA** for Survey Services by and between the District and **Aztec Consultants, Inc.**, for Legals Descriptions to Support Dry Utility Within Tributary T, in the amount of \$1,700.00, subject to approval of the Construction Committee.
- D. Discuss and consider approval of **Task Order No. 35** to **MSA** for Geotechnical Services by and between the District and **CTL Thompson, Inc.**, for Geotechnical / Subgrade Investigation and Pavement Design (Harvest Road/I-70 to 26th Avenue), in the amount of \$24,550.00, subject to approval of the Construction Committee.
- E. Discuss and consider approval of **Task Order** to **MSA** for Geotechnical Services by and between the District and **CTL Thompson, Inc.**, for Waterline Resistivity Testing (The Aurora Highlands Filing Nos. 3 and 11), in the amount of \$3,850.00, subject to approval of the Construction Committee.
- F. Discuss and consider approval of **Change Order No. 20** to **Construction Agreement** for Street Lighting Services by and between the District and **Dynalectric Colorado**, for TAH Filing 1 - Lighting (Powering of Lights on 38th

Street), in the amount of \$17,444.45, subject to approval of the Construction Committee.

- G. Discuss and consider approval of **Change Order No. 21 to Construction Agreement** for Street Lighting Services by and between the District and **Dynalectric Colorado**, for TAH Filing 1 - Lighting (Credit for Permit Fee and Use Tax), in the deductive amount of (\$9,157.00), subject to approval of the Construction Committee.
- H. Discuss and consider approval of **Change Order No. 05 to Task Order No. 01 to MSA** for Civil Engineering Services by and between the District and **Felsburg Holt & Ullevig, Inc.** for E-470 Aurora Highlands Parkway Interchange (Addition Fee to Cover Response to 100% review comments from the City of Aurora and E-470 Authority), in the amount of \$238,620.00, subject to approval of the Construction Committee.
- I. Discuss and consider approval of **Change Order No. 02 to Task Order No. 26** to the **MSA** for Civil Engineering Services by and between the District and **HR Green Development, LLC** for Construction Assistance Services (Filing 3, 10, 11 and Prairie Waters Relocation) in the amount of \$88,000, subject to approval of the Construction Committee.
- J. Discuss and consider approval of **Work Order No. 14 to Construction Management Agreement (CMAR)** by and between the District and **JHL Constructors, Inc.** for Construction Management Services (Walls and Fencing Installation Phases 1 and 2), in the amount of \$4,741,867.01, subject to approval of the Construction Committee.
- K. Discuss and consider approval of **Work Order No. 20 to Construction Management Agreement (CMAR)** by and between the District and **JHL Constructors, Inc.** for Construction Management Services (Brightview Landscaping), in the amount of \$4,107,532.50, subject to approval of the Construction Committee.

V. LEGAL MATTERS

- A. Discuss and consider approval of Second Amended and Restated Inclusion Agreement (Aurora Tech Center Development, LLC/Property East of Powhaton) by and among the District and Aurora Tech Center Development, LLC (to be distributed).

- B. Discuss and consider approval of Second Amended and Restated Inclusion Agreement (GVR King Commercial LLC/Aurora Tech Center Development, LLC/Property East of Powhatan) by and among the District, GVR King Commercial LLC and Aurora Tech Center Development, LLC (to be distributed).
- C. Discuss and consider approval of Third Amended and Restated Inclusion Agreement (Aerotropolis Industrial Development, LLC/Property East of Powhatan) by and among the District and Aerotropolis Industrial Development, LLC (to be distributed).
- D. Discuss and consider approval of On-Site Distribution Extension Agreement (Electric) by and between Public Service Company of Colorado, d/b/a Xcel Energy and the District (enclosure).
- E. Discuss and consider approval of Off-Site Distribution Line Extension Agreement (Electric) by and between Public Service Company of Colorado, d/b/a Xcel Energy and the District (enclosures).

VI. ARTA MATTERS

- A. Other.

VII. OTHER BUSINESS

VIII. EXECUTIVE SESSION

IX. ADJOURNMENT

THE NEXT REGULAR MEETING IS SCHEDULED FOR JUNE 16, 2022.