

**NOTICE OF SPECIAL MEETING OF
THE AURORA HIGHLANDS COMMUNITY AUTHORITY BOARD**

NOTICE IS HEREBY GIVEN that the Board of Directors (the “Board”) of The Aurora Highlands Community Authority Board (the “Authority”), in the City of Aurora, Adams County, Colorado, will conduct a special meeting on Monday, October 26, 2020 at 3:00 p.m. at the Information Center, 3900 E. 470 Beltway, Aurora, CO 80019. There will be one person in attendance at the referenced physical meeting location.

DUE TO CONCERNS REGARDING THE SPREAD OF THE CORONAVIRUS (COVID-19) AND THE BENEFITS TO THE CONTROL OF THE SPREAD OF THE VIRUS BY LIMITING IN-PERSON CONTACT, THE AUTHORITY BOARD MEETING WILL BE HELD BY VIDEO ENABLED WEB CONFERENCE. IF YOU WOULD LIKE TO ATTEND THIS MEETING, PLEASE JOIN THE VIDEO ENABLED WEB CONFERENCE VIA ZOOM AT:

<https://zoom.us/j/98748724823?pwd=SFVUSlJha2pCb0J4dzd0b1ArcjVZUT09>

Meeting ID: 987 4872 4823

Passcode: 016688

Or dial in:

1-301-715-8592

The Authority will take up such business as may be before the Board, including the items listed on the attached Agenda. The meeting is open to the public, and members of the public are encouraged to participate by video enabled web conference.

This notice is given by order of the Board.

THE AURORA HIGHLANDS COMMUNITY AUTHORITY
BOARD

By: /s/ Matt Hopper
President of the Authority

I, Kathy Suazo, hereby certify that a copy of the foregoing Notice of Special Meeting was posted on the authority website at least 24 hours prior to the meeting.

Kathy Suazo

**THE AURORA HIGHLANDS COMMUNITY
AUTHORITY BOARD**

8390 East Crescent Parkway, Suite 300
Greenwood Village, CO 80111
Phone: 303-779-5710

NOTICE OF SPECIAL MEETING AND AGENDA

<u>Board of Directors:</u>	<u>Office:</u>	<u>Term/Expiration:</u>
Matt Hopper (AACMD Rep.)	President	2022/May 2022
Carla Ferreira (AACMD Rep.)	Vice President	2022/May 2022
Michael Sheldon (TAH MD Nos. 1 – 3 Rep.)	Treasurer/Asst. Secretary	2023/May 2023
VACANT	Assistant Secretary	2023/May 2023
Cynthia (Cindy) Shearon (AACMD Rep.)	Assistant Secretary	2023/May 2023
Kathleen Sheldon (ATEC 1 Rep.)	Assistant Secretary	2023/May 2023
Deanna Hopper (ATEC 2 Rep.)	Assistant Secretary	2023/May 2022
Denise Denslow	Secretary	N/A

DATE: **October 26, 2020**
TIME: **3:00 P.M.**
PLACE: **Information Center
3900 E. 470 Beltway
Aurora, CO 80019**

**THERE WILL BE ONE PERSON PRESENT AT THE ABOVE-REFERENCED
PHYSICAL LOCATION.**

**DUE TO CONCERNS REGARDING THE SPREAD OF THE CORONAVIRUS
(COVID-19) AND THE BENEFITS TO THE CONTROL OF THE SPREAD OF
THE VIRUS BY LIMITING IN-PERSON CONTACT, THIS DISTRICT BOARD
MEETING WILL BE HELD BY VIDEO ENABLED WEB CONFERENCE. IF
YOU WOULD LIKE TO ATTEND THIS MEETING, PLEASE JOIN THE VIDEO
ENABLED WEB CONFERENCE VIA ZOOM AT:**

<https://zoom.us/j/98748724823?pwd=SFVUSlJha2pCb0J4dzd0b1ArcjVZUT09>

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I. ADMINISTRATIVE MATTERS

- A. Present disclosures of potential conflicts of interest.
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- B. Confirm Quorum, location of meeting and posting of meeting notices. Approve Agenda.
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- C. 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.
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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.

- A. Review and consider approval of Minutes from the August 24, 2020 Special Meeting and the September 28, 2020 Special Meeting (enclosures).
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- B. Ratify approval of Service Agreement by and between Waste Management of Colorado, Inc. and the CAB (enclosure).
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III. LEGAL MATTERS

- A. Discuss and consider adoption of Resolution of The Aurora Highlands Community Authority Board (the “CAB”) Regarding the Imposition of an Operation and Maintenance Fee (to be distributed).
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- B. Discuss and authorize establishment of a committee for engagement of consultants related to covenant enforcement services.
 - 1. Discuss and consider approval of Master Service Agreement (“MSA”) for Project Specific Services by and between the CAB and Timberline District Consulting, LLC.
 - a. Discuss and authorize committee to negotiate final terms and execute MSA.

 - 2. Discuss and consider approval of Task Order No. 01 to MSA for Project Specific Services by and between the CAB and Timberline District Consulting, LLC for Management of the CAB’s Rules and Regulations relating to residents and covenant enforcement.
 - a. Discuss and authorize committee to negotiate final terms and execute Task Order No. 01.

 - 3. Discuss and consider engagement of Special Counsel for Covenant Enforcement Services.
 - a. Discuss and authorize committee to select consultant, negotiate final terms of agreement and execute contract for services.

 - 4. Discuss modification to Scope of Services provided by CliftonLarsonAllen LLP.
 - a. Discuss and authorize committee to revise scope of services and negotiate final terms of amendment to agreement.

IV. FINANCIAL MATTERS

- A. Discuss and consider approval of First Amendment to Series 2020 Bondholder's Agreement by and among the CAB, Oxnard Financial, LLC and Aurora Highlands, LLC relating to the CAB Special Tax Revenue Draw-Down Bonds, Series 2020A (to be distributed).
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- B. Discuss and approve processing October 2020 Series 2020A Draw.

1. Discuss and consider approval of acceptance of CAB and Aerotropolis Area Coordinating Metropolitan District Engineer's Report and Verification of Costs Associated with Public Improvements (Draw No. 28), prepared by Schedio Group LLC (to be distributed).
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2. Discuss and consider adoption of Resolution of the Board of Directors of the CAB Authorizing a Draw on October 29, 2020 of the CAB Special Tax Revenue Draw-Down Bonds, Series 2020A (to be distributed).
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- C. Receive report on status of Operations and Maintenance Budget and Operating Reserve.
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D. FIRST READING

1. Discuss possible Amendment to 2020 Budget.
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2. Discuss draft 2021 Budget (enclosure).
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3. Consider approval, at this First Reading, of placement of consideration of approval of the proposed Amendment to the 2020 Budget and the 2021 Budget, at a Second Reading during the Public Hearing to be held on these Budgets on November 23, 2020 at 3:00 p.m. at the Information Center, 3900 E. 470 Beltway, Aurora, CO 80019 and via Zoom.
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V. CONSTRUCTION MATTERS

VI. OTHER BUSINESS

VII. ADJOURNMENT

THE NEXT REGULAR MEETING IS SCHEDULED FOR NOVEMBER 23, 2020.