AEROTROPOLIS AREA COORDINATING METROPOLITAN DISTRICT ("DISTRICT")

2001 16th Street, Suite 1700
Denver, CO 80202
Phone: 303-779-5710
https://theaurorahighlands.specialdistrict.net

NOTICE OF REGULAR MEETING AND AGENDA

DATE: November 19, 2026

TIME: 1:00 p.m.

LOCATION: Virtual via Zoom

ACCESS: PLEASE JOIN THE VIDEO ENABLED WEB CONFERENCE VIA ZOOM AT:

Join Zoom Meeting
https://us02web.zoom.us/j/86786188843?pwd=tYAMn2DMIOCNXzZ8iQ4zJrRlrbnCqJ.1
Meeting ID: 867 8618 8843
Passcode: 660408
One tap mobile
+17193594580,*660408#

Board of Directors	Office	Term Expires
Matt Hopper	President	May, 2029
Carla Ferreira	Vice President	May, 2029
Michael Sheldon	Treasurer	May, 2027
Cynthia (Cindy) Shearon	Assistant Secretary	May, 2027
VACANT		May, 2029
VACANT		May, 2027
VACANT		May, 2027
Denise Denslow	Secretary	N/A

I. ADMINISTRATIVE MATTERS

A. Present disclosures of potential conflicts of interest.

B. Confirm quorum, location of meeting and posting of meeting notice. Approve Agenda.

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.

D. Discuss business to be conducted in 2027 and location (**virtual and/or physical**) of meetings. Schedule regular meeting dates *(proposed: third Thursday of each month at 1:00 p.m. via Zoom)* and consider adoption of Resolution Establishing Regular Meeting Dates, Time, and Location, and Designating Location for Posting of 24-Hour Notices (enclosure).

E. Discuss requirements of Section 32-1-809, C.R.S., and direct staff regarding compliance for 2027 (Transparency Notice).

II. CONSENT AGENDA

These items are considered to be routine and will be ratified and/or approved 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.

- Approval of October 15, 2026 Regular Meeting Minutes and November 10, 2026 Statutory Annual Meeting Minutes (enclosures); and
- Ratify approval of Change Order No. 1 to Construction Contract for 38th Ave between the District and Ames Construction for unforeseen conditions, in the amount of $528,089.28.

III. FINANCIAL MATTERS

A. Review and consider acceptance of Schedule of Cash Position Report dated September 30, 2026, updated as of November 13, 2026 (enclosure).

B. Discuss and consider approval of recommendation to The Aurora Highlands Community Authority Board ("**CAB**") for acceptance of Cost Certification for Draw No. 101 Issued for the District and the CAB, prepared by The Connextion Group, LLC (enclosure).

C. Discuss and consider approval of recommendation to the CAB for acceptance of Cost Certification #59 for the CAB and the District (In-Tract Builder Public Improvements), prepared by The Connextion Group, LLC (enclosure).

D. Conduct Public Hearing to consider amendment of the 2026 Budget. If necessary, consider adoption of Resolution to Amend the 2026 Budget.

E. Conduct Public Hearing on the proposed 2027 Budget and consider adoption of Resolution to Adopt the 2027 Budget and Appropriate Sums of Money and Resolution to Set Mill Levies (enclosures).

F. Authorize District Accountant to prepare and sign the DLG-70 Certification of Tax Levies form and Mill Levy Public Information form ("Certification"), and direct District Accountant to file the Certification with the Board of County Commissioners and other interested parties.

G. Consider appointment of District Accountant to prepare 2028 Budget.

H. Consider approval of the engagement of Fiscal Focus Partners, LLC to perform the 2026 Audit.

I. Discuss and consider approval of Special Districts Preparation Statement of Work (SOW) between the District and CliftonLarsonAllen LLP for 2027-2029

Accounting and Management Services (enclosures).

J. Review and acknowledge Cash Access and Internal Controls Memorandum from CliftonLarsonAllen LLP (enclosure).

IV. CAPITAL PROJECTS

A. Discuss and acknowledge funding sources in the total amount of $6,358.636.77* (checks and interim payments) prepared by the District's accountant (enclosures - summary and list of checks):

TAH CAB/Spine Costs	$522,012.28
AH In-Tract Costs	$137,720.22
ARTA	$5,676,147.40
ATEC Spine Costs	$19,930.37
Developer	$2,826.50
Total:	$6,358,636.77

* 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 **Change Order No. 5** to **Task Order No. 12** to **Master Service Agreement** ("**MSA**") for Program Management, Design and Construction Services - ARTA between the District and **AECOM Technical Services, Inc.** for 48th Avenue - E-470 to Aerotropolis Pkwy (additional design services for legal descriptions and exhibits), in the amount of $5,550.00, subject to approval of the Construction Committee.

C. Discuss and consider approval of **Change Order No. 4** to **Task Order No. 19** to **MSA** for Project Management Services between the District and **Bowman Consulting Group, Ltd.** for ATEC Pkwy (updated project scope for high school relocation), in the amt. of $466,325.00, subject to approval of the Construction Committee.

D. Discuss and consider approval of **Task Order No. 36** to **MSA** for Project Management Services between the District and **Bowman Consulting Group, Ltd.** for daycare rezone, site plan amendment and plat (converting portion of F3 park to daycare site), in the amt. of $172,500.00, subject to approval of the Construction Committee.

E. Discuss and consider approval of **Change Order** to **Task Order** to **MSA** for Geotechnical Services between the District and **CTL Thompson, Inc.**, for ATEC Pkwy – 26th to 48th (additional preliminary geotechnical investigation, subgrade investigation and pavement design and waterline resistivity testing), in the amount of $17,000.00, subject to approval of the Construction Committee.

V. LEGAL MATTERS

A. Discuss and consider approval of Intergovernmental Agreement between the City of Aurora, Colorado, the District, ATEC Metropolitan District No. 2, and the CAB regarding Authorization for Limited Fire Powers (Fire Station 18).

B. Discuss May 4, 2027 Regular Director Election and consider adoption of Resolution Calling May 4, 2027 Election for Directors, appointing Designated Election Official ("DEO") and authorizing the DEO to perform all tasks required for the conduct of a mail ballot election (enclosure). Self-Nomination Forms are due by February 26, 2027. Discuss the need for ballot issues and/or questions.

C. Acknowledgement of McGeady Becher Cortese Williams P.C. Engagement Letter Appendix A Update (enclosure).

D. Review and consider adoption of Resolution Providing Policy Governing Automated Meeting Agents and Participation in Virtual District Meetings (enclosure).

E. Review and consider adoption of Resolution Establishing the Official Record of District Meetings and Clarifying the Status of Third-Party Recordings, Transcripts, and Artificial Intelligence-Generated Materials (enclosure).

VI. MANAGER MATTERS

A. Insurance Discussion.

1. Establish Insurance Committee to make final determinations regarding insurance, if necessary.

2. Authorize renewal of District's insurance and Special District Association (SDA) membership for 2027 (enclosure - P&L to be distributed).

VII. OTHER BUSINESS

VIII. EXECUTIVE SESSION

IX. ADJOURNMENT

The next regular meeting is scheduled for December 17, 2026 at 1:00 p.m.