THE AURORA HIGHLANDS METROPOLITAN DISTRICT NOS. 4 & 5
("DISTRICT NO. 4", "DISTRICT NO. 5" AND COLLECTIVELY THE "DISTRICTS")

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

NOTICE OF SPECIAL MEETING AND AGENDA

DATE: August 21, 2025

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, 2027
Carla Ferreira	Vice President	May, 2029
Michael Sheldon	Treasurer	May, 2027
Cynthia (Cindy) Shearon	Assistant Secretary	May, 2029
Deanna Hopper	Assistant Secretary	May, 2029
Denise Denslow	Recording Secretary	N/A

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. 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

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 July 17, 2025 Special Meeting Minutes (enclosures).

III. FINANCIAL MATTERS

A. Conduct Public Hearing to consider amendment of the 2024 Budget for District No. 4. Consider adoption of Resolution to Amend the 2024 Budget of District No. 4 (enclosure).

B. Conduct Public Hearings to consider amendment of the 2025 Budgets for the Districts. Consider adoption of Resolutions to Amend the 2025 Budgets of the Districts (enclosures).

C. Discuss matters related to The Aurora Highlands Community Authority Board ("CAB") proposed Property Tax Revenue Convertible Capital Appreciation Refunding and Improvement Bonds, Series 2025, in a maximum aggregate principal amount of up to $140,000,000 (the "2025 Bonds") and authorize any necessary actions in connection therewith.

IV. LEGAL MATTERS

A. Conduct Public Hearing to consider inclusion of approximately 1.841 acres of property owned by Aurora Highlands, LLC into the District No. 4 boundaries (enclosure – Petition for Inclusion) and consider adoption of Resolution for Inclusion of Real Property (enclosure).

B. Conduct Public Hearing to consider inclusion of approximately 1.390 acres of property owned by Aurora Highlands, LLC into the District No. 5 boundaries (enclosure – Petition for Inclusion) and consider adoption of Resolution for Inclusion of Real Property (enclosure).

C. Conduct Public Hearing to consider exclusion of approximately 12.954 acres of property owned by ATEC Investments, LLC out of the District No. 4 boundaries (enclosure – Petition for Exclusion) and consider adoption of Resolution for Exclusion of Real Property (enclosure).

D. Conduct Public Hearing to consider exclusion of approximately 26.665 acres of property owned by ATEC Investments, LLC out of the District No. 5 boundaries (enclosure – Petition for Exclusion) and consider adoption of Resolution for Exclusion of Real Property (enclosure).

V. MANAGER MATTERS

A. None.

VI. CONSTRUCTION MATTERS

VII. OTHER BUSINESS

VIII. ADJOURNMENT

The next regular meeting is scheduled for November 20, 2025.