

NOTICE OF SPECIAL MEETING
AURORA CROSSROADS METROPOLITAN DISTRICT NOS. 1-2, AND
CROSSROADS EAST METROPOLITAN DISTRICT
NOVEMBER 19, 2025, at 11:00 a.m. at
7555 E. Hampden Avenue, Suite 501, Denver, Colorado and via teleconference.

This meeting will be held via teleconferencing and can be joined through the directions below:

Join Zoom Meeting:
<https://us06web.zoom.us/j/86496458406?pwd=TmO6MX7iIWB3b0AsknycFEnU9Gy7ie.1>
Meeting ID: 864 9645 8406
Passcode: 110044
Call-in Number: +17193594580,,86496458406# US

Boards of Aurora Crossroads MD Nos. 1 & 2 and Crossroads East MD

<u>Boards of Directors</u>	<u>Office</u>	<u>Term Expires</u>
Mark Witkiewicz	President	May 2029
Megan Waldschmidt	Secretary	May 2027
Paige Langley	Assistant Secretary	May 2029
Vacant		May 2027
Vacant		May 2027

NOTICE OF SPECIAL MEETING AND AGENDA

1. ADMINISTRATIVE MATTERS

- a. Call to Order
- b. Declaration of Quorum and Confirmation of Director Qualifications
- c. Reaffirmation of Disclosures of Potential or Existing Conflicts of Interest
- d. Approval of Agenda

2. PUBLIC COMMENT (Items not on the Agenda; Comments limited to three minutes per person)

3. DIRECTOR MATTERS

- a. Consider Election of Officers

4. CONSENT AGENDA ITEMS (These items are considered to be routine and can be approved by one motion.)

- a. Approval of Minutes from September 10, 2025 Joint Special Meeting (enclosure).
- b. Ratification of Payment of Claims as of November 10, 2025 (District Nos. 1 & 2) (enclosures).
- c. Ratification of Payment of Claims as of November 10, 2025 (CEMD) (enclosure).
- d. Acceptance of Unaudited Financial Statements dated September 30, 2025 (enclosures).
- e. Adoption of 2026 Joint Annual Administrative Resolution (enclosure).
 - i. Meeting Dates: Second Tuesday of February, May, August, and November at 10:30 a.m.
- f. Adoption of Joint Resolution Adopting an Amended and Restated Digital Accessibility Policy and Designating a Compliance Officer (enclosure).
- g. Approval of First Addendum with Silverbluff Companies, Inc. for Engineering Services (enclosure).

- h. Approval of Independent Contractor Agreement with Architectural Engineering Design Group, Inc. d/b/a/ AE Design for Electrical Engineering, Lighting Design, and Construction Administration Services (enclosure).
- i. Ratification of Second Addendum to Independent Contractor Agreement with Martin/Martin, INC. for Civil Engineering Professional Services (District No. 1) (enclosure).
- j. Ratification of Subordinate Project Fund Requisitions:
 - Requisition No. 50 - \$1,338,673.91 (District No. 2) (enclosure).
 - Requisition No. 51 - \$47,804.69 (District No. 2) (enclosure).
 - Requisition No. 52 - \$417,524.68 (District No. 2) (enclosure).
 - Requisition No. 53 - \$ _____ (District No. 2) (enclosure).
- k. Ratification of Engagement Letter with Ballard Spahr for Special Counsel Services (District No. 1 and CEMD) (*enclosure*).
- l. Ratification of Transaction-Based Informed Consent to Representation with WBA, PC regarding District Coordinating Services Agreement (to be distributed).
- m. Ratification of Change Order Nos. _____ with Landtech Contractors LLC related to Landscape Project (District No. 1) (enclosures)
- n. Ratification of Agreement with Xcel Energy Public Service Company of Colorado for Overhead to Underground Conversion (District No. 1) (enclosure)

5. FINANCIAL MATTERS

- a. Conduct Public Hearing on 2025 Budget Amendment and Consider Adoption of Resolution Amending 2025 Budgets (District No. 2) (enclosure).
- b. Conduct Public Hearings on the Proposed 2026 Budgets and Consider Adoption of Resolutions Adopting 2026 Budget, Imposing Mill Levy, and Appropriating Funds (enclosures).
- c. Update on 2024 Audit Filings (District Nos. 1 and 2)

6. BOND MATTERS

- a. Consider Approval of First Amendment to Public Improvements Reimbursement Agreement among District Nos. 1 and 2 and JPMorgan Chase Bank, N.A. (enclosure).
- b. Consider Approval of First Amendment to Escrow Agreement among District No. 2, JPMorgan Chase Bank, N.A., and UMB Bank, N.A. (enclosure).
- c. Consider and make a final determination to issue general obligation indebtedness consisting of its (i) General Obligation Limited Tax Convertible Capital Appreciation Revenue Bonds, Series 2025A-1 in the aggregate original estimated principal amount of \$60,000,000 and appreciating to \$68,000,000; (ii) General Obligation Limited Tax Convertible Capital Appreciation Revenue Bonds, Series 2025A-2 in the aggregate original estimated principal amount of \$22,000,000 and appreciating to \$24,500,000; and (iii) General Obligation Limited Tax Bonds, Series 2025A-3, in the estimated principal amount of \$62,000,000, which amounts are subject to increase or decrease as determined by the Board, or as otherwise permitted by any resolution adopted by the Board at such meeting, and, in connection therewith, the Board will consider a resolution: authorizing the issuance of such indebtedness; authorizing three separate Indentures of Trust, a Capital Pledge Agreement, a Bond Purchase Agreement, a Continuing Disclosure Agreement, the form of Official Statement related to the issuance of such bonds, and other related documents; approving, ratifying and confirming the execution of certain documents; making determinations and findings as to other matters related to such financing transaction; authorizing incidental action; and repealing prior inconsistent actions (District No. 2)
- d. Consider and make a final determination concerning the issuance and incurrence of general obligation indebtedness consisting of a Capital Pledge Agreement, and including any necessary

amendments or supplements thereto related to the issuance of such Series 2025 Bonds as described below, pursuant to which the District will be obligated to impose ad valorem property taxes for the repayment of obligations issued by Aurora Crossroads Metropolitan District No. 2, City of Aurora, Arapahoe County, Colorado, including its General Obligation Limited Tax Bonds, Series 2025A-3, in the estimated principal amount of \$10,000,000 (the “Series 2025 Bonds”), which amount is subject to increase or decrease as determined by the Board, or as otherwise permitted by any resolution adopted by the Board at such meeting in connection therewith, the Board will consider a resolution: authorizing the Capital Pledge Agreement; authorizing the issuance of such indebtedness; approving, ratifying and confirming the execution of certain documents; making determinations and findings as to other matters related to such financing transaction; authorizing incidental action; and repealing prior inconsistent actions (Crossroads East)

7. LEGAL MATTERS

- a. Approval of Independent Contractor Agreement with Public Alliance for District Management Services (enclosure).
- b. Consider Approval of Engagement Letters with WBA, PC (enclosures).
- c. Consider Approval of Amended and Restated District Coordinating Services Agreement (enclosure).
- d. Consider Approval of Termination of Funding and Reimbursement Agreement (Operations and Maintenance with Aurora Crossroads LLC (District No. 1 (*enclosure*)).
- e. Consider Approval of Grading and Sanitary Sewer Access and Cost Share Agreement (District No. 2) (enclosure).

8. MANAGEMENT MATTERS

- a. Approval of Property and Liability Coverage Renewal for 2026. Discuss changes needed to property schedule (if any) (enclosure).

9. CONSTRUCTION MATTERS

- a. Crossroads Offsite Sanitary Sewer Project (SMH West LLC)
 - i. Consider Approval of Change Order No. 9 related to Crossroads Offsite Sanitary Sewer Project with SMH West LLC (enclosure)
 - ii. Consider approval of Notice of Final Payment related to Crossroads Offsite Sanitary Sewer Project with SMH West LLC (enclosure)
- b. Civil Project (SMH West LLC)
 - i. Consider Approval of Change Order No. 28 related to Civil Project with SMH West LLC (enclosure)
 - ii. Consider approval of Notice of Final Payment related to Civil Project with SMH West LLC (enclosure)
- c. Landscape Project
- d. Offsite Sanitary Sewer – Crippen
- e. Gun Club Business Park Offsite Sanitary Sewer (District No. 2)
 - i. Ratification of Invitation to Bid for Gun Club Business Park Offsite Sanitary Sewer Improvements (enclosure)

10. OTHER BUSINESS

- a. There are no more meetings schedule for 2025.

11. ADJOURNMENT