

# **CENTERRA SOUTH METROPOLITAN DISTRICT NOS. 1 – 3**

## **NOTICE OF REGULAR MEETING AND AGENDA**

**NOTICE PURSUANT TO § 32-1-903(3), C.R.S.**, the Board of Directors of **CENTERRA SOUTH METROPOLITAN DISTRICT NO. 1** intends to make a final determination to issue general obligation debt, and in connection therewith, adopt an authorizing resolution approving the form of financing documents including an Indenture of Trust regarding District No. 1’s Special Revenue Improvement Bonds, Senior Series 2026A and Special Revenue Improvement Bonds, Subordinate Series 2026B, Capital Pledge Agreement (with District No. 2), Custodial Agreement, Continuing Disclosure Agreement, Bond Purchase Agreement, Preliminary Limited Offering Memorandum, Limited Offering Memorandum and all other financing documents related to the issuance of the Series 2026 Bonds.

**NOTICE PURSUANT TO § 32-1-903(3), C.R.S.**, the Board of Directors of **CENTERRA SOUTH METROPOLITAN DISTRICT NO. 2** intend to make a final determination to issue general obligation debt, and in connection therewith, adopt a resolution approving the form of financing documents including a Capital Pledge Agreement with District No. 1, and approving such other documents as required in connection with the issuance of District No. 1’s Special Revenue Improvement Bonds, Senior Series 2026A and Special Revenue Improvement Bonds, Subordinate Series 2026B.

<b><u>Board Of Directors</u></b>	<b><u>Office</u></b>	<b><u>Term Expiration</u></b>
Kyle Harris	President & Chairperson	May 2027
Amanda Steinle	Vice President	May 2027
Rishi Loona	Treasurer	May 2029
Sam Voelz	Secretary	May 2029
Ashley Keyes	Asst. Secretary	May 2029

**Date: February 5, 2026 (Thursday)**

**Time: 11:00 A.M.**

**Place: MS TEAMS & Teleconference**

[Join the meeting now](#)

Meeting ID: 270 564 648 588 1; Passcode: P7DN2JA7

+1 720-721-3140,,176150165#; Phone conference ID: 176 150 165#

### **I. ADMINISTRATIVE ITEMS**

- A. Declaration of Quorum/Call to Order.
- B. Director Disclosure of any Potential Conflicts of Interest.
- C. Approval of Agenda.
- D. Public Comment for Non-Agenda Items. (Limited to 3-Minutes Per Person)
- E. Director Comment.

## **II. CONSENT AGENDA**

- A. Approval of Minutes – January 13, 2026, Special Meeting.
- B. Ratification of Payment of Claims.
- C. Ratification of Contract Modifications.
  - 1. Work Order 2025-01 with Centerra South MD General Capital and Felsburg Holt & Ullevig.
  - 2. Work Order 2025-01 with Centerra South MD Phase 1 Landscaping and McWhinney Real Estate Services, LLC (Realberry).
  - 3. Work Order 2025-01 with Centerra South MD Parking Garage and LINX.
  - 4. Work Order 2025-01 with Centerra South MD Parking Garage and McWhinney Real Estate Services, LLC (Realberry).
  - 5. Work Order 2025-01 with Centerra South MD Phase 1 Public Infrastructure and CMS Environmental Solutions, LLC.
  - 6. Work Order 2025-01 with Centerra South MD Phase 1 Public Infrastructure and EPS Group.
  - 7. Work Order 2025-01 with Centerra South MD Phase 1 Public Infrastructure and Ground Engineering Consultants, Inc.
  - 8. Work Order 2025-01 with Centerra South MD Phase 1 Public Infrastructure and AE Design Inc.
  - 9. Work Order 2025-01 with Centerra South MD Phase 1 Public Infrastructure and McWhinney Real Estate Services, LLC (Realberry).

## **III. LEGAL ITEMS**

- A. District No. 1: Consideration and approval of a Resolution Authorizing the Issuance of Special Revenue Improvement Bonds, Senior Series 2026A and Special Revenue Improvement Bonds, Subordinate Series 2026B by Centerra South Metropolitan District No. 1 for the Purpose of Paying the Costs of (I) Funding Various Public Improvements, (II) Funding a Reserve Fund, (III) Funding Capitalized Interest and (IV) Paying the Costs of Issuance of the Bonds; Authorizing the Execution of an Indenture of Trust and that All Actions Be Taken in Connection with the Issuance of the Bonds; and Approving Other Documents Related to the Financing and to Security for Payment of the Bonds.
- B. District No. 2: Consideration and Approval of a Resolution approving the form of financing documents including a Capital Pledge Agreement with District No. 1 and approving such other documents as required in connection with the issuance of District No. 1's Special Revenue Improvement Bonds, Senior Series 2026A and Special Revenue Improvement Bonds, Subordinate Series 2026B.
- C. Consideration and Approval of District No. 1 Acceptance of Assignment of PIF Revenues.

## **IV. CAPITAL INFRASTRUCTURE ITEMS**

- A. Phase 1 Landscaping Bid Update.

## **V. DIRECTOR COMMENT**

## **VI. EXECUTIVE SESSION**

- A. If necessary, pursuant to § 24-6-402(4)(b), C.R.S. for the purpose of receiving legal advice on specific legal questions.

## **VII. ADJOURNMENT**

**\*\*\*The next Regular Meeting is scheduled for March 5, 2026\*\*\***