

**ELBERT & HIGHWAY 86 COMMERCIAL METROPOLITAN DISTRICT**  
8390 E. CRESCENT PKWY., STE. 300  
GREENWOOD VILLAGE, CO 80111  
Phone: 303-779-5710 Fax: 303-779-0348  
[www.elbertandhwy86commercialmd.com](http://www.elbertandhwy86commercialmd.com)

**NOTICE OF SPECIAL MEETING AND AGENDA**

**DATE:** Tuesday, August 24, 2021

**TIME:** 2:00 p.m.

**LOCATION:** Via Zoom

You can attend the meetings in any of the following ways:

1. To attend via Microsoft Teams Videoconference, obtain a link to the videoconference.

<https://us02web.zoom.us/j/83604857559?pwd=bU9TZnY2eHN4ZzFNOEZFWURZWldhZz09>

**ACCESS:**

2. To attend via telephone, dial 1-720-547-5281 and enter the following additional information:

Meeting ID: 836 0485 7559

Passcode: 470555

<u>Board of Directors</u>	<u>Office</u>	<u>Term Expires</u>
Karl R. Nyquist	President	May, 2022
David Pretzler	Secretary/Treasurer	May, 2022
Mark Harding	Assistant Secretary	May, 2023
Todd Lambert	Assistant Secretary	May, 2023
Richard Dinkel	Assistant Secretary	May, 2022

**I. ADMINISTRATIVE MATTERS**

- A. Call to order and approval of agenda.
- B. Present disclosures of potential conflicts of interest.
- C. Confirm quorum, location of meeting and posting of meeting notices.
- D. 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.

- E. Review and consider approval of Minutes from the March 1, 2021 and April 5, 2021 special Board meetings (enclosed).

## **II. FINANCIAL MATTERS**

- A. Review and consider ratification of approval of Claims (enclosed).
- B. Other.

## **III. LEGAL MATTERS**

- A. Review and consider approval of the Intergovernmental Agreement between Elbert & Highway 86 Metropolitan District (the “Metro District”) and Elbert & Highway 86 Commercial Metropolitan District (the “Commercial District”) (enclosed).
- B. Review and consider approval of the Contract to Buy and Sell Real Estate: E-86 J.V., LLC, a Colorado limited liability company (Buyer), and Elbert and Highway 86 Commercial District (enclosed).
- C. Review and consider the Resolution Authorizing Conveyance of Certain Drainage, Slope, and Utility Easements and Conveyance of a ROW to the Town of Elizabeth (enclosed).
- D. Review and consider approval of Construction Management Agreement (to be distributed).
- E. Other.

## **IV. MANAGER MATTERS**

- A. Other.

## **V. OTHER BUSINESS**

## **VI. ADJOURNMENT**

**The next regular meeting is scheduled for November 15, 2021 at 5:00 p.m. at the offices of Legacy Academy, 1975 Legacy Circle, Elizabeth, CO 80107**