

# PIONEER COMMUNITY AUTHORITY BOARD (“CAB”)

450 E. 17<sup>th</sup> Avenue, Suite 400

Denver, CO 80203-1214

Phone: 303-592-4380

<https://pioneermetropolitandistricts.specialdistrict.net/>

## NOTICE OF REGULAR MEETING AND AGENDA

**DATE:** Monday, January 16, 2023

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

**ACCESS:** Join Zoom Meeting  
<https://us02web.zoom.us/j/83182060895?pwd=cFZacThkY3IySHZ4c0Y2QmtEQ284QT09>  
Meeting ID: 831 8206 0895  
Passcode: 734563

1-346-248-7799

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Passcode: 734563

<u>Board of Directors</u>	<u>Office</u>	<u>District Appointed From</u>	<u>Term Expires</u>
Joel Farkas	President	Pioneer Regional MD, Pioneer MD Nos. 1, 3, and 6	May 2025
Toni Serra	Treasurer	Pioneer MD Nos. 2 and 4	May 2023
Barry Fehr	Assistant Secretary	Pioneer MD No. 5	May 2025
Vacant			May 2023
Vacant			May 2025
Lisa A. Jacoby	Secretary	-	-

### 1. ADMINISTRATIVE MATTERS

A. Present disclosures of potential conflicts of interest and confirm quorum.

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B. Approve agenda; confirm location of meeting, posting of meeting notice and designate 24-hour posting location.

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C. Public comment.

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**2. CONSENT AGENDA**

**These items are considered to be routine and will be approved and/or ratified by one motion. There will be no separate discussion of these items unless a Board member so requests; in which event, the items will be removed from the Consent Agenda and considered in the Regular Agenda.**

- A. Approve the November 21, 2022 Regular Meeting Minutes (enclosure).
  - B. Approve the December 6, 2022 Special Meeting Minutes (enclosure).
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**3. FINANCIAL MATTERS**

- A. Review and accept Schedule Cash Position / Project Fund Reconciliation as of \_\_\_\_\_, 2023, updated as of \_\_\_\_\_, 2023 (to be distributed).
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**4. 2023B SERIES BOND MATTERS**

- A. Discuss and consider engagement and/or acknowledge engagement of the following consultants:
    - 1. Piper Sandler & Co. as Underwriter/Placement Agent (enclosure).
    - 2. Kutak Rock LLP as Bond Counsel (enclosure).
    - 3. CliftonLarsonAllen LLP to perform Financial Forecasting services (enclosure).
    - 4. Netherland, Sewell & Associates, Inc. to perform consulting, petroleum engineering, geological, geophysical, petrophysical, estimation, and evaluation services (enclosure).
    - 5. MuniCap, Inc. to perform external financial advisory services (enclosure).
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**5. PROJECT MATTERS**

- A. Review and consider acceptance of Cost Certification Report #43 prepared by Independent District Engineering Services, LLC (“IDES”) (to be distributed).
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1. Authorize reimbursement under Project Fund Requisition No. 10, pursuant to Indenture of Trust, dated July 20, 2022, in the amount of \$ \_\_\_\_\_ (to be distributed).
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- B. Discuss and consider approval of Work Authorization No. 11 to Service Agreement for Project Management between the CAB and Gateway American Resources, LLC (enclosure).
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- C. Discuss status of development of regional improvements.
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## 6. LEGAL MATTERS

- A. Discuss and consider adoption of Amended and Restated Resolution Adopting Fees and Service Charges.
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- B. Discuss and consider formal Notice of Award and authorize issuance of Contract to PERENfra DIF JV (“PERENfra”) for Design, Build, Finance, Operate and Maintain (“DBFOM”) Integrated Project Delivery Method for Completion of Water and Sewer Infrastructure (Pioneer Village).
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- C. Discuss the status of the Design and Construction Standards and Specifications for Resource Colorado Water and Sanitation Metropolitan District and the Pioneer Community Authority Board.
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- D. Discuss status of Pioneer Annexation Nos. 1-11 by and between the Town of Keenesburg, Colorado, Pioneer Holdco, LLC, Resource Colorado Water and Sanitation Metropolitan District, Pioneer Metropolitan District No. 3, and the CAB.
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**7. OTHER BUSINESS**

- A. Confirm a quorum for the February 20, 2023 Regular Board Meeting.
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**8. ADJOURNMENT**

**The next regularly scheduled Board Meeting is scheduled for Monday, February 20, 2022  
at 2:00 p.m. via Conference Call.**