

THE PIONEER COMMUNITY AUTHORITY BOARD (“CAB”)

450 E. 17th Avenue, Suite 400

Denver, CO 80203-1214

Phone: 303-592-4380

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

NOTICE OF SPECIAL MEETING AND AGENDA

DATE: *Monday, September 30, 2024*

TIME: *9:00 a.m.*

LOCATION Via Zoom and Telephonically
/ ACCESS: Join Zoom Meeting

[https://us02web.zoom.us/j/83627190449?pwd=EYscbbW7Hc8aaJLt7AEa
aWSfurgXzj.1](https://us02web.zoom.us/j/83627190449?pwd=EYscbbW7Hc8aaJLt7AEa
aWSfurgXzj.1)

Meeting ID: 836 2719 0449
Passcode: 615653

1-346-248-7799
Meeting ID: 836 2719 0449
Passcode: 615653

<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 2027
Barry Fehr	Assistant Secretary	Pioneer MD No. 5	May 2025
VACANT			May 2025
VACANT			May 2027
Lisa Jacoby	Secretary		Non-elected

I. ADMINISTRATIVE MATTERS

- A. Present disclosures of potential conflicts of interest and confirm quorum.
- B. Approve agenda; confirm location of meeting and posting of meeting notice.

- C. Public comment.

III. LEGAL MATTERS / PROJECT MATTERS

- A. Discuss status of lawsuit: Public Service Company of Colorado v. Pioneer Holdco, LLC, et. al., Case No. 2024CV30307, District Court, Weld County, Colorado (the “Condemnation Lawsuit”) and authorize necessary actions in connection therewith. **Convene in executive session pursuant to Section 24-6-402(4)(b), C.R.S. to receive legal advice related to the Condemnation Lawsuit (if necessary).**
- 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).
 - 1. Discuss and consider termination of Strategic Site Designs, LLC Services Agreement/Task Order(s).
- C. Review and consider approval of Contract for Purchase and Sale of Water Assets between PV, LLC and the CAB [water rights, wells and pumps associated with Well Permit Nos. 1773-FP, 1772-FP, 1774-FP, 1771-RFP, 31612-FP, 31536-FP, 1730-RFP, 1731-RFP, 31595-FP, 6149-FP, 9175-FP, 31568-FP, 9430-FP, 15550-FP].
- D. Discuss and consider approval of Third Amendment to Operation Funding Agreement or 2023 OFA between the CAB and Pioneer Holdco, LLC.

IV. OTHER BUSINESS

- A. Consider cancellation of, or confirm a quorum for the October 21, 2024, Regular Board Meeting.

V. ADJOURNMENT

The next regularly scheduled Board Meeting is scheduled for Monday, October 21, 2024, at 2:00 p.m., via Zoom Teleconference.