

PEAK METROPOLITAN DISTRICT NO. 3 (“DISTRICT”)

450 E. 17th Avenue, Suite 400

Denver, CO 80203

Phone: 303-592-4380

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

NOTICE OF A REGULAR MEETING AND AGENDA

Board of Directors:

Garrett Baum

William Branyan

Bonner Gilmore

Michelle McDonald

Zachary Knight

Office:

President

Secretary/Treasurer

Assistant Secretary

Assistant Secretary

Assistant Secretary

Term/Expiration:

2027/May 2027

2027/May 2027

2029/May 2029

2029/May 2029

2029/May 2029

Ex Officio Board Member: Troy Stover, Director of Business Park Development at the Colorado Springs Airport

DATE: June 26, 2025

TIME: 9:00 A.M.

LOCATION: ZOOM

Join Zoom Meeting

<https://us02web.zoom.us/j/81844691156?pwd=LttngjqMoRjJCDBhEzMv3FRpZPP53K.1>

Meeting ID: 818 4469 1156

Passcode: 500292

Dial In: 1-719-359-4580

I. ADMINISTRATIVE MATTERS

- A. Present Disclosures of Potential Conflicts of Interest.
- B. Confirm quorum, location of meeting and posting of meeting notice. Approve agenda.
- C. Public Comment. Members of the public may express their views to the Board on matters that affect the District. Comments will be limited to three (3) minutes.
- D. Review and consider approval of minutes from the May 22, 2025 regular meeting of the District (enclosure).

II. FINANCIAL MATTERS

- A. Review and accept the Schedule of Cash Position, dated March 31, 2025, updated as of June 19, 2025 (enclosure).
- B. Review and ratify approval of the payment of claims for the period ending June 19, 2025, in the amount of \$195,966.92 (enclosure).

III. LEGAL MATTERS

- A. Discuss status of Claim from Fountain Mutual Irrigation Company; Cygnet Land, LLC; and Michael S. Hassell.
 - 1. Adjourn to Executive Session, if necessary, to receive legal advice relative to specific legal questions and matters that may be subject to negotiation, pursuant to Section 24-6-402(4)(b) and (e), C.R.S.
 - 2. Discuss and consider approval of Cost Sharing and Reimbursement Intergovernmental Agreement [Regional Improvements] by and between the District and Peak Metropolitan District No. 1.
 - 3. Authorize any necessary actions in connection therewith.
- B. Discuss and consider approval of Cost Sharing Intergovernmental Agreement (Bradley Lift Station) between the District and Waterview North Metropolitan District No. 1.

IV. CONSTRUCTION MATTERS

- A. Discuss and consider approval of Requisition No. 48 (under the Series 2022 Bonds) and authorize reimbursement to the District, in the amount of \$19,425.10 (enclosure).
- B. Ratify approval of Task Order No. 02.1 to Master Service Agreement (“MSA”) for Construction Management Services between the District and W.E. O’Neil Construction Co. of Colorado for IP3-4 (Landscape and Irrigation), in the amount of \$222,326.00.
- C. Ratify approval of Task Order No. 003 to MSA for Construction Management Services between the District and W.E. O’Neil Construction Co. of Colorado for Preconstruction Services for Integration Loop Phase 5, in the amount of \$93,228.00.
- D. Ratify approval of Task Order No. 2 to MSA for Civil Design Services between the District and Enertia Consulting Group, LLC for Lot 2 Infrastructure, in the amount of \$63,580.00.
- E. Discuss and consider Notice of Award of Construction Contract.
- F. Discuss matters relative to District construction process and authorize necessary actions in connection therewith.

V. OTHER BUSINESS

VI. ADJOURNMENT

The next regular meeting is scheduled for July 24, 2025.