

# REUNION METROPOLITAN DISTRICT

## SPECIAL AGENDA

Reunion Recreation Center  
17910 East Parkside Drive North  
Commerce City, CO 80022

June 22, 2017

2:00 p.m.

### Reunion Metropolitan District

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Jeffrey Kappes, President	Term to May 2018
Teresa G. Kershnik, Vice President	Term to May 2020
Scott Custer, Treasurer	Term to May 2020
Martin Zemcik, Assistant Secretary	Term to May 2018
Tim E. Roberts, Assistant Secretary	Term to May 2020

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### AGENDA

1. Call to Order/Declaration of Quorum
2. Director Disclosures
3. Approval of Agenda
4. 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. Please sign in.
5. Consent Agenda
  - a. Approval of Minutes from the April 12, 2017 Special Meeting (**enclosure**)
  - b. Approval of Minutes from the May 2, 2017 Regular Meeting (**enclosure**)
6. Legal Matters
  - a. Consider Approval of Addendum to the Amended and Restated Facilities Acquisition Agreement, No. 2017A, with Shea Homes Limited Partnership (**enclosure**)
  - b. Consider Approval of Resolution Regarding Acceptance of District Eligible Costs with Shea Homes Limited Partnership (**enclosure**)
  - c. Consider and make a final determination to issue general obligation debt and to enter into a multi-fiscal year obligation (for which no additional voter approval is needed) in the form of a First Amendment to Mill Levy Equalization and Pledge Agreement between and among the District and North Range Metropolitan District Nos. 1-4 for a pledge of mill revenues of North Range Metropolitan District Nos. 1-4 in an amount not to exceed \$280,000,000, in connection with the issuance by the District of the below-described Bonds (**enclosure**)
  - d. Consider Approval of Agreement Regarding Repayment of Reimbursement Obligation Under the Amended and Restated Advance and Reimbursement Agreement by and among Shea Homes Limited Partnership, the District, and North Range Metropolitan District No. 2 (**enclosure**)
  - e. Consider and make a final determination to issue general obligation indebtedness consisting of its Revenue Bonds, Series 2017, in a principal amount of up to \$21,600,000; adopting a resolution authorizing the issuance of the Bonds and other related documents; ratifying and confirming the execution of certain documents; making determinations and findings as to other matters related to such transaction; authorizing incidental action; and repealing prior inconsistent actions

- f. Consider Approval of Termination and Waiver of the Amended and Restated Advance and Reimbursement Agreement by and between the District, North Range Metropolitan District No. 2, Shea Homes Limited Partnership, and U.S. Bank National Association (**enclosure**)
  - g. Consider Approval of Termination and Waiver of all Operational Funding Agreements by and among Shea Homes Limited Partnership, the District, and North Range Metropolitan District Nos. 1-5, respectively and Amounts Recognized Under the Same (**enclosure**)
  - h. Consider Ratification of Engagement of CliftonLarsonAllen, LLP for District Management Services (**enclosure**)
- 7. Financial Matters
    - a. Consider Acceptance of 2016 Audit (**enclosure**)
  - 8. Other Business
  - 9. Next Meeting – August 1, 2017
  - 10. Adjournment

# NORTH RANGE METROPOLITAN DISTRICT NO. 1

## SPECIAL AGENDA

Reunion Recreation Center  
17910 East Parkside Drive North  
Commerce City, CO 80022

June 22, 2017

2:00 p.m.

### North Range Metropolitan District No. 1

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Travis Book, President	Term to May 2018
Michael Scanlon, Vice President	Term to May 2020
Teresa G. Kershisnik, Treasurer	Term to May 2020
Jeffrey Kappes, Assistant Secretary	Term to May 2018
Tim E. Roberts, Assistant Secretary	Term to May 2020

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### AGENDA

1. Call to Order/Declaration of Quorum
2. Director Disclosures
3. Approval of Agenda
4. 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. Please sign in.
5. Consent Agenda
  - a. Consider Approval of Minutes from the May 2, 2017 Regular Meeting (**enclosure**)
6. Legal Matters
  - a. Consider and make a final determination to issue general obligation debt and to enter into a multi-fiscal year obligation (for which no additional voter approval is needed) in the form of a First Amendment to Mill Levy Equalization and Pledge Agreement between and among Reunion Metropolitan District and North Range Metropolitan District Nos. 1-4 for a pledge of mill revenues of the District and North Range Metropolitan District Nos. 2-4 in an amount not to exceed \$280,000,000, in connection with the issuance of the Reunion Metropolitan District Revenue Bonds, Series 2017, in a principal amount of up to \$21,600,000 (**enclosure**)
  - b. Consider Approval of Termination and Waiver of all Operational Funding Agreements by and among Shea Homes Limited Partnership, Reunion Metropolitan District, and North Range Metropolitan District No. 1, and Amounts Recognized Under the Same (**enclosure**)
7. Financial Matters
  - a. Consider Acceptance of 2016 Audit (**enclosure**)
8. Other Business
9. Next Meeting – August 1, 2017
10. Adjournment

## NORTH RANGE METROPOLITAN DISTRICT NO. 2

### SPECIAL AGENDA

Reunion Recreation Center  
17910 East Parkside Drive North  
Commerce City, CO 80022

June 22, 2017

2:00 p.m.

#### North Range Metropolitan District No. 2

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Jeffrey Kappes, President	Term to May 2018
Teresa G. Kershnik, Vice President	Term to May 2020
Scott Custer, Treasurer	Term to May 2020
Martin Zemcik, Assistant Secretary	Term to May 2018
Tim E. Roberts, Assistant Secretary	Term to May 2020

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#### AGENDA

1. Call to Order/Declaration of Quorum
2. Director Disclosures
3. Approval of Agenda
4. 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. Please sign in.
5. Consent Agenda
  - a. Consider Approval of Minutes from the April 12, 2017 Special Meeting (**enclosure**)
  - b. Consider Approval of Minutes from the May 2, 2017 Regular Meeting (**enclosure**)
6. Legal Matters
  - a. Consider and make a final determination to issue general obligation debt and to enter into a multi-fiscal year obligation (for which no additional voter approval is needed) in the form of a First Amendment to Mill Levy Equalization and Pledge Agreement between and among Reunion Metropolitan District and North Range Metropolitan District Nos. 1-4 for a pledge of mill revenues of the District and North Range Metropolitan District Nos. 1, 3 and 4 in an amount not to exceed \$280,000,000, in connection with the issuance of the Reunion Metropolitan District Revenue Bonds, Series 2017, in a principal amount of up to \$21,600,000 (**enclosure**)
  - b. Consider Approval of Agreement Regarding Repayment of Reimbursement Obligation Under the Amended and Restated Advance and Reimbursement Agreement by and among Shea Homes Limited Partnership, the District, and Reunion Metropolitan District (**enclosure**)
  - c. Consider Approval of Termination and Waiver of the Amended and Restated Advance and Reimbursement Agreement by and between the District, Reunion Metropolitan District, Shea Homes Limited Partnership, and U.S. Bank National Association (**enclosure**)
  - d. Consider Approval of Termination and Waiver of all Operational Funding Agreements by and among Shea Homes Limited Partnership, Reunion Metropolitan District, and North Range Metropolitan District No. 2, and Amounts Recognized Under the Same (**enclosure**)

7. Financial Matters
  - a. Conduct 2016 Budget Amendment Hearing and Consider Adoption of Resolution to Further Amend 2016 Budget (**enclosure**)
  - b. Consider Acceptance of 2016 Audit (**enclosure**)
8. Other Business
9. Next Meeting – August 1, 2017
10. Adjournment

**NORTH RANGE METROPOLITAN DISTRICT NOS. 3 & 4**

**SPECIAL AGENDA**

Reunion Recreation Center  
17910 East Parkside Drive North  
Commerce City, CO 80022

June 22, 2017

2:00 p.m.

**North Range Metropolitan District Nos. 3 & 4**

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Jeffrey Kappes, President	Term to May 2018
Teresa G. Kershnik, Vice President	Term to May 2020
Scott Custer, Treasurer	Term to May 2020
Martin Zemcik, Assistant Secretary	Term to May 2018
Tim E. Roberts, Assistant Secretary	Term to May 2020

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**AGENDA**

1. Call to Order/Declaration of Quorum
2. Director Disclosures
3. Approval of Agenda
4. 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. Please sign in.
5. Consent Agenda
  - a. Consider Approval of Minutes from the February 7, 2017 Regular Meeting (**enclosures**)
6. Legal Matters
  - a. Consider and make a final determination to issue general obligation debt and to enter into a multi-fiscal year obligation (for which no additional voter approval is needed) in the form of a First Amendment to Mill Levy Equalization and Pledge Agreement between and among Reunion Metropolitan District and North Range Metropolitan District Nos. 1-4 for a pledge of mill revenues of the Districts and North Range Metropolitan District Nos. 1 & 2 in an amount not to exceed \$280,000,000, in connection with the issuance of the Reunion Metropolitan District Revenue Bonds, Series 2017, in a principal amount of up to \$21,600,000 (**enclosure**)
  - b. Consider Approval of Termination and Waiver of all Operational Funding Agreements by and among Shea Homes Limited Partnership, Reunion Metropolitan District, and North Range Metropolitan District Nos. 3 and 4, and Amounts Recognized Under the Same (**enclosure**)
7. Financial Matters
8. Other Business
9. Next Meeting – August 1, 2017
10. Adjournment

**NORTH RANGE METROPOLITAN DISTRICT NO. 5**

**SPECIAL AGENDA**

Reunion Recreation Center  
17910 East Parkside Drive North

Commerce City, CO 80022

June 22, 2017

2:00 p.m.

**North Range Metropolitan District No. 5**

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Jeffrey Kappes, President	Term to May 2018
Teresa G. Kershnik, Vice President	Term to May 2020
Scott Custer, Treasurer	Term to May 2020
Martin Zemcik, Assistant Secretary	Term to May 2018
Tim E. Roberts, Assistant Secretary	Term to May 2020

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**AGENDA**

1. Call to Order/Declaration of Quorum
2. Director Disclosures
3. Approval of Agenda
4. 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. Please sign in.
5. Consent Agenda
  - a. Consider Approval of Minutes from the May 30, 2017 Special Meeting (**enclosure**)
6. Legal Matters
  - a. Consider Approval of Termination and Waiver of all Operational Funding Agreements by and among Shea Homes Limited Partnership, Reunion Metropolitan District, and North Range Metropolitan District No. 5, and Amounts Recognized Under the Same (**enclosure**)
7. Financial Matters
8. Other Business
9. Next Meeting – August 1, 2017
10. Adjournment