

**NOTICE OF JOINT REGULAR MEETING  
LEGATO COMMUNITY AUTHORITY AND  
LEGATO METROPOLITAN DISTRICT NOS. 1-7**

NOTICE IS HEREBY GIVEN That the Board of Directors of the **LEGATO COMMUNITY AUTHORITY AND METROPOLITAN DISTRICT NOS. 1-7**, of the City of Commerce City, County of Adams, State of Colorado, will hold a joint regular meeting at 4:00 p.m. on Tuesday, December 9, 2025 via Zoom videoconferencing platform. The meeting will be held for the purpose of conducting such business as may come before the Board. The meeting is open to the Public.

To access meeting, visit [www.zoom.us](http://www.zoom.us), click the Join the Meeting link, and type in the following Meeting ID and Passcode:

Meeting ID: 810 0189 9134

Passcode: 388002

Dial In Number: 1-719-359-4580

<https://us02web.zoom.us/j/81001899134?pwd=WcyDA23M7XGdtTLwuawxnLvvgg97a3.1>

BY ORDER OF THE BOARD OF DIRECTORS:  
LEGATO COMMUNITY AUTHORITY AND  
LEGATO METROPOLITAN DISTRICT NOS. 1-7

By: /s/ SETER, VANDER WALL & MIELKE, P.C.  
Attorneys to the District

**AGENDA**

1. Call to Order/Confirm Quorum and Posting of Meeting Notice
2. Disclosure Matters
3. Approval of Agenda
4. Public Comment – Members of the public may express their view to the Boards on matters that affect the Districts (Comments will be limited to three minutes.)
5. Consent Agenda
  - a. Consider Approval of Minutes – November 11, 2025 Joint Regular Meeting
  - b. Consideration of Ratification of Senior Project Fund Requisition No. 23 Related to the Authority’s Limited Tax Supported Revenue (District Nos. 1, 2, 3 and 7) Bonds, Series 2021A-1 and Limited Tax Supported Convertible Capital Appreciation Revenue (District Nos. 1, 2, 3 and 7) Bonds, Series 2021A-2 (Authority)
  - c. Other
6. Construction Matters
  - a. Consider Acceptance of District Expenditures Verification (DEV) Report for December 2025 (Authority)
  - b. Discussion regarding Closeout of Stormwater Pollution Prevention Plan (SWPPP) / Stormwater Permit by IWC
  - c. Update regarding IWC / Phase 1 Spine Infrastructure contract matters
    - i. Update re Calibre / AGW Site Visit / Remediation Plan / Path to Substantial Completion
    - ii. Update re IWC Response
  - d. Update regarding All Phase / Phase I Irrigation System and Landscape Improvements Projects
  - e. Discussion re KB Home Request for Removal of Underdrain System Improvements from Filing 2, Phase 2 (Authority and District No. 2)
  - f. Other
7. Financial Matters
  - a. Consider Approval / Ratification of Claims through December 2, 2025 (Authority)
  - b. Review Cash Position
  - c. Review Contract Tracker

- d. Other
- 8. Legal Matters
  - a. Executive Session (If Needed) – An executive session may be called for the purpose of consultation with legal counsel concerning (i) the contract between Legato Community Authority and Iron Woman Construction & Environmental Services LLC, demand for payment, and development of negotiating positions and instructing negotiators, and (ii) Post Closing Construction Agreement between the Authority, Century Land Holdings, LLC, and Cohen Denver Airport, demand regarding Filing 1 storm sewer improvements, and development of negotiating positions and instructing negotiators, pursuant to § 24-6-402(4)(b) & (e), C.R.S.
  - b. Schedule 2026 Regular (District Nos. 1-7) and Annual (District No. 2) Board Meetings
  - c. Other
- 9. Community Management Matters
  - a. Manager’s Report
  - b. Landscape Services Update
  - c. Other
- 10. Director Matters
- 11. Other Business
- 12. Adjourn

**NEXT REGULAR MEETING: Tuesday, January 13, 2026 at 4:00 p.m.**