



**Work Session Minutes**  
**E-470 Public Highway Authority**  
**August 25, 2022 Work Session**  
**Virtual Meeting conducted via “Teams”**

**ATTENDEES:**

**Committee Members:** Mayor Pro Tem Francoise Bergan (City of Aurora),  
Council Member Craig Hurst (City of Commerce City)

**Staff:** Beau Memory, Neil Thomson, Derek Slack, Chuck Weiss, Jim Brady,  
Wanda DeVargas, Kate Oberleas, Kris Kellim, Mike Hancock

**Legal Counsel:** Tamara Seaver (Icenogle Seaver Pogue)

**1) CALL TO ORDER**

Mayor Pro Tem Bergan called the work session to order at 1:01 P.M.

**2) PUBLIC COMMENT**

There was no public comment.

**3) MINERAL RIGHTS LEASE**

Mr. Weiss briefed the Committee on a request from Civitas to lease approximately 71 net mineral acres of the Authority’s mineral rights located just north of Jewell Avenue. He reported that the Authority’s standard lease provides for non-refundable \$4,000 per acre bonus payments for a 3-year primary term and a 2-year secondary term and noted that the royalty payments to the Authority are 20% before productions costs are deducted. Mr. Weiss answered questions from Mayor Pro Tem Bergan about Civitas’s corporate relationship to Extraction Oil & Gas and the two- and three-year terms of the lease. It was communicated that staff and special counsel will likely present the lease for approval at the September 8 Board meeting.

**4) ON-CALL ENGINEERING & LAND MANAGEMENT RFP**

Ms. Oberleas reported that the On-Call Engineering & Land Management RFP produced two proposals which were evaluated by staff. She described the results of staff's review and that staff's recommendation is to award the contract to SEH, who is the Authority's current on-call engineering consultant. She noted that a three-year contract with a three-year NTE amount of \$2,000,000 will be presented to the Board for approval at the September 8 Board meeting.

**5) KIEWIT CONTRACT AMENDMENT 2**

Mr. Brady presented an update on the Road Widening project and informed the Committee that the estimated cost of Kiewit Contract Amendment 2 is approximately \$85M. He reported that the scope of work includes one-mile of mainline road widening, extension of the High Plains Trail as well as the 38<sup>th</sup> Avenue diamond interchange including a 5-lane bridge and associated retaining walls. He noted that per the 2020 Purchase & Sale Agreement (PSA), Aurora Highlands is required to dedicate the necessary property rights for the interchange to the Authority but this has not yet been completed. He expressed his hope to be able to present the Kiewit contract amendment for Board approval this fall once the property has been conveyed. In response to a question from Mayor Pro Tem Bergan's about the PSA, Ms. Seaver explained that there are no penalties for delays associated with conveying the property rights to the Authority.

**6) OTHER BUSINESS**

Mr. Thomson provided brief updates on the following items:

- a. 2022/2023 Snow Season. Staff and contractor Terracare are preparing plows, weather stations, salt supplies etc. and planning for this winter's snow season.
- b. Safety Initiatives. Staff and contractors are planning to install new backlit solar powered DO NOT ENTER and WRONG WAY signs at various locations. The multi-year project to install cable barrier at locations identified in the Safety Study is now underway. Contractors will be installing new stop bars, pavement arrows and other symbols in September as part of the annual striping maintenance work.
- c. CMF. Staff continue to work with the City of Aurora and anticipate starting grading work this fall pending permit approvals.
- d. Road Widening Contract Amendments. Staff plan to finalize and present construction contract amendments in the next few months for the 38<sup>th</sup> Avenue and 48<sup>th</sup> Avenue interchanges as well as the balance of road widening up to 104<sup>th</sup> Avenue.
- e. Jewell Avenue Interchange. In response to a question from Mayor Pro Tem Bergan, Mr. Thomson replied that staff will meet with City of Aurora staff in mid-September to discuss the need for traffic signals and the ultimate interchange expansion.

**7) ADJOURNMENT**

Mayor Pro Tem Bergan adjourned the work session at 1:27 P.M.