

# SKY RANCH COMMUNITY AUTHORITY BOARD (“CAB”)

141 Union Boulevard, Suite 150  
Lakewood, Colorado 80228-1898  
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## NOTICE OF REGULAR MEETING AND AGENDA

<u>Board of Directors</u>	<u>Office</u>	<u>Term/Expiration</u>
Mark Harding	President	2020/May 2020
Paul “Joe” Knopinski	Vice President	2022/May 2022
Dirk Lashnits	Treasurer	2022/May 2022
Scott Lehman	Secretary	2020/May 2020
<b>VACANT</b>		2020/May 2020

DATE: April 12, 2019  
TIME: 8:30 a.m.  
PLACE: McGeady Becher P.C.  
450 East 17<sup>th</sup> Avenue, Suite 400  
Denver, Colorado 80203

### I. ADMINISTRATIVE MATTERS

A. Present Disclosures of Potential Conflicts of Interest.

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B. Approve Agenda and confirm location of the meeting and posting of meeting notices.

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C. Discuss Board vacancy.

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### II. CONSENT AGENDA

- Approve Minutes of the March 8, 2019 Regular Meeting (enclosure).
  - Ratify approval of payables from February 21, 2019 through March 8, 2019 in the amount of \$579,598.39.
  - Ratify approval of Resolution 2019-03-01, Resolution Regarding the Imposition of Operations and Maintenance Fees.
  - Ratify approval of Resolution 2019-03-02, Resolution Adopting Design and Landscape Guidelines for Sky Ranch.
  - Ratify approval of Resolution 2019-03-03, Resolution Adopting the Policies and Procedures Governing the Enforcement of the Covenants, Conditions and Restrictions.
  - Ratify approval of Disclosure to Purchasers.
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III. FINANCIAL MATTERS

- A. Consider approval of payables from March 9, 2019 through April 12, 2019 in the amount of \$1,561,023.64 (enclosure).

General Fund:	\$ 11,055.57
Debt Service Fund:	\$ -0-
Capital Projects Fund:	<u>\$ 1,549,968.07</u>
<b>Total:</b>	<b>\$ 1,561,023.64</b>

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- B. Review and accept unaudited financial statements and the cash position schedule through the period ending February 28, 2019 (enclosure).
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- C. \_\_\_\_\_

IV. LEGAL MATTERS

- A. Review and ratify approval of a Service Agreement with Pure Cycle Corporation, in the amount of \$64,800.00, for erosion control maintenance (enclosure).
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- B. Review and consider approval of a Construction Contract with Pure Cycle Corporation, in the amount of \$332,141.04, for Filing 1 fencing installation (enclosure).
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- C. \_\_\_\_\_

V. CONSTRUCTION MATTERS

- A. Project Manager's Report (enclosure).
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- B. Review and consider approval of Task Order No. 12 to the Master Services Agreement with KT Engineering, in the amount of \$13,635.00 for dry utility staking and miscellaneous additional survey (to be distributed).
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- C. Review and consider approval of Task Order No. 2 to the Master Services Agreement with MPI Designs, LLC, in the amount of \$7,905.00 for construction phase services and record drawings (to be distributed).
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**Earthwork and Erosion Control**

- 1. \_\_\_\_\_

**Drainage and Utilities**

- 1. Review and consider approval of Pay Application No. 9 to the Drainage and Utilities Contract with Premier Earthworks & Infrastructure, Inc., in the amount of \$442,614.00 (to be distributed).
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**Roadway Improvements**

- 1. Review and consider approval of Pay Application No. 5 to the Roadways Contract with Premier Earthworks & Infrastructure, Inc., in the amount of \$97,002.88 (to be distributed).
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**Landscape Improvements**

- 1. Ratify approval of a contract with Environmental Designs, Inc. (“EDI”) for Filing 1 GESG work (to be distributed).
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- 2. Review and consider approval of Change Orders No. 1 to the Landscape Contract with EDI, in the amount of -\$3,451.17, for plant substitutions (to be distributed).
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- F. Engineer’s Report (enclosure).
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- G. Discuss status of Consulting Agreements.
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VI. CAPITAL MATTERS

A. \_\_\_\_\_

VII. OTHER MATTERS

A. \_\_\_\_\_

VIII. ADJOURNMENT **THE NEXT REGULAR MEETING IS SCHEDULED FOR  
MAY 10, 2019.**