SKY RANCH COMMUNITY AUTHORITY BOARD ("CAB")

141 Union Boulevard, Suite 150
Lakewood, Colorado 80228-1898
Tel: 303-987-0835 • 800-741-3254
Fax: 303-987-2032

NOTICE OF REGULAR MEETING AND AGENDA

Board of Directors:	Office:	Term/Expiration
Mark Harding	President	2020/May 2020
Paul "Joe" Knopinski	Vice President	2022/May 2022
Scott Lehman	Secretary	2020/May 2020
Dirk Lashnits	Treasurer	2022/May 2022
VACANT		2020/May 2020

DATE: February 8, 2019

TIME: 8:30 A.M.

PLACE: McGeady Becher P.C.
450 E. 17th Avenue, Suite 400
Denver, CO 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 January 18, 2019 Special Meeting (enclosure).
- Ratify approval of payables from January 1, 2019 through January 31, 2019 in the amount of $1,374,830.50 (enclosure).

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III. FINANCIAL MATTERS

A. Consider approval of payables from February 1, 2019 through February 28, 2019 in the amount of $_____ (to be distributed).

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B. Review and accept unaudited financial statements and the cash position schedule through the period ending January 31, 2019 (to be distributed).

IV. LEGAL MATTERS

A. Review and consider adoption of Resolution No. 2019-02-_; Resolution regarding the CAB's Imposition of an Operation and Maintenance Fee.

B. Review and consider adoption of Resolution No. 2019-02-_; Resolution Adopting the Design Guidelines for Sky Ranch (enclosure).

C. Review and consider adoption of Resolution No. 2019-02-_; Resolution Adopting Policies and Procedures Governing Enforcement of the Covenants, Conditions, and Restrictions for Sky Ranch.

D. Review and consider approval of Disclosure to Purchasers.

E. Review and consider acceptance of Tracts A-Q and S-BB of Sky Ranch Subdivision Filing No. 1 from Sky Ranch Metropolitan District No. 5.

F. Discuss need for easements.

V. CONSTRUCTION MATTERS

A. Project Manager's Report (enclosure).

B. Review and consider approval of Task Order No. 9 to the Master Services Agreement with KT Engineering, in the amount of $9,575.00 (to be distributed).

Earthwork and Erosion Control

1. _____

Drainage and Utilities

1. Review and consider approval of Pay Application No. 7 to the Construction Contract with Premier Earthworks & Infrastructure, Inc. in the amount of $227,874.32 (to be distributed).

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Roadway Improvements

1. Review and consider approval of Change Order No. 2 to the Construction Contract with Premier Earthworks & Infrastructure, Inc. in the amount of $45,155.44 (to be distributed).

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2. Review and consider approval of Pay Application No. 3 to the Construction Contract with Premier Earthworks & Infrastructure, Inc. in the amount of $262,682.57 (to be distributed).

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B. Review and consider award of a contract for Filing No. 1- Landscaping and Irrigation (to be distributed).

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C. Engineer's Report (enclosure).

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D. Discuss status of Consulting Agreements.

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VI. CAPITAL MATTERS

A. Review and accept Certification No. 1 prepared by Independent Engineering Services, LLC, in the amount of $_____ (to be distributed).

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VII. OTHER MATTERS

A. _____

VIII. ADJOURNMENT ***THE NEXT REGULAR MEETING IS SCHEDULED FOR MARCH 8, 2019.***