

**PROMENADE AT CASTLE ROCK METROPOLITAN DISTRICT NOS. 1-3**

**SPECIAL MEETING**

5750 DTC Parkway, Suite 210

Greenwood Village, CO 80111

Monday, August 3, 2015

3:00 p.m.

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Peter Cudlip, President	Term to May 2018
Steven Zezulak, Secretary/Treasurer	Term to May 2016
Bryan McFarland, Assistant Secretary	Term to May 2018
Donald Provost, Assistant Secretary	Term to May 2018
Nicole Haselden, Assistant Secretary	Term to May 2016

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**AGENDA**

1. Call to Order
2. Declaration of Quorum
3. Director Qualifications / Conflicts of Interest / Reaffirmation of Disclosures
4. Approval of Agenda
5. Approval of Minutes from the June 29, 2015 Meeting
6. Public Comment – Members of the public may express their views to the Boards on matters that affect the Districts that are not otherwise on the agenda. Comments will be limited to three (3) minutes.
7. Legal Matters
  - a. Consider Approval of First Amendment to 2015 Joint Annual Administrative Resolution
  - b. Conduct Public Hearing on Petition from Promenade Castle Rock, LLC for Inclusion of Real Property into District No. 3 (Atrium Way Right-of-Way Parcels)
    - i. Consider Adoption of Resolution and Order for Inclusion of Real Property into District No. 3 (Atrium Way Right-of-Way Parcels)
  - a. Ratify and Consider Approval of Access and Water Line Easement Agreement between Craig Realty Group Castle Rock LLC Outlets at Castle Rock and District No. 2 for the Outlets
  - c. Ratify and Consider Approval of Temporary Construction Easement Agreement between Craig Realty Group Castle Rock LLC Outlets at Castle Rock and District No. 2 for the Outlets
  - d. Ratify and Consider Approval of Temporary Construction and Permanent Maintenance Easement Agreement between P&B LLC and District No. 2 for a portion of Meadows Parkway

- e. Consider Approval of First Amendment to March 5, 2015 Funding and Reimbursement Agreement between District No. 2 and Promenade Castle Rock LLC

8. Capital Improvement Matters

- a. Approve Change Order between District No. 2 and Hudick Excavating, Inc. d/b/a HEI Civil to Omit from Original Agreement Scope the Excavation and Backfill of Building Foundations and the placement of Under-slab Material for Blocks 7 & 8
- b. Approve Change Order between District No. 2 and Hudick Excavating, Inc. d/b/a HEI Civil for additional Compensation for Work Completed in response to differing Site Conditions on Blocks 7 & 8
- c. Approve Change Order between District No. 2 and Hudick Excavating, Inc. d/b/a HEI Civil to Furnish and Install Complete Junction Structure as shown in the revised Infrastructure Plans and Omit 61 LF of 84” RCP
- d. Approve Change Order between District No. 2 and Hudick Excavating, Inc. d/b/a HEI Civil to add the 42” Storm Sewer and Drainage Structures Shown in the Block 4A Early Grading Plans
- e. Approve Change Order between District No. 2 and Schmidt Construction Company to Install the Temp Asphalt Road Bypass necessary for the Project
- f. Approve Change Order between District No. 2 and Miller Wall Company to Furnish and Install Complete Block Facing MSE Wall B on Block 7
- g. Approve Change Order between District No. 2 and R.E. Monks Construction Company, LLC to install temporary road in Block 5
- h. Authorize Notice to Proceed subject to execution of Notices of Award, Agreements and Receipt of Performance, Payment and Warranty Bonds
  - i. Hudick Excavating, Inc. d/b/a/ HEI Civil for Infrastructure Utilities Contract
  - ii. Thoutt Bros. Concrete Contractors Inc. for the Blocks 7 and 8 Site Concrete Contract
  - iii. Colorado Designscares Inc. for Infrastructure Landscaping Contract
  - iv. Colorado Designscares Inc. for the Blocks 7 and 8 Site Furnishings Contract
  - v. Miller Wall Company for the Blocks 1 and 4 Retaining Walls Contract
  - vi. Deton, Inc. d/b/a/ Slaton Bros, Inc. for the Blocks 6 Retaining Walls Contract
- i. Discuss Status of Construction Contract for Site Walls and Railings for Blocks 7 and 8
- j. Discuss Requirements for Final Payment for Contractors
- k. Discuss Status of District Construction

9. Financial Matters
  - a. Consider Approval of Payables/Financials
  - b. Discuss Status of Bond Issuance
10. Other Business
  - a. Next Meeting Date – August 7, 2015 at 1:30 p.m. (Bonds)
11. Adjourn