

JOINT SPECIAL MEETING
SADDLE ROCK SOUTH METROPOLITAN DISTRICT NOS. 1, 2, 3 & 4
6800 South Liverpool Street, Suite A
Aurora, Colorado
September 6, 2018 at 2:30 P.M.

Board of Directors District No. 1

VACANCY	Term Expires May 2022
VACANCY	Term Expires May 2022
Carol Bransfield, Treasurer	Term Expires May 2020
Rodney A. Alpert, Assistant Secretary	Term Expires May 2020
Tanya Alpert, Assistant Secretary	Term Expires May 2022

Board of Directors District No. 2

Howard Johnson, President	Term Expires May 2022
Donald Langley, Secretary/Treasurer	Term Expires May 2022
VACANCY	Term Expires May 2022
VACANCY	Term Expires May 2020
VACANCY	Term Expires May 2020

Board of Directors District No. 3

VACANCY	Term Expires May 2022
VACANCY	Term Expires May 2022
Carol Bransfield, Treasurer	Term Expires May 2020
Jordan Rigberg, Assistant Secretary	Term Expires May 2022
Rodney A. Alpert, Assistant Secretary	Term Expires May 2020

Board of Directors District No. 4

VACANCY	Term Expires May 2022
VACANCY	Term Expires May 2022
Marie B. Hensler, Assistant Secretary	Term Expires May 2022
VACANCY	Term Expires May 2020
VACANCY	Term Expires May 2020

AGENDA

1. ADMINISTRATIVE MATTERS

- a. Call to Order
- b. Declaration of Quorum and Confirmation of Director Qualifications
- c. Reaffirmation of Disclosures of Potential or Existing Conflicts of Interest
- d. Approval of Agenda
- e. Appointment of Directors to Boards and Administer Oaths of Office for Same (**enclosures**)
- f. Election of Officers

2. PUBLIC COMMENT (Regarding Items Not Otherwise on the Agenda)

3. CONSENT AGENDA ITEMS (These items are considered to be routine and will be approved by one motion. There will be no separate discussion of these items unless requested, in which event, the item will be removed from the Consent Agenda and considered in the Regular Agenda) (**enclosures in electronic copies only; paper copies available upon request**)

- a. Approval, Ratification and Acceptance of Consent Agenda Items from May 10, 2018 Meeting (District No. 2) (copies available upon request-previously included in May meeting packet):
 - i. Approval of Board Meeting Minutes from March 8, 2018 Joint Regular Meeting
 - ii. Acceptance of Unaudited Financial Statements as of March 31, 2017
- b. Approval of Board Meeting Minutes from May 10, 2018 Joint Regular Meeting (District Nos. 1, 3 and 4) (**enclosure**)
- c. Ratification of Operations Payables (May 11, 2018 – September 6, 2018) (\$333,533.35) (**enclosure**)
- d. Approval of Claims as of September 6, 2018 (\$47,236.39) (**enclosures**)
- e. Acceptance of Unaudited Financial Statements as of June 30, 2018 (**enclosures**)
- f. Adoption of Resolution No. 2018-09-01: Ratifying Prior Actions of Board of the Directors (District No. 4) (**enclosure**)
- g. Acknowledge Resignation of Summers & Associates as Districts' Construction Manager and Termination of Independent Contractor Agreement for Same

4. FINANCIAL MATTERS

- a. 2019 Budget Hearings
 - i. Review Preliminary Assessed Valuations (**enclosures**)
 - ii. Set Budget Hearing Dates – November 8, 2018 at 2:30 P.M.
 - iii. Draft 2019 Budgets and Budget Committee Update (**enclosures**)
 - iv. Discuss Potential Operations Fee for Residential Units in District No. 1

5. LEGAL MATTERS

- a. Review Proposals for District Engineer Services and Consider Award of Contract for same (**enclosures**)
- b. Saddle Rock Vistas, Filing No. 1, Reimbursement and Acceptance of Improvements
 - i. Consider Approval of Reimbursement to Arapahoe Greens, LLC for Saddle Rock Vistas Improvements (\$261,000) (subject to acceptance of tracts and improvements and required documents from City and Arapahoe Greens, LLC) (**enclosure**)

- ii. Consider Adoption of Resolution No. 2018-09-02: Accepting Tracts and Certain Public Improvements Located Thereon (Tracts A, B, C and D, Saddle Rock Vistas, Filing No. 1) (**enclosure**)
- iii. Consider Approval and Acceptance of Special Warranty Deed for Tracts A, B, C and D, Saddle Rock Vistas, and Bill of Sale for Certain Public Improvements Thereon (**enclosures**).
- iv. Consider Approval of Indemnity Agreement with SR Recovery, LLC for Landscape Improvements (**enclosure**)
- v. Consider Approval of Easements for Landscape, Mail Kiosk and Fire Hydrant Maintenance within Saddle Rock Vistas
- vi. Consider Adoption of Resolution No. 2018-09-03: Adopting Motor Court Policies (**enclosure**)

6. DISTRICT MANAGER MATTERS (Enclosure – Management Report)

- a. Update on AED Units
- b. Update on Paving and Sealing Project
- c. Consider Approval of Snow Removal Contract with Keesen Landscape for 2018-2019 Winter Season (lower price than 2017-2018 season) (**enclosure**)
- d. Discuss Operational Issues Associated with Water Feature within Golf Course
- e. Consider Request for Additional Pet Waste Station at Ukraine and Easter Streets (**enclosure**)
- f. Discuss Acceptance of Perimeter Fencing for Shadow Creek

7. SAFETY AND SECURITY COMMITTEE MATTERS

- a. Update on Installation of Security Cameras on District Property
- b. Update on Addition of Lights in Guest Parking Area

8. TRAFFIC COMMITTEE MATTERS

9. DIRECTORS' MATTERS

- a. Water Conservation Project
- b. Shawnee Road Extension Project

10. OTHER BUSINESS

- a. Next Joint Regular Meeting: November 8, 2018 at 2:30 P.M. (2019 BUDGET HEARINGS)

11. ADJOURNMENT