

NOTICE OF SPECIAL MEETING

**STERLING RANCH COMMUNITY AUTHORITY BOARD
DOUGLAS COUNTY, COLORADO**

NOTICE IS HEREBY GIVEN that the Board of Directors of Sterling Ranch Community Authority Board (the "CAB"), Douglas County, Colorado, will hold a special meeting on Friday, November 20, 2015 at the hour of 1:00 p.m. at the offices of CliftonLarsonAllen LLP, 8390 E. Crescent Parkway, Suite 500, Greenwood Village, Colorado 80111. At this meeting the Board will take up regular business of the Authority as reflected on the agenda attached, and any other matters as may come before the Board. These meetings are open to the public.

This notice is given by order of the Board of Directors of the Authority.

STERLING RANCH COMMUNITY AUTHORITY
BOARD
DOUGLAS COUNTY, COLORADO

By: /s/ Denise Denslow
Manager

STERLING RANCH COMMUNITY AUTHORITY BOARD "CAB"
SPECIAL MEETING AGENDA

Board of Directors:

Term Expires:

James Yates, President (representing Sterling Ranch Colorado MD No. 2)	January 15, 2017
Harold R. Smethills, Jr., Vice President (representing Sterling Ranch Colorado MD No. 1)	January 15, 2016
Diane H. Smethills, Treasurer (representing Sterling Ranch Colorado MD Nos. 3-7)	January 15, 2016
Denise Denslow, Secretary	N/A
8 VACANCIES	

Date: November 20, 2015 – Friday

Time: 1:00 p.m.

Location: CliftonLarsonAllen LLP
8390 E. Crescent Parkway
Suite 500
Greenwood Village, CO 80111

1. CALL TO ORDER / DECLARATION OF QUORUM

2. DISCLOSURE OF CONFLICTS OF INTEREST

3. REVIEW AND APPROVE AGENDA AND MEETING LOCATION; APPOINT ACTING SECRETARY FOR MEETING

4. CONSENT AGENDA (THE FOLLOWING CAN BE APPROVED WITH A SINGLE MOTION, OR PULLED FROM THE CONSENT AGENDA AND DISCUSSED SEPARATELY)

A. Review and Consider Approval of Minutes of the October 27, 2015 Regular Meeting (enclosed)

B. Review and Consider Approval of Unaudited Financial Statements as of September 30, 2015 (enclosed)

5. UTILITY MATTERS

6. LEGAL MATTERS

- A. Discuss and Consider Appointment of Design Review Committee

- B. Discuss and Consider Approval of 2016 Operation Funding Agreement between the CAB and Hobbs Investments LLC

- C. Discuss and Consider Approval of Design/Build Agreement between the CAB and M.A. Mortenson Company d/b/a Mortenson Construction

- D. Master Service Agreement for Master Planning and Design Support for Filing No. 1 with Redland Consulting Group, Inc.

1. Change Order No. 1 to Work Order No. 16, Lap No. 2 (increase of \$30,000) (enclosed)

- E. Master Service Agreement between the CAB and Siemens Industry, Inc. Building Technologies Division ("Siemens Master Agreement"):

1. Review and Approve Work Order No. 5 for Web Hosted, Modular, GIS System Based Software as a Service (Saas) Licensing (enclosed)

- F. Review and Consider Approval of Service Agreement with Waste Management (enclosed)

- G. Review and Consider Approval of Supplemental Engagement Agreement between the CAB and Metro Study (to be distributed)

7. EXECUTIVE SESSION, IF NECESSARY

8. FINANCIAL MATTERS

- A. Conduct Public Hearing to Consider Amending 2015 Budget; Consider Adoption of Resolution No. 2015-11-____, Resolution Amending 2015 Budget (enclosed)

- B. Conduct SECOND READING and Public Hearing to Consider Adoption of 2016 Budget; Consider Adoption of Resolution No. 2015-11-____ to Adopt 2016 Budget and Resolution No. 2015-11-____ to Appropriate Sums of Money (enclosures – Budget to be distributed)

- C. Review and Consider Approval of Pay Application No. 4 in the Amount of \$207,193 (\$218,097 with retainage), Submitted by Mortenson Construction for Construction Costs During the Period from September 1, 2015 through September 30, 2015 (enclosed)

- D. Discuss the Implementation of ADP

9. PUBLIC COMMENTS

10. CONSTRUCTION MATTERS

- A. Report from Mortenson on Construction Status (enclosed)
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11. BOARD MATTERS

12. MANAGEMENT MATTERS

- A. Discuss Setting 2016 Regular Meetings for the Third Tuesday of Every Month at 1:00 p.m. at the Offices of CliftonLarsonAllen LLP
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- B. Review and Consider Adoption of Resolution No. 2015-11-__, Resolution Establishing Regular Meeting Dates, Time and Location, and Designating Locations for Posting of 72-Hour and 24-Hour Notices (enclosed)
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- C. Confirm Quorum for Next Board Meeting to be Held Thursday, December 17, 2015 at 1:00 p.m. at the Offices of CliftonLarsonAllen LLP
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- D. Other
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13. ADJOURNMENT

Informational Items:

NEXT SCHEDULED BOARD MEETING

Thursday, December 17, 2015 – 1:00 p.m.
CliftonLarsonAllen LLP
8390 E. Crescent Parkway, Suite 500
Greenwood Village, CO 80111

REMAINING BOARD MEETINGS FOR 2015

Thursday, December 17, 2015