

NOTICE OF SPECIAL MEETING

RAMPART RANGE METROPOLITAN DISTRICT NOS. 1, 2 & 7 of DOUGLAS COUNTY, COLORADO

NOTICE IS HEREBY GIVEN that the Board of Directors of the Rampart Range Metropolitan District Nos. 1, 2 & 7 of the County of Douglas, State of Colorado, will hold a special meeting on Wednesday, August 17, 2016 at the hour of 3:00 p.m., at Coventry Development Corp, 10270 Commonwealth Street, Ste. B., Lone Tree, Colorado 80124, for the purpose of conducting any business which may come before the Board.

This meeting is open to the public.

**BY ORDER OF THE BOARD OF
DIRECTORS OF THE RAMPART
RANGE METROPOLITAN DISTRICT
NOS. 1, 2 & 7**

By /s/ Denise Denslow

Agenda:

1. Call to Order
2. Declaration of Quorum
3. Present Disclosures of Potential Conflicts of Interest
4. Approve Agenda and Confirm Location of Meeting and Posting of Meeting Notice
5. Public Comments
6. Consent Agenda

These items are considered to be routine and will be approved and/or ratified by one motion. There will be no separate discussion of these items unless a Board member so requests; in which event, the item(s) will be removed from the Consent Agenda and considered in the Regular Agenda.

- A. Review and Consider Approval of June 13, 2016 Special Meeting Minutes (enclosed)
- B. Review and Ratify Approval of Agreement between RRMD No. 1 and Coating Specialists, LLC for Graffiti Removal on Cabela Walls in the Amount of \$2,200.00)
- C. Review and Ratify Approval of Change Order No. 18 between RRMD No. 1 and Brightview for Refurbishment of Parkside Planting Beds in the Amount of \$5,808.00

7. Items from the Engineer/Construction Manager
 - A. Engineering/Design Report (John Connelly)
 - B. Construction Report (Ernie Warzecha)
8. Landscape Update – Robin Price/Brightview (enclosed)
9. Items from the Attorney
 - A. Conduct Public Hearing on the Inclusion of Approximately 14.852 acres of Real Property Owned by RidgeGate Investments, Inc. and RRMD No. 1 into the Boundaries of Rampart Range Metropolitan District No. 7 and Consider Adoption of Resolution No. 2016-08-01 Regarding the Inclusion of Property (enclosure)
 - B. Consider Ratifying Approval of the Quitclaim Deed for the Conveyance of a Portion of the RidgeGate Trail Property from RRMD No. 1 to RidgeGate Investments, Inc. (to be distributed)
 - C. Review and Consider Ratifying Approval of the Temporary Trail Easement Agreement between RidgeGate Investments, Inc. and RRMD No. 1 (to be distributed)
 - D. Review and Consider Ratifying Acceptance of the Conveyance of Open Space Land Pursuant to that Certain Bargain and Sale Deed from RidgeGate Investments, Inc. to RRMD No. 1 (enclosed)
 - E. Discuss and Consider Approval of Reciprocal Access Agreement between Rampart Range Metropolitan District No. 7 and Sierra Holdings, LLC Regarding Filing No. 18 Irrigation Main Relocation (to be distributed)
 - F. Discuss and Consider Approval of Easement Agreement between RRMD No. 1 and Meridian II HOA for Sanitary Sewer Outfall Line (to be distributed)
10. Financial Items
 - A. Review and Ratify Approval of Prior Claims (enclosure)
 - B. Review Cash Position Report – Informational Only (to be distributed)
11. Items from the Manager
 - A. Discuss and Consider Approval of Change Order No. 1 to MD2-075 Promenade Park and Arts Center Drive Landscape Project between RRMD No. 1 and DesignScapes Colorado, Inc. for Electrical, Site Features and Landscaping Items in the Amount of \$604,987.00 (enclosed)
 - B. Discuss and Consider Approval of Change Order No. 2 to MD2-075 Promenade Park and Arts Center Drive Landscape Project between RRMD No. 1 and DesignScapes Colorado, Inc. to Amend the Project Work from Rosetta Wall to Block Retaining Wall in an Amount TBD (to be distributed)
 - C. Discuss and Consider Approval of Change Order No. 1 to MD2-074 Stone Facing of Promenade Park Structures Project between RRMD No. 1 and Rock & Company for Installation of Additional Electrical Conduit and Additional Stone Facing at RidgeGate Parkway in the Amount of \$42,783.06 (enclosed)
 - D. Discuss and Consider Approval of Master Service Agreement for Lighting Installation between RRMD No. 1 and Sturgeon Electric Company (enclosed)
 - a. Discuss and Consider Approval of Work Order No. 1 to Master Service Agreement for Lighting Installation between RRMD No. 1 and Sturgeon Electric Company for Installation of Lighting Components in RidgeGate Filing No. 21 in the Amount of \$138,545.00 (enclosed)

- i. Discuss and Consider Approval of Limited Authorization to Proceed (LAP) No. 1 to Work Order No. 1 to Install Conduit and Bases in RidgeGate Filing No. 21 in the Amount of \$58,499.00 (enclosed)
 - ii. Discuss and Consider Approval of LAP No. 2 to Work Order No. 1 to Install Wiring and Meter Set-Up in RidgeGate Filing No. 21 in the Amount of \$44,064.00 (enclosed)
 - iii. Discuss and Consider Approval of LAP No. 3 to Work Order No. 1 to Install District Provided Streetlights and Fixtures in RidgeGate Filing No. 21 in the Amount of \$35,982.00 (enclosed)
- E. Discuss and Ratify Approval of Award of Contract for Structural Repairs – Parking Garage 10003 Commons St, Lone Tree between RRMD No. 1 and Summit Sealants in the Amount of \$40,997.13 (enclosed)
 - a. Review and Ratify Approval of Change Order No. 1 to Structural Repairs – Parking Garage 10003 Commons St, Lone Tree between Rampart Range Metropolitan District No. 1 (RRMD No. 1) and Summit Sealants to Repair Hollow Concrete Areas in the Amount of \$2,401.70 (enclosed)
- F. Discuss and Consider Approval of Service Agreement for Construction Management Services for MD2-75 Promenade Park and Arts Center Drive Streetscape Project between RRMD No. 1 and Diverse Project Consultants, LLC in the Amount of \$188,000.00 (enclosed)
- G. Discuss and Consider Approval of Service Agreement for 2016 Engineering Consultation and Construction Services – East RidgeGate between RRMD No. 1 and Diverse Project Consultants, LLC in the Amount of \$25,000.00 (enclosed)
- H. Discuss and Ratify Approval of Change Order No. 17 to Service Agreement for 2016 Landscape Maintenance and Snow Removal Services between RRMD No. 1 and Brickman Group/Brightview Landscape for the Installation of Right of Way Landscaping at Trainstation Circle East in the Amount of \$11,450.00 (enclosed)
- I. Discuss and Consider Approval of Work Order No. 2 to Master Service Agreement for East Side Traffic Analysis between RRMD No. 1 and Felsburg Holt Ullevig, Inc. for Revision to RRMD East Side Traffic Analyses in the Amount of \$45,160.00 (enclosed)
 - i. Discuss and Consider Approval of Limited Authorization to Proceed (LAP) No. 1 to Work Order No. 2 for Revision to RRMD East Side Traffic Analyses in the Amount of \$45,160.00 (enclosed)
- J. Discuss and Consider Ratification of Master Service Agreement for Grading and Concrete Installation between RRMD No. 1 and Goodland Construction, Inc. (enclosed)
 - i. Discuss and Consider Ratification of Work Order No. 1 to Master Service Agreement for Grading and Concrete Installation between RRMD No. 1 and Goodland Construction, Inc. for Grading and Sidewalk Installation in Filing No. 21 in the Amount of \$64,938.00 (enclosed)
 - 1. Discuss and Consider Ratification of LAP No. 1 to Work Order No. 1 to Master Service Agreement for Grading and Concrete Installation between RRMD NO. 1 and Goodland Construction, Inc. for Grading

and Sidewalk Installation in Filing No. 21 in the Amount of
\$64,938.00 (enclosed)

12. Board Member Items
13. Adjournment