**STONE CREEK METROPOLITAN DISTRICT**

141 Union Boulevard, Suite 150

Lakewood, Colorado 80228-1898

Tel: 303-987-0835 🞄 800-741-3254

Fax: 303-987-2032

February 27, 2018

Douglas County

Clerk and Recorder

301 Wilcox

Castle Rock, CO 80104 VIA E-MAIL: [recording@douglas.co.us](mailto:recording@douglas.co.us)

Re: Stone Creek Metropolitan District

Dear Clerk:

Attached please find a Notice of Special Meeting for the above referenced district. Please post said Notice on the Public Bulletin Board in your office. This Notice **does not** replace the Notice of Regular Meetings previously posted. This Notice shall remain posted until March 6, 2018.

Please acknowledge receipt of this Notice by executing this letter below and returning it via email to [ksteggs@sdmsi.com](mailto:ksteggs@sdmsi.com).

Thank you for your assistance in this matter. If you have any questions, please contact me at 303-987-0835.

Sincerely,

Karen J. Steggs

Assistant to Lisa A. Johnson

District Manager

Enclosure

cc: McGeady Becher P.C. – Jennifer Pino

I hereby acknowledge receipt of the above Notice for the Stone Creek Metropolitan District this \_\_\_\_\_\_ day of February, 2018.

DOUGLAS COUNTY CLERK AND RECORDER

By:

Notice of Special Meeting  
  
Stone Creek Metropolitan District

Douglas County, Colorado

NOTICE IS HEREBY GIVEN that the Board of Directors of Stone Creek Metropolitan District (the “District”), Douglas County, Colorado (the “Board”), will meet in special session on Monday, March 5, 2018, at the hour of 10:00 a.m., at the offices of Stone Creek Ranch, 6700 E. Scott Avenue, Parker, Colorado 80134.

At this meeting, it is anticipated that the Board will make a final determination to issue or refund general obligation indebtedness. Specifically, the District will consider adoption of a resolution authorizing the issuance of its General Obligation Limited Tax Bonds, Series 2018A, and its Subordinate General Obligation Limited Tax Bonds, Series 2018B, in the approximate aggregate principal amount of $11,500,000 for the purpose of paying or reimbursing the costs of public improvements for the District. The resolution will also authorize the execution of indentures of trust, a bond purchase agreement, and all other agreements, documents, instruments, certificates, and actions necessary or appropriate in connection with the issuance of the two series of bonds.

The Board will also take up such other business as may be before the Board. The meeting is open to the public.

***Pursuant to the provisions of the Supplemental Public Securities Act, one or more members of the Board may participate in this meeting and may vote on the foregoing matters through the use of a conference telephone or other telecommunications device.***

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

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| --- | --- |
| **STONE CREEK METROPOLITAN DISTRICT** | |
| DOUGLAS COUNTY, COLORADO | |
|  | |
|  | |
| By: | /s/Lisa Johnson |
|  | Secretary |

Posted at three (3) public places within the District, and at the office of the Douglas County Clerk and Recorder, not less than 72 hours prior to the meeting.

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***NOTICE OF A SPECIAL MEETING AND AGENDA***

Board of Directors: Office: Term/Expiration:

Patrick L. Lyng President 2018/May 2018

Peter J. Klymkow Secretary/Treasurer 2020/May 2020

Michael Dane Sanders Assistant Secretary 2018/May 2018

Eric Kubly Assistant Secretary 2020/May 2020

Mauricio Barbera Assistant Secretary 2018/May 2018

***DATE:*** ***March 5, 2018***

***TIME:***  ***10:00 A.M.***

***PLACE:*** ***Stone Creek Ranch Offices (Barn)***

***6700 E. Scott Avenue***

***Parker, Colorado 80134***

I. ADMINISTRATIVE MATTERS

A. Present Conflict Disclosures.

B. Approve Agenda, confirm location of the meeting and posting of meeting.

II. LEGAL MATTERS

A. Ratify approval of Conditional Non-Exclusive Assignment of Plans and Contracts by and between Choke Cherry Investors, LLC, KB Home Colorado, Inc., Richmond American Homes of Colorado, Inc., Taylor Morrison of Colorado, Inc., and the District.

B. Discuss and consider acceptance of Bonding Report and Cost Certification No. 2, prepared by Independent District Engineering Services, LLC (to be distributed).

C. Ratify approval of Master Service Agreement between the District and Stormwater Asset Protection, LLC regarding Stormwater Management Services.

D. Consider adoption of a resolution authorizing the issuance of the District’s General Obligation Limited Tax Bonds Series 2018A, and its Subordinate General Obligation Limited Tax Bonds, Series 2018B, in the approximate aggregate principal amount of $11,500,000 and authorize the execution of indentures of trust, a bond purchase agreement, and all other agreements, documents, instruments, certificates, and actions necessary or appropriate in connection with the issuance of the two series of bonds (to be distributed).

E. Discuss and consider approval of Requisition(s), Stone Creek Metropolitan District Indenture of Trust, to be dated March 6, 2018, General Obligation Limited Tax Bonds, Series 2018A (to be distributed).

F. Discuss and consider approval of Requisition(s), Stone Creek Metropolitan District Indenture of Trust, to be dated March 6, 2018, Subordinate General Obligation Limited Tax Bonds, Series 2018B (to be distributed).

G. Discuss and consider approval of Assignment of Purchase and Sale Agreement by and between Paul R. and Jean Thayer and Choke Cherry Investors, LLC, from Choke Cherry Investors, LLC to the District (to be distributed).

H. Discuss and consider approval of Partial Assignment of Purchase and Sale Tree Agreement by and between Paul R. and Jean Thayer, Choke Cherry Investors, LLC, and Arlington Land Partners, LLC, from Choke Cherry Investors, LLC to the District (to be distributed).

I. Ratify District’s acceptance of non-exclusive assignment from Choke Cherry Investors, LLC, of that certain letter agreement between Choke Cherry Investors, LLC and Atwell Group, entitled “Civil Engineering and Surveying Proposal for Choke Cherry Farm” dated February 13, 2013, for Project No. 1315 relating to engineering plans, final plat, and construction plans for property commonly known as Stone Creek Ranch Filing No. 1 (to be distributed).

III. COVENANT ENFORCEMENT/DESIGN REVIEW

A. Discuss and consider adoption of Resolution No. 2018-03-\_\_\_; Acknowledging and Adopting the Declaration of Covenants, Conditions, and Restrictions of Stone Creek Ranch (to be distributed).

B. Discuss and consider adoption of Resolution No. 2018-03-\_\_\_; Adopting the Policies and Procedures Governing the Enforcement of the Declaration of Covenants, Conditions, and Restrictions of Stone Creek Ranch (to be distributed).

C. Discuss and consider adoption of Resolution No. 2018-03-\_\_\_; Adopting the Design and Landscape Guidelines of Stone Creek Ranch (to be distributed).

D. Consider appointment of individual(s) to Design Review Committee.

IV. ADJOURNMENT ***THE NEXT REGULAR MEETING IS SCHEDULED FOR MARCH 15, 2018.***