

COMPARK BUSINESS CAMPUS METROPOLITAN DISTRICT

REGULAR BOARD MEETING

AGENDA

| Board of Directors: | Term Expires: |
|--|----------------------|
| Michael P. Vickers, Chairman/President | May 2014 |
| Tom List, Vice President/Secretary/Treasurer | May 2014 |
| VACANT, Asst. Secretary/Treasurer | May 2016 |
| Kevin Michalek, Asst. Secretary/Treasurer | May 2014 |
| VACANT, Asst. Secretary/Treasurer | May 2016 |

DATE: February 25, 2014

TIME: 12:15 p.m.

**PLACE: CliftonLarsonAllen LLP
8390 E. Crescent Parkway, Suite 500
Greenwood Village, Colorado 80111-2814**

I. Call to Order

II. Conflicts of Interest

III. Discuss Board Vacancies

IV. SVMD Updates – Jim McGready, District Manager and Mitch Chambers, District Engineer

CONSENT AGENDA (Section V - IX) PAGE 8

V. Review and Approve Minutes of the January 16, 2014 Special Meeting and November 26, 2013 Regular Meeting **PAGE 9**

VI. Financial Items

A. Approve January Claims Totaling \$20,366.46 **PAGE 22**

- B. Ratify November & December 2013 Claims Totaling \$159,842.68 **PAGE 23**
- C. Accept December 31, 2013 Continuing Disclosure Statement **PAGE 26**
- D. Approve Agreement with L. Paul Goedecke for 2013 Audit Services - \$3,500
PAGE 31

VII. Engineering Items

- A. Ratify Change Order No. 1 to Compark Village Filing 5 Contract with DTEC for Native Seeding - \$2,195 **PAGE 35**
- B. Ratify Change Orders to Contract with Premier Earthworks for Filing 5 Infrastructure:
 - 1. Change Order #2 – Delete RCP – (\$12,672) **PAGE 38**
 - 2. Change Order #3 – Increase Trail Unit Quantities - \$26,083.09 **PAGE 39**
 - 3. Change Order #4 – Miscellaneous Construction Items - \$17,313 **PAGE 40**
 - 4. Change Order #5 - \$TBD
- C. Other

VIII. Manager's Items

- A. Ratify Compark Filing 2 Lot 4B-1A and 4B-1B Opus Will Serve Letter (8 SFE's) Extension - September 12, 2014 **PAGE 42**
- B. Ratify Will Serve Letter for Compark Village PD 3rd Amendment Planning Areas 6 & 11 (89 SFE's) – January 16, 2015 **PAGE 44**
- C. Accept SVMD Meeting Information **PAGE 51**
- D. Accept SMWSA Meeting Information
- E. Information Items and Referrals
- F. Other

IX. Attorney's Items

- A. Ratify Reimbursement Agreement with Lennar Colorado LLC for Filing 6 - \$140,000

- B. Ratify Tap Purchase Agreement with Lennar Colorado LLC for Compark Filing 6 – 42 Tap Fees
- C. Ratify Letter of Credit Escrow Agreement Between Lennar Colorado LLC, CBCMD and Fidelity National Title Insurance Company for Filing 6 Traffic Signal - \$110,000 **PAGE 61**

DISCUSSION AGENDA (Section X- XVII) PAGE 71

X. Construction Items – Russ Burrows

- A. Update on District Work Regarding Lot 4B-1B
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- B. Consider Approval of Bid for Landscaping Work Required on Filing 5 – MGT Landscaping, Inc. - \$46,438
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- C. Discuss Compark Village Filing 5-C2-Probationary Acceptance **PAGE 72**
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- D. Status of Easement Tracking List **PAGE 74**
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- E. Other
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XI. Financial Items

- A. Review and Approve December 31, 2013 Financial Statements and Cash Position Report **PAGE 76**
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- B. Discuss Capital Project Fund Budget and Future Commitments
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- C. Discuss Lot 4-A1 Compark 4 2nd Amendment Property Taxation Issues **PAGE 91**
-

- D. Other
-

XII. Landscape Maintenance/Construction Report

- A. Landscape Maintenance Updates

1. Discuss Trimark (Canyon Creek HOA) Cost Sharing Agreement
PAGE 93
-

- B. Discuss Maintenance of Two New Detention Ponds
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- C. Discuss Maintenance of Tracts Related to Lennar Homes Project

1. Trails
2. Detention Pond
-

- D. Discuss Private Fire Hydrant Maintenance Agreement with SVMD
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- E. Approve 2014 Landscape Maintenance Services Agreement with Atira Golf & Landscape - \$TBD
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XIII. Manager's Items

- A. Confirm SFE Tracking Schedule (SVMD, LPMD, CBC)
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B. Status of SVMD WWTP Work

C. Status of SVMD WISE Agreement

D. Website Update

E. Other

XIV. Attorney's Items

A. Consider Approval of 2014 SDF Resolution **PAGE 101**

B. May 6, 2014 Director's Election Update

C. Discussion and Possible Action Regarding SVMD / CBCMD IGA Issues

D. Other

XV. Director's Items

A. Development Update

B. Other

XVI. Other Items

A. Confirm Quorum for May 27, 2014 Regular Meeting

XVII. Adjournment

NOTE: The Next Regular Board meeting is scheduled for May 27 , 2014 at p.m., at the District offices; 8390 E. Crescent Parkway, Suite 500, Greenwood Village, Colorado 80111-2814.