

DENARGO MARKET METROPOLITAN DISTRICT NO. 1

141 Union Boulevard, Suite 150
Lakewood, Colorado 80228-1898
Tel: 303-987-0835 · 800-741-3254
Fax: 303-987-2032

NOTICE OF A SPECIAL MEETING AND AGENDA

| <u>Board of Directors</u> | <u>Office</u> | <u>Term/Expires</u> |
|---------------------------|-----------------|---------------------|
| Donald D. Cabrera | Treasurer | 2020/May 2020 |
| Todd T. Wenskoski | Asst. Secretary | 2022/May 2022 |
| VACANT | | 2022/May 2022 |
| VACANT | | 2022/May 2022 |
| VACANT | | 2020/May 2020 |
| Ann E. Finn | Secretary | |

DATE: June 26, 2019
TIME: 4:30 p.m.
PLACE: The Waterford RiNo (Conference Room)
2797 Wewatta Way
Denver, Colorado 80216

I. ADMINISTRATIVE MATTERS

- A. Present Disclosures of Potential Conflicts of Interest.
-
- B. Approve Agenda; confirm location of the meeting and posting of meeting notices and designate 24-hour posting location.
-
- C. Review and approve the Minutes of the April 4, 2019 Special Meeting (enclosure).
-
- D. Acknowledge resignation of Kate Abrams, Jason Mitchell, and Daniel Metzger effective as of June 13, 2019.
-
- E. Consider appointment of Jeffrey Jones, Laura Newman, and David Smith to fill the vacancies on the Board of Directors. (Notice of Vacancy was published in The Daily Journal on June 14, 2019).
-
- F. Consider appointment of Officers:
- President _____
- Treasurer _____
- Secretary _____
- Asst. Secretary _____
- Asst. Secretary _____
- Asst. Secretary _____
-

II. PUBLIC COMMENT

- A. Members of the public may express their views to the Board on matters that affect the District. Comments will be limited to three (3) minutes per person.
-

III. CAPITAL MATTERS

- A. Discuss status of the Construction Activity Permit from Cypress Real Estate Advisors (“Cypress”) and payment of fees.
-

- B. Consider request from Cypress for a revision to the Detention Vault Outfall for a Blind Connection (enclosure).
-

1. Discuss street and sidewalk closures.
-

2. Discuss Traffic Control Plan.
-

3. Discuss possible License Agreement for maintenance of sidewalks and landscaped areas.
-

IV. FINANCIAL MATTERS

- A. Review and consider approval of the payment of claims through the period ending April 30, 2019 as follows (enclosure):

| Fund | Period Ending April 18, 2019 |
|------------------|---|
| General | \$ 17,276.68 |
| Debt Service | \$ -0- |
| Capital Projects | \$ -0- |
| Total | \$ 17,276.68 |

- B. Authorize signers on the checking account.
-

- C. Discuss payment of director fees.
-

- D. Review and accept the unaudited financial statements through the period ending March 31, 2018 and Schedule of Cash Position as of March 31, 2018, updated _____, 2019 (to be distributed).
-

- E. _____

V. LEGAL MATTERS

- A. Review and consider approval of Termination of Multiple-Year Operation Funding Agreement by and between the District and Denargo Market Development, LLC (to be distributed).
-

- B. Discuss Multiple-Year Operation Funding Agreement by and between the District and Golub and Company LLC.
-

VI. OPERATIONS AND MAINTENANCE

- A. Discuss proposal from Arrowhead Landscape Services, Inc. for mulch in the park (enclosure).
-

VII. OTHER MATTERS

- A. Discuss Denver Metro Protective Services Activity Log Report.
-

VIII. ADJOURNMENT **THE NEXT REGULAR MEETING IS SCHEDULED FOR SEPTEMBER 17, 2019.**

Informational Enclosure:

- Memo regarding New Rate Structure from Special District Management Services, Inc.

RECORD OF PROCEEDINGS

MINUTES OF A SPECIAL MEETING OF THE BOARD OF DIRECTORS OF THE DENARGO MARKET METROPOLITAN DISTRICT NO. 1 HELD APRIL 4, 2019

A Special Meeting of the Board of Directors (referred to hereafter as the “Board”) of the Denargo Market Metropolitan District No. 1 (referred to hereafter as the “District”) was held on Thursday, the 4th day of April, 2019, at 4:30 p.m., at The Waterford at RiNo, 2797 Wewatta Way, Denver, Colorado 80216. The meeting was open to the public.

ATTENDANCE

Directors In Attendance Were:

Donald D. Cabrera
Todd T. Wenskoski
Jason M. Mitchell
Daniel V. Metzger

Following discussion, upon motion duly made by Director Cabrera, seconded by Director Mitchell and, upon vote, unanimously carried, the absence of Director Abrams was excused.

Also In Attendance Were:

Ann E. Finn; Special District Management Services, Inc.

Paula Williams, Esq.; McGeady Becher P.C.

Jason Carroll; CliftonLarsonAllen LLP

Laura Newman; Golub & Company LLC

Sarah Rockwell; Kaplan Kirsch Rockwell

Bill Valaika; DAE Group LLC (for a portion of the meeting)

Chase Hill and Adam Wallace; Cypress Real Estate Advisors (for a portion of the meeting)

DISCLOSURE OF POTENTIAL CONFLICTS OF

Disclosure of Potential Conflicts of Interest: The Board discussed the requirements pursuant to the Colorado Revised Statutes to disclose any potential conflicts of interest or potential breaches of fiduciary duty to the Board and to the

RECORD OF PROCEEDINGS

INTEREST

Secretary of State. Attorney Williams noted that disclosures of potential conflicts of interest statements for each of the Directors had been filed with the Secretary of State seventy-two hours in advance of the meeting. Ms. Finn requested that the Directors consider whether they had any additional conflicts of interest to disclose. It was noted for the record that there were no additional disclosures made by the Directors present at the meeting and incorporated for the record those applicable disclosures made by the Board members prior to this meeting in accordance with the statutes.

ADMINISTRATIVE MATTERS

Agenda: Ms. Finn reviewed with the Board a proposed Agenda for the District's Special Meeting.

Following discussion, upon motion duly made by Director Cabrera, seconded by Director Mitchell and, upon vote, unanimously carried, the Agenda was approved.

Approval of Meeting Location: The Board entered into a discussion regarding the requirements of Section 32-1-903(1), C.R.S., concerning the location of the District's Board meeting.

Following discussion, and upon motion duly made by Director Abrams, seconded by Director Cabrera and, upon vote, unanimously carried, the Board determined that because there was not a suitable or convenient location within its boundaries to conduct this meeting, it was determined to conduct the meeting at the above-stated location. The Board further noted that notice of the time, date and location was duly posted and that they have not received any objections to the location or any requests that the meeting place be changed by taxing electors within its boundaries. The Board further noted that the location of the special meeting is within a 20-mile radius of the boundaries of the District.

Minutes: The Board reviewed the Minutes of the November 20, 2018 Regular Meeting and the December 20, 2018 Special Meeting.

Following discussion, upon motion duly made by Director Mitchell, seconded by Director Metzger and, upon vote, unanimously carried, the Board approved the Minutes of the November 20, 2018 Regular Meeting and the December 20, 2018 Special Meeting.

PUBLIC COMMENT

There were no public comments at this time.

RECORD OF PROCEEDINGS

CAPITAL MATTERS

Cypress Real Estate Advisors: Mr. Valaika addressed the Board regarding a request from Cypress Real Estate Advisors concerning the District accepting sanitary sewer manholes for ownership and maintenance.

Following discussion, upon motion duly made by Director Metzger, seconded by Director Cabrera and, upon vote, unanimously carried, the Board directed Ms. Finn to research ownership of the 12 inch sanitary sewer line and if owned by the District the Board authorized Ms. Finn to sign the Letter of Approval for acceptance of the sanitary sewer manholes for ownership and maintenance, subject to receipt of the Construction Activity Permit, permit fees, damage deposit and final inspection of the improvements by the District.

Site Plans for Sidewalk and Landscaping Modifications: The Board deferred discussion at this time.

License Agreement for Maintenance of Sidewalks and Landscaped Areas: The Board deferred discussion at this time.

Construction Activity Permit from Cypress Real Estate Advisors: Ms. Finn advised the Board that she has not yet received a Construction Activity Permit, permit fees, or damage deposit from Cypress Real Estate Advisors. Mr. Hill requested that the District accept a Letter of Credit instead of cash for the damage deposit.

Following discussion, the Board agreed it would accept a Letter of Credit for the damage deposit.

Street and Sidewalk Closures: Mr. Hill represented that no street closures are anticipated in the near future and that a traffic plan will be provided to Ms. Finn.

FINANCIAL MATTERS

Claims: The Board considered ratifying the approval of the payment of claims as follows:

| Fund | Period Ending Dec. 10, 2018 | Period Ending Jan. 22, 2019 | Period Ending Feb. 21, 2019 | Period Ending March 15, 2019 |
|------------------|--------------------------------|--------------------------------|--------------------------------|---------------------------------|
| General | \$ 26,496.07 | \$ 13,753.90 | \$ 14,294.38 | \$ 12,341.45 |
| Debt Service | \$ -0- | \$ -0- | \$ -0- | \$ -0- |
| Capital Projects | \$ -0- | \$ -0- | \$ -0- | \$ -0- |
| Total | \$ 26,496.07 | \$ 13,753.90 | \$ 14,294.38 | \$ 12,341.45 |

RECORD OF PROCEEDINGS

Following discussion, upon motion duly made by Director Cabrera, seconded by Director Mitchell and, upon vote, unanimously carried, the Board ratified approval of the payment of the claims, as amended.

Unaudited Financial Statements for District 1: Mr. Carroll reviewed with the Board the unaudited financial statements for both Districts Nos. 1 and 2 (informational only) through the period ending December 31, 2018 and Schedule of Cash Position as of December 31, 2018, updated February 27, 2019.

Following review, upon motion duly made by Director Metzger, seconded by Director Mitchell and, upon vote, unanimously carried, the Board accepted the unaudited financial statements for District No. 1 through the period ending December 31, 2018 and Schedule of Cash Position as of December 31, 2018, updated February 27, 2019.

2018 Application for Exemption from Audit: The Board reviewed the 2018 Application for Exemption from Audit.

Following review and discussion, upon motion duly made by Director Metzger, seconded by Director Mitchell and, upon vote, unanimously carried, the Board ratified approval of the preparation, execution and filing of the Application for Exemption from Audit for 2018 with the State Auditor.

LEGAL MATTERS

Engagement of Aztec Consultants, Inc.: The Board reviewed a proposal from Aztec Consultants, Inc. to prepare an updated boundary map for District No. 2.

Following discussion, upon motion duly made by Director Metzger, seconded by Director Mitchell and, upon vote, unanimously carried, the Board approved the proposal from Aztec Consultants, Inc. to prepare an updated boundary map for District No. 2.

OPERATIONS AND MAINTENANCE

Maintenance Report: Ms. Finn reported to the Board that the security company is having issues with dogs being off leash in the park.

Following discussion, the Board authorized Ms. Finn to direct the security company to notify Denver's Code Enforcement of the issue.

OTHER MATTERS

There were no other matters to discuss at this time.

RECORD OF PROCEEDINGS

ADJOURNMENT

There being no further business to come before the Board at this time, upon motion duly made, seconded and, upon vote, unanimously carried, the meeting was adjourned.

Respectfully submitted,

By: _____
Secretary for the Meeting

THESE MINUTES ARE APPROVED AS THE OFFICIAL APRIL 4, 2019
MEETING MINUTES OF THE DENARGO MARKET METROPOLITAN
DISTRICT NO. 1 BY THE BOARD OF DIRECTORS SIGNING BELOW:

Kate E. Abrams

Donald D. Cabrera

Todd T. Wenskoski

Jason M. Mitchell

Daniel V. Metzger

Ann Finn

From: Bill Valaika <bvalaika@daegroupllc.com>
Sent: Thursday, June 13, 2019 8:44 AM
To: Don Cabrera; Ann Finn
Subject: FW: Denargo Market Phase III - Revised Detention Vault Outfall Blind Connection (RFI #73)- Metro District Approval Needed
Attachments: Denargo Market Phase III_Detention Vault Outfall Revisions.pdf

Ann,
The City of Denver is requiring a Metro District Approval to utilize a "blind tie in" instead of a "direct tie in" for the vault to connect to the existing stormline using a 48" pipe.... This is noted on the attached drawing. This minor change allows the construction crews to tie into the stormline with less impact and time working within WeWatta Way and most importantly allow folks to access the garage with more drive lane, space, and allow for better safety measures. All we would look for is an acknowledgement email. Let me know if you need more explanation. Thanks in advance for all your help!

Bill Valaika



DAE Group, LLC
bvalaika@daegroupllc.com
C 970-744-1432

From: McDaniel, Eric <Eric.McDaniel@kimley-horn.com>
Sent: Tuesday, June 11, 2019 12:12 PM
To: Bill Valaika <bvalaika@daegroupllc.com>; Jesse Merkley <jesse.merkley@cfcc.com>; Joe Delaware <Joe.Delaware@cfcc.com>; Tom Davidson <tom.davidson@cfcc.com>; Paul Bleidt <paul.bleidt@cfcc.com>; Troy Ballard <troy.ballard@cfcc.com>
Cc: Turner, Meaghan <meaghan.turner@kimley-horn.com>; Chase Hill <chill@cypress-advisors.com>
Subject: Denargo Market Phase III - Revised Detention Vault Outfall Blind Connection (RFI #73)- Metro District Approval Needed

Bill/CFC team,

The design revisions for RFI #73 have been approved by the City; however, they are requesting correspondence from the Metro District stating their approval of the blind tie connection as well since it will be located in their private ROW.

Can you help obtain email confirmation approval from the Metro District for the attached design revisions? Once we have that we should be able to issue formal responses to RFIs #72 and #73. Please let us know if the District requires any additional information to approve the revisions.

Thanks!

Eric McDaniel

Kimley-Horn | 4582 South Ulster, Suite 1500, Denver, CO 80237

Direct: 720 943 5657 | Main: 303 228 2300

Connect with us: [Twitter](#) | [LinkedIn](#) | [Facebook](#) | [Instagram](#) | Kimley-Horn.com

Ann Finn

From: Bill Valaika <bvalaika@daegroupllc.com>
Sent: Thursday, June 13, 2019 11:46 AM
To: Ann Finn
Subject: RE: Denargo Market Phase III - Revised Detention Vault Outfall Blind Connection (RFI #73)- Metro District Approval Needed

Yes.... I will attend.

Bill Valaika



DAE Group, LLC
bvalaika@daegroupllc.com
C 970-744-1432

From: Ann Finn <afinn@sdmsi.com>
Sent: Thursday, June 13, 2019 11:44 AM
To: Bill Valaika <bvalaika@daegroupllc.com>
Subject: Re: Denargo Market Phase III - Revised Detention Vault Outfall Blind Connection (RFI #73)- Metro District Approval Needed

Will you be able to attend the Board meeting? We will have some new Board members and they may have questions?
Thanks, Ann

Sent from my iPhone

On Jun 13, 2019, at 11:38 AM, Bill Valaika <bvalaika@daegroupllc.com> wrote:

Thanks Ann! June 26 will work.... The installation using this blind tie in helps out on time, access, ease of phasing/scheduling, other.

Bill Valaika
<image001.jpg>
DAE Group, LLC
bvalaika@daegroupllc.com
C 970-744-1432

From: Ann Finn <afinn@sdmsi.com>
Sent: Thursday, June 13, 2019 11:23 AM
To: Bill Valaika <bvalaika@daegroupllc.com>; Don Cabrera <Don.Cabrera@rtd-denver.com>
Subject: RE: Denargo Market Phase III - Revised Detention Vault Outfall Blind Connection (RFI #73)- Metro District Approval Needed

Hi Bill, How soon do you need a response? We have a Board meeting on June 26th. Thanks, Ann

<Rick.Martinez@denvergov.org>

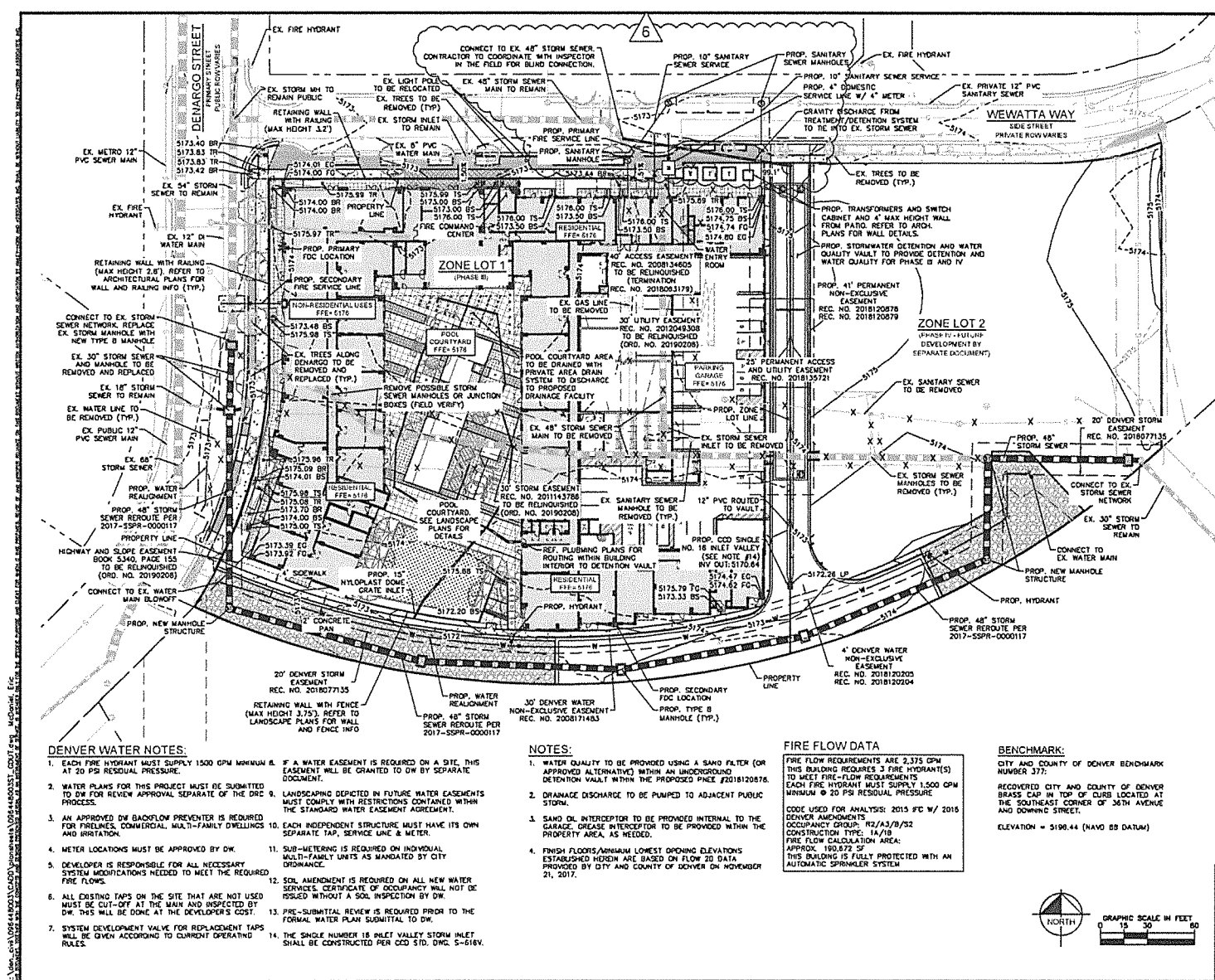
Cc: Turner, Meaghan <meaghan.turner@kimley-horn.com>; Kijowski, Kelsey - PW CE0397 Engineer
<Kelsey.Kijowski@denvergov.org>

Subject: RE: Denargo Market Phase III - Detention Vault Outfall

Eric,

We are ok with the revisions proposed. I spoke with Rick and it sounds like the Metro District has said they are ok with the type of pipe abandonment and the blind tie to the 48" pipe. Do you have any correspondence from them saying that they are ok with both the plug abandonment and the blind tie?

Chris Brinker, PE
Denver Public Works
Ph. 303-446-3712
Cell 720-445-0193



GENERAL NOTES

1. ALL STORM FACILITIES SHOWN TO BE PRIVATE.
2. ACCESS TO UNDERGROUND DETENTION VAULT SHALL BE BY PNEU.
3. DETENTION FACILITY TO BE CONSTRUCTED WITH MANHOLE ACCESS AND LADDERS.
4. REFERENCE ARCH. STRUCTURAL AND MEP PLANS FOR ROOF DRAIN LOCATION AND CONNECTIONS.
5. SEWER USE AND DRAINAGE PERMIT REQUIRED FOR PRIVATE ROOF DRAIN AND PRIVATE SANITARY SEWER CONNECTIONS. REFER TO APPROVED SLOP DOCUMENTS FOR ADDITIONAL INFORMATION ON STORMWATER FACILITIES.
6. DETENTION VAULT SUBJECT TO COLLECTION OF SILT/DEBRIS. REGULAR INSPECTION AND MAINTENANCE SHALL BE CONDUCTED TO ENSURE OPERATION OF FACILITY PER DESIGN.
7. CONTRACTOR SHALL POTHOLE AND FIELD VERIFY UTILITY CROSSINGS IN MONTHLY WAY RIGHT-OF-WAY PRIOR TO INSTALLATION OF THE PROPOSED STORM LINE. ENGINEER OF RECORD SHALL BE NOTIFIED IF CONFLICTS EXIST. 18" MIN VERTICAL CLEARANCE SHALL BE PROVIDED TO EX. WATER AND GAS LINES.
8. REFERENCE STRUCTURAL PLANS AND STRUCTURAL CALCULATIONS FOR FURTHER DETAILS ON SITE FOUNDATION. STRUCTURAL PLANS TO BE PROVIDED PRIOR TO PRE-CONSTRUCTION MEETING WITH THE CITY.
9. GARAGE LEVEL FLOOR TO BE SLOPED TO PRIVATE AREA DRAINS FOR INTERNAL DRAINAGE. REFER TO ARCHITECTURAL AND MEP PLANS AND APPROVED SLOP FOR INFORMATION.
10. CONTRACTOR AND OWNER SHALL MONITOR THE OPERATION OF THE PUMP SYSTEM DURING THE FIRST LARGER RAINFALL EVENTS FOR PROPER OPERATION. IF PUMP CYCLING OR CAVITATION OCCURS, SET POINTS AND FLOAT SWITCHES MAY REQUIRE ADJUSTMENT FOR CONTINUED PROPER OPERATION. THE MEP AND CIVIL ENGINEER SHALL BE NOTIFIED IF OPERATIONAL CONCERNS ARISE.
11. SHOP DRAWINGS FOR DETENTION VAULT SHALL BE PROVIDED AT PRE-CONSTRUCTION MEETING. VAULT TO MEET HS-20 LOAD REQUIREMENTS AT A MINIMUM.
12. WQCV: REQUIRED = 4.918 CF PROVIDED = 4.981 CF REQUIRED = 25,910 CF PROVIDED = 26,815 CF
13. 10-YEAR DETENTION VOL + WQCV: REQUIRED = 0.44 CFS PROVIDED = 0.44 CFS
14. 10-YEAR RELEASE RATE TO BE PROVIDED BY PUMP = 2.53 CFS
15. 100-YEAR DETENTION VOL + 1/2 WQCV: REQUIRED = 27,938 CF PROVIDED = 28,578 CF
16. 100-YEAR RELEASE RATE TO BE PROVIDED BY PUMP = 7.59 CFS
17. CONTRACTOR TO PROVIDE SHOP DRAWINGS OF CONCRETE VAULT TO ENGINEER OF RECORD FOR APPROVAL. CONCRETE VAULT TO BE CONSTRUCTED WITH OPENINGS FOR PROPOSED PIPE PENETRATIONS. STORM PIPE TO BE GROUDED IN PLACE WITHIN PRE-FABRICATED OPENINGS.
18. DETENTION VAULT SHALL BE PROPERLY WATERPROOFED. REFERENCE ARCHITECTURAL AND STRUCTURAL PLANS FOR WATERPROOFING DETAILS.
19. DETENTION VAULT WILL BE REVIEWED STRUCTURALLY BY THE BUILDING DEPARTMENT BEFORE CONSTRUCTION.

20. "PUMP ON" ELEVATIONS NOTED SHALL BE SET TO TURN PUMPS ON WHEN NOTED ELEVATIONS REACHED AND RISING. "PUMP OFF" ELEVATIONS NOTED SHALL BE SET TO TURN PUMPS OFF WHEN NOTED ELEVATIONS REACHED AND LOWERING. PUMPS WILL ROTATE IN OPERATION TO ALLOW FOR BALANCED WEAR AND TEAR ON THE EQUIPMENT. ALL PUMPS HAVE AVAILABLE CAPACITY TO DISCHARGE UP TO THE MAXIMUM ALLOWABLE. HOWEVER, DISCHARGE RATES WILL BE CONTROLLED PER THE RELEASE RATES ABOVE BASED ON 1ST, 2ND AND 3RD PUMPS ON.

CONSTRUCTION NOTES

1. UNDERGROUND STRUCTURED DETENTION VAULT BELOW PARKING GARAGE (REF. STRUCTURAL PLANS). INVERT PER PROFILE, THIS SHEET.
2. (2) 4" SUBMERSIBLE WASTEWATER PUMPS (WEL SYSTEM MODEL 8329-804-MPH/M OR APPROVED EQUAL) TO BE CONNECTED TO EMERGENCY POWER.
3. CONNECT ROOF DRAINS TO DETENTION VAULT. SEE DETENTION VAULT DETAIL, THIS SHEET (REFER TO PLUMBING PLANS FOR CONTINUATION).
4. ACCESS MANHOLE (OR MATCH EQUIVALENT) WITH MANHOLE STEPS PER COD STANDARD DETAIL S-750.
5. 5'x5' AREA OF 12" DEEP DEPRESSION TO HOUSE TRIPLEX PUMP ASSEMBLY.
6. 15" C900 FORCE MAIN, LENGTH AND SLOPE PER MEP PLANS.
7. ROOF DRAIN STUBS FOR FUTURE PHASE IV CONNECTION. STUBS TO BE CAPPED AND SURFACE MARKED.

| DETENTION VAULT SUMMARY TABLE | | | |
|-------------------------------|----------|--------------------|--------------------|
| STAGE | VOL (F3) | RELEASE RATE (CFS) | RELEASE RATE (CFS) |
| LOW FLOW PUMP | 5158.89 | 500 | 0.07 |
| 10-YR + WQCV | 5189.81 | 26,815 | 0.44 |
| 100-YR + 1/2 WQCV | 5170.38 | 26,578 | 2.53 |

21. CONTRACTOR TO COORDINATE CONNECTION TO EX. 44" STORM SEWER WITH INSPECTOR IN FIELD FOR BLIND CONNECTION.

PUMP PLAN

GRAPHIC SCALE IN FEET

STORM SEWER LINE A PROFILE

DETENTION VAULT PLAN

CITY AND COUNTY OF DENVER
Development Engineering Services
Site Engineering

DES PROJECT NO. 2016-55FR-000082

PROJECT NAME: DENARGO MARKET PHASE III

DRAWING NAME: 09644802357_VAUL

C2.2

Kimley»Horn

DENARGO MARKET PHASE III
CITY AND COUNTY OF DENVER
PRIVATE STORM SEWER PLANS
STORM DRAIN PLAN AND PROFILE

PROJECT NO. 096448003

DRAWING NAME: 09644802357_VAUL

C2.2

**ARGO MARKET PHASE III
WAY AND COUNTY OF DENVER
W/ATE STORM SEWER PLANS
SANITARY SEWER PLAN**

| Check No/ Date | Payee | Invoice No | GL Account Title | GL Acct | Amount | Total | Auto Pay |
|----------------|----------------------------|---------------|------------------|---------|----------|----------|----------|
| 1839 | | | | | | | |
| 04/18/2019 | Arrowhead Landscape S | 19-699-4 | Landscape & Irri | 1-674-0 | 1,822.00 | 1,822.00 | |
| Total 1839: | | | | | | 1,822.00 | |
| 1840 | | | | | | | |
| 04/18/2019 | Colorado Lighting, Inc | 402725 | Site Lighting | 1-697-0 | 20.00 | 20.00 | |
| Total 1840: | | | | | | 20.00 | |
| 1841 | | | | | | | |
| 04/18/2019 | Denver Metro Protective | 19-040226 | Security | 1-788-0 | 700.00 | 700.00 | |
| Total 1841: | | | | | | 700.00 | |
| 1842 | | | | | | | |
| 04/18/2019 | Diversified Underground | 20101 | Locates | 1-793-0 | 85.00 | 85.00 | |
| Total 1842: | | | | | | 85.00 | |
| 1843 | | | | | | | |
| 04/18/2019 | JPL Cares | 67417 | Snow Removal | 1-792-0 | 1,704.00 | 1,704.00 | |
| 04/18/2019 | JPL Cares | 67815 | Snow Removal | 1-792-0 | 3,408.00 | 3,408.00 | |
| 04/18/2019 | JPL Cares | 67977 | Snow Removal | 1-792-0 | 1,904.00 | 1,904.00 | |
| Total 1843: | | | | | | 7,016.00 | |
| 1844 | | | | | | | |
| 04/18/2019 | McGeady Becher P.C. | 1057W FEB 19 | Legal | 1-616-0 | 145.00 | 145.00 | |
| Total 1844: | | | | | | 145.00 | |
| 1845 | | | | | | | |
| 04/18/2019 | Special Dist Manageme | #1 MARCH 2019 | Management | 1-612-0 | 6,007.14 | 6,007.14 | |
| 04/18/2019 | Special Dist Manageme | #2 MARCH 2019 | Management | 1-612-0 | 815.60 | 815.60 | |
| Total 1845: | | | | | | 6,822.74 | |
| 1846 | | | | | | | |
| 04/18/2019 | Triunity Engineering & M | 100517-07 | Site Inspection | 1-785-0 | 390.00 | 390.00 | |
| Total 1846: | | | | | | 390.00 | |
| 1847 | | | | | | | |
| 04/18/2019 | Utility Noification Center | 219030323 | Utilities | 1-794-0 | 18.46 | 18.46 | |
| Total 1847: | | | | | | 18.46 | |
| 1848 | | | | | | | |
| 04/18/2019 | Xcel Energy | 629798746 | Utilities | 1-794-0 | 54.11 | 54.11 | |
| Total 1848: | | | | | | 54.11 | |

| Check No/ Date | Payee | Invoice No | GL Account Title | GL Acct | Amount | Total | Auto Pay |
|-----------------|--------------|-------------|------------------|---------|--------|-----------|----------|
| 20180401 | | | | | | | |
| 04/18/2019 | Denver Water | 3250 MAR 19 | Utilities | 1-794-0 | 22.26 | 22.26 | M |
| Total 20180401: | | | | | | 22.26 | |
| 20190402 | | | | | | | |
| 04/18/2019 | Denver Water | 3150 MAR 19 | Utilities | 1-794-0 | 22.26 | 22.26 | M |
| Total 20190402: | | | | | | 22.26 | |
| 20190403 | | | | | | | |
| 04/18/2019 | Xcel Energy | 630763721 | Utilities | 1-794-0 | 158.85 | 158.85 | M |
| Total 20190403: | | | | | | 158.85 | |
| Grand Totals: | | | | | | 17,276.68 | |

Denargo Market Metropolitan District No. 1
April-19

| | General | Debt | Capital | Totals |
|--|--------------|------|---------|--------------|
| Disbursements | \$ 17,276.68 | \$ - | \$ - | \$ 17,276.68 |
| Payroll | \$ - | \$ - | \$ - | \$ - |
| Total Disbursements from Checking Acct | \$ 17,276.68 | \$ - | \$ - | \$ 17,276.68 |



LANDSCAPE / IRRIGATION PROPOSAL

SUBMITTED TO: Denargo Market ATTENTION: Dan Cordova
PROJECT: Revised Park Mulch SUBMITTAL DATE: 6/17/2019

Bidding Firm: ARROWHEAD LANDSCAPE SERVICES, INC.

Phone: 303-432-8282

Contact: Scott McGarrity

Fax: 303-432-8191

Address: P O Box 17150 Golden, CO 80402

This proposal covers the work to install 2 inches of Western Cedar Mulch into all the planting beds in and around the park. Assumes the use of adjacent parking in order to stage the job.

| Qty. | Description | Bid Amount |
|------|---------------------------|------------|
| 80 | CY of Western Cedar Mulch | |

TOTAL PRICE

\$16,244.00

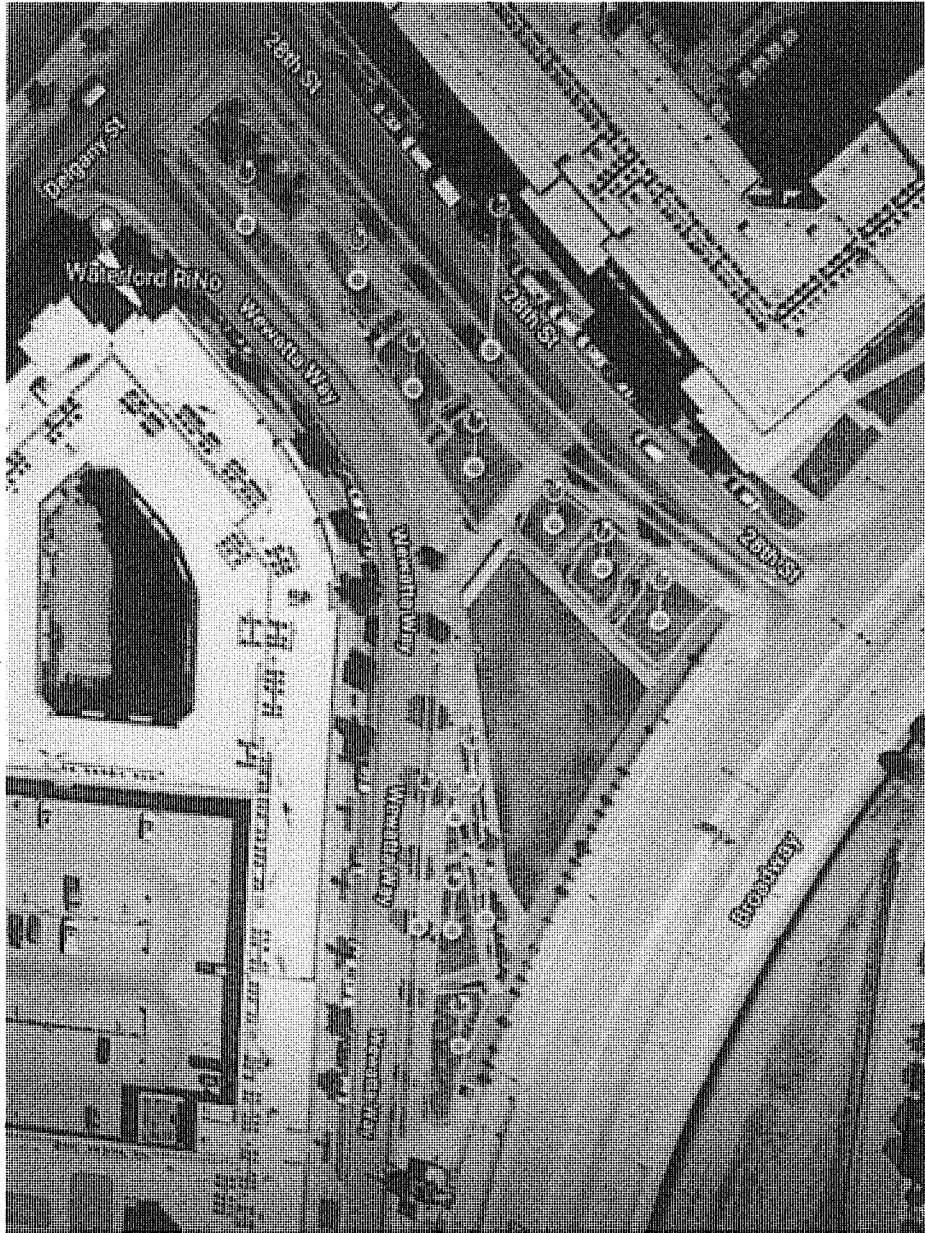
SPECIFIC QUALIFICATIONS OR EXCLUSIONS

1. Work that Arrowhead Landscape Services performs is not "engineered" unless otherwise noted.
2. A one year replacement warranty is included for all trees, shrubs and perennials that are planted by Arrowhead Landscape Services and maintained under contract by Arrowhead Landscape Services during the warranty period provided that the Customer follows all recommendations for care.
3. Contractor is not responsible for acts of God, vandalism, or events beyond the control of the Contractor.
4. Payment terms are Net 30 unless otherwise stated on this proposal.
5. Irrigation Modifications will be performed on a T&M basis if required and unless otherwise noted.

This quote is good for 30 days from the submittal date

Authorization to perform work

Arrowhead Landscape Services, Inc.
Scott McGarrity





Activity Log Report

**399: Denargo Market Metropolitan District
No. 1**

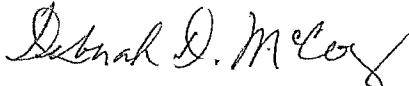
06/14/2019 07:00 - 06/17/2019 06:59

| Date and Name | Activity |
|------------------------------------|--|
| 06/14/2019 17:39 1k21 | GPS Hit (39.7632832, -104.9877263) 0.1 mi. |
| 06/14/2019 18:20 1k21 | Patrol Inspection: Conducted leash enforcement at dog park. Several residents in the area were at the park with dogs off leash. Approximatley 12 dogs were off leash and residents were very argumentative and confused on the reasons why. I explained the city ordianence regarding off leash animals as well as the rules od the dog park. They understood and are very insisting on speaking with property management regarding the issue. Residents did no hiesitate wiith me at all about putting leashes on after i informed them and gave them the information. |
| 06/14/2019 18:26 1k21 | GPS Hit (39.7632027, -104.9885561) 0.0 mi. |
| 06/15/2019 23:12 DMPS_UNIT 9901 | Automated GPS Hit (39.7638162, -104.9947599) 0.4 mi. |
| 06/15/2019 23:13 DMPS_UNIT 9901 | Automated GPS Hit (39.7650872, -104.9947794) ** Departed Site ** |
| 06/16/2019 01:30 DMPS_UNIT 9901 | Automated GPS Hit (39.7644918, -104.9867661) 0.2 mi. |
| 06/16/2019 01:31 DMPS_UNIT 9901 | Automated GPS Hit (39.7656347, -104.9852733) ** Departed Site ** |



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MEMORANDUM

TO: Board of Directors
FROM: Deborah D. McCoy 
President
DATE: June, 2019
RE: Notice of Rate Restructuring

In accordance with the Management Agreement ("Agreement") between the District and Special District Management Services, Inc. ("SDMS"), as of August 1, 2019, the hourly rates described in Article III for all services provided by SDMS shall be subject to the following rate restructuring schedule.

District Management & Administration:

| | |
|--|---------------------|
| Senior Managers and Managers | \$140.00 - \$190.00 |
| Assistant Managers & Admin. Coordinators | \$115.00 - \$150.00 |

Finance & Accounting:

| | |
|---|---------------------|
| Senior Accountants and Accountants | \$130.00 - \$160.00 |
| Assistant Accountants & AP Coordinators | \$110.00 - \$150.00 |

Utility Billing Service: \$65.00

Operations, Maintenance and Field Services: \$75.00 - \$95.00

Community Management:

| | |
|---------------------------------|---------------------|
| Managers and Assistant Managers | \$ 95.00 - \$140.00 |
| Administrative Support | \$ 75.00 - \$140.00 |

SDMS is one of the few consultants that has not adopted a variable rate structure. We hope you will understand that, in order to keep up with the changes in our industry, it is beneficial to implement this rate restructuring so that we may continue to provide the best and most efficient management services you expect from SDMS.

We look forward to serving you for many years to come. Please feel free to speak directly with your current District Manager if you have questions.