

REGULAR MEETING
MURPHY CREEK METROPOLITAN DISTRICT NO. 3

23801 East Florida Avenue
Aurora, Colorado
July 26, 2017
6:00 P.M.

Board of Directors

Mike DelCupp, President	Term Expires May 2018
Gretchen Dirks, Secretary/Treasurer	Term Expires May 2018
Josh Reddell, Assistant Secretary	Term Expires May 2018
Doug Schriener, Assistant Secretary	Term Expires May 2020
Rebekah DiFelice, Assistant Secretary	Term Expires May 2020

AGENDA

1. Call to Order
2. Declaration of Quorum/Director Qualifications/Reaffirmation of Disclosure
3. Approval of Agenda
4. Public Comment (Items Not on the Agenda)
5. **Consent Agenda Items** (These items are considered to be routine and will be approved by one motion. There will be no separate discussion of these items unless requested, in which event, the item will be removed from the Consent Agenda and considered in the Regular Agenda)
 - a. Approval of Board Meeting Minutes from May 24, 2017 Regular Meeting (**enclosure**)
 - b. Acceptance of June 30, 2017 Unaudited Financial Statements (**enclosure**)
 - c. Approval of Operations Payables for May 25, 2017 – July 26, 2017 (\$148,856.41) (**enclosure**)
6. Development Update
 - a. Update on Murphy Creek RV and Boat Storage GDP Amendment and Site Plan Application (to be distributed)
7. Landscaping Matters
 - a. Landscape Contractor Report – Keesen Landscape
 - b. Consider Proposals for Preparation of Landscape Ownership and Maintenance Map (**enclosures**)
8. Financial Matters
 - a. Public Hearing on 2017 Budget Amendment and Consider Adoption of Resolution No. 2017-07-01: Resolution Amending 2017 Budget (**enclosure**)

- b. Consider Acceptance of 2016 Audit and Approval of District Representation Letter (**enclosure**)
- c. Discuss Outstanding District Bonds and Refinancing Options for Same – Presentation by D.A. Davidson (**enclosure**)
- d. Discuss 2018 Budget Matters and Workshop

9. Legal Matters

- a. Update on Separation of Districts
- b. Consider Adoption of Resolution No. 2017-07-02: Concerning Authorization for Approval of Contracts and Payment of Claims (**enclosure**)
- c. Discuss November 7, 2017 Election for Operations & Maintenance Mill Levy Extension and Consider Adoption of Resolution No. 2017-07-03: Calling Election (**enclosure**)
 - i. Discuss Public Education Efforts for Election (FAQ & Town Hall Meeting)

10. District Manager Report (**Enclosure**—Management Report)

- a. Community Updates
 - i. Update on Irrigation at Tennis Courts
 - ii. Update on Repairs to Shower in Men's Restroom
 - iii. Update on Repair to Front Door of Clubhouse
 - iv. Discuss Clubhouse Renovations
- b. Discuss Options for Prairie Dog Mitigation on District Tracts
- c. Discuss Request from Century Communities for Fence Removal
- d. Consider Proposal from ColoradoScapes for Xeriscape Work (\$36,870) (**enclosure**)
- e. Discuss Comparison of Proposal Prices from Keesen and ColoradoScapes for Landscape Management (**enclosure**)

11. Security Update

- a. Introduction to PAR Officer
- b. Update on Neighborhood Watch
- c. Update on Status of Installation of Security Cameras

12. Construction Manager Update

13. Other Business

- a. Determine Board Member on Duty Through September 27th Meeting
- b. Next Regular Meeting—September 27, 2017 at 6:00 P.M.

14. Adjournment

Remaining 2017 Meeting Dates (all at 6:00 P.M.)
September 27, 2017
November 15, 2017 (Budget Hearing)