

NOTICE OF JOINT REGULAR MEETING & AGENDA
SADDLE ROCK SOUTH AUTHORITY
SADDLE ROCK SOUTH METROPOLITAN DISTRICT NOS. 2 - 4
This meeting will be held via teleconferencing and can be joined through the directions below:
<https://us06web.zoom.us/j/83543225585?pwd=w2dy79p663fTgqavfSZxEjnGTmqTDk.1>

Meeting ID: 835 4322 5585
Password: 939282
Call-in Number: 1-720-707-2699

Thursday, March 13, 2025

2:30 P.M.

Saddle Rock South Authority Board

James Quarles, President	Designee for District No. 3
Jason Inzer, Treasurer	Designee for District No. 2
Marie B. Hensler, Secretary	Designee for District No. 4
Alternate Designees:	
Morgan Hill	Alternate Designee for District No. 2
Jan Taylor	Alternate Designee for District No. 3
Robert Childs	Alternate Designee for District No. 4

Board of Directors, District No. 2

Jason Inzer, President/Treasurer	Term Expires May 2025
Morgan Hill, Secretary	Term Expires May 2025
VACANCY	Term Expires May 2025
VACANCY	Term Expires May 2027
VACANCY	Term Expires May 2027

Board of Directors, District No. 3

James Quarles, President	Term Expires May 2025
Jan Taylor, Secretary/Treasurer	Term Expires May 2025
Jordan Rigberg, Assistant Secretary	Term Expires May 2025
VACANCY	Term Expires May 2027
VACANCY	Term Expires May 2027

Board of Directors, District No. 4

Marie B. Hensler, President	Term Expires May 2025
Robert Childs, Treasurer/Secretary	Term Expires May 2025
Robin Childs, Assistant Secretary	Term Expires May 2025
VACANCY	Term Expires May 2027
VACANCY	Term Expires May 2027

1. ADMINISTRATIVE MATTERS

- a. Call to Order
- b. Declaration of Quorum and Confirmation of Director Qualifications
- c. Reaffirmation of Disclosures of Potential or Existing Conflicts of Interest
- d. Approval of Agenda

2. PUBLIC COMMENT (Items not on the Agenda; Comments limited to three minutes per person)

3. 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. District Nos. 2-4 Matters
 - i. Approval of Board Meeting Minutes from November 14, 2024 Meeting (District No. 2) (*previously distributed; available upon request*)
 - ii. Adoption of Resolution No. 2025-01-01: Designating Meeting Notice Posting Location (District No. 2) (*previously distributed; available upon request*)
 - iii. Acknowledge Resignation of Director Ivan Legrand (District No. 2)
 - iv. Acknowledge Resignation of Director Carol Bransfield (District No. 4)
 - v. Approval of Board Meeting Minutes from January 9, 2025 Meeting (**enclosure**)
 - vi. Acceptance of Unaudited Financial Statements as of December 31, 2024 (**enclosures**)
 - vii. Ratification of Engagement of Wipfli LLP to Perform 2024 Audit (District No. 2) (**enclosure**)
- b. Authority Matters
 - i. Approval of Board Meeting Minutes from January 9, 2025 Meeting (**enclosed above**)
 - ii. Ratification of Payment of Claims as of March 13, 2025 (\$120,714.84) (**enclosure**)
 - iii. Acceptance of Unaudited Financial Statements as of December 31, 2024 (**enclosed above**)
 - iv. Approval of Proposal from Front Range Recreation, Inc. for ADA Pool Lift Batteries and Chargers (\$1,375.63) (**enclosure**)
 - v. Approval of Fifth Addendum to Independent Contractor Agreement with MMI Water Engineers, LLC for Engineering Services (**enclosure**)
 - vi. Ratification of Addendum No. 14 to the 2024 Independent Contractor Agreement with Keesen Landscape Management, Inc. (“Keesen”) for Winter Watering (**enclosure**)
 - vii. Ratification of Addendum No. 1 to the 2025 Independent Contractor Agreement with Keesen for 2025 Summer Annual Flowers (**enclosure**)
 - viii. Ratification of Agreement with Security Central, Inc. for Security Camera Installation & Ongoing Support Services (Clubhouse & South Pool Area) (**enclosure**)
 - ix. Ratification of Agreement with Comcast Cable Communications Management, LLC for Clubhouse Internet Services (**enclosure**)

4. FACILITIES MANAGEMENT MATTERS

- a. Update on Clubhouse
 - i. Clubhouse Use Report (**enclosure**)
- b. Discuss 2025 Pool Season
 - i. Consider Approval of Modification to Pool Operational Hours on July 4, 2025 (6:00pm Closing Time)

5. ENGINEER MATTERS (Enclosure – Engineer’s Report)

- a. General Update on Stormwater Ponds
 - i. Update on Pond L-5 Repairs and Rehabilitation Project
- b. Update on Pool Parking Lot Paving and Repairs

- c. Review and Consider Approval of Proposal for Sidewalk Replacement Project **(to be distributed)**
 - d. Discuss Authority Fence Maintenance
- 6. DISTRICT MANAGER MATTERS (Enclosure - Management Report)**
- a. Groundskeeping Committee Update
 - b. Discuss Uniform Parking Regulations
 - c. Discuss Website and Document Remediation **(enclosure)**
- 7. SAFETY AND SECURITY MATTERS**
- a. General Update
 - b. Update on Security Camera Operations
- 8. DIRECTORS' MATTERS**
- a. Update on May 6, 2025 Election (District Nos. 2-4)
 - b. Consider Appointment of Director (District No. 2)
 - i. Election of Officers (District No. 2)
- 9. FINANCIAL MATTERS**
- a. Discuss Status of 2024 Audits (Authority, District No. 2, and District No. 4)
 - b. Discuss Status of Application for Exemption from 2024 Audit (District No. 3)
- 10. LEGAL MATTERS**
- a. Update on Collection Matters
- 11. OTHER BUSINESS**
- a. Next Regular Meeting – May 8, 2025 at 2:30 P.M.
- 12. ADJOURNMENT**

Remaining 2025 Meeting Dates (all at 2:30 P.M.)

May 8, 2025 – Saddle Rock South Clubhouse

July 10, 2025 – via teleconference

September 11, 2025 – via teleconference

November 13, 2025 (2026 Budget Hearings) – Saddle Rock South Clubhouse