

**NOTICE OF REGULAR MEETING OF
WINDLER PUBLIC IMPROVEMENT AUTHORITY**

NOTICE IS HEREBY GIVEN that the Board of Directors (the “Board”) of the Windler Public Improvement Authority (the “Authority”), will conduct a regular meeting on Monday, November 25, 2024 at 3:45 p.m., at 5750 DTC Parkway, Suite 210, Greenwood Village, CO 80111

This meeting will also be held via Zoom and may be joined using the following link:

<https://us02web.zoom.us/j/87632970786>

Call-In Number: 17193594580

Meeting ID: 876 3297 0786

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

This notice is given by order of the Board.

BY ORDER OF THE BOARD OF DIRECTORS
WINDLER PUBLIC IMPROVEMENT AUTHORITY

By: /s/ Chris Fellows
President

AGENDA

1. Call to Order.
2. Declaration of Quorum/Director Conflict of Interest Disclosures.
3. Confirmation of Meeting Notice and Posting.
4. Approval of Agenda.
5. Public Comment – Members of the public may express their views to the Board on matters that affect the Authority. Comments will be limited to three (3) minutes per person.
6. Review and consider approval of October 28, 2024 Meeting Minutes.
7. Public hearing to consider 2024 Budget Amendment (*if necessary*). Consider adoption of the Resolution to Amend the 2024 Budget
8. Public hearing to consider 2025 Budget. Consider adoption of the Resolution to Adopt Budget and Appropriate Funds for 2025.
9. Review and consider approval of Payment of Claims.
10. Review and consider approval of Financials.
11. Review and consider approval of Resolution Accepting Engineer’s Report and Requesting Requisition of Funds No. 51 in the amount of \$11,402,098.20.
12. Review and consider ratification of Authorization of Professional Services with Rugged Development Services, LLC regarding Authority’s Representative Services in an amount not to exceed the yearly fee of \$240,000.

13. Review and consider approval of Change Order No. 1 with Dynalectric Company regarding Windler – Connector Roads #1 Streetlights in the amount of \$379,866.29.
14. Review and consider approval of Change Order No. 1 with Dynalectric Company regarding Windler – Denali Street Streetlights in the amount of \$902,805.12.
15. Review and consider approval of Change Order No. 2 with Windler – Denali Street Streetlights in the amount of \$120,848.24.
16. Review and consider approval of Change Order No. 8 with Hudick Excavating, Inc. regarding Windler – 48th Ave, Wenatchee, and Trib T in the amount of \$68,000.
17. Review and consider approval of Change Order No. 9 with Hudick Excavating, Inc. regarding Windler 56th Ave Utility Improvements (Phase 1) in the amount of \$135,550.
18. Review and consider approval of Change Order No. 10 with Hudick Excavating, Inc. regarding Windler 56th Ave Utility Improvements (Phase 1) in the amount of \$480,500.
19. Review and consider approval of Addendum No. 2 with Martin/Martin regarding Windler Subdivision – Borrow Area Exhibits in the amount of \$ 12,500.
20. Review and consider approval of Addendum No. 3 with Martin/Martin regarding Windler-Midtown Residential Single-Family Subdivision – Subexcavation Stormwater Management Plan and Report and Erosion Control Plans in the amount of \$14,000.
21. Review and consider approval of Addendum No. 4 with Martin/Martin regarding Windler-Midtown Residential Single-Family Subdivision – Subexcavation Construction Plans in the amount \$6,090.
22. Review and consider approval of the Construction Funding Agreement with Resolute Land Company, LLC.
23. Review and consider ratification of Approval of Change Order regarding Tibet Road Phase 3.
24. Review and consider approval of 2025 Liability Proposal.
25. Construction update.
26. Any other matter that may come before the Board.
27. Adjourn.

This meeting is open to the public.

WINDLER
PUBLIC IMPROVEMENT AUTHORITY

By: /s/ Matthew P. Ruhland
Attorney for the Authority

I hereby certify that a copy of the foregoing Notice of Special Meeting was, by me personally, posted to the Authority's website at least 24 hours prior to the meeting.

Date: _____