Meeting of the Colorado Springs Early Colleges Board of Directors
December 30, 2013 Monday, Suite E
1:00 P.M.

AGENDA

1. Call to Order

2. Approval of Agenda

3. Correspondence
   A. Letters to the Board

4. Visitors
   A. Visitor comments to the Board

5. Board Comments

6. Administration Report
   A. Colorado Springs Early Colleges
      i. Year End financials
      ii. Overall projections for next year
      iii. Cash flow projections
      iv. Financial strength
   B. Colorado Technical University
      i. CTU Quarterly Financials
      ii. CTU Lease Amendment dated 23rd of December
      iii. CTU Lease Projections and Cash flow
   C. Remodel of 4405
      i. Projected costs
      ii. Projected layout
      iii. Projected usage for college courses
   D. Relationship with Charter School Development Corporation
      i. CSECBC lease
      ii. CSEC lease
      iii. Assumption of CTU lease
      iv. CAM of Springs Business Park
      v. CTU and Possessory Tax
   E. Relationship with Great Western Bank
      i. Cash flow of CTU payment
      ii. Cash flow for re-financing
      iii. Appraisal on Springs Business Park
   F. Douglas County Start Up Grant
      i. Proposal to lease building
7. Springs Business Park
   A. Recommend the following resolution be adopted:
      i. The Governing Board of Colorado Early Colleges authorized the purchase of Springs Business Park using the Charter School Development Corporation as the initial purchaser.
      ii. The Master Lease on the property will be held in a new building corporation called Colorado Springs Early Colleges Building Corporation to hold the master lease on the property.
      iii. The Governing Board of Colorado Early Colleges authorizes the Administrator of Colorado Springs Early Colleges the authority to enter into lease agreements with the building corporation and Colorado Technical University.
      iv. The Governing Board of Colorado Early Colleges authorizes the Administrator to begin tenant improvements at the Springs Business Park in accordance with the leases to CSEC and CTU.

8. Board Meetings
   i. January 24, 2014 – Friday 4:00 pm
   ii. February 21, 2014 – Friday 4:00 pm
   iii. March 21, 2014 – Friday 4:00 pm
   iv. April 25, 2014 – Friday 4:00 pm
   v. May 23, 2014 – Friday 4:00 pm
   vi. June 20, 2014 – Friday 4:00 pm

9. Approval of Consent Items
   A. Approval of the November 15, 2013 Board Minutes.
   B. Approval of the November, 2013 Financials.
   C. Approval of the December 6 & 7, Board Retreat
   D. Approval of the December 16th, 2014 Board Minutes

10. Other Business