DOUGLAS COUNTY
COLORADO

Department of Public Works
Engineering Division

www.douglas.co.us

August 1, 2024

KB Home Colorado, Inc.
Mark Armstrong
Vice President, Land Development
7807 E. Peakview Ave., Suite 300
Centennial, CO 80111

File No.: DV2014-380

RE: Expiration of Letters of Credit for Stone Creek Ranch Filing 1, Village A - Warranty Performance Securities.

Dear Mr. Armstrong,

Please be advised that the letters of credit being held as warranty performance security for the above referenced project will expire on **October 1, 2024.** They are listed as follows:

- LOC # HACH699583OS, in the amount of $32,031.00, held for Phase 1 Off-Site Performance.
- LOC # HACH699584OS, in the amount of $41,338.00, held for Phase 1 EAST Off-Site Performance.
- LOC # HACH699585OS, in the amount of $147,573.00, held for Phase 1 WEST Off-Site Performance
- LOC # HACH699586OS, in the amount of $27,197.00, held for Phase 2 Warranty Performance.

These letters of credit should be amended to extend the expiration dates for at least a **one-year period** and submitted to this office no later than *September 23, 2024.* It is the policy of Douglas County to maintain current security for all projects until the improvements have been inspected and approved for release of security by the Engineering Inspections Division.

We must hear from you by September 23, 2024, or the matter will be heard before the Board of County Commissioners at the regular business meeting on September 24, 2024, for board resolution to approve the process to draw upon the letter of credit and hold the funds until completion of the project.

Per the terms and conditions of the Subdivision Improvements Agreement dated March 11, 2015, security must remain in full force and effect until such time as the improvements have been inspected and approved for final release by Douglas County.

Please forward all correspondence concerning the letter of credit to my attention.

Sincerely,

Janet Peterson

Janet Peterson
Engineering Agreements Technician

Attachments

C: Janet Herman, P.E., Public Works Engineering Director
Zeke Lynch, P.E., Assistant Director Public Works Engineering
Patrick Fiedler, Legal Analyst, Douglas County Attorney
BMO Bank, N.A., Customer Service Center, 13300 Crossroads Pkwy North
SC-XRD-2W-G, City of Industry, CA 91746-3417
File

BMO Bank N.A.

C/O Bank of Montreal
250 Yonge Street, 11th Floor
Toronto, Ontario M5B 2L7
Tel: 1-877-801-0414
Fax: 1-877-801-7787
SWIFT: HATRUS44

13300 Crossroads Parkway North | SC-XRD-2W-G
City of Industry, CA 91746-3417
Tel: 1-888-600-8723
SWIFT: HATRUS44

DOUGLAS COUNTY
SEP 28 2023
ENGINEERING SERVICES

Irrevocable Standby Letter of Credit No. HACH699583OS

Amendment no. 3
Dated September 27, 2023

Beneficiary:
THE BOARD OF COUNTY COMMISSIONERS
OF THE COUNTY OF DOUGLAS
100 THIRD STREET
CASTLE ROCK, CO 80104 United States

Applicant:
KB HOME COLORADO INC.
7807 E. PEAKVIEW AVE., SUITE 300
CENTENNIAL, CO 80111 United States

COPY
ORIGINAL

We amend our Standby Letter of Credit subject to the following terms and conditions. This amendment forms an integral part of the original instrument. All other terms and conditions remain unchanged.

Amended Terms:

Expiry date has been amended to October 01, 2024

On February 2, 2023, Bank of the West ("BOTW") merged with and into BMO Harris Bank N.A., a national banking association organized and existing under the laws of the United States. On September 3, 2023, BMO Harris Bank N.A. changed its name to BMO Bank N.A. As a result of the merger and name change, BMO Bank N.A. is now the Issuing Bank under MB60517276

We, BMO Bank N.A., hereby advise you that the Letter of Credit No. MB60517276 dated 09/16/2019 in your favor is amended by replacing the name of the Issuing Bank, Bank of the West, with BMO Bank N.A. and the Letter of Credit number with HACH699583OS.

All correspondence and inquiries regarding this Irrevocable Standby Letter of Credit should be directed to our Customer Service Center at the above address, telephone: 1-877-801-0414 or 1-888-600-8723, always quoting our Irrevocable Standby Letter of Credit reference number HACH699583OS which also has to be indicated on any documents that require the Letter of Credit number.

Please amend your records accordingly.

All other terms and conditions remain unchanged.

Unless otherwise instructed herein, all correspondence and inquiries regarding this transaction should be directed to our Customer Service Center at the above address, telephone: as indicated. Please indicate our reference number in all your correspondence or telephone inquiries.

Regards,

Authorized Signature(s)

COPY

ORIGINAL

BMO Bank N.A.

C/O Bank of Montreal
250 Yonge Street, 11th Floor
Toronto, Ontario M5B 2L7
Tel: 1-877-801-0414
Fax: 1-877-801-7787
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DOUGLAS COUNTY
SEP 28 2023
ENGINEERING SERVICES

Irrevocable Standby Letter of Credit No. HACH699584OS

Amendment no. 3
Dated September 27, 2023

Beneficiary:
THE BOARD OF COUNTY COMMISSIONERS
OF THE COUNTY OF DOUGLAS
100 THIRD STREET
CASTLE ROCK, CO 80104 United States

Applicant:
KB HOME COLORADO INC.
7807 E. PEAKVIEW AVE., SUITE 300
CENTENNIAL, CO 80111 United States

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Amended Terms:

Expiry date has been amended to October 01, 2024

On February 2, 2023, Bank of the West ("BOTW") merged with and into BMO Harris Bank N.A., a national banking association organized and existing under the laws of the United States. On September 3, 2023, BMO Harris Bank N.A. changed its name to BMO Bank N.A. As a result of the merger and name change, BMO Bank N.A. is now the Issuing Bank under MB60517277

We, BMO Bank N.A., hereby advise you that the Letter of Credit No. MB60517277 dated 09/16/2019 in your favor is amended by replacing the name of the Issuing Bank, Bank of the West, with BMO Bank N.A. and the Letter of Credit number with HACH699584OS.

All correspondence and inquiries regarding this Irrevocable Standby Letter of Credit should be directed to our Customer Service Center at the above address, telephone: 1-877-801-0414 or 1-888-600-8723, always quoting our Irrevocable Standby Letter of Credit reference number HACH699584OS which also has to be indicated on any documents that require the Letter of Credit number.

Please amend your records accordingly.

All other terms and conditions remain unchanged.

BMO

BMO Bank N.A.

Unless otherwise instructed herein, all correspondence and inquiries regarding this transaction should be directed to our Customer Service Center at the above address, telephone: as indicated. Please indicate our reference number in all your correspondence or telephone inquiries.

Regards,

Authorized Signature(s)

COPY

ORIGINAL

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C/O Bank of Montreal
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Toronto, Ontario M5B 2L7
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City of Industry, CA 91746-3417
Tel: 1-888-600-8723
SWIFT: HATRUS44

DOUGLAS COUNTY
SEP 28 2023
ENGINEERING SERVICES

Irrevocable Standby Letter of Credit No. HACH699585OS

Amendment no. 3
Dated September 27, 2023

Beneficiary:
THE BOARD OF COUNTY COMMISSIONERS
OF THE COUNTY OF DOUGLAS
100 THIRD STREET
CASTLE ROCK, CO 80104 United States

Applicant:
KB HOME COLORADO INC.
7807 E. PEAKVIEW AVE., SUITE 300
CENTENNIAL, CO 80111 United States

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ORIGINAL

We amend our Standby Letter of Credit subject to the following terms and conditions. This amendment forms an integral part of the original instrument. All other terms and conditions remain unchanged.

Amended Terms:

Expiry date has been amended to October 01, 2024

On February 2, 2023, Bank of the West ("BOTW") merged with and into BMO Harris Bank N.A., a national banking association organized and existing under the laws of the United States. On September 3, 2023, BMO Harris Bank N.A. changed its name to BMO Bank N.A. As a result of the merger and name change, BMO Bank N.A. is now the Issuing Bank under MB60517278.

We, BMO Bank N.A., hereby advise you that the Letter of Credit No. MB60517278 dated 09/16/2019 in your favor is amended by replacing the name of the Issuing Bank, Bank of the West, with BMO Bank N.A. and the Letter of Credit number with HACH699585OS.

All correspondence and inquiries regarding this Irrevocable Standby Letter of Credit should be directed to our Customer Service Center at the above address, telephone: 1-877-801-0414 or 1-888-600-8723, always quoting our Irrevocable Standby Letter of Credit reference number HACH699585OS which also has to be indicated on any documents that require the Letter of Credit number.

Please amend your records accordingly.

All other terms and conditions remain unchanged.

BMO

BMO Bank N.A.

Unless otherwise instructed herein, all correspondence and inquiries regarding this transaction should be directed to our Customer Service Center at the above address, telephone: as indicated. Please indicate our reference number in all your correspondence or telephone inquiries.

Regards,

Authorized Signature(s)

COPY

ORIGINAL

BMO Bank N.A.

C/O Bank of Montreal
250 Yonge Street, 11th Floor
Toronto, Ontario M5B 2L7
Tel: 1-877-801-0414
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City of Industry, CA 91746-3417
Tel: 1-888-600-8723
SWIFT: HATRUS44

DOUGLAS COUNTY
SEP 28 2023
ENGINEERING SERVICES

Irrevocable Standby Letter of Credit No. HACH699586OS

Amendment no. 3
Dated September 27, 2023

Beneficiary:
THE BOARD OF COUNTY COMMISSIONERS
OF THE COUNTY OF DOUGLAS
100 THIRD STREET
CASTLE ROCK, CO. 80104 United States

Applicant:
KB HOME COLORADO INC.
7807 E. PEAKVIEW AVE., SUITE 300
CENTENNIAL, CO 80111 United States

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Amended Terms:

Expiry date has been amended to October 01, 2024

On February 2, 2023, Bank of the West ("BOTW") merged with and into BMO Harris Bank N.A., a national banking association organized and existing under the laws of the United States. On September 3, 2023, BMO Harris Bank N.A. changed its name to BMO Bank N.A. As a result of the merger and name change, BMO Bank N.A. is now the Issuing Bank under MB60517279

We, BMO Bank N.A., hereby advise you that the Letter of Credit No. MB60517279 dated 9/16/2019 in your favor is amended by replacing the name of the Issuing Bank, Bank of the West, with BMO Bank N.A. and the Letter of Credit number with HACH699586OS.

All correspondence and inquiries regarding this Irrevocable Standby Letter of Credit should be directed to our Customer Service Center at the above address, telephone: 1-877-801-0414 or 1-888-600-8723, always quoting our Irrevocable Standby Letter of Credit reference number HACH699586OS which also has to be indicated on any documents that require the Letter of Credit number.

Please amend your records accordingly.

All other terms and conditions remain unchanged.

BMO

BMO Bank N.A.

Unless otherwise instructed herein, all correspondence and inquiries regarding this transaction should be directed to our Customer Service Center at the above address, telephone: as indicated. Please indicate our reference number in all your correspondence or telephone inquiries.

Regards,

Authorized Signature(s)

COPY

ORIGINAL

Transaction Record

FedEx

TRACKING NO.:	SHIP DATE:	ESTIMATED SHIPPING CHARGES:
777712303950	Jul 31, 2024	8.62 USD

From address

Douglas County
Janet Peterson
100 Third Street
80104 CO Castle Rock
US
Phone: 3036636240
jlpeterson@douglas.co.us

To address

KB Home Colorado, Inc.
MArk Armstrong
7807 E. Peakview Ave., Suite 300
80111 CO CENTENNIAL
US
Phone: 3036636240

Package information

Pieces	Weight	Dimensions (LxWxH)	Carriage value	Package options
1 x	2.00 lb			n/a

Packaging type:
Your Packaging

Service:
FedEx Standard Overnight

Pickup / drop-off type:
I'll drop off my shipment at a FedEx location

Billing information

Bill transportation cost to: ******155
Bill duties, taxes and fees to:
Your reference: DV 14 380 V. 11A

P.O. No.:
Invoice No.:
Department No.:

Please note: This transaction record is neither a statement nor an invoice, and does not confirm shipment tendered to FedEx or payment. FedEx will not be responsible for any claim in excess of $100 per package, whether the result of loss, damage, delay, non-delivery, misdelivery, or misinformation, unless you declare a higher value, pay an additional charge, document your actual loss and file a timely claim. Limitations found in the current FedEx Service Guide apply. Your right to recover from FedEx for any loss, including intrinsic value of the package, loss of sales, income interest, profit, attorney's fees, costs, and other forms of damage whether direct, incidental, consequential, or special is limited to the greater of $100 or the authorized declared value. Recovery cannot exceed actual documented loss. Maximum for items of extraordinary value is $1000, e.g., jewelry, precious metals, negotiable instruments and other items listed in our Service Guide. Written claims must be filed within strict time limits; Consult the applicable FedEx Service Guide for details. The estimated shipping charge may be different than the actual charges for your shipment. Differences may occur based on actual weight, dimensions, and other factors. Consult the applicable FedEx Service Guide or the FedEx Rate Sheets for details on how shipping charges are calculated.

FedEx

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Friday

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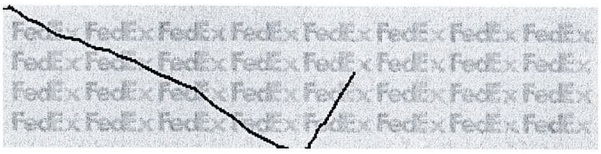
Delivered

GPS delivery location

Report missing package



TRACKING ID

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FROM
Janet Peterson
Douglas County
100 Third Street
Castle Rock, CO US 80104
3036636240

Label Created
7/31/24 11:06 AM

WE HAVE YOUR PACKAGE
ENGLEWOOD, CO
8/1/24 5:44 PM

ON THE WAY
ENGLEWOOD, CO
8/2/24 7:13 AM

OUT FOR DELIVERY
ENGLEWOOD, CO
8/2/24 8:22 AM

DELIVERED
KB Home Colorado, Inc.
MArk Armstrong
7807 E PEAKVIEW AVE 300
CENTENNIAL, CO US 80111
3036636240