BOARD OF COUNTY COMMISSIONERS BUSINESS MEETING
TUESDAY, FEBRUARY 10, 2026
AGENDA

Tuesday, February 10, 2026 **1:30 PM** **Hearing Room**

Invocation – Moment of Silence

1:30 PM

1. Call to Order

a. Pledge of Allegiance

b. Attorney Certification of Agenda

c. Commissioners Disclosure for Items on This Agenda

2. Ceremonies/Proclamations

a. Recognition of Eagle Scout Liam O'Brien.
Caroline Frizell, Director Communication and Public Affairs — *County Administration*

b. Roundup Riders of the Rockies Check Presentation.
Dan Dertz, Director of Open Space — *Open Space*

3. Consent Agenda

a. Approval of Business Meeting Minutes from January 27, 2026.

Attachments: Minutes Business Meeting 01.27.2026

b. Approval of Land Use/Public Hearing Minutes from January 27, 2026.

Attachments: Minutes LU_PH Meeting 01.27.2026

c. Approval of Vouchers February 3, 2026
Christie Guthrie, Director of Finance — *Finance Department*

Attachments: Cover Page
02.03.26 BOCC

d. Approval of Vouchers February 10, 2026
Christie Guthrie, Director of Finance — *Finance Department*

Attachments: Cover Page
02.10.26 BOCC

e. Second Amendment to the Amended and Restated Intergovernmental Agreement Between the Town of Castle Rock and Douglas County for the Highway 85 Wastewater Collection and Treatment System.
Dan Avery, Deputy County Manager — *County Administration*

Attachments: Cover Page
Signed 2nd Amdendment - 2nd amendment pages only

f. Intergovernmental Agreement Between The City Of Lone Tree And Douglas County Regarding Cost Sharing For Link On Demand, Douglas County Project Number CI 2023-042
Ryan J. Arthur, Community Programs Coordinator — *Community Services*

Attachments: Cover Page
Lone Tree IGA Staff Report

g. 2026 Public Contract for Services Amendment with The Hartford Life and Accident Insurance Company in Amount of $1,233,000.00.
Cristy Cobb, Benefits Manager — *Human Resources*

Attachments: Cover Page
The Hartford Contract Amendment 2026

h. Public Amendment for Services by and Between Delta Dental of Colorado and Douglas County for Employee Dental Benefits in the Amount of $1,234,498.00.
Cristy Cobb, Benefits Manager — *Human Resources*

Attachments: Cover Page
Delta Appropriations Contract Amendment 2026

i. 2026 Public Contract for Services Amendment with Telligen, Inc. in the Annual Amount of $74,000.00 with a Maximum Contract Liability of $506,000.00.
Cristy Cobb, Benefits Manager — *Human Resources*

Attachments: Cover Page
Telligen Contract Amendment 2026

j. 2026 Public Contract for Services Amendment with Fiduciary Consulting Group at Morgan Stanley (formerly Cook Street Consulting, Inc.) in the Annual Amount of $60,000.00 with a Maximum Contract Liability of $180,000.00.
Cristy Cobb, Benefits Manager — *Human Resources*

Attachments: Cover Page
Fiducidary Consulting Group Contract Amendment 2026

k. Public Amendment for Services by and Between Health Advocate and Douglas County for EAP and Advocacy Employee Benefits in the Amount of $251,600.00.
Cristy Cobb, Benefits Manager — *Human Resources*

Attachments: Cover Page
Health Advocate Services Amendment 2026

l. Purchase Order to John Elway Chevrolet for a Total Amount of $441,840.00 under Douglas County IFB #027-25.
Brian Franklin, Assistant Director, Fleet Services — *Facilities and Fleet & Emergency Support Services*

Attachments: Cover Page
DOUGLAS- 26 TAHOE PPV
IFB #027-25 Posted Bid
John Elway Chevrolet Award Letter_120825

m. Purchase Order to Sil-TerHar Motors, Inc. in the Amount of $570,660.00 Under Douglas County IFB #027-25 Awarded to Sil-TerHar Motors.
Brian Franklin, Assistant Director, Fleet Services — *Facilities and Fleet & Emergency Support Services*

Attachments: Cover Page
2026 PI Utility Quote Douglas County 1.7.26
IFB #027-25 Posted Bid
Sil TerHar Ford Award Letter_120825

n. Purchase Orders to KUBL Group for Justice Center Jail Control System Upgrade Projects Approved in 2026, Adopted Budget in the Amount of $519,705.00.
Jason Petalas, Safety and Security Manager — *Facilities and Fleet & Emergency Support Services*

Attachments: Cover Page
25.05.01-Douglas County HMI Update Proposal-with servers
25.05.09-Douglas County ICM Update Proposal
2026 Douglas County-PCS-KUBL Group_ 01.14.26

o. Purchase Order for the County's Portion of Funding for Douglas County Colorado State University Extension as Approved in the 2026 Budget in the Amount of $484,100.00.
Tim Hallmark, Director, Facilities, Fleet & Emergency Support Services — *Facilities and Fleet & Emergency Support Services*

Attachments: Cover Page
DC-MOU-CSU Extension

p. Purchase Order to TransWest Trailers in the Amount of $111,633.70 Under Sourcewell - Trail King Trailer Contract #092922.
Brian Franklin, Assistant Director, Fleet Services — *Facilities and Fleet & Emergency Support Services*

Attachments: Cover Page
Trail King Contract 092922
Douglas County Sourcewell Quote.docx (1)

q. Reciprocal License Agreement Between the Douglas County Board of County Commissioners and the Highlands Ranch Metropolitan District.
Janet Herman, P.E. Public Works Director — *Department of Public Works Engineering*

Attachments: Cover Page
FINAL HRMD DC Reciprocal License Agreement 2-10-2026

r. Construction Contract for the 2026 Asphalt Overlay Project to Martin Marietta Materials, Inc. in the Amount of $10,230,041.55, Douglas County Project Number CI 2026-003.
Amy Strouthopoulos, P.E., Pavement Management Supervisor — *Department of Public Works Engineering*

Attachments: Cover Page
CONTRACT - Martin Marietta-2026 Asphalt Overlay-Amy S

s. Public Contract for Services for Purchase and Installation of Three Road Weather Information System Weather Stations with Vaisala, Inc. for an Amount not to Exceed $202,289.52, Douglas County Project No. CI2026-010.
Dan Roberts, Assistant Director — *Public Works Operations*

Attachments: Cover Page
PCS_Vaisala Weater Stations_01.02.2026

t. Bid Award with Exteriors Denver LLC for Carcass Removal Services.
Dan Roberts, Assistant Director — *Public Works Operations*

Attachments: Cover Page
Exterior Denver LLC

u. Amendment No.2 to the On-Call Landscape Services Contract with RG Landscaping Services LLC for an Amount not to Exceed $100,000.00, Douglas County Project Number CI 2025-006.
Amy Strouthopoulos, Pavement Management Supervisor — *Department of Public Works Engineering*

Attachments: Cover Page
Amendment to PCS - RG Landscaping Services

v. Professional Services Contract with Water and Earth Technologies, for the 2026 Flood Protection Infrastructure Hydraulics & Hydrology Operations & Maintenance Project in the Amount of $248,010.00, Douglas County Project Number SP 2026-001.
Zachary Humbles, P.E., Special Projects Engineer — *Department of Public Works Engineering*

Attachments: Cover Page
Contract - Water and Earth Tech - Flood Gauge

w. Acceptance of these Sidewalk Easements from Scott Ave Land Holdings, LLC, whose Address is 210 University Blvd., Ste. 460, Denver, CO., 80206, Douglas County Project Number DV 2023-282
Al Peterson, Engineer IV — *Department of Public Works Engineering*

Attachments: Cover Page
DC - Sidewalk Easement - Scott Land Holdings - AP 2-10

x. Acceptance of this Drainage Easement from Scott Ave Land Holdings, LLC, whose Address is 210 University Blvd, Ste. 460, Denver, CO, 80206, Douglas County Project Number DV 2023-282
Al Peterson, Engineer IV — *Department of Public Works Engineering*

Attachments: Cover Page
DC - Drainage Easement - Scott Ave Land Holdings - AP 2-10

y. Acceptance of a Secondary Storm Drainage Easement from Storage Yard, LLC for 2096 South Interstate 25 to Provide Access to the Private Stormwater System to Perform Maintenance in the Event the Owner Fails to Adequately Maintain said Facilities, Douglas County Project Number DV 2024-276.
Chuck Smith, Engineer III — *Department of Public Works Engineering*

Attachments: Cover Page
DC - Drainage Easement - Storage Yard LLC- CS 2-10

z. Acceptance of Special Warranty Deed from Scott Ave Land Holdings LLC Regarding the Dedication of a Segment of Right-of-Way for Pinery Center Boulevard.
Dirk Zender, Real Property Acquisition Specialist II — *Department of Public Works Engineering*

Attachments: Cover Page
Special Warranty Deed - Scott Ave Land Holdings LLC - Pinery Center Blvd

4. Regular Agenda

a. Ordinance Establishing Business Licensure Requirements to Regulate Massage Facilities and to Regulate and Prohibit Unlawful Activities for the Sole Purpose of Deterring Illicit Massage Business and Preventing Human Trafficking, within Douglas County, Colorado.
Valerie Brewster, Sr. Assistant County Attorney — *County Attorney*

Attachments: Cover Page
Final updated Massage Facility Ordinance for reading 2.10.2026

b. Resolution for Expeditious Review of Electric Vehicle Charging Stations.
DJ Beckwith, Principal Planner — *Department of Community Development*

Attachments: Cover Page
Staff Report- Resolution for Expeditious Review of EV Charging Stations

c. Resolution Committing County Support to Douglas County Sheriff's Deputies in Matters of Civil Litigation.
Jeff Garcia, County Attorney — *County Attorney*

Attachments: Cover Page
Resolution Support Law Enforcement 2.6.26

5. Commissioner Comments

6. Other Business

7. County Manager

a. County Manager Report.

Attachments: County Manager Report 2.10.26

8. Adjournment

The Next Business Meeting Will be Held on Tuesday, February 24, 2026 @ 1:30 p.m.

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Caroline Frizell, Director Communication and Public Affairs

DESCRIPTION: Recognition of Eagle Scout Liam O'Brien.

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Dan Dertz, Director of Open Space

DESCRIPTION: Roundup Riders of the Rockies Check Presentation.

MEETING DATE: February 10, 2026

DESCRIPTION: Approval of Business Meeting Minutes from January 27, 2026.

ATTACHMENTS:

Minutes Business Meeting 01.27.2026

BOARD OF COUNTY COMMISSIONERS BUSINESS MEETING

TUESDAY, JANUARY 27, 2026

MINUTES

Tuesday, January 27, 2026 **1:30 PM** **Hearing Room**

Invocation – Jason Van Divier

1:30 PM

1. Call to Order

Rollcall

PRESENT: Chairperson Abe Laydon
Commissioner Kevin Van Winkle
EXCUSED: Vice Chair George Teal

a. Pledge of Allegiance

b. Attorney Certification of Agenda

Jeff Garcia, County Attorney, said that all items on today's agenda have been reviewed by his office and they all meet legal approval.

c. Commissioners Disclosure for Items on This Agenda

2. Ceremonies/Proclamations

a. Recognition of the Finance Team for Excellence in Financial Reporting.

Christie Guthrie, Director of Finance, addressed the Board to present on this Item.
Commissioner Van Winkle commented on this Item.
Commissioner Laydon commented on this Item.

3. Consent Agenda

This is Motion No. 026-010

Commissioner Laydon moved that the Board approve the Requests in Items "a" through "ah" of the Consent Agenda.

RESULT: ADOPTED
MOVER: Abe Laydon
SECONDER: Kevin Van Winkle
AYES: Laydon, Van Winkle
EXCUSED: Teal

a. Approval of Business Meeting Minutes from January 13, 2026.

b. Approval of Land Use/Public Hearing Minutes from January 13, 2026.

c. Approval of Vouchers January 20, 2026

d. Approval of Vouchers January 27, 2026

e. 2026 Denver Regional Council Of Governments Human Services Transportation Contract EX26001 In The Amount Of $137,590.00 With A Required Local Contribution Of $84,172.00 For A Project Total Of $221,762.00.

f. 2026 Regional Transportation District Partnership Program Application In The Amount Of $3,520,000 With A Local Contribution Of $880,000 For A Project Total Of $4,400,000

g. Purchase Order for Developmental Pathways, Inc. Fiscal Year 2026 in the Amount of $8,820,605.00.

h. 2026 Liability Insurance Renewal for a Total Amount of $1,594,331.70.

i. 2026 Workers Compensation Insurance Premium Renewal in the Amount of $504,068.00

j. Civic Solutions Hub Innovation Artificial Intelligence Education and Adoption Program Grant Request in the Amount of $50,000.00 with a Cash Match of $16,667.00.

k. Webolutions Web Hosting & Management Services 2026 in the Amount of $112,080.00.

l. Oracle Licensing and Support Annual Renewal in the Amount of $163,907.33.

m. Public Contract for Services with Northwest Cascade, Inc., dba Honey Bucket in an Amount Not to Exceed $148,005.00.

n. Construction Contract with Deep Roots Craftsmen in the Amount of $206,419.00 with a County Contribution of $56,003.00.

o. Purchase Orders to S-Comm Fiber, Inc. for Cable Installation Projects at Lansing Point, First Floor, in the Amount of $206,587.00 (RFQ #042-21)

p. Purchase Orders to HSS Security Systems Integration for Various Access Control & Security Camera Upgrade Projects Approved in 2026 Adopted Budget in the Amount of $431,285.00.

q. Juvenile Assessment Center Contribution by Douglas County for the 2026 Calendar Year in the Amount of $117,635.00.

r. 2026 - 2029 Intergovernmental Agreement for Dispatch Services Between the Elbert County Communications Authority and the Board of County Commissioners of Douglas County on Behalf of the Douglas County Sheriff's Office in the Amount of $468,492.00.

s. Highlands Ranch Law Enforcement Training Facility Invoice for 2026 Facility Use in the Amount of $165,960.00.

t. Amendment No. 4 to the Electronic Waste Recycling Program Contract with Pedalpoint Lifecycle Solutions for an Amount not to Exceed $120,000.00.

u. Amendment No. 2 to the Public Contract for Services for the Household Hazardous Waste Program, with WM Curbside, LLC, for an Amount not to Exceed $144,075.20, Douglas County Project No. CI 2024-010.

v. Construction Contract for the 2026 Guardrail Repair Project to Cruz Construction, Inc. in the

Amount of $150,090.00, Douglas County Project Number CI 2026-002.

w. Amendment No. 1 to the Spring Canyon LID Design Contract with TST Infrastructure, LLC, for an Amount not to Exceed $835,000.00 and a Time Extension of One Year, Douglas County Project Number CI 2023-019.

x. Amendment No. 1 to the Bannock LID Design Contract with TST Infrastructure LLC for an Amount not to Exceed $465,000.00 and a Time Extension of One Year, Douglas County Project Number CI 2023-032.

y. Award of a Public Contract for Services to TST Infrastructure, LLC, for the Group 10 Country Club Drive LID Design Project, Douglas County Project Number CI 2025-015.

z. Amendment No. 1 to the On-Call Arborist Services Contract with Knothead Tree and Lawn Care for an Amount not to Exceed $175,000.00, Douglas County Project No. CI 2025-007.

aa. Request to Approve a Public Contract for Services Between Douglas County, Region 12 Opioid Council, and The Aspen Effect, Inc. for Youth Substance use Prevention and Family Resilience Programming in the Amount of $100,000.00.

ab. Request to Approve and Sign Five Second Amendments to Public Contracts for Service for programs related to the Colorado Opioids Settlement for a Total Amount of $579,589.95.

ac. Contract with Publication Printers for County Magazine Printing.

ad. Grant of Utility Easement to the Castleview Baptist Church for the Installation of a Sanitary Sewer to Serve the Expansion of the Church Under Use by Special Review US2025-016. Douglas County Project Number DV 2025-579.

ae. Resolution Making Certain Appointments as Provided by State Statutes or Board Policy.
Resolution No: R-026-007

af. Resolution Approving the Draw in the Amount of $70,141.95 on Irrevocable Letter of Credit No. 69622454, issued by Simmons Bank, In Connection with Canyons South Filing 2, Phase 1 Pond (DV2021-313) Warranty Performance Security.
Resolution No: R-026-008

ag. Resolution Approving the Draw in the Amount of $256,751.00 on Irrevocable Letter of Credit No. 69622454, issued by Simmons Bank, In Connection with Canyons South Filing 3, All Phases Warranty Performance Security, DV 2022-097.
Resolution No: R-026-009

ah. Resolution Approving the Draw in the Amount of $10,483.55 on Irrevocable Letter of Credit No. 2023-107, issued by Redstone Bank, In Connection with Metzler Castlewood (DV2018-088) Warranty and GESC Permit Performance Security.
Resolution No: R-026-010

4. Regular Agenda

a. Payment in Lieu of Taxes (PILT) Federal Funding Provided to Fire Protection Districts Assisting in Coverage of the Pike National Forest Lands in Douglas County.

Thomas Kenney, Emergency Management, addressed the Board to present on this Item.

Ben Ohlin, Jackson 105 Chief, addressed the Board to further present on this Item.

Tim McCawley, Larkspur Fire, addressed the Board to further present on this Item.

Steve Brown, Mountain Communities Fire Chief, addressed the Board to further present on this Item.

Curt Rodgers, Conifer Fire, addressed the Board to further present on this Item.

John Oravez, West Douglas Fires Chief, addressed the Board to further present on this Item.

Commissioner Laydon commented on this Item and asked a clarifying question.
Mr. Kenney addressed the Board to help answer the Commissioner's question.

Mr. Rodgers readdressed the Board to comment on this Item.

Mr. McCawley readdressed the Board to comment on this Item.

Commissioner Laydon commented on this Item.

Mr. Kenney readdressed the Board to comment on this Item.

Commissioner Laydon commented on this Item.

Commissioner Van Winkle commented on this Item.

Public Comment: None

This is Motion No. 026-011

Commissioner Laydon moved that the Board approve Payment in Lieu of Taxes (PILT) Federal Funding Provided to Fire Protection Districts Assisting in Coverage of the Pike National Forest Lands in Douglas County.

RESULT: ADOPTED
MOVER: Abe Laydon
SECONDER: Kevin Van Winkle
AYES: Laydon, Van Winkle
EXCUSED: Teal

b. Public Contract for Services in the Amount of $215,150.00 Between Douglas County and Wheeler Lumber, LLC, for the Construction of a Bridge for the Happy Canyon Creek Trail Connection.

Steve Shoultz, Parks and Recreation Department, addressed the Board to present on this Item.

Commissioner Laydon commented on this Item.

Commissioner Van Winke commented on this Item.

Laura McKenna addressed the Board to further present on this Item.

Austin Good addressed the Board to further present on this Item.

Public Comment: None

Commissioner Laydon commented on this Item.

Commissioner Van Winkle commented on this Item.

This is Motion No. 026-012

Commissioner Laydon moved that the Board approve Public Contract for Services in the Amount of $215,150.00 Between Douglas County and Wheeler Lumber, LLC, for the Construction of a Bridge for the Happy Canyon Creek Trail Connection.

RESULT: ADOPTED
MOVER: Abe Laydon
SECONDER: Kevin Van Winkle
AYES: Laydon, Van Winkle
EXCUSED: Teal

c. Amendment To The 2025 Scope of Services Agreement with Tessa for Domestic Violence Safehouse Operation in the Amount Of $654,500.00.

Steven Dodrill, Department of Community Services, addressed the Board to present on this Item.

Anne Markley, Tessa, addressed the Board to further present on this Item.

Commissioner Laydon commented on this Item.

Commissioner Van Winkle commented on this Item.

Ms. Markley readdressed the Board to comment on this Item.

Public Comment: None

Commissioner Laydon commented on this Item.

This is Motion No. 026-013

Commissioner Laydon moved that the Board approve Amendment To The 2025 Scope of Services Agreement with Tessa for Domestic Violence Safehouse Operation in the Amount Of $654,500.00.

RESULT:	ADOPTED
MOVER:	Abe Laydon
SECONDER:	Kevin Van Winkle
AYES:	Laydon, Van Winkle
EXCUSED:	Teal

5. Commissioner Comments

Commissioner Laydon provided comment.

6. Other Business

7. County Manager

a. County Manager Report.

8. Adjournment

The Next Business Meeting Will be Held on Tuesday, February 10, 2026 @ 1:30 p.m.

MEETING DATE: February 10, 2026

DESCRIPTION: Approval of Land Use/Public Hearing Minutes from January 27, 2026.

ATTACHMENTS:

Minutes LU_PH Meeting 01.27.2026

BOARD OF COUNTY COMMISSIONERS LAND USE MEETING/PUBLIC HEARING

TUESDAY, JANUARY 27, 2026

MINUTES

Tuesday, January 27, 2026 **2:30 PM** **Hearing Room**

2:30 PM

1. Call to Order

Rollcall

PRESENT: Chairperson Abe Laydon
Kevin Van Winkle
EXCUSED: Vice Chair George Teal

a. Pledge of Allegiance

b. Attorney Certification of Agenda

Jeff Garcia, County Attorney, said that all items on today's agenda have been properly noticed and the Board has jurisdiction to proceed.

c. Commissioners Disclosure for Items on This Agenda

2. Land Use Meeting Agenda Items

3. Public Hearing Agenda Items

a. Sterling Ranch Planned Development, 15th Amendment - Planned Development Rezoning and Major Amendment - Project File: ZR2025-014.

Brett Thomas, Department of Community Development, addressed the Board to present on this Item.

This is Motion No. 026-014

Commissioner Laydon moved that the Board Continue Sterling Ranch Planned Development, 15th Amendment - Planned Development Rezoning and Major Amendment to February 10th at 2:30 pm

RESULT: CONTINUED
MOVER: Abe Laydon
SECONDER: Kevin Van Winkle
AYES: Laydon and Commissioner Van Winkle
EXCUSED: Vice Chair Teal

4. Adjournment

The Next Land Use Meeting / Public Hearing Will be Held on Tuesday, February 10, 2026 @ 2:30 p.m.

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Christie Guthrie, Director of Finance

DESCRIPTION: Approval of Vouchers February 3, 2026

SUMMARY: The attached printout lists vouchers and electronic funds transfers requiring Board approval.

Vouchers	$	5,425,931.59
Electronic Funds Transfers	$	
Handwritten Checks	$	954,779.94
Purchasing Card Charges	$	
Election Judges	$	
TOTAL:	**$**	**6,380,711.53**

All vouchers, electronic fund transfers, and election judge payments have been approved and signed by a department authorized signer or an elected official. The department authorized signer or an elected official acknowledges the item or service is within the approved budgetary spending authority (Colorado Revised Statutes Title 29, Article 1) and is pursuant to Douglas County policies.

RECOMMENDED ACTION: Approval.

REVIEW:

Christie Guthrie	Approve	1/28/2026
Jeff Garcia	Approve	1/29/2026
Doug DeBord	Approve	1/29/2026

ATTACHMENTS:

Cover Page
02.03.26 BOCC

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Christie Guthrie, Director of Finance

DESCRIPTION: Approval of Vouchers February 3, 2026

SUMMARY: The attached printout lists vouchers and electronic funds transfers requiring Board approval.

Vouchers	$	5,425,931.59
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RECOMMENDED ACTION: Approval.

REVIEW:

Christie Guthrie	Approve	1/28/2026
Jeff Garcia	Approve	1/29/2026
Doug DeBord	Approve	1/29/2026

ATTACHMENTS:

02.03.26 BOCC

VOUCHERS

R55AP001 | DOUGLAS COUNTY GOVERNMENT | 1/27/2026

Payment Register Report | 9:28:13

Payment Number	Payment Date	Vendor Name	Invoice Number	Fund	Business Unit	Business Unit Description	Object Acct	Account Description	Amount	Remark
113169	02/04/26	53 CORPORATION LLC	8122501	200	800506	STORMWATER PRIORITY PROJECTS	473200	Roads, St., Drainage-Contr	33,874.00	LAKESHORE INSTALLATION
			1092601	200	861055	CDPHE EAST PLUM CREEK SEP	443600	Other Professional Services	74,271.00	LOWELL RANCH STABILIZATION
								Total Payment	**108,145.00**	
113170	02/04/26	ABSOLUTE GRAPHICS INC	35815	100	23200	EVIDENCE	433500	Clothing & Uniforms	81.12	JACKET
			35813	100	21180	CONCEALED HAND PERMITS	433500	Clothing & Uniforms	147.66	POLOS & JACKET
			35814	100	21115	SHERIFF TRAINING	433500	Clothing & Uniforms	211.95	POLOS
								Total Payment	**440.73**	
113171	02/04/26	ACORN PETROLEUM INC	32989IN	100	19910	FLEET MAINTENANCE	436150	Fleet Tanks Fuel	14,265.78	FUEL FOR CASTLE ROCK
			32995IN	100	19910	FLEET MAINTENANCE	436150	Fleet Tanks Fuel	7,767.10	FUEL FOR PARKER
								Total Payment	**22,032.88**	
113172	02/04/26	ADVOCATES FOR CHILDREN CASA	DEC2025	210	44175	JUVENILE JUSTICE SVCS/1451	443600	Other Professional Services	10,184.31	DEC 2025 JUVENILE SERVICES
113173	02/04/26	AKKODIS INC	13691549	100	800900	TECHNOLOGY FUND	432100	Contract Work/Temporary Agency	23,220.00	WORKFORCE DEVELOPER
113174	02/04/26	ALLHEALTH NETWORK	2511	296	861582	ARPA - CARE COMPACT	443600	Other Professional/Partner Svs	5,521.16	DEC 2025 DOUGLAS COUNTY MENTAL HEALTH INITIATIVE
113175	02/04/26	ALLIED UNIVERSAL SECURITY SERVICES	17966519	100	21400	COURT SERVICES	443350	Security Services	6,370.93	GUARD SERVICES - HIGHLANDS RANCH SUBSTATION
			17970825	100	19100	FACILITIES ADMINISTRATION	443350	Security Services	6,370.93	GUARD SERVICES - ELECTIONS
			17970827	100	19100	FACILITIES ADMINISTRATION	443350	Security Services	6,354.43	GUARD SERVICES - HHS
			17970824	100	21400	COURT SERVICES	443350	Security Services	52,751.03	GUARD SERVICES - JUSTICE CENTER
			17970826	100	19100	FACILITIES ADMINISTRATION	443350	Security Services	6,370.93	GUARD SERVICES - WILDCAT
								Total Payment	**78,218.25**	
113176	02/04/26	AMRIZE WEST CENTRAL INC	722173132	200	31400	MAINTENANCE OF CONDITION	448200	Aggregate Products	51,753.95	ROAD BASE
			722177270	200	31400	MAINTENANCE OF CONDITION	448200	Aggregate Products	8,431.54	ROAD BASE
			722174900	200	31400	MAINTENANCE OF CONDITION	448200	Aggregate Products	1,385.75	RIP RAP STOCK
			722173131	200	31400	MAINTENANCE OF CONDITION	448200	Aggregate Products	2,732.19	RIP RAP STOCK
			722174899	200	31400	MAINTENANCE OF CONDITION	448200	Aggregate Products	18,095.67	ROAD BASE
								Total Payment	**82,399.10**	
113177	02/04/26	ARCHITERRA GROUP INC	8379	250	850817	MACANTA REGIONAL PARK	473500	Parks & Recreation Improvement	5,169.25	MACANTA CONSTRUCTION DOCUMENTS
			8382	100	802036	STRONG COMMUNITIES GRANT	443450	Arch/Design/Planning	45,137.10	HAPPY CANYON PEDESTRIAN BRIDGE
								Total Payment	**50,306.35**	
113178	02/04/26	AZTEC SURVEYING AND LOCATING	1664	200	800100	CONTRACTED MAJOR ROAD MAINT	473100	Roads, St., Drainage-Eng.	2,820.00	TRAFFIC UTILITY LOCATE
113179	02/04/26	BOB BARKER COMPANY	INV2200736	100	21500	DETENTION	433800	Prisoner Maint. Supplies	1,890.00	DETENTION SUPPLIES
113180	02/04/26	BOWMAN CONSTRUCTION SUPPLY	BCS198234	200	31400	MAINTENANCE OF CONDITION	448700	Other Constr/Maint. Materials	2,785.10	EROSION CONTROL MATERIALS
113181	02/04/26	BRIDGEVIEW IT INC	21100	100	18100	IT ADMINISTRATION	432100	Contract Work/Temporary Agency	1,272.00	IT SUPPORT
113182	02/04/26	BUCK, SAMANTHA	121225	210	44500	CHILD WELFARE	445300	Travel Expense	35.70	MILEAGE REIMBURSEMENT
113183	02/04/26	BUCKEYE CLEANING CENTER OF DENVER	90727831	100	21500	DETENTION	433900	Janitorial Supplies	198.12	JANITORIAL SUPPLIES
			90727830	100	21500	DETENTION	433900	Janitorial Supplies	3,519.05	JANITORIAL SUPPLIES
			90727830	100	21500	DETENTION	433800	Prisoner Maint. Supplies	1,252.80	DETENTION SUPPLIES
								Total Payment	**4,969.97**	
113184	02/04/26	CARBON DYNAMICS LLP	126	275	870079	BIOCHAR	443600	Other Professional Services	9,825.00	PROJECT DEVELOPMENT

Payment Number	Payment Date	Vendor Name	Invoice Number	Fund	Business Unit	Business Unit Description	Object Acct	Account Description	Amount	Remark
113185	02/04/26	CENTER COPY BOULDER, INC.	72056	220	22100	PATROL-LEA	440100	Printing/Copying/Reports	168.00	BUSINESS CARDS
			72106	210	44500	CHILD WELFARE	440100	Printing/Copying/Reports	33.60	BUSINESS CARDS
			72093	210	44100	ADMINISTRATION BLOCK GRANT	433200	Office Supplies	231.00	ENVELOPES
			72108	200	31100	ROAD AND BRIDGE ADMIN	440100	Printing/Copying/Reports	195.10	WORK FOR OTHERS ANNUAL REPORT
			72096	100	21100	SHERIFF ADMINISTRATION	440100	Printing/Copying/Reports	360.00	ENVELOPES
			72095	100	21100	SHERIFF ADMINISTRATION	440100	Printing/Copying/Reports	526.25	LETTERHEAD
								Total Payment	**1,513.95**	
113186	02/04/26	CENTRAL SALT LLC	PSI2604990	200	31500	SNOW AND ICE REMOVAL	448400	Salt & Other Ice Removal	4,392.54	BULK SALT PARKER
			PSI2604901	200	31500	SNOW AND ICE REMOVAL	448400	Salt & Other Ice Removal	10,708.08	BULK SALT NORTHWEST FACILITY
			PSI2605104	200	31500	SNOW AND ICE REMOVAL	448400	Salt & Other Ice Removal	2,138.76	BULK SALT PARKER
			PSI2605070	200	31500	SNOW AND ICE REMOVAL	448400	Salt & Other Ice Removal	2,102.09	BULK SALT PARKER
			PSI2604991	200	31500	SNOW AND ICE REMOVAL	448400	Salt & Other Ice Removal	6,974.73	BULK SALT PARKER
			PSI2605069	200	31500	SNOW AND ICE REMOVAL	448400	Salt & Other Ice Removal	6,357.20	BULK SALT NORTHWEST FACILITY
			PSI2605253	200	31500	SNOW AND ICE REMOVAL	448400	Salt & Other Ice Removal	6,930.56	BULK SALT PARKER
			PSI2605071	200	31500	SNOW AND ICE REMOVAL	448400	Salt & Other Ice Removal	2,143.76	BULK SALT PARKER
			PSI2605103	200	31500	SNOW AND ICE REMOVAL	448400	Salt & Other Ice Removal	2,142.10	BULK SALT PARKER
								Total Payment	**43,889.82**	
113187	02/04/26	CHANDLER ASSET MANAGEMENT INC	2512DOUGLASC	100	13100	TREASURER	443150	Acctg & Financial Services	10,958.33	DEC 2025 INVESTMENT ADVISOR FEE
113188	02/04/26	CIRCULAR EDGE LLC	30889	100	800900	TECHNOLOGY FUND	443600	Other Professional Services	12,375.00	JDE DATA MIGRATION
113189	02/04/26	CLEAR BALLOT GROUP INC	CBG33597	100	12500	ELECTIONS AND REGISTRATION	474800	Other Machinery & Equip.	172,560.00	BALLOT HARDWARE
113190	02/04/26	COLORADO COMMUNITY MEDIA	XVJCIZZL0002	100	15300	BUDGET	440200	Newspaper Notices/Advertising	15.00	AFFIDAVIT FEE
			XVJCIZZL0002	100	15300	BUDGET	440200	Newspaper Notices/Advertising	15.14	LEGAL NOTICE
								Total Payment	**30.14**	
113191	02/04/26	COMMUNICATION INFRASTRUCTURE GROUP	25764	200	800100	CONTRACTED MAJOR ROAD MAINT	443600	Other Professional Services	8,189.45	GENERAL PUBLIC INFORMATION SERVICES
			25588	100	11600	PUBLIC AFFAIRS	443600	Other Professional Services	16,063.16	PROFESSIONAL SERVICES
								Total Payment	**24,252.61**	
113192	02/04/26	COMPUTRONIX (USA) INC	7721	100	800900	TECHNOLOGY FUND	443600	Other Professional Services	2,397.00	POSSE SUSTAIN
			7714	100	800900	TECHNOLOGY FUND	443600	Other Professional Services	3,901.00	POSSE SUSTAIN
			7693	100	18900	SOFTWARE MAINTENANCE	444500	Software/Hardware Supp./Maint.	2,600.00	DBA SERVICES JAN 2026
								Total Payment	**8,898.00**	
113193	02/04/26	CORE ELECTRIC COOPERATIVE	26009300/012126	100	55200	FAIRGROUND OPERATIONS	450210	Electric	7,801.84	701 GILBERT ST
113194	02/04/26	CORE ELECTRIC COOPERATIVE	81003200/012126	100	19100	FACILITIES ADMINISTRATION	450210	Electric	105.29	THIRD ST & ELBERT - HHS LIGHTS
113195	02/04/26	CORE ELECTRIC COOPERATIVE	21845501/012126	100	19100	FACILITIES ADMINISTRATION	450210	Electric	11,661.40	100 THIRD ST - PS MILLER
113196	02/04/26	CORE ELECTRIC COOPERATIVE	21882301/012126	100	19150	JUSTICE CENTER FACILITY MGMT	450210	Electric	38,708.69	4000 JUSTICE WAY
113197	02/04/26	CORE ELECTRIC COOPERATIVE	21882401/012126	100	19150	JUSTICE CENTER FACILITY MGMT	450210	Electric	39,280.21	4000 JUSTICE WAY
113198	02/04/26	CORE ELECTRIC COOPERATIVE	23511300/012126	100	55200	FAIRGROUND OPERATIONS	450210	Electric	11,212.14	500 FAIRGROUNDS RD - FG EVENTS CENTER
113199	02/04/26	CORE ELECTRIC COOPERATIVE	27620100/012126	100	19100	FACILITIES ADMINISTRATION	450210	Electric	6,439.69	4400 CASTLETON CT
113200	02/04/26	CORE ELECTRIC COOPERATIVE	87132101/012126	100	19100	FACILITIES ADMINISTRATION	450210	Electric	5,702.40	PUBLIC WORKS OPERATION
113201	02/04/26	CORE ELECTRIC COOPERATIVE	81557601/012126	100	19100	FACILITIES ADMINISTRATION	450210	Electric	5,235.20	301 N WILCOX ST

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113202	02/04/26	CORE ELECTRIC COOPERATIVE	95493122/012126	100	19100	FACILITIES ADMINISTRATION	450210	Electric	4,835.92	5747 E PETERSON RD
113203	02/04/26	CORE ELECTRIC COOPERATIVE	26013603/012126	100	19100	FACILITIES ADMINISTRATION	450210	Electric	2,331.84	125 STEPHANIE PL
113204	02/04/26	CORE ELECTRIC COOPERATIVE	27214600/012126	100	19100	FACILITIES ADMINISTRATION	450210	Electric	2,471.75	2965 US HWY 85
113205	02/04/26	CORE ELECTRIC COOPERATIVE	25760600/012126	100	19100	FACILITIES ADMINISTRATION	450210	Electric	2,345.66	410 FAIRGROUNDS RD
113206	02/04/26	CORE ELECTRIC COOPERATIVE	87010703/012126	100	19100	FACILITIES ADMINISTRATION	450210	Electric	2,029.47	PUBLIC WORS OPERATION
113207	02/04/26	CORE ELECTRIC COOPERATIVE	95535968/012126	100	19100	FACILITIES ADMINISTRATION	450210	Electric	2,009.33	9040 TAMMY LN
113208	02/04/26	CORE ELECTRIC COOPERATIVE	87141407/012126	100	19100	FACILITIES ADMINISTRATION	450210	Electric	1,407.85	3020 INDUSTRIAL WAY
113209	02/04/26	CORE ELECTRIC COOPERATIVE	87172507/012126	100	19100	FACILITIES ADMINISTRATION	450210	Electric	1,037.02	3026 N INDUSTRIAL WAY
113210	02/04/26	CORE ELECTRIC COOPERATIVE	21078600/012126	100	19920	FLEET-CAR WASH FACILITY	450210	Electric	762.06	3030 INDUSTRIAL WAY
113211	02/04/26	CORE ELECTRIC COOPERATIVE	95565859/012126	100	19100	FACILITIES ADMINISTRATION	450210	Electric	682.46	410 S WILCOX ST
113212	02/04/26	CPI GUARDIAN - CLEARWATER PACKAGING INC	5766	100	21500	DETENTION	433400	Operating Supplies	1,896.34	DETENTION SUPPLIES
113213	02/04/26	CRISIS CENTER	DV181883	210	44400	TANF BLOCK GRANT	443600	Other Professional Services	6,424.00	DEC 2025 SERVICES
113214	02/04/26	DLH ARCHITECTURE LLC	25107	240	870055	EVOC FACILITY	472100	Construction	48,840.00	DESIGN SERVICES - EMERGENCY VEHICLE OPERATIONS CENTER
113215	02/04/26	DOMINION WATER AND SANITATION DISTRICT	1081SPLIT	296	861577	ARPA-REVENUE REPLACEMENT	465100	Contributions - Misc./Dominion	42,643.22	HWY 85 WASTEWATER IGA
			1081	296	861585	ARPA DOMINION HWY 85 WASTEWATE	465100	Contributions - Misc.	2,377,753.74	HWY 85 WASTEWATER IGA
								Total Payment	**2,420,396.96**	
113216	02/04/26	ELITE SURFACE INFRASTRUCTURE	CI2024022APP3RTNG	230	800438	HESS RD BRIDGE REPAIR	211810	Retainage Payable	15,657.42	HESS RD BRIDGE
			CI2021032APP5/2025567	230	800117	CONTRACTED MAINTENANCE	473200	Road-St Drainage Construction	100,743.19	GRIGS RD PAVING
			CI2021032APP5/800117	230	800117	CONTRACTED MAINTENANCE	473200	Road-St Drainage Construction	3,286.21	GRIGS RD PAVING
			CI2021032APP5/2025568	200	800100	CONTRACTED MAJOR ROAD MAINT	473200	Road-St Drainage Construction	46,020.60	GRIGS RD PAVING
			CI2021032APP5RTNG	200	800100	CONTRACTED MAJOR ROAD MAINT	211810	Retainage Payable	(7,502.50)	GRIGS RD PAVING
			CI2021032APP6RTNG	200	800100	CONTRACTED MAJOR ROAD MAINT	211810	Retainage Payable	104,457.80	GRIGS RD PAVING
								Total Payment	**262,662.72**	
113217	02/04/26	ELLIOTT, MARY B	120125-122225	217	861623	NURSE SUPPORT	445300	Travel Expense	72.80	MILEAGE REIMBURSEMENT
113218	02/04/26	EZ LINER INDUSTRIES	78342	200	31600	ENG - TRAFFIC SIGNS/STRIPING	436200	Equip. & Motor Vehicle Parts	1,698.61	FLEET PARTS
113219	02/04/26	FORSGREN ASSOCIATES INC	19441	100	890020	WATER INITIATIVES	443600	Other Professional Services	57,198.31	2050 DOUGLAS COUNTY WATER PLAN
113220	02/04/26	GIS PEACE LLC	2200	100	18900	SOFTWARE MAINTENANCE	444500	Software/Hardware Supp./Maint.	5,260.00	GIS ANALYSIS & MANAGED SERVICES
113221	02/04/26	GRAINGER	9758895453	200	31600	ENG - TRAFFIC SIGNS/STRIPING	436400	Consumable Tools	719.13	TOOLS
			9763250645	200	31600	ENG - TRAFFIC SIGNS/STRIPING	436400	Consumable Tools	3,068.95	TOOLS
			9763111425	200	31600	ENG - TRAFFIC SIGNS/STRIPING	436400	Consumable Tools	435.74	TOOLS
			9764727344	200	31600	ENG - TRAFFIC SIGNS/STRIPING	436400	Consumable Tools	721.91	TOOLS
								Total Payment	**4,945.73**	

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113222	02/04/26	GROUND ENGINEERING CONSULTANTS INC	254025013	200	800100	CONTRACTED MAJOR ROAD MAINT	478100	Road Repair, Maint. & Overlay	540.00	CONSTRUCTION INSPECTIONS
			254025012	200	800100	CONTRACTED MAJOR ROAD MAINT	478100	Road Repair, Maint. & Overlay	23,380.00	CONSTRUCTION INSPECTIONS
			254052010	200	800100	CONTRACTED MAJOR ROAD MAINT	478200	Major Maint. of Assets	1,380.00	INSPECTION SERVICES
								Total Payment	**25,300.00**	
113223	02/04/26	HDR ENGINEERING INC	1200790500	230	800998	US HWY 85 IMPROVEMENTS	467400	State-CDOT	12,845.75	DESIGN SERVICES - HWY 85
			1200790502	200	800435	PINE DRIVE IMPROVEMENTS	443600	Other Professional Services	1,668.00	DESIGN SERVICES - PINE DR/PINE LN
			1200790534	200	800302	US85 CORRIDOR IMPROVEMENTS	467400	State-CDOT	11,633.00	DESIGN SERVICES - RON KING TR
								Total Payment	**26,146.75**	
113224	02/04/26	HERNANDEZ, KATHLEEN	111725-123125	210	44500	CHILD WELFARE	445300	Travel Expense	284.48	DEC 2025 MILEAGE REIMBURSEMENT
			111725-123125	210	44500	CHILD WELFARE	445300	Travel Expense	209.58	NOV 2025 MILEAGE REIMBURSEMENT
								Total Payment	**494.06**	
113225	02/04/26	INSITUFORM TECHNOLOGIES LLC	815719	200	800506	STORMWATER PRIORITY PROJECTS	478300	Major Maint. Repair Projects	40,082.80	HIGHLANDS RANCH STORM WATER SEWER PROJECT
113226	02/04/26	J & A TRAFFIC PRODUCTS	41267	200	31600	ENG - TRAFFIC SIGNS/STRIPING	436500	Sign Parts & Supplies	5,092.00	TRAFFIC POSTS
			41234	200	31600	ENG - TRAFFIC SIGNS/STRIPING	436500	Sign Parts & Supplies	900.00	SIGN HARDWARE
								Total Payment	**5,992.00**	
113227	02/04/26	JON P DICKEY LLC	26DC1	100	24100	BUILDING DEVELOPMENT SERVICES	443600	Other Professional Services	2,010.00	CONTRACT ROOFING SERVICES
113228	02/04/26	KERR, AVERY H	120225-121925	210	44500	CHILD WELFARE	445300	Travel Expense	152.25	MILEAGE REIMBURSEMENT
113229	02/04/26	KUMAR AND ASSOCIATES INC	239895	350	800731	SPRING CANYON LID	443600	Other Professional Services	395.00	SPRING CANYON TESTING
			237973/2025541	350	800732	BANNOCK DR 2023 LID	443600	Other Professional Services	21,206.00	BANNOCK DR TESTING
			237973	200	800732	BANNOCK DR 2023 LID	443600	Other Professional Services	8,056.47	BANNOCK DR TESTING
								Total Payment	**29,657.47**	
113230	02/04/26	LABORATORY CORPORATION OF AMERICA	86159327	210	44900	CHILD SUPPORT ENFORCEMENT	443200	Legal Services	38.00	TESTING SERVICES
			86159326	210	44900	CHILD SUPPORT ENFORCEMENT	443200	Legal Services	114.00	TESTING SERVICES
								Total Payment	**152.00**	
113231	02/04/26	LAWSON PRODUCTS INC	9313107044	200	31600	ENG - TRAFFIC SIGNS/STRIPING	436400	Consumable Tools	362.46	TRAFFIC SUPPLIES
113232	02/04/26	MAGNUM-DIEGO PRIORITY SERVICES	13362140	210	44900	CHILD SUPPORT ENFORCEMENT	443650	Process Services	410.25	PROCESS SERVICES
			13114486	210	44900	CHILD SUPPORT ENFORCEMENT	443650	Process Services	215.25	PROCESS SERVICES
			13311123	210	44900	CHILD SUPPORT ENFORCEMENT	443650	Process Services	185.00	PROCESS SERVICES
			13345222	210	44900	CHILD SUPPORT ENFORCEMENT	443650	Process Services	200.75	PROCESS SERVICES
			13576265	210	44900	CHILD SUPPORT ENFORCEMENT	443650	Process Services	110.00	PROCESS SERVICES
			13513880	210	44900	CHILD SUPPORT ENFORCEMENT	443650	Process Services	90.75	PROCESS SERVICES
			13060211	210	44900	CHILD SUPPORT ENFORCEMENT	443650	Process Services	110.00	PROCESS SERVICES
								Total Payment	**1,322.00**	
113233	02/04/26	MICROSOFT CORPORATION	9490246445	100	18900	SOFTWARE MAINTENANCE	444500	Software/Hardware Supp./Maint.	129,588.28	MICROSOFT UNIFIED 2026
113234	02/04/26	NEW GMCO LLC	CD202605943	200	31500	SNOW AND ICE REMOVAL	448400	Salt & Other Ice Removal	90,436.38	LIQUID DEICER
			CD202605944	200	31500	SNOW AND ICE REMOVAL	448400	Salt & Other Ice Removal	5,318.26	LIQUID DEICER
								Total Payment	**95,754.64**	
113235	02/04/26	NICOLETTI-FLATER ASSOCIATES	1003	100	21155	HIRING	443100	Medical, Dental & Vet Services	2,500.00	PRE-EMPLOYMENT TESTING
113236	02/04/26	O J WATSON COMPANY INC	J11898	200	31000	FUND ADMIN.-ROAD BRIDGE	474300	Cars, Vans, Pickups	35,405.00	SNOW PLOW EQUIPMENT
113237	02/04/26	OLSSON INC	564552	200	800100	CONTRACTED MAJOR ROAD MAINT	473100	Roads, St., Drainage-Eng.	14,121.50	DESIGN SERVICES - HIGHLANDS RANCH PKWY

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113238	02/04/26	PDM STEEL COLORADO SPRINGS	61232301	100	19910	FLEET MAINTENANCE	436200	Equip. & Motor Vehicle Parts	1,197.78	FLEET PARTS
			61231801	100	19910	FLEET MAINTENANCE	436200	Equip. & Motor Vehicle Parts	1,012.12	FLEET PARTS
								Total Payment	**2,209.90**	
113239	02/04/26	PSYCHOLOGICAL DIMENSIONS LLC	10629	100	21155	HIRING	447900	Recruitment Costs	1,675.00	EMPLOYMENT TESTING
113240	02/04/26	QUEZADA, SHELBY ANN	011326-011526	100	890040	EOC/IMT/COAD SUPPORT	445300	Travel Expense	160.08	MILEAGE REIMBURSEMENT
113241	02/04/26	RS & H INC	102402600013	235	801526	GRIGS ROAD IMPROVEMENT PROJECT	473100	Roads, St., Drainage-Eng.	29,170.00	GRIGS RD PAVING
			102401790017	235	801507	C470 TRAIL OVER UNIVERSITY	443600	Other Professional Services	2,303.00	C470 TRAIL OVER UNIVERSITY PROJECT
								Total Payment	**31,473.00**	
113242	02/04/26	SANDOVAL ELEVATOR COMPANY LLC	12522	100	55200	FAIRGROUND OPERATIONS	444400	Service Contracts	2,748.00	ELEVATOR MAINTENANCE
113243	02/04/26	SEDALIA WATER & SANITATION DISTRICT	120825	296	861577	ARPA-REVENUE REPLACEMENT	465100	Contributions - Misc./Sedalia	126,633.50	ARPA REIMBURSEMENT
113244	02/04/26	SENERGY PETROLEUM LLC	415361084	100	19910	FLEET MAINTENANCE	436100	Oil & Lubrication	499.75	DIESEL EXHAUST FLUID FOR PARKER
113245	02/04/26	SEWALD HANFLING PUBLIC AFFAIRS	2025030	100	802000	LEGISLATIVE SERVICES	443600	Other Professional Services	6,250.00	CONSULTING SERVICES
113246	02/04/26	SHUMS CODA ASSOCIATES	20005	100	24100	BUILDING DEVELOPMENT SERVICES	447280	New Elevator Installations	850.00	ELEVATOR PLAN REVIEW
			20004	100	24100	BUILDING DEVELOPMENT SERVICES	447280	New Elevator Installations	550.00	ELEVATOR PLAN REVIEW
			19999	100	24100	BUILDING DEVELOPMENT SERVICES	447270	Elevator Witness Test	500.00	ELEVATOR WITNESS TEST
			20016	100	24100	BUILDING DEVELOPMENT SERVICES	447270	Elevator Witness Test	810.00	ELEVATOR WITNESS TEST
			20001	100	24100	BUILDING DEVELOPMENT SERVICES	447270	Elevator Witness Test	200.00	ELEVATOR WITNESS TEST
			19998	100	24100	BUILDING DEVELOPMENT SERVICES	447270	Elevator Witness Test	2,000.00	ELEVATOR WITNESS TEST
			20006	100	24100	BUILDING DEVELOPMENT SERVICES	447280	New Elevator Installations	850.00	ELEVATOR PLAN REVIEW
			20000	100	24100	BUILDING DEVELOPMENT SERVICES	447270	Elevator Witness Test	500.00	ELEVATOR WITNESS TEST
								Total Payment	**6,260.00**	
113247	02/04/26	SIGN SOLUTIONS USA	421048	200	31600	ENG - TRAFFIC SIGNS/STRIPING	436500	Sign Parts & Supplies	5,396.86	TRAFFIC SIGNS
113248	02/04/26	SOURCE OFFICE & TECHNOLOGY	50011930	100	21500	DETENTION	433200	Office Supplies	22.08	OFFICE SUPPLIES
			49996941	100	21500	DETENTION	433400	Operating Supplies	53.40	OPERATING SUPPLIES
			50001861	100	21500	DETENTION	433200	Office Supplies	20.74	OFFICE SUPPLIES
								Total Payment	**96.22**	
113249	02/04/26	SOURCES INC	50657	200	31400	MAINTENANCE OF CONDITION	433500	Clothing & Uniforms	555.31	UNIFORMS
			50678	200	31400	MAINTENANCE OF CONDITION	443600	Other Professional Services	54.00	EMBROIDERY
			50671	200	31400	MAINTENANCE OF CONDITION	433500	Clothing & Uniforms	151.10	UNIFORMS
			50657	200	31400	MAINTENANCE OF CONDITION	443600	Other Professional Services	58.50	EMBROIDERY
			50678	200	31400	MAINTENANCE OF CONDITION	433500	Clothing & Uniforms	553.58	UNIFORMS
			50677	200	31400	MAINTENANCE OF CONDITION	433500	Clothing & Uniforms	634.96	UNIFORMS
			50677	200	31400	MAINTENANCE OF CONDITION	443600	Other Professional Services	72.00	EMBROIDERY
			50671	200	31400	MAINTENANCE OF CONDITION	443600	Other Professional Services	165.00	SCREEN PRINT CHARGES
			50656	200	31400	MAINTENANCE OF CONDITION	433500	Clothing & Uniforms	554.58	UNIFORMS
			50656	200	31400	MAINTENANCE OF CONDITION	443600	Other Professional Services	81.00	EMBROIDERY
								Total Payment	**2,880.03**	
113250	02/04/26	SPRADLIN PRINTING INC	24320	100	802043	COMMUNITY MENTAL HEALTH SFY26	440100	Printing/Copying/Reports	146.00	COMMUNITY RESPONSE TEAM BROCHURES
			24318	100	11600	PUBLIC AFFAIRS	440100	Printing/Copying/Reports	81.00	ZONING UPDATE FLYERS
								Total Payment	**227.00**	
113251	02/04/26	TELLIGEN	INV0000125113	100	17100	HR ADMIN	447975	Wellness Programs - Carrier	1,294.81	AT RISK/LIFESTYLE COACHING

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			INV0000125115	100	17100	HR ADMIN	447975	Wellness Programs - Carrier	2,687.96	WELLNESS PORTAL
			INV0000125102	100	17100	HR ADMIN	447975	Wellness Programs - Carrier	1,737.34	DISEASE MANAGEMENT
								Total Payment	**5,720.11**	
113252	02/04/26	TRINITY SERVICES GROUP INC	3011500218	100	21500	DETENTION	447150	Inmate Meals	14,691.93	INMATE MEALS
			3011500217	100	21500	DETENTION	447150	Inmate Meals	14,238.03	INMATE MEALS
								Total Payment	**28,929.96**	
113253	02/04/26	TST INFRASTRUCTURE LLC	12036	350	800731	SPRING CANYON LID	443600	Other Professional Services	92,355.00	SPRING CANYON LID
			12037	350	800732	BANNOCK DR 2023 LID	443600	Other Professional Services	42,771.63	BANNOCK LID DESIGN
								Total Payment	**135,126.63**	
113254	02/04/26	UNIFIRST CORPORATION	2260221161	100	19910	FLEET MAINTENANCE	433500	Clothing & Uniforms	212.88	UNIFORM SERVICE
			2260221216	100	19910	FLEET MAINTENANCE	433500	Clothing & Uniforms	73.71	UNIFORM SERVICE
								Total Payment	**286.59**	
113255	02/04/26	UNITED STATES POSTAL SERVICE	012026/EPS	100	12500	ELECTIONS AND REGISTRATION	439200	Postage & Delivery Svc.	20,000.00	POSTAGE
113256	02/04/26	US IMAGING	27616	100	871000	E-RECORDING	443600	Other Professional Services	16,522.17	DEC 2025 INDEXING
113257	02/04/26	WATER & EARTH TECHNOLOGIES INC	5516	200	800506	STORMWATER PRIORITY PROJECTS	473100	Roads, St., Drainage-Eng.	12,684.00	FLOOD GAUGE
113258	02/04/26	WEIS, KEITH	012026-012226	295	861300	RMHIDTA MGMT & COORDINATION	445300	Travel Expense	85.54	HIDTA MEETING, CHANDLER, AZ
113259	02/04/26	WESTPHAL, STEPHANIE	120125-123125	210	44550	CHILD WELFARE ADDTL ALLOCATION	445300	Travel Expense	253.05	MILEAGE REIMBURSEMENT
113260	02/04/26	WICHT, JEREMY	012026-012126	295	861350	RMHIDTA TRAINING	445300	Travel Expense	322.96	LAW ENFORCEMENT ACADEMY CLASS, DOUGLAS, WY
531573	02/03/26	ADAM'S CAMP	DDMLAC26	100	45100	DEVELOPMENTAL DISABILITIES-ADM	465200	DD Grant	54,659.00	DEVELOPMENTAL DISABILITY GRANT
531574	02/03/26	ANDERSON FAMILY TRUST	MV REFUND/010626	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	193.92	REGISTRATION REFUND
531575	02/03/26	AT&T MOBILITY	600495	100	21200	INVESTIGATIONS	443600	Other Professional Services	95.00	TOWER DUMP
531576	02/03/26	CASTLETON CENTER WATER & SANITATION DISTRICT	3959	100	19100	FACILITIES ADMINISTRATION	450230	Water & Sewer	62.00	BULK WATER MAINTENANCE
			3976	100	19100	FACILITIES ADMINISTRATION	450230	Water & Sewer	125.00	BULK WATER MAINTENANCE
								Total Payment	**187.00**	
531577	02/03/26	CATHOLIC HEALTH INITIATIVES COLORADO	700000141/010726	100	21200	INVESTIGATIONS	443100	Medical, Dental & Vet Services	750.00	TESTING SERVICES
531578	02/03/26	COLORADO GARAGE DOOR SERVICE	124920	100	19920	FLEET-CAR WASH FACILITY	444700	Other Repair & Maint. Service	7,382.50	GARAGE DOOR REPAIRS
531579	02/03/26	CORTES, MARIESA	122925	217	46100	DC HEALTH DEPT ADMIN	345100	Vital Record Fees	33.00	VITAL RECORDS REFUND
531580	02/03/26	CURNALIA, PATRICK A	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	1,228.32	REGISTRATION REFUND
531581	02/03/26	DANILSON LLC	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	6,916.00	REGISTRATION REFUND
531582	02/03/26	DENVER SOUTH TRANSPORTATION	20265	100	65500	ECONOMIC DEVELOPMENT SERVICES	466900	S I-25 Urban Corridor TMA fee	30,000.00	2026 DENVER SOUTH DUES
			20266	100	65500	ECONOMIC DEVELOPMENT SERVICES	466900	S I-25 Urban Corridor TMA fee	38,681.00	2026 DENVER SOUTH LANDSCAPE MAINTENANCE
								Total Payment	**68,681.00**	
531583	02/03/26	DERVISHIAN, MICHAEL & PEPPER, MARNI JO	MV REFUND/012026	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	565.57	REGISTRATION REFUND

Payment Number	Payment Date	Vendor Name	Invoice Number	Fund	Business Unit	Business Unit Description	Object Acct	Account Description	Amount	Remark
531584	02/03/26	DISCOUNT SCHOOL SUPPLY	10755830101	217	861619	TSQI CSQI GAE FUNDING	447500	Other Purchased Services	479.98	EARLY CHILDHOOD COUNCIL CONTRACTOR
531585	02/03/26	DOUGLAS COUNTY SCHOOL DISTRICT	10003656	210	44500	CHILD WELFARE	443600	Other Professional Services	2,400.86	DEC 2025 ESSA BILLING
			10003658	210	44500	CHILD WELFARE	443600	Other Professional Services	2,232.10	DEC 2025 ESSA BILLING
			10003657	210	44500	CHILD WELFARE	443600	Other Professional Services	1,289.14	DEC 2025 ESSA BILLING
			10003655	210	44500	CHILD WELFARE	443600	Other Professional Services	328.26	DEC 2025 ESSA BILLING
								Total Payment	**6,250.36**	
531586	02/03/26	DRIVER, TONYA	120225	217	46100	DC HEALTH DEPT ADMIN	345100	Vital Record Fees	20.00	VITAL RECORDS REFUND
531587	02/03/26	ET TECHNOLOGIES INC	88202	100	19910	FLEET MAINTENANCE	444700	Other Repair & Maint. Service	584.25	FLEET SERVICES
531588	02/03/26	EVERDRIVEN TECHNOLOGIES LLC	79825	210	44500	CHILD WELFARE	443600	Other Professional Services	1,200.00	TRANSPORTATION SERVICES
531589	02/03/26	FLAGG, JARED M	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	208.67	REGISTRATION REFUND
531590	02/03/26	FLAGG, KERRY G	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	126.97	REGISTRATION REFUND
531591	02/03/26	FRANKTOWN ANIMAL CLINIC	786240	220	800540	K-9 UNIT	443100	Medical, Dental & Vet Services	132.59	VETERINARY SERVICES
531592	02/03/26	FRONTIER BUSINESS PRODUCTS	1013000	295	861305	RMHIDTA INTELLIGENCE	444500	Software/Hardware Supp./Maint.	2,925.00	IT & NETWORK SUPPORT
			1013001	295	861305	RMHIDTA INTELLIGENCE	444500	Software/Hardware Supp./Maint.	3,000.00	IT & NETWORK SUPPORT
								Total Payment	**5,925.00**	
531593	02/03/26	HAMRE, RODRIGUEZ, OSTRANDER & PRESCOTT	4684	100	11200	COUNTY ATTORNEY	443200	Legal Services	47.50	LEGAL SERVICES
531594	02/03/26	HCCC	HCC965	210	44500	CHILD WELFARE	443600	Other Professional Services	6,496.00	CHILD WELFARE HOTLINE
531595	02/03/26	HONEY BUCKET	292863/010126	245	47100	RUETER-HESS REC OPS & MAINT	450240	Waste Disposal Services	1,305.00	PORTABLE RESTROOMS
531596	02/03/26	INJURY CARE ASSOCIATES	4152	100	21155	HIRING	447900	Recruitment Costs	719.25	PRE-EMPLOYMENT PHYSICALS
531597	02/03/26	JENNINGS JR, JACK C	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	609.85	REGISTRATION REFUND
531598	02/03/26	MAULDIN, LUKE W	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	62.93	REGISTRATION REFUND
531599	02/03/26	MAYBACH, AMY L	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	327.86	REGISTRATION REFUND
531600	02/03/26	MULLER ENGINEERING COMPANY INC	41761	230	800117	CONTRACTED MAINTENANCE	473100	Roads, St., Drainage-Eng.	3,123.75	PROJECT DEVELOPMENT
			41747	200	870077	SEDALIA FACILITY	472100	Construction	3,810.25	PROJECT DEVELOPMENT
								Total Payment	**6,934.00**	
531601	02/03/26	PACE, PAIGE V	122625	217	46100	DC HEALTH DEPT ADMIN	345100	Vital Record Fees	33.00	VITAL RECORDS REFUND
531602	02/03/26	SE2	INV5899	100	73000	OPIOID SETTLEMENT FUND ADMIN	443600	Other Professional Services	4,626.00	YOUTH & ADULT OPIOID CHANGE CAMPAIGN
531603	02/03/26	SOBESKI, LUKE M	010826	217	46100	DC HEALTH DEPT ADMIN	345100	Vital Record Fees	25.00	VITAL RECORDS REFUND
531604	02/03/26	TAIT, NATALIE L	120425	217	46100	DC HEALTH DEPT ADMIN	345100	Vital Record Fees	20.00	VITAL RECORDS REFUND
531605	02/03/26	TOWN OF CASTLE ROCK	1929	296	861586	ARPA - Highway 85 Wastewater P	465100	Contributions - Misc.	765,111.12	SEDALIA LIFT STATION PROJECT
531606	02/03/26	TRANSIT ASSET MANAGEMENT LLC	CINV101223	100	18900	SOFTWARE MAINTENANCE	444500	Software/Hardware Supp./Maint.	30,205.18	2025 WEB SUPPORT

Payment Number	Payment Date	Vendor Name	Invoice Number	Fund	Business Unit	Business Unit Description	Object Acct	Account Description	Amount	Remark
531607	02/03/26	VALENTINE, BRYANNA S	010926	217	46100	DC HEALTH DEPT ADMIN	345100	Vital Record Fees	25.00	VITAL RECORDS REFUND
531608	02/03/26	WAYBURN, THOMAS F & CHONG S	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	69.78	REGISTRATION REFUND
531609	02/03/26	WIECZERZAK, DAVID F & RAYMOND M	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	22.15	REGISTRATION REFUND
531610	02/03/26	WIZ-QUIZ DRUG SCREENING SERVICE	695171	210	44500	CHILD WELFARE	443115	Drug Testing	290.00	TESTING SERVICES
531611	02/03/26	DEDERA, SHAWN	120825-121225	100	18100	IT ADMINISTRATION	445300	Travel Expense	214.19	MILEAGE REIMBURSEMENT
			120825-121225PERDIEM	100	18100	IT ADMINISTRATION	445300	Travel Expense	258.00	GARTNER IT CONFERENCE, LAS VEGAS, NV
								Total Payment	**472.19**	
531612	02/03/26	SMH WEST LLC	DV2025181	200	200	ROAD AND BRIDGE	221630	Escrow Payable	2,500.00	ESCROW RELEASE
531613	02/03/26	FRIENDS OF THE HIGHLANDS RANCH SENIOR CENTER INC	010626	100	21100	SHERIFF ADMINISTRATION	445200	Metro Area Meeting Expense	380.00	SPONSORED LUNCHEON
531614	02/03/26	VIGILANCE PROJECT	010926	220	22500	IMPACT UNIT/LEA	446100	Conference,Seminar, Train Fees	550.00	DETECTIVE TRAINING COURSE, LITTLETON, CO
								Grand Total:	**5,425,931.59**	

HANDWRITES

Payment Number	Payment Date	Vendor Name	Invoice Number	Fund	Business Unit	Business Unit Description	Object Acct	Account Description	Amount	Remark
113161	01/27/26	CITY OF LONE TREE	SHAREBACKNOVDEC2025	230	82305	ROAD S/U TAX SHAREBACK-MUNIS	468600	Intergovernmental-Lone Tree	196,182.92	NOV 2025 ROAD SALES TAX SHAREBACK
			SHAREBACKNOVDEC2025	230	82305	ROAD S/U TAX SHAREBACK-MUNIS	468600	Intergovernmental-Lone Tree	13,809.62	DEC 2025 ROAD AUTO USE TAX SHAREBACK
			SHAREBACKNOVDEC2025	230	82305	ROAD S/U TAX SHAREBACK-MUNIS	468600	Intergovernmental-Lone Tree	(9,781.18)	NOV 2025 DEDUCT OUT OF TOWN SALES TAX
								Total Payment	**200,211.36**	
113162	01/27/26	DOUGLAS COUNTY DEPUTY SHERIFF'S OFFICE	12772	200	800916	TRAFFIC SIG RPLMNT & MAJ MAINT	473800	Traffic Signals - Construction	1,602.00	SECURITY SERVICES
113163	01/27/26	NAVEX GLOBAL INC	INV748034	100	19200	FUND ADMIN.-GENERAL	443600	Other Professional Services	4,565.50	2026 HOTLINE SUBSCRIPTION
113164	01/27/26	TOWN OF CASTLE ROCK	SHAREBACKNOVDEC2025	230	82305	ROAD S/U TAX SHAREBACK-MUNIS	468100	Intergovernmental-Castle Rock	63,960.56	DEC 2025 ROAD AUTO USE TAX SHAREBACK
			SHAREBACKNOVDEC2025	230	82305	ROAD S/U TAX SHAREBACK-MUNIS	468100	Intergovernmental-Castle Rock	(12,294.46)	NOV 2025 DEDUCT OUT OF TOWN SALES TAX
			SHAREBACKNOVDEC2025	230	82305	ROAD S/U TAX SHAREBACK-MUNIS	468100	Intergovernmental-Castle Rock	301,032.24	NOV 2025 ROAD SALES TAX SHAREBACK
								Total Payment	**352,698.34**	
113165	01/27/26	TOWN OF PARKER	SHAREBACKNOVDEC2025	230	82305	ROAD S/U TAX SHAREBACK-MUNIS	468400	Intergovernmental-Parker	(11,257.54)	NOV 2025 DEDUCT OUT OF TOWN SALES TAX
			SHAREBACKNOVDEC2025	230	82305	ROAD S/U TAX SHAREBACK-MUNIS	468400	Intergovernmental-Parker	270,447.00	NOV 2025 ROAD SALES TAX SHAREBACK
			SHAREBACKNOVDEC2025	230	82305	ROAD S/U TAX SHAREBACK-MUNIS	468400	Intergovernmental-Parker	47,507.60	DEC 2025 ROAD AUTO USE SHAREBACK
								Total Payment	**306,697.06**	
113166	01/30/26	SEDAM, PENNY	010126-013126	295	861300	RMHIDTA MGMT & COORDINATION	443600	Other Professional Services	14,687.75	JAN 2026 COMPENSATION
113167	01/30/26	WEIS, KEITH	JAN2026	295	861300	RMHIDTA MGMT & COORDINATION	445100	Employee Auto Allowance	800.00	JAN 2026 AUTO
			010126-013126	295	861300	RMHIDTA MGMT & COORDINATION	443600	Other Professional Services	18,147.08	JAN 2026 COMPENSATION
								Total Payment	**18,947.08**	
113168	02/02/26	BOSTON ENGLEWOOD LLC	FEB2026/INTEL	295	861305	RMHIDTA INTELLIGENCE	451100	Building/Land Lease/Rent	6,125.50	JAN 2026 INTEL LEASE
			FEB2026/TRAINING	295	861350	RMHIDTA TRAINING	454225	Lease Principal	4,763.84	JAN 2026 TRAINING LEASE
			FEB2026/ADMIN	295	861300	RMHIDTA MGMT & COORDINATION	454225	Lease Principal	2,722.33	JAN 2026 ADMIN LEASE
								Total Payment	**13,611.67**	
531546	01/21/26	XCEL ENERGY	5300112347404/010726	100	19100	FACILITIES ADMINISTRATION	450220	Gas	1,997.39	9040 TAMMY LN
531547	01/21/26	XCEL ENERGY	5300112347562/010726	100	19100	FACILITIES ADMINISTRATION	450220	Gas	288.39	9040 TAMMY LN
531548	01/21/26	XCEL ENERGY	5300112347540/010726	100	19100	FACILITIES ADMINISTRATION	450220	Gas	114.29	9040 TAMMY LN
531549	01/21/26	XCEL ENERGY	5300119541631/010726	100	19100	FACILITIES ADMINISTRATION	450220	Gas	392.99	9040 TAMMY LN
531550	01/21/26	XCEL ENERGY	5340381888/011526	100	19100	FACILITIES ADMINISTRATION	450210	Electric	636.70	9651 S QUEBEC ST
531551	01/21/26	XCEL ENERGY	5340381811/011526	100	19100	FACILITIES ADMINISTRATION	450220	Gas	298.27	9651 S QUEBEC ST
			5340381811/011526	100	19100	FACILITIES ADMINISTRATION	450210	Electric	1,426.59	9651 S QUEBEC ST
								Total Payment	**1,724.86**	
531552	01/21/26	XCEL ENERGY	5319854772/011526	100	19100	FACILITIES ADMINISTRATION	450210	Electric	452.27	9649 S QUEBEC ST
531553	01/21/26	XCEL ENERGY	5340380616/011526	100	19100	FACILITIES ADMINISTRATION	450210	Electric	380.44	9651 S QUEBEC ST
531554	01/21/26	XCEL ENERGY	5340381720/011526	100	19100	FACILITIES ADMINISTRATION	450220	Gas	880.20	7865 LOUVIERS BLVD
531555	01/21/26	XCEL ENERGY	5300112347584/010726	100	19100	FACILITIES ADMINISTRATION	450220	Gas	680.28	9040 TAMMY LN
531559	01/23/26	SALDATE, CHELSIE	12126	223	28501	DA 23RD - STATE MANDATED COSTS	445300	Travel Expense-State Mandated	855.50	EXPERT WITNESS SERVICES

Payment Number	Payment Date	Vendor Name	Invoice Number	Fund	Business Unit	Business Unit Description	Object Acct	Account Description	Amount	Remark
531562	01/23/26	FIKANY, SUSAN C	667	223	28001	DA 23RD - DISTRICT MO ALLOC	443630	Transcription Services -not PH	983.10	TRANSCRIPTS
531563	01/23/26	HONEY BUCKET	292863/110125	100	47100	RUETER-HESS REC OPS & MAINT	450240	Waste Disposal Services	2,524.00	PORTABLE RESTROOMS
531564	01/23/26	REVIVE 1787	DC002858	100	55200	FAIRGROUND OPERATIONS	344200	Facilities Use Fees	190.00	SECURITY DEPOSIT REFUND
531565	01/23/26	XCEL ENERGY	5341164978/012126	100	19100	FACILITIES ADMINISTRATION	450220	Gas	261.37	3026 INDUSTRIAL WAY
			5341164978/012126	100	19100	FACILITIES ADMINISTRATION	450210	Electric	1,699.39	3026 INDUSTRIAL WAY
								Total Payment	**1,960.76**	
531566	01/23/26	XCEL ENERGY	5300104521330/012026	100	19100	FACILITIES ADMINISTRATION	450210	Electric	353.80	8500 N MOORE RD
			5300104521330/012026	100	19100	FACILITIES ADMINISTRATION	450220	Gas	338.35	8500 N MOORE RD
								Total Payment	**692.15**	
531567	01/23/26	XCEL ENERGY	5300151499670/012126	100	19100	FACILITIES ADMINISTRATION	450210	Electric	980.39	DCSH
531568	01/23/26	XCEL ENERGY	5319739830/012126	100	19100	FACILITIES ADMINISTRATION	450220	Gas	121.48	2223 W WILDCAT RESERVE PKWY
531569	01/23/26	XCEL ENERGY	5340382016/012026	100	19100	FACILITIES ADMINISTRATION	450210	Electric	741.72	2223 W WILDCAT RESERVE PKWY
531570	01/23/26	XCEL ENERGY	5382823110/011526	100	51100	PARK MAINTENANCE	450210	Electric	1,110.15	9653 S QUEBEC ST
531571	01/23/26	XCEL ENERGY	5397826603/012126	100	19175	HIGHLANDS RANCH SUBSTATION FAC	450210	Electric	6,519.11	9250 ZOTOS DR
			5397826603/012126	100	19175	HIGHLANDS RANCH SUBSTATION FAC	450220	Gas	3,475.74	9250 ZOTOS DR
								Total Payment	**9,994.85**	
531572	01/26/26	TOWN OF CASTLE ROCK	PC60265051	630	19450	LIABILITY AND PROPERTY INS.	458150	Insurance Claims-Liability	14,057.27	INSURANCE CLAIMS
								Grand Total:	**954,779.94**	

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Christie Guthrie, Director of Finance

DESCRIPTION: Approval of Vouchers February 10, 2026

SUMMARY: The attached printout lists vouchers and electronic funds transfers requiring Board approval.

Vouchers	$	3,419,796.02
Electronic Funds Transfers	$	
Handwritten Checks	$	2,316,304.43
Purchasing Card Charges	$	
Election Judges	$	
TOTAL:	**$**	**5,736,100.45**

All vouchers, electronic fund transfers, and election judge payments have been approved and signed by a department authorized signer or an elected official. The department authorized signer or an elected official acknowledges the item or service is within the approved budgetary spending authority (Colorado Revised Statutes Title 29, Article 1) and is pursuant to Douglas County policies.

RECOMMENDED ACTION: Approval.

REVIEW:

Christie Guthrie	Approve	2/3/2026
Jeff Garcia	Approve	2/4/2026
Doug DeBord	Approve	2/4/2026

ATTACHMENTS:

Cover Page
02.10.26 BOCC

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Jeff Garcia	Approve	2/4/2026
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ATTACHMENTS:

02.10.26 BOCC

R55AP001 | DOUGLAS COUNTY GOVERNMENT | 2/3/2026
Payment Register Report | 10:13:19

Payment Number	Payment Date	Vendor Name	Invoice Number	Fund	Business Unit	Business Unit Description	Object Acct	Account Description	Amount	Remark
113276	02/11/26	23RD JUDICIAL DISTRICT JUVENILE ASSESSMENT CENTER	SF1747	210	44500	CHILD WELFARE	443600	Other Professional Services	16,750.00	Q4 2025 COMMUNITY ASSESSMENT
			SF1715	100	861538	JUVENILE ACCOUNTABILITY BLK GT	465100	Contributions - Misc.	117,635.00	2026 CONTRIBUTION
								Total Payment	**134,385.00**	
113277	02/11/26	76 GROUP	INV016173	100	802000	LEGISLATIVE SERVICES	443600	Other Professional Services	10,000.00	LOBBYING SERVICES
113278	02/11/26	ACASA SENIOR CARE	ACASAPC1225	100	861001	STATE SENIOR SERVICES GRANT	443600	OPS/ACASA PERSONAL CARE 2025	4,052.75	DRCOG SENIOR PERSONAL CARE GRANT
			ACASAHMKR1225	100	861001	STATE SENIOR SERVICES GRANT	443600	OPS/ACASA HOMEMAKER 2025	3,934.50	DRCOG SENIOR HOMEMAKER GRANT
								Total Payment	**7,987.25**	
113279	02/11/26	ACORN PETROLEUM INC	36818IN	100	19910	FLEET MAINTENANCE	436150	Fleet Tanks Fuel	1,214.61	FUEL FOR NORTHWEST FACILITY
			33262IN	100	19910	FLEET MAINTENANCE	436150	Fleet Tanks Fuel	2,516.41	FUEL FOR HIGHLANDS RANCH SUBSTATION
			36819IN	100	19910	FLEET MAINTENANCE	436150	Fleet Tanks Fuel	5,562.65	FUEL FOR HIGHLANDS RANCH SUBSTATION
			36816IN	100	19910	FLEET MAINTENANCE	436150	Fleet Tanks Fuel	2,977.25	FUEL FOR SOUTHEAST FACILITY
			33374IN	100	19910	FLEET MAINTENANCE	436150	Fleet Tanks Fuel	15,950.74	FUEL FOR CASTLE ROCK
			36817IN	100	19910	FLEET MAINTENANCE	436150	Fleet Tanks Fuel	4,800.24	FUEL FOR HIGHLANDS RANCH SUBSTATION
			37425IN	100	19910	FLEET MAINTENANCE	436150	Fleet Tanks Fuel	1,414.75	FUEL FOR TRUMBULL
								Total Payment	**34,436.65**	
113280	02/11/26	ADVANCED PROPERTY MAINTENANCE	42687	250	861601	LINCOLN MOUNTAIN	444700	Other Repair & Maint. Service	185.00	WASTE BAGS - LINCOLN
			42683	250	861600	GREENLAND	444700	Other Repair & Maint. Service	650.00	GREENLAND FENCE REPAIR
			42686	250	53500	OPEN SPACE	444700	Other Repair & Maint. Service	1,225.00	SNOW REMOVAL - MULTIPLE LOCATIONS
								Total Payment	**2,060.00**	
113281	02/11/26	AFFINITY RANCH	DDMLAF26	100	45100	DEVELOPMENTAL DISABILITIES-ADM	465200	DD Grant	34,800.00	DEVELOPMENTAL DISABILITY GRANT
113282	02/11/26	ALLHEALTH NETWORK	2484	100	802045	JAIL BASED BEHAVIORAL 25-26	443600	Other Professional Services	27,409.47	NOV 2025 SERVICES
			2483	100	21525	RESTRICTED BOOKING FEES (40%)	443600	Other Professional Services	2,738.03	MENTAL HEALTH SERVICES
			2518	100	861577	ARPA-REVENUE REPLACEMENT	443600	OPS/Veterans MH	7,787.86	DEC 2025 ARPA VETERANS MENTAL HEALTH
								Total Payment	**37,935.36**	
113283	02/11/26	APPLEGATE GROUP INC	55631	100	16200	PLANNING & ZONING SERVICES	443600	Other Professional Services	1,373.75	CONSULTING SERVICES
113284	02/11/26	AQUA TECH PLUMBING LLC	2658	100	19150	JUSTICE CENTER FACILITY MGMT	443600	Other Professional Services	1,140.00	REPAIR SERVICES
113285	02/11/26	ARAPAHOE COUNTY	1800009003	100	18900	SOFTWARE MAINTENANCE	444550	Software/Hardware Subscription	9,572.48	Q4 2025 HS CONNECTS
113286	02/11/26	ARAPAHOE/DOUGLAS WORKS WORKFORCE CENTER	1800008978	210	44275	EMPLOYMENT FIRST	443600	Other Professional Services	7,363.35	DEC 2025 EMPLOYMENT FIRST
113287	02/11/26	ARMORED KNIGHTS INC	10812	100	12400	MOTOR VEHICLE	444400	Service Contracts	930.90	ARMORED CAR SERVICES
			10816	100	13100	TREASURER	443530	Other Bank Fees	310.30	ARMORED CAR SERVICES
			10815	100	21125	SUPPORT SERVICES	447500	Other Purchased Services	620.60	ARMORED CAR SERVICES
								Total Payment	**1,861.80**	
113288	02/11/26	ASA PROCESS SERVICE	DEC2025APS	210	44150	ADULT PROTECTION	443650	Process Services	475.00	PROCESS SERVICES
113289	02/11/26	AURORA MENTAL HEALTH & RECOVERY	9602	210	44500	CHILD WELFARE	443600	Other Professional Services	395.65	DEC 2025 GENERAL INTERPRETATION SERVICES
113290	02/11/26	AUTOMATED BUILDING SOLUTIONS INC	A37144	100	19100	FACILITIES ADMINISTRATION	444400	Service Contracts	705.00	SERVICE CONTRACTS
			A37831	100	19150	JUSTICE CENTER FACILITY MGMT	444700	Other Repair & Maint. Service	2,950.00	FAN REPLACEMENT
								Total Payment	**3,655.00**	
113291	02/11/26	BASIS PARTNERS	2340	230	800156	HILLTOP RD (REATA-SINGING HILL	473100	Roads, St., Drainage-Eng.	65,152.29	HILLTOP CONSTRUCTION MANAGEMENT

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113292	02/11/26	BENESCH	349067	235	801519	WATERTON RD IMPROVEMENTS	473100	Roads, St., Drainage-Eng.	12,162.00	CONSTRUCTION MANAGEMENT - WATERTON RD/EAGLE RIVER ROUNDABOUT PROJECT
			348397	235	801507	C470 TRAIL OVER UNIVERSITY	467400	State-CDOT	5,440.50	CONSTRUCTION MANAGEMENT - C470 & UNIVERSITY
			348743	235	801519	WATERTON RD IMPROVEMENTS	473100	Roads, St., Drainage-Eng.	17,243.00	CONSTRUCTION MANAGEMENT - WATERTON RD/EAGLE RIVER ROUNDABOUT PROJECT
			349048	235	801507	C470 TRAIL OVER UNIVERSITY	467400	State-CDOT	697.50	CONSTRUCTION MANAGEMENT - C470 & UNIVERSITY
			346362	230	800163	CHAMBERS EXT(LINCOLN -S.BRDWY)	473100	Roads, St., Drainage-Eng.	63,087.41	CONSTRUCTION MANAGEMENT - LINCOLN & CHAMBERS
			348289	230	800129	I-25 FRONTAGE RD(TOMAH-DAWSON)	473100	Roads, St., Drainage-Eng.	1,572.50	CONSTRUCTION MANAGEMENT - WEST FRONTAGE RD
			348747	200	800506	STORMWATER PRIORITY PROJECTS	443600	Other Professional Services	451.50	CONSTRUCTION MANAGEMENT
								Total Payment	**100,654.41**	
113293	02/11/26	BJORK, PATSY	121025-121725	100	19250	YOUTH SERVICES PROGRAM MGMT	445300	Travel Expense	50.12	MILEAGE REIMBURSEMENT
113294	02/11/26	BLUE COLLAR SERVICE PROS	5234	295	861305	RMHIDTA INTELLIGENCE	443600	Other Professional Services	620.00	REPAIR SERVICES
113295	02/11/26	BOB BARKER COMPANY	INV2201056	100	21500	DETENTION	433800	Prisoner Maint. Supplies	630.00	DETENTION SUPPLIES
113296	02/11/26	BROKEN TREE COMMUNITY CENTER	DDMLBT25	100	45100	DEVELOPMENTAL DISABILITIES-ADM	465200	DD Grant	12,354.00	DEVELOPMENTAL DISABILITY GRANT
113297	02/11/26	CATHOLIC CHARITIES OF CENTRAL COLORADO	202512	210	44400	TANF BLOCK GRANT	443600	Other Professional Services	1,740.40	DEC 2025 SERVICES
113298	02/11/26	CENTER COPY BOULDER, INC.	72162	100	23300	VICTIM ASSISTANCE SECTION	440100	Printing/Copying/Reports	138.69	BROCHURES
113299	02/11/26	CENTRAL SALT LLC	PSI2605450	200	31500	SNOW AND ICE REMOVAL	448400	Salt & Other Ice Removal	2,143.76	BULK SALT PARKER
			PSI2605565	200	31500	SNOW AND ICE REMOVAL	448400	Salt & Other Ice Removal	2,142.10	BULK SALT PARKER
			PSI2605340	200	31500	SNOW AND ICE REMOVAL	448400	Salt & Other Ice Removal	8,562.54	BULK SALT PARKER
			PSI2605449	200	31500	SNOW AND ICE REMOVAL	448400	Salt & Other Ice Removal	4,663.43	BULK SALT PARKER
								Total Payment	**17,511.83**	
113300	02/11/26	CERTIFIED BUSINESS SERVICES	37833	100	21500	DETENTION	433200	Office Supplies	731.19	DETENTION SUPPLIES
113301	02/11/26	CHURCH OF THE ROCK	123125	210	44400	TANF BLOCK GRANT	443600	Other Professional Services	2,848.82	DEC 2025 SERVICES
113302	02/11/26	CITY OF AURORA	CI000321	100	23200	EVIDENCE	465100	Contributions - Misc.	42,156.82	Q4 2025 UNIFIED FORENSIC LAB SHARED EXPENSES
113303	02/11/26	COLORADO CHILLER SERVICES	8433	100	19150	JUSTICE CENTER FACILITY MGMT	444700	Other Repair & Maint. Service	11,994.56	JUSTICE CENTER ANNUAL BOILER PREVENTATIVE MAINTENANCE
113304	02/11/26	COLORADO COMMUNITY MEDIA	9F87CB890001	235	801502	US 85 IMPROVEMENTS	440200	Newspaper Notices/Advertising	57.49	LEGAL NOTICE
			EN3X6P8A0005	230	800833	TRAFFIC COMM./FIBER/CCTV O&M	440200	Newspaper Notices/Advertising	58.25	LEGAL NOTICE
			OZEHRZZF0002	210	44500	CHILD WELFARE	440200	Newspaper Notices/Advertising	66.66	LEGAL NOTICE
			OZEHRZZF0001	210	44500	CHILD WELFARE	440200	Newspaper Notices/Advertising	66.66	LEGAL NOTICE
			EN3X6P8A0002	200	800438	HESS RD BRIDGE REPAIR	440200	Newspaper Notices/Advertising	56.73	LEGAL NOTICE
								Total Payment	**305.79**	
113305	02/11/26	COLORADO DEPARTMENT OF PUBLIC HEALTH	012726	217	217	DC HEALTH DEPT.	214419	Due to St -OWTS Permit Surchar	940.00	ONSITE WASTEWATER TREATMENT SYSTEM
			012326	217	217	DC HEALTH DEPT.	214418	Due to St -Retail Food Lic Fee	42,130.00	RETAIL FOOD LICENSES
								Total Payment	**43,070.00**	
113306	02/11/26	COLORADO UTILITY FINDERS	6884	350	800731	SPRING CANYON LID	443600	Other Professional Services	13,015.00	SPRING CANYON LID

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113307	02/11/26	CONTINUUM OF COLORADO	TANF50	210	44400	TANF BLOCK GRANT	443600	Other Professional Services	12,845.00	DEC 2025 TANF
113308	02/11/26	CORE ELECTRIC COOPERATIVE	26989800/011426	200	31650	ENG-ITS/TRAFFIC SIGNAL OPS	450250	Traffic Signal Utilities	43.63	SKY VIEW LN
113309	02/11/26	CORE ELECTRIC COOPERATIVE	23095300/011426	200	31650	ENG-ITS/TRAFFIC SIGNAL OPS	450250	Traffic Signal Utilities	40.95	BURNING TREE
113310	02/11/26	CORE ELECTRIC COOPERATIVE	26633300/011426	200	31650	ENG-ITS/TRAFFIC SIGNAL OPS	450250	Traffic Signal Utilities	92.69	BAYOU GULCH RD
113311	02/11/26	CORE ELECTRIC COOPERATIVE	85017301/012226	200	31400	MAINTENANCE OF CONDITION	450210	Electric	286.78	SEDALIA SHOP
113312	02/11/26	CORE ELECTRIC COOPERATIVE	43469900/012126	100	32100	WASTE TRANSFER SITES	450210	Electric	489.35	7826 COUNTY LINE RD 67
113313	02/11/26	CORE ELECTRIC COOPERATIVE	23838700/011426	200	31650	ENG-ITS/TRAFFIC SIGNAL OPS	450250	Traffic Signal Utilities	99.38	THIRD ST LIGHT
113314	02/11/26	CORE ELECTRIC COOPERATIVE	95587028/010626	200	31650	ENG-ITS/TRAFFIC SIGNAL OPS	450250	Traffic Signal Utilities	77.79	VEHICLE MESSAGE SIGN
113315	02/11/26	CREDITRON CORPORATION	CRDCT0000382	100	18900	SOFTWARE MAINTENANCE	444500	Software/Hardware Supp./Maint.	2,000.00	SOFTWARE INSTALLATION
113316	02/11/26	DB CORRELL CONSULTING LLC	012920261	217	861618	E&E GAE FUNDING	443600	Other Professional Services	200.00	EARLY CHILDHOOD COUNCIL CONTRACTOR
			012920262	217	861627	EARLY CHILDHOOD COUNCIL CRRSA	443600	Other Professional Services	1,150.00	EARLY CHILDHOOD COUNCIL CONTRACTOR
			01292026	217	861619	TSQI CSQI GAE FUNDING	443600	Other Professional Services	3,700.00	EARLY CHILDHOOD COUNCIL CONTRACTOR
								Total Payment	**5,050.00**	
113317	02/11/26	DECHANT, LUCAS A	011926-012326	100	12200	RECORDING	445300	Travel Expense	121.95	MILEAGE REIMBURSEMENT
113318	02/11/26	DEER CREEK FORESTRY LLC	30111	100	890107	HB24-1430 FRWRM PROGRAM	447500	Other Purchased Services	10,000.00	FIRE MITIGATION PROGRAM
113319	02/11/26	DENVER DUMB FRIENDS LEAGUE	302	100	19220	ANIMAL CONTROL - DDFL	447500	Other Purchased Services	7,686.00	DEC 2025 ANIMAL SERVICES
113320	02/11/26	EAN SERVICES LLC	41032240	295	861350	RMHIDTA TRAINING	445300	Travel Expense	144.16	RENTAL VEHICLE
113321	02/11/26	EMR ENTERPRISES LLC	CI2024011APP13	200	800506	STORMWATER PRIORITY PROJECTS	478300	Major Maint. Repair Projects	7,512.50	MAINTENANCE REPAIR PROJECTS
113322	02/11/26	ENVIRONMENTAL HAZMAT SERVICES INC	261025	100	30300	STORMWATER MANAGEMENT	443600	Other Professional Services	2,752.03	HAZMAT CLEANUP
113323	02/11/26	ERO RESOURCES CORPORATION	109683	250	53500	OPEN SPACE	443600	Other Professional Services	74.25	HCP RENEWAL
			108816	100	802019	ROCKSHELTER 2023-2025	443600	Other Professional Services	1,765.36	ROCKSHELTER MONITORING
								Total Payment	**1,839.61**	
113324	02/11/26	FAMILY TREE INC	DEC25GLSDOUGCO26	210	44500	CHILD WELFARE	443600	Other Professional Services	27,683.25	DEC 2025 DRAWDOWN
			DRAWDOWN11	210	44950	HOUSING AND URBAN DEVELOPMENT	443600	Other Professional Services	6,821.49	NOV/DEC 2025 FINAL DRAWDOWN
								Total Payment	**34,504.74**	
113325	02/11/26	FELSBURG, HOLT AND ULLEVIG	46979	230	800461	COUNTY LINE/HOLLY TO BROADWAY	473100	Roads, St., Drainage-Eng.	14,222.45	DESIGN SERVICES - COUNTY LINE RD
			47029	200	800506	STORMWATER PRIORITY PROJECTS	473100	Roads, St., Drainage-Eng.	6,370.00	DESIGN SUPPORT
								Total Payment	**20,592.45**	
113326	02/11/26	FORVIS MAZARS LLP	2790997	100	802012	AUDIT SERVICES	443150	Acctg & Financial Services	866.00	CONSULTING SERVICES
113327	02/11/26	FREESE AND NICHOLS INC	1396728	200	800506	STORMWATER PRIORITY PROJECTS	443600	Other Professional Services	3,558.00	DRAINAGE ANALYSIS
113328	02/11/26	FRONT RANGE DUCT CLEANING	29750	100	19150	JUSTICE CENTER FACILITY MGMT	443600	Other Professional Services	1,515.00	EXHAUST/DUCT CLEANING
113329	02/11/26	FULLER, KATHERINE L	120425-122625	210	44150	ADULT PROTECTION	445300	Travel Expense	248.85	MILEAGE REIMBURSEMENT
113330	02/11/26	GADES SALES COMPANY INC	89167IN	200	800853	SCHOOL & PEDESTRIAN SAFETY PRJ	474370	Traffic Signal Eqpmnt - Engr	40,360.00	TRAFFIC EQUIPMENT

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113331	02/11/26	GIGI DODSON WHALEN LLC	28	217	861615	CHILD CARE DEVELOPMENT BLOCK G	432100	Contract Work/Temporary Agency	5,000.00	EARLY CHILDHOOD COUNCIL CONTRACTOR
113332	02/11/26	GREAT LAKES HOTEL SUPPLY COMPANY	22414	100	19150	JUSTICE CENTER FACILITY MGMT	474800	Other Machinery & Equip.	16,914.63	JUSTICE CENTER KITCHEN CONVECTION OVEN
113333	02/11/26	GROUND ENGINEERING CONSULTANTS	25368001	275	870079	BIOCHAR	472100	Construction	4,576.00	MATERIAL TESTING/INSPECTIONS
			25368101	240	870055	EVOC FACILITY	472100	Construction	4,512.75	MATERIAL TESTING/INSPECTIONS
								Total Payment	**9,088.75**	
113334	02/11/26	H2O POWER EQUIPMENT	199433	100	19910	FLEET MAINTENANCE	444700	Other Repair & Maint. Service	235.00	FLEET MAINTENANCE
			199434	100	19910	FLEET MAINTENANCE	444700	Other Repair & Maint. Service	235.00	FLEET MAINTENANCE
								Total Payment	**470.00**	
113335	02/11/26	HARRIS CORRECTIONS SOLUTIONS INC	HCORXT000049	100	800900	TECHNOLOGY FUND	443600	Other Professional Services	30,195.00	OFFENDER 360 IMPLEMENTATION
113336	02/11/26	HDR ENGINEERING INC	1200788955	230	800156	HILLTOP RD (REATA-SINGING HILL	473100	Roads, St., Drainage-Eng.	13,134.50	DESIGN SERVICES - HILLTOP RD
			1240029512	230	800156	HILLTOP RD (REATA-SINGING HILL	473100	Roads, St., Drainage-Eng.	3,822.00	UTILITY COORDINATION - HILLTOP RD
			1240029659	230	800156	HILLTOP RD (REATA-SINGING HILL	473100	Roads, St., Drainage-Eng.	13,857.75	UTILITY COORDINATION - HILLTOP RD
			1200789797	230	800156	HILLTOP RD (REATA-SINGING HILL	473100	Roads, St., Drainage-Eng.	449.46	DESIGN SERVICES - HILLTOP RD
			1200781170	230	800156	HILLTOP RD (REATA-SINGING HILL	473100	Roads, St., Drainage-Eng.	14,601.00	DESIGN SERVICES - HILLTOP RD
			1200772877	230	800156	HILLTOP RD (REATA-SINGING HILL	473100	Roads, St., Drainage-Eng.	16,159.50	DESIGN SERVICES - HILLTOP RD
			1240029091	230	800156	HILLTOP RD (REATA-SINGING HILL	473100	Roads, St., Drainage-Eng.	21,858.50	UTILITY COORDINATION - HILLTOP RD
								Total Payment	**83,882.71**	
113337	02/11/26	HEALTH ADVOCATE SOLUTIONS INC	DOUGLASCOUNT260115	100	100	GENERAL FUND	219806	Accrued Advocacy Fees	3,528.80	FEB 2026 HEALTH ADVOCATE SERVICES
113338	02/11/26	HEALTHCARE MEDICAL WASTE SERVICES	W161677	100	23100	CORONER	442700	Biohazard Waste Removal	107.80	BIOHAZARD WASTE REMOVAL
113339	02/11/26	HIGH LINE CANAL CONSERVANCY	011326	250	53300	OPEN SPACE TAX ACQUISIT (80%)	465100	Contributions - Misc.	450,000.00	HIGH LINE CANAL PROJECT
113340	02/11/26	HIGHLANDS RANCH COMMUNITY ASSOCIATION	DDMLHR26	100	45100	DEVELOPMENTAL DISABILITIES-ADM	465200	DD Grant	28,860.00	DEVELOPMENT DISABILITIES GRANT
113341	02/11/26	HOME INSTEAD	HIHMKR1225	100	861001	STATE SENIOR SERVICES GRANT	443600	OPS/OAA HI HOMEMAKER 2025	9,028.00	DRCOG SENIOR HOMEMAKER GRANT
			HIPC1225	100	861001	STATE SENIOR SERVICES GRANT	443600	OPS/OAA HI PERSONAL CARE 2025	9,240.75	DRCOG SENIOR PERSONAL CARE GRANT
								Total Payment	**18,268.75**	
113342	02/11/26	HUMANE SOCIETY OF PIKES PEAK	FEB2026	100	55500	ANIMAL CONTROL	447460	Animal Control Services	45,239.33	FEB 2026 ANIMAL SERVICES
113343	02/11/26	INTEGRITY COACHING & CONSULTING LLC	77JAN2026	217	861616	E & E CHILD CARE GRANT PROGRAM	432100	Contract Work/Temporary Agency	6,050.00	EARLY CHILDHOOD COUNCIL CONTRACTOR
113344	02/11/26	JHL CONSTRUCTORS LLC	CI2020013APP2RTNG	230	800461	COUNTY LINE/HOLLY TO BROADWAY	211810	Retainage Payable	(17,593.66)	COUNTY LINE RD CONSTRUCTION MANAGEMENT
			CI2020013APP2	230	800461	COUNTY LINE/HOLLY TO BROADWAY	473200	Road-St Drainage-Construction	351,873.09	COUNTY LINE RD CONSTRUCTION MANAGEMENT
								Total Payment	**334,279.43**	
113345	02/11/26	JOHN ELWAY CHEVROLET	MV REFUND/012826	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	1,842.26	REGISTRATION REFUNDS
113346	02/11/26	KATHERINE NESTER	010526-012926	217	861619	TSQI CSQI GAE FUNDING	443600	Other Professional Services	9,450.00	EARLY CHILDHOOD COUNCIL CONTRACTOR
			010226-012926	217	861624	EARLY CHILDHOOD COUNCIL PDG	443600	Other Professional Services	2,118.20	EARLY CHILDHOOD COUNCIL CONTRACTOR
			010126-013026	217	861615	CHILD CARE DEVELOPMENT BLOCK G	443600	Other Professional Services	2,611.00	EARLY CHILDHOOD COUNCIL CONTRACTOR
			011226-011626	217	861627	EARLY CHILDHOOD COUNCIL CRRSA	443600	Other Professional Services	1,109.00	EARLY CHILDHOOD COUNCIL CONTRACTOR
			010726-012826	217	861625	EARLY CHILDHOOD COUNCIL ARP	443600	Other Professional Services	809.00	EARLY CHILDHOOD COUNCIL CONTRACTOR
								Total Payment	**16,097.20**	
113347	02/11/26	LANGUAGE TESTING INTERNATIONAL	L105434IN	100	21600	RECORDS	447900	Recruitment Costs	63.00	LANGUAGE TESTING
113348	02/11/26	LEIDOS SECURITY DETECTION	INV0015379953	100	19150	JUSTICE CENTER FACILITY MGMT	444400	Service Contracts	21,000.00	X-RAY SECURITY SYSTEM

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113349	02/11/26	LIGHTING ACCESSORY & WARNING SYSTEMS	26710	100	19210	VEHICLE REPLACEMENT	474300	Cars, Vans, Pickups	3,000.00	VEHICLE UPFIT
113350	02/11/26	LYLES, CELESTENE (TENA)	121025-121825	100	19250	YOUTH SERVICES PROGRAM MGMT	445300	Travel Expense	84.35	MILEAGE REIMBURSEMENT
113351	02/11/26	MAGNUM-DIEGO PRIORITY SERVICES	23356	210	44900	CHILD SUPPORT ENFORCEMENT	443650	Process Services	192.00	PROCESS SERVICES
113352	02/11/26	MANE MISSION, THE	DDMLMM26	100	45100	DEVELOPMENTAL DISABILITIES-ADM	465200	DD Grant	17,500.00	DEVELOPMENTAL DISABILITY GRANT
113353	02/11/26	MANNA RESOURCE CENTER	SFY2526DEC	210	44500	CHILD WELFARE	443600	Other Professional Services	23,333.33	DEC 2025 FAMILY SERVICES
			DEC2025TANF	210	44400	TANF BLOCK GRANT	443600	Other Professional Services	969.00	DEC 2025 SERVICES
								Total Payment	**24,302.33**	
113354	02/11/26	MATRIX DESIGN GROUP INC	49251	230	800117	CONTRACTED MAINTENANCE	473100	Roads, St., Drainage-Eng.	16,957.50	JONES RD REDESIGN
113355	02/11/26	MORGAN STANLEY INSTITUTIONAL INVESTMENT ADVISORS, LLC	11367526007	100	17100	HR ADMIN	443600	Other Professional Services	15,000.00	Q1 2026 CONSULTING SERVICES
113356	02/11/26	NATIONAL ASSOCIATION OF COUNTY HUMAN SERVICES	2026 MEMBERSHIP DUES	210	44100	ADMINISTRATION BLOCK GRANT	446300	Prof. Membership & Licenses	750.00	MEMBERSHIP DUES
113357	02/11/26	OLSSON INC	564810	230	800854	HAZARD ELIM/CONGESTION MGMT	473100	Roads, St., Drainage-Eng.	3,652.61	TOMAHAWK RD/E PARKER RD INTERSECTION
113358	02/11/26	PHOENIX SUPPLY LLC	40136	100	21500	DETENTION	433800	Prisoner Maint. Supplies	2,188.79	DETENTION SUPPLIES
113359	02/11/26	PINERY HOMEOWNERS ASSOCIATION	302	250	53500	OPEN SPACE	443350	Security Services	404.09	SAFETY PATROLS
113360	02/11/26	PIPES, CONNIE	PIP1225	100	15100	FINANCE ADMINISTRATION	432100	Contract Work/Temporary Agency	620.00	PROFESSIONAL SERVICES
113361	02/11/26	QDC RANCH SERVICES LLC	2448	250	53500	OPEN SPACE	447500	Other Purchased Services	10,170.00	WILDLIFE MITIGATION
113362	02/11/26	RIVER NORTH TRANSIT LLC	INV00117051	230	801016	DC TRANSIT & MOBILITY PROGRAM	443600	Other Professional Services	243,581.83	HIGHLANDS RANCH LINK
113363	02/11/26	RUARK, WENDY	012726	100	18100	IT ADMINISTRATION	446300	Prof. Membership & Licenses	32.00	PROJECT MANAGEMENT INSTITUTE DUES
113364	02/11/26	SCIORE, ALEXANDRA	120225-121625	210	44550	CHILD WELFARE ADDTL ALLOCATION	445300	Travel Expense	88.76	MILEAGE REIMBURSEMENT
113365	02/11/26	SENERGY PETROLEUM LLC	415370976	100	19910	FLEET MAINTENANCE	436100	Oil & Lubrication	562.50	DIESEL EXHAUST FLUID FOR CASTLE ROCK
113366	02/11/26	SEWALD HANFLING PUBLIC AFFAIRS	7877	100	802000	LEGISLATIVE SERVICES	443600	Other Professional Services	6,250.00	CONSULTING SERVICES
113367	02/11/26	SOURCE OFFICE & TECHNOLOGY	50020470	250	53500	OPEN SPACE	433200	Office Supplies	41.39	OFFICE SUPPLIES
			50020500	250	53500	OPEN SPACE	433200	Office Supplies	69.99	OFFICE SUPPLIES
			50010201	100	21500	DETENTION	433200	Office Supplies	20.74	OFFICE SUPPLIES
			50001860	100	21500	DETENTION	433200	Office Supplies	97.12	OFFICE SUPPLIES
								Total Payment	**229.24**	
113368	02/11/26	SOURCES INC	50655	200	31400	MAINTENANCE OF CONDITION	433500	Clothing & Uniforms	419.99	UNIFORMS
			50698	200	31400	MAINTENANCE OF CONDITION	443600	Other Professional Services	31.50	EMBROIDERY
			50698	200	31400	MAINTENANCE OF CONDITION	433500	Clothing & Uniforms	468.70	UNIFORMS
			50697	200	31400	MAINTENANCE OF CONDITION	443600	Other Professional Services	67.50	EMBROIDERY
			50697	200	31400	MAINTENANCE OF CONDITION	433500	Clothing & Uniforms	559.06	UNIFORMS
			50655	200	31400	MAINTENANCE OF CONDITION	443600	Other Professional Services	63.00	EMBROIDERY
								Total Payment	**1,609.75**	
113369	02/11/26	SOUTHLAND MEDICAL LLC	INV150708	100	23100	CORONER	433400	Operating Supplies	605.16	CORONER SUPPLIES

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113370	02/11/26	SPAULDING, MELINDA	120225-012726	210	44500	CHILD WELFARE	445300	Travel Expense	56.00	DEC 2025 MILEAGE REIMBURSEMENT
			120225-012726	210	44500	CHILD WELFARE	445300	Travel Expense	114.55	JAN 2026 MILEAGE REIMBURSEMENT
								Total Payment	**170.55**	
113371	02/11/26	SPRADLIN PRINTING INC	24259	100	55250	COUNTY FAIR	433400	OS/Fair Mkt & Spons	438.00	DOUGLAS COUNTY FAIR ROYALTY AUTOGRAPH SHEETS
113372	02/11/26	STANLEY, LAUREN A	011426-011526	217	861469	WIC - ADDITIONAL OPERATING EXP	445300	Travel Expense	21.03	MILEAGE REIMBURSEMENT
113373	02/11/26	STEM SCHOOL HIGHLANDS RANCH	STEM15	221	803021	SAFETY AND MENTAL HEALTH 1X	467100	Schools	40,043.39	SCHOOL SAFETY
113374	02/11/26	TALL TALES RANCH	DDMLTT25	100	45100	DEVELOPMENTAL DISABILITIES-ADM	465200	DD Grant	37,400.00	DEVELOPMENT DISABILITY GRANT
113375	02/11/26	TESSA	DC004	296	861572	AMERICAN RESCUE PLAN ACT	443600	Other Professional Services	25,445.93	COMMUNITY SHELTER
113376	02/11/26	TRINITY SERVICES GROUP INC	3011500221	100	21500	DETENTION	447150	Inmate Meals	15,056.67	INMATE MEALS
			3011500215	100	21500	DETENTION	447150	Inmate Meals	15,042.02	INMATE MEALS
			3011500220	100	21500	DETENTION	447150	Inmate Meals	14,799.76	INMATE MEALS
								Total Payment	**44,898.45**	
113377	02/11/26	TYLER TECHNOLOGIES INC	CI10000236530	100	21350	TECHNOLOGY SECTION	444550	Software/Hardware Subscription	55,205.88	TRAINING SERVICES
113378	02/11/26	UBEO BUSINESS SERVICES	5149612	100	871000	E-RECORDING	444500	Software/Hardware Supp./Maint.	1,490.76	ANNUAL MAINTENANCE RENEWAL
113379	02/11/26	UNIFIRST CORPORATION	2260222776	100	19910	FLEET MAINTENANCE	433500	Clothing & Uniforms	73.71	UNIFORM SERVICES
			2260222732	100	19910	FLEET MAINTENANCE	433500	Clothing & Uniforms	212.88	UNIFORM SERVICES
								Total Payment	286.59	
113380	02/11/26	URBAN, CASSANDRA L	103125	100	18100	IT ADMINISTRATION	446300	Prof. Membership & Licenses	194.00	PROJECT MANAGEMENT INSTITUTE DUES
113381	02/11/26	VISITING ANGELS	VAPC1225	100	861001	STATE SENIOR SERVICES GRANT	443600	OPS/OAA VA PERSONAL CARE 2025	3,726.00	DRCOG SENIOR PERSONAL CARE GRANT
			VAHMKR1225	100	861001	STATE SENIOR SERVICES GRANT	443600	OPS/OAA VA HOMEMAKER 2025	3,703.00	DRCOG SENIOR HOMEMAKER GRANT
								Total Payment	**7,429.00**	
113382	02/11/26	WEBOLUTIONS INC	INV56179	100	18900	SOFTWARE MAINTENANCE	444500	Software/Hardware Supp./Maint.	6,650.00	WEB HOSTING & SUPPORT
			INV56129	100	11600	PUBLIC AFFAIRS	443600	Other Professional Services	5,070.00	WEB HOSTING
								Total Payment	**11,720.00**	
113383	02/11/26	WESTERN PAPER DISTRIBUTORS	5359876	100	21500	DETENTION	433900	Janitorial Supplies	4,772.83	JANITORIAL SUPPLIES
113384	02/11/26	WESTERN WRECKING	CI2025004APP6RTNG	200	800100	CONTRACTED MAJOR ROAD MAINT	211810	Retainage Payable	(6,000.00)	2025 CONCRETE CRUSHING
			CI2025004APP6	200	800100	CONTRACTED MAJOR ROAD MAINT	478200	Major Maint. of Assets	120,000.00	2025 CONCRETE CRUSHING
								Total Payment	**114,000.00**	
113385	02/11/26	WESTON, GARY L	010526-012826	296	861577	ARPA-REVENUE REPLACEMENT	443600	OPS/Veterans MH	975.00	JAN 2026 VSO STIPEND
113386	02/11/26	WILSON & COMPANY INC	145680	230	800269	COUNTY LINE RD/I-25 OPERAT IMP	443600	Other Professional Services	110,368.43	DESIGN SERVICES - COUNTY LINE/INVERNESS
113387	02/11/26	WINSLOW, CODIE	011926-012326	100	12100	CLERK ADMINISTRATION	445300	Travel Expense	132.20	MILEAGE REIMBURSEMENT
113388	02/11/26	WOOD, ANDREA	1017	100	802020	CRT - MENTAL HEALTH INITIATIVE	443600	Other Professional Services	2,522.00	DEC 2025 CLINICAL ADVISOR
113389	02/11/26	WOODRUFF, SUSAN	102825-121825	100	18100	IT ADMINISTRATION	445300	Travel Expense	48.58	MILEAGE REIMBURSEMENT
113390	02/11/26	ZAPFE, TINY	011025-121225	100	18100	IT ADMINISTRATION	445300	Travel Expense	175.14	MILEAGE REIMBURSEMENT
531628	02/10/26	ANGELSENSE INC	43594	100	803077	Angel Sense Program	444550	Software/Hardware Subscription	7,108.42	ANNUAL SUBSCRIPTION

Payment Number	Payment Date	Vendor Name	Invoice Number	Fund	Business Unit	Business Unit Description	Object Acct	Account Description	Amount	Remark
531629	02/10/26	ANTHONY, JAMES R	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	191.92	REGISTRATION REFUNDS
531630	02/10/26	AT&T MOBILITY	603492	100	21200	INVESTIGATIONS	443600	Other Professional Services	195.00	TOWER DUMP
531631	02/10/26	BMI BROADCAST MUSIC INC	62678505	100	55200	FAIRGROUND OPERATIONS	446300	Prof. Membership & Licenses	2,315.00	2026 MUSIC LICENSE
531632	02/10/26	BNSF RAILWAY COMPANY	90293784	200	800100	CONTRACTED MAJOR ROAD MAINT	468300	Intergovernmental-Larkspur	9,277.37	YUCCA HILLS RD CROSSING SURFACE INSTALLATION & REPLACEMENT
531633	02/10/26	BOWEN, GARY	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	136.53	REGISTRATION REFUNDS
531634	02/10/26	CARANCI JR, VIC	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	248.97	REGISTRATION REFUNDS
531635	02/10/26	CARPENTER, CORY S	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	643.65	REGISTRATION REFUNDS
531636	02/10/26	CASTILLO, JOSEPH M	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	72.20	REGISTRATION REFUNDS
531637	02/10/26	COLORADO EARLY CHILDHOOD CONSULTING LLC	1205	217	861619	TSQI CSQI GAE FUNDING	443600	Other Professional Services	2,700.00	EARLY CHILDHOOD COUNCIL CONTRACTOR
			1203	217	861625	EARLY CHILDHOOD COUNCIL ARP	443600	Other Professional Services	825.00	EARLY CHILDHOOD COUNCIL CONTRACTOR
			1204	217	861627	EARLY CHILDHOOD COUNCIL CRRSA	443600	Other Professional Services	90.00	EARLY CHILDHOOD COUNCIL CONTRACTOR
								Total Payment	**3,615.00**	
531638	02/10/26	COLORADO HOMICIDE INVESTIGATORS ASSOCIATION	012926	100	21200	INVESTIGATIONS	446300	Prof. Membership & Licenses	65.00	2026 MEMBERSHIP RENEWAL
531639	02/10/26	COMPLETE SOLUTIONS CONSULTING INTERNATIONAL INC	20260102	275	870079	BIOCHAR	474100	Heavy Equipment	74,406.75	FEED BINS
			20260101	275	870079	BIOCHAR	474100	Heavy Equipment	240,438.00	FEED BINS
			20260103	275	870079	BIOCHAR	474100	Heavy Equipment	167,106.19	LOG CHIPPING SYSTEM
								Total Payment	**481,950.94**	
531640	02/10/26	CONNELL, STEPHEN V	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	299.27	REGISTRATION REFUNDS
531641	02/10/26	CROKE, LISA M	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	61.20	REGISTRATION REFUNDS
531642	02/10/26	DAVEY, CHAD D & ERIN M	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	378.29	REGISTRATION REFUNDS
531643	02/10/26	DENVER HEALTH & HOSPITAL AUTHORITY	G113991	217	46200	EMERGENCY PREP/DISEASE CONTROL	443100	Medical, Dental & Vet Services	4,478.50	TUBERCULOSIS SERVICES
531644	02/10/26	DOUGLAS COUNTY IMPACT UNIT	2026IMPACTCONTRIBUTION	223	28001	DA 23RD - DISTRICT MO ALLOC	446300	Prof. Membership & Licenses	192.00	2026 IMPACT UNIT CONTRIBUTION
531645	02/10/26	DUDEK, KATHRYN G	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	10.30	REGISTRATION REFUNDS
531646	02/10/26	ECHO REPAIR REMODEL & RECONSTRUCTION LLC	2503665	100	24100	BUILDING DEVELOPMENT SERVICES	322800	Roofing Permit Fees	181.25	ROOFING PERMIT REFUND
531647	02/10/26	EFREMOV, SERGEY V	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	451.79	REGISTRATION REFUNDS
531648	02/10/26	EMMAUS ANGLICAN CHURCH	DC002562	100	100	GENERAL FUND	221610	Sec. Deposit Refund-Fairground	167.50	SECURITY DEPOSIT REFUND
531649	02/10/26	ET TECHNOLOGIES INC	88263	100	19910	FLEET MAINTENANCE	444700	Other Repair & Maint. Service	513.00	SERVICE CALL
			88313	100	19910	FLEET MAINTENANCE	444700	Other Repair & Maint. Service	1,160.38	SERVICE CALL
								Total Payment	**1,673.38**	
531650	02/10/26	FAITH LUTHERAN CHURCH AND PRESCHOOL	31474	217	861619	TSQI CSQI GAE FUNDING	447500	Other Purchased Services	802.98	EARLY CHILDHOOD COUNCIL CONTRACTOR

Payment Number	Payment Date	Vendor Name	Invoice Number	Fund	Business Unit	Business Unit Description	Object Acct	Account Description	Amount	Remark
531651	02/10/26	FARRWEST ENVIRONMENTAL SUPPLY	52769	220	21725	ENVIRONMENTAL HAZARDS	433400	Operating Supplies	3,355.02	OPERATING SUPPLING
			52769	220	21725	ENVIRONMENTAL HAZARDS	438800	C.A.-Other Equipment	6,415.15	PROTECTION SUITS
								Total Payment	**9,770.17**	
531652	02/10/26	FBI - LEEDA INC	200130757	220	21116	REGULATORY TRAINING	446100	Conference,Seminar, Train Fees	795.00	TRAINING SERVICES
531653	02/10/26	FEEL THE BEAT CORPORATION	DDMLFTB26	100	45100	DEVELOPMENTAL DISABILITIES-ADM	465200	DD Grant	13,600.00	DEVELOPMENTAL DISABILITY GRANT
531654	02/10/26	FLEET AUTO TAG AND TITLE SERVICE	MV REFUND/012826	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	812.85	REGISTRATION REFUNDS
531655	02/10/26	FOLEY HOAG LLP	4250194	100	11200	COUNTY ATTORNEY	443200	Legal Services	32,543.60	LEGAL SERVICES
531656	02/10/26	GARCIA, ANDRES	DC002549	100	100	GENERAL FUND	221610	Sec. Deposit Refund-Fairground	200.00	SECURITY DEPOSIT REFUND
531657	02/10/26	HIGHLANDS RANCH LAW ENFORCEMENT	DCSO26	100	21125	SUPPORT SERVICES	447250	Range Fees	165,960.00	2026 RANGE FEES
531658	02/10/26	HIXON MANUFACTURING & SUPPLY COMPANY	INV168606	200	31640	PVMNT MGT CONTRACT MNT OF COND	433400	Operating Supplies	64.60	FLAG SUPPLIES
531659	02/10/26	HOPPER, ROBERT N & DIANA K	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	137.54	REGISTRATION REFUNDS
531660	02/10/26	I2 GROUP INC	I2GMN0000115	295	861305	RMHIDTA INTELLIGENCE	444500	Software/Hardware Supp./Maint.	15,875.16	ANNUAL SUBSCRIPTION & SUPPORT
531661	02/10/26	IMAGEFIRST	267769425	100	23100	CORONER	443600	Other Professional Services	63.73	LAUNDRY SERVICE
			267816790	100	23100	CORONER	443600	Other Professional Services	63.73	LAUNDRY SERVICE
								Total Payment	**127.46**	
531662	02/10/26	J&H SERVICES LLC	0126	223	28001	DA 23RD - DISTRICT MO ALLOC	443600	Other Professional Services	370.00	SCREENING SERVICES
531663	02/10/26	JOLLY JUNK	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	508.35	REGISTRATION REFUNDS
531664	02/10/26	KANG, SHI H	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	122.00	REGISTRATION REFUNDS
531665	02/10/26	KEITH, MEGAN L	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	72.20	REGISTRATION REFUNDS
531666	02/10/26	KYLE, TRAVIS J	021526-021826PERDIEM	220	800540	K-9 UNIT	445300	Travel Expense	272.00	TORCHLIGHT KENNELS, TULSA, OK
531667	02/10/26	MCQUAIG, COREY A	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	533.58	REGISTRATION REFUNDS
531668	02/10/26	MEDINA, BOBBY D	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	50.00	REGISTRATION REFUNDS
531669	02/10/26	MILLER, TAMMY & JAMES	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	1,353.06	REGISTRATION REFUNDS
531670	02/10/26	MOMENTUM TELECOM INC	633384	295	861350	RMHIDTA TRAINING	442400	Telephone/Communications	646.82	TELECOM SERVICES
531671	02/10/26	MONTOYA, MANUEL	261001	100	12100	CLERK ADMINISTRATION	433420	Employee Recognition Supplies	75.00	EMPLOYEE RECOGNITION
531672	02/10/26	OSTEEN, CHANTEL	112125-120925	210	44500	CHILD WELFARE	445300	Travel Expense	66.50	MILEAGE REIMBURSEMENT
531673	02/10/26	PETERSON, TODD E	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	29.99	REGISTRATION REFUNDS
531674	02/10/26	POWER PRODUCTS UNLIMITED LLC	568795IN	100	21127	RADIO SYSTEMS	433400	Operating Supplies	9,759.36	RADIO BATTERIES
531675	02/10/26	PRICE, MICHAEL M & AMBER L	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	72.20	REGISTRATION REFUNDS
531676	02/10/26	QUINN, SUSAN (PETTY CASH)	090425-121125	100	51100	PARK MAINTENANCE	446300	Prof. Membership & Licenses	60.41	PETTY CASH REPLENISHMENT

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531677	02/10/26	RAISE THE FUTURE	SINV103771	210	44500	CHILD WELFARE	443600	Other Professional Services	3,133.92	FOSTER & ADOPTION SERVICES
531678	02/10/26	REBEL RATTERS	DC002049	100	100	GENERAL FUND	221610	Sec. Deposit Refund-Fairground	100.00	SECURITY DEPOSIT REFUND
531679	02/10/26	ROADSAFE TRAFFIC SYSTEMS	RC480243	200	800100	CONTRACTED MAJOR ROAD MAINT	444700	Other Repair & Maint. Service	6,020.00	TRAFFIC SIGNAL RENTAL
531680	02/10/26	ROBBINS, MATTHEW M	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	387.28	REGISTRATION REFUNDS
531681	02/10/26	ROSS JR, DONALD O & JODY A ROSS	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	2,573.11	REGISTRATION REFUNDS
531682	02/10/26	ROYVAL, ROBERT W	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	1,258.78	REGISTRATION REFUNDS
531683	02/10/26	SHEEPDOG MICROPHONES	41081453765	100	21500	DETENTION	433950	Communications Equip. Access.	4,860.00	COMMUNICATIONS EQUIPMENT
531684	02/10/26	SHUBA, LORRAINE T	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	224.02	REGISTRATION REFUNDS
531685	02/10/26	SO, RON & SNS USA LLC	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	53.20	REGISTRATION REFUNDS
531686	02/10/26	ST FRANCIS OF ASSISI	DC002949	100	100	GENERAL FUND	221610	Sec. Deposit Refund-Fairground	56.00	SECURITY DEPOSIT REFUND
531687	02/10/26	STERICYCLE INC	8012988635	217	861469	WIC - ADDITIONAL OPERATING EXP	443600	Other Professional Services	60.00	OSHA COMPLIANCE SUBSCRIPTION
531688	02/10/26	STILTNER, JAMES P	021526-021826PERDIEM	220	800540	K-9 UNIT	445300	Travel Expense	272.00	TORCHLIGHT KENNELS, TULSA, OK
531689	02/10/26	SUBRAMANIAM, SRIRAM	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	147.31	REGISTRATION REFUNDS
531690	02/10/26	T-MOBILE USA INC	L2601230272	100	21200	INVESTIGATIONS	443600	Other Professional Services	400.00	TOWER DUMP
531691	02/10/26	TAYLOR, MICHAEL L	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	69.94	REGISTRATION REFUNDS
531692	02/10/26	THREE PEAKS VETERINARY PLLC	36607	220	800595	MOUNTED PATROL	443100	Medical, Dental & Vet Services	115.00	VETERINARY SERVICES
			36610	220	800595	MOUNTED PATROL	443100	Medical, Dental & Vet Services	95.00	VETERINARY SERVICES
			36608	220	800595	MOUNTED PATROL	443100	Medical, Dental & Vet Services	90.00	VETERINARY SERVICES
								Total Payment	**300.00**	
531693	02/10/26	TROTTER, JOHN M & GEORGINA E	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	140.80	REGISTRATION REFUNDS
531694	02/10/26	TRUJILLO, JOSE A	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	486.00	REGISTRATION REFUNDS
531695	02/10/26	TRUJILLO, JOSIAH A	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	72.20	REGISTRATION REFUNDS
531696	02/10/26	WATERWAY CARWASH	8824095	100	27400	SRO-NORTHSTAR ACADEMY	449059	Fleet Car Washes	739.25	DEC 2025 CAR WASHES
531697	02/10/26	WONG, REBECCA P & YUKMING C	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	29.30	REGISTRATION REFUNDS
531698	02/10/26	YOUNGERS, RILEY D	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	304.06	REGISTRATION REFUNDS
531699	02/10/26	CHAPMAN, DOUG	110625-122325	100	18100	IT ADMINISTRATION	445300	Travel Expense	42.56	MILEAGE REIMBURSEMENT

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531700	02/10/26	GONZALEZ, LUCIO	123025-123125	100	18100	IT ADMINISTRATION	445300	Travel Expense	13.86	DEC 2025 MILEAGE REIMBURSEMENT
			010626-012726	100	18100	IT ADMINISTRATION	445300	Travel Expense	39.59	JAN 2026 MILEAGE REIMBURSEMENT
								Total Payment	**53.45**	
531701	02/10/26	KRANIG, TODD	120825-122625	100	18100	IT ADMINISTRATION	445300	Travel Expense	12.18	MILEAGE REIMBURSEMENT
531702	02/10/26	WHITE, JOEL	011226	220	22100	PATROL-LEA	433410	Emergency Response Supplies	57.95	LAW ENFORCEMENT PATROL MEAL REIMBURSEMENT
								Grand Total:	**3,419,796.02**	

HANDWRITES

Payment Number	Payment Date	Vendor Name	Invoice Number	Fund	Business Unit	Business Unit Description	Object Acct	Account Description	Amount	Remark
113261	01/29/26	ALLIANT INSURANCE SERVICES INC	3378258	630	19450	LIABILITY AND PROPERTY INS.	449300	Liability Insurance	110,913.13	LIABILITY INSURANCE RENEWAL
			3389571	630	19450	LIABILITY AND PROPERTY INS.	449300	Liability Insurance	142,897.38	LIABILITY INSURANCE RENEWAL
			3387269	630	19450	LIABILITY AND PROPERTY INS.	449300	Liability Insurance	177,976.88	LIABILITY INSURANCE RENEWAL
			3378222	630	19450	LIABILITY AND PROPERTY INS.	449300	Liability Insurance	404,188.06	LIABILITY INSURANCE RENEWAL
			2627GLDGLSCO	630	19450	LIABILITY AND PROPERTY INS.	449300	Liability Insurance	758,336.25	LIABILITY INSURANCE RENEWAL
								Total Payment	**1,594,311.70**	
113262	01/29/26	AMERICAN TOWER CORPORATION	FEB2026	100	19150	JUSTICE CENTER FACILITY MGMT	451100	Building/Land Lease/Rent	3,533.59	FEB 2026 LEASE - SEDALIA TOWER
113263	01/29/26	CCMSI	173994IN	620	19400	UI/WC/DISABILITY SELF-INS.	449700	Review Fees/Bonds	421.25	DEC 2025 WC ADMIN FEES
113264	01/29/26	CITY OF CASTLE PINES	SHAREBACKNOVDEC2025	230	82305	ROAD S/U TAX SHAREBACK-MUNIS	468650	Intergovernmental-Castle Pines	(1,197.78)	NOV 2025 DEDUCT OUT OF TOWN SALES TAX
			SHAREBACKNOVDEC2025	230	82305	ROAD S/U TAX SHAREBACK-MUNIS	468650	Intergovernmental-Castle Pines	16,711.48	DEC 2025 ROAD AUTO USE TAX SHAREBACK
			SHAREBACKNOVDEC2025	230	82305	ROAD S/U TAX SHAREBACK-MUNIS	468650	Intergovernmental-Castle Pines	11,380.74	NOV 2025 ROAD SALES TAX SHAREBACK
								Total Payment	**26,894.44**	
113265	01/29/26	PINNACOL ASSURANCE	INV2245877	620	19400	UI/WC/DISABILITY SELF-INS.	449600	Workers Comp. Premium	504,068.00	2026 WORKERS COMPENSATION INSURANCE RENEWAL
113266	01/29/26	SOUTH METRO FIRE RESCUE AUTHORITY	FEB2026	100	19150	JUSTICE CENTER FACILITY MGMT	451100	Building/Land Lease/Rent	619.57	FEB 2026 LEASE - RUETER-HESS TOWER
113267	01/29/26	STAFFORD, WESLEY W	011526	223	28001	DA 23RD - DISTRICT MO ALLOC	445300	Travel Expense	40.97	MILEAGE REIMBURSEMENT
113270	01/30/26	DOC-11045 LANSING CIRCLE MOB LLC	2026FEBLEASE	100	19100	FACILITIES ADMINISTRATION	451100	Building/Land Lease/Rent	145,548.23	FEB 2026 - LANSING CIRCLE LEASE
113275	02/03/26	SEDALIA LANDFILL	2026SEDALIALEASE	100	19100	FACILITIES ADMINISTRATION	450210	Electric	159.83	BIOCHAR FACILITY UTILITIES
531615	01/27/26	HARTWELL, LISA A	25014	223	28501	DA 23RD - STATE MANDATED COSTS	433990	Transcriptions-State Mandated	439.20	TRANSCRIPTION SERVICES
531619	01/29/26	HIREUAVPRO.COM LLC	DOUGLA0001	100	51100	PARK MAINTENANCE	447570	Community Outreach	29,000.00	DRONE LIGHT SHOW
531620	01/29/26	HONEY BUCKET	268834/010126	100	51100	PARK MAINTENANCE	450240	Waste Disposal Services	11,225.00	PORTABLE RESTROOMS
531621	01/29/26	RATNER, YOSEF	012226	223	28001	DA 23RD - DISTRICT MO ALLOC	445300	Travel Expense	42.65	EMPLOYEE REIMBURSEMENT
								Grand Total:	**2,316,304.43**	

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Dan Avery, Deputy County Manager

DESCRIPTION: Second Amendment to the Amended and Restated Intergovernmental Agreement Between the Town of Castle Rock and Douglas County for the Highway 85 Wastewater Collection and Treatment System.

SUMMARY: The request is for approval of an amendment to the intergovernmental agreement between the Town of Castle Rock and Douglas County that funds the construction of a wastewater collection and treatment system to Sedalia. As provided in the amendment Castle Rock may contribute up to $5,784,296 in additional funding for the project. This funding contribution is to be repaid with interest from System Development Fees it collects from future connections to the system. The amendment provides for Castle Rock to be reimbursed prior to any reimbursement to Douglas County.

RECOMMENDED ACTION: Staff recommends approval of the amended IGA.

REVIEW:

Doug DeBord	Approve	2/2/2026
Jeff Garcia	Approve	2/3/2026
Christie Guthrie	Approve	2/3/2026

ATTACHMENTS:

Cover Page
Signed 2nd Amdendment - 2nd amendment pages only

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Dan Avery, Deputy County Manager

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SUMMARY: The request is for approval of an amendment to the intergovernmental agreement between the Town of Castle Rock and Douglas County that funds the construction of a wastewater collection and treatment system to Sedalia. As provided in the amendment Castle Rock may contribute up to $5,784,296 in additional funding for the project. This funding contribution is to be repaid with interest from System Development Fees it collects from future connections to the system. The amendment provides for Castle Rock to be reimbursed prior to any reimbursement to Douglas County.

RECOMMENDED ACTION: Staff recommends approval of the amended IGA.

REVIEW:

Doug DeBord	Approve	2/2/2026
Jeff Garcia	Approve	2/3/2026
Christie Guthrie	Approve	2/3/2026

ATTACHMENTS:

Signed 2nd Amdendment - 2nd amendment pages only

Docusign Envelope ID: 1A672114-D484-4316-87CC-4D409A9B1A9F

SECOND AMENDMENT TO THE AMENDED AND RESTATED INTERGOVERNMENTAL AGREEMENT BETWEEN THE TOWN OF CASTLE ROCK AND DOUGLAS COUNTY FOR THE HIGHWAY 85 WASTEWATER COLLECTION AND TREATMENT SYSTEM

THIS SECOND AMENDMENT TO THE AMENDED AND RESTATED INTERGOVERNMENTAL AGREEMENT (the "Second Amendment") is made and entered into this 20th day of January, 2026 ("Effective Date"), by and between the Town of Castle Rock, a home rule municipal corporation, acting by and through the Town of Castle Rock Water Enterprise ("Castle Rock"), and the Board of County Commissioners of the County of Douglas ("Douglas County"), (each individually, a "Party", and collectively, the "Parties").

RECITALS:

WHEREAS, Castle Rock and Douglas County entered into an Amended and Restated Intergovernmental Agreement on May 22, 2024 (the "Agreement") for the design, construction, and operation of the Highway 85 Wastewater Collection and Treatment System the "Project"); and

WHEREAS, Castle Rock and Douglas County entered into a First Amendment to the Amended and Restated Intergovernmental Agreement on July 15, 2025 to fund a potential $4.8 million shortfall not accounted for in the Agreement that was based on a total expected cost of up to $18.8 million for the project at the 30% design level; and

WHEREAS, the Agreement provides that Douglas County shall commit fourteen million dollars in American Rescue Plan Act funds to the Project; and

WHEREAS, the design-builder for the project has submitted a guaranteed maximum price for the project at $16,766,642 resulting in a total expected project cost of $19,784,296 leaving a potential additional $984,296 shortfall not accounted for in the Agreement for a total funding shortfall of $5,784,296; and

WHEREAS, Castle Rock wishes to fund the shortfall under specific terms related to reimbursement, interest, and surcharges on system development fees; and

WHEREAS, the Parties agree to incorporate said terms into the Agreement.

NOW, THEREFORE, the Parties, in and for the consideration of the performance of mutual promises set forth herein, the receipt and adequacy of which is hereby acknowledged for themselves and their successors, wish to memorialize this Amendment as follows:

Docusign Envelope ID: 1A672114-D484-4316-87CC-4D409A9B1A9F

1. **Definitions.** Terms used in this Amendment, when capitalized, shall have the same meanings assigned to them as set forth in the Agreement.

2. **Amendment.** Section 3(A)(ii) of the Agreement is hereby amended to read as follows:

> (ii) Funding Shortfall Commitment. Castle Rock shall pay up to a maximum of five million, seven-hundred, eighty-four thousand, two hundred and ninety-six dollars ($5,784,296) beyond the $14 million in ARPA funding to complete final design and construction (the "Funding Shortfall Payment"). The Funding Shortfall Payment shall be reimbursed to Castle Rock as detailed herein. Any portion of the Funding Shortfall Payment not reimbursed to Castle Rock shall accrue interest at a rate of 5% per year ("Accrued Interest").

3. **Ratification.** Except as expressly modified by this Amendment, the Agreement remains in full force and effect. To the extent any conflict arises between this Amendment and the Agreement, the provisions of this Amendment shall prevail.

(Signature pages to follow)

Docusign Envelope ID: 1A672114-D484-4316-87CC-4D409A9B1A9F

IN WITNESS WHEREOF, the parties hereby execute this Second Amendment on the date first written above.

ATTEST:

DocuSigned by:
298A8A4EDEE34AF...
Lisa Anderson, Town Clerk

DS

TOWN OF CASTLE ROCK

DocuSigned by:
A7938A42F3A848A...
Jason Gray, Mayor

Approved as to form:

DocuSigned by:
F7347F32A6794D1...
Michael J. Hyman, Town Attorney

Approved as to content:

Signed by:
FEA6D2E651B241D...
Mark Marlowe, Director of Castle Rock Water

ATTEST:

_____
Clerk to the Board

DOUGLAS COUNTY

By: _____

Name: _____

Title: _____

APPROVED AS TO FISCAL CONTENT:

_____
Director of Finance

APPROVED AS TO LEGAL FORM:

_____
Sr. Asst. County Attorney

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Ryan J. Arthur, Community Programs Coordinator

DESCRIPTION: Intergovernmental Agreement Between The City Of Lone Tree And Douglas County Regarding Cost Sharing For Link On Demand, Douglas County Project Number CI 2023-042

SUMMARY: The request is for approval of an Intergovernmental Agreement (IGA) between the City of Lone Tree and Douglas County regarding cost sharing for Link On Demand (Link), Douglas County Project Number CI 2023-042. The IGA stipulates a County contribution of $200,000 over the next two years to support the City of Lone Tree's operation of Link within the central service area including the City of Lone Tree and portions of unincorporated Douglas County in Meridian North and Meridian South.

RECOMMENDED ACTION: Staff recommends approval of an IGA between the City of Lone Tree and Douglas County regarding cost sharing for Link, Douglas County Project Number CI 2023-042.

REVIEW:

Jennifer Eby	Approve	1/29/2026
Jeff Garcia	Approve	1/30/2026
Christie Guthrie	Approve	1/30/2026
Doug DeBord	Approve	2/4/2026
Jennifer Eby - FYI	Notified - FYI	2/4/2026

ATTACHMENTS:

Cover Page
Lone Tree IGA Staff Report

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Ryan J. Arthur, Community Programs Coordinator

DESCRIPTION: Intergovernmental Agreement Between The City Of Lone Tree And Douglas County Regarding Cost Sharing For Link On Demand, Douglas County Project Number CI 2023-042

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RECOMMENDED ACTION: Staff recommends approval of an IGA between the City of Lone Tree and Douglas County regarding cost sharing for Link, Douglas County Project Number CI 2023-042.

REVIEW:

Jennifer Eby	Approve	1/29/2026
Jeff Garcia	Approve	1/30/2026
Christie Guthrie	Approve	1/30/2026
Doug DeBord	Approve	2/4/2026

ATTACHMENTS:

Lone Tree IGA Staff Report

DOUGLAS COUNTY
COLORADO

Intergovernmental Agreement Staff Report

Date:	January 28, 2026
To:	Douglas County Board of County Commissioners
Through:	Douglas J. DeBord, County Manager
From:	Jennifer L. Eby, AICP, Director of Community Services
CC:	Ryan J. Arthur, Community Programs Coordinator Allison E. Cutting, Community Services Supervisor Rand E. Clark, CCAP, NCRT, Assistant Director of Community Services Arthur Griffith, Manager, Capital Improvement Projects Zeke Lynch, Assistant Director of Public Works Engineering Janet Herman, Director of Public Works
Subject:	**Intergovernmental Agreement between the City of Lone Tree and Douglas County regarding cost sharing for Link On Demand, Douglas County Project Number CI 2023-042**

Board of County Commissioners' Business Meeting **February 10, 2026 @ 1:30 p.m.**

I. EXECUTIVE SUMMARY

The request is for approval of an Intergovernmental Agreement (IGA) between the City of Lone Tree and Douglas County regarding cost sharing for Link On Demand (Link), Douglas County Project Number CI 2023-042. The IGA stipulates a County contribution of $200,000 over the next two years to support the City of Lone Tree's operation of Link within the central service area including the City of Lone Tree and portions of unincorporated Douglas County in Meridian North and Meridian South.

II. REQUEST

Approval of an IGA between the City of Lone Tree and Douglas County regarding cost sharing for Link, Douglas County Project Number CI 2023-042.

III. BACKGROUND

In 2024 and 2025, Douglas County partnered with the City of Lone Tree, the Regional Transportation District (RTD), and the Denver South Transportation Management Association (TMA), dba Southeast Public Improvement Metropolitan District (SPIMD), to provide funding to enhance and expand the Link microtransit program that is operated by the City of Lone Tree. Douglas County contributed a total of $144,000 of the $2,812,000 that was needed to operate this transit program for those two years.

This partnership allowed public microtransit service along both sides of I-25, providing improved mobility for people who live, work, shop, play, and do business within the City of Lone Tree as well as in unincorporated Douglas County in Meridian North and Meridian South.

IV. DISCUSSION

Denver South TMA submitted an application to RTD, with support from Lone Tree and Douglas County, requesting additional funding to operate Link in 2026 and 2027. Project applications were evaluated by RTD and Lone Tree's Link was selected to receive partial funding assistance from RTD for an additional two years. It is estimated service will cost $2,966,000 in 2026 and 2027 for the City of Lone Tree to operate Link in the central service area. The IGA stipulates that Douglas County's contribution toward this project over the next two years will be a total of $200,000.

The proposed 2026-2027 contributions by various funding partners are as follows:

	Amount
Douglas County	$ 200,000
Denver South TMA, SPIMD	$ 504,000
City of Lone Tree	$ 1,080,000
RTD	$ 1,182,000
Total	**$ 2,966,000**

Douglas County funds for this transit program are set aside in Fund 230, Business Unit 801015.468600. A new Purchase Order will be created with these funds.

V. RECOMMENDED ACTION

Staff recommends approval of an IGA between the City of Lone Tree and Douglas County regarding cost sharing for Link, Douglas County Project Number CI 2023-042.

ATTACHMENTS **PAGE**

Lone Tree Intergovernmental Agreement 3

INTERGOVERNMENTAL AGREEMENT BETWEEN THE CITY OF LONE TREE AND THE BOARD OF COUNTY COMMISSIONERS OF DOUGLAS COUNTY REGARDING COST SHARING FOR THE LINK ON DEMAND FREE TRANSIT PROGRAM

THIS INTERGOVERNMENTAL AGREEMENT (the "Agreement") is made and entered into this _____ day of _____, **2026**, (the "Effective Date") by and between the City of Lone Tree, a Colorado home rule municipal corporation (the "City"), and the Board of County Commissioners of Douglas County, State of Colorado (the "County"), hereinafter collectively referred to as the "Parties."

WITNESSETH:

WHEREAS, previously the Parties partnered with Denver South TMA to submit an RTD funding partnership application regarding sharing in the cost to enhance and expand the Link on Demand Free Transit Program, (the "Program"), which the City and its contractor currently operates; and

WHEREAS, the City extended the transit service area beyond the municipal boundaries of the City of Lone Tree to include the Meridian North and Meridian South developments located within unincorporated Douglas County for calendar years 2025 and 2026; and

WHEREAS, the Parties currently desire to continue this partnership with Denver South TMA and RTD to provide transit through the Program for fiscal year 2026 and 2027 and to share in the costs to operate the Program; and

WHEREAS, as part of a more recent funding application to RTD, the County indicated a willingness to voluntarily contribute One Hundred Thousand Dollars and No Cents ($100,000.00) to the City for calendar year 2026, and contribute One Hundred Thousand Dollars and No Cents ($100,000.00) for calendar year 2027, representing a total County contribution of Two Hundred Thousand ($200,000.00) which represents less than seven percent of the cost to operate the Program for fiscal year 2026 and 2027; and

WHEREAS, the City and Denver South TMA, d/b/a Southeast Public Improvement Metropolitan District, (SPIMD), and SPIMD and RTD are planning to enter into separate intergovernmental agreements concerning funding to operate the Program for fiscal year 2026 and 2027; and

WHEREAS, the two-year cost for operating the Program in 2026 and 2027 is estimated to cost Two Million Nine Hundred Sixty-Six Thousand Dollars and No Cents ($2,966,000.00); and the proposed funding partners and their contributions are as follows: $1,182,400.00 (39.86%) from RTD, $1,080,000 (36.41%) from the City, $504,000 (16.99%) from SPIMD and $200,000 (6.74%) from Douglas County; and

WHEREAS, the operational limits of the Program are depicted in **Exhibit A**, attached hereto, and incorporated herein, which includes the entirety of the City of Lone Tree and Meridian North and Meridian South; and

WHEREAS, the proposed Agreement will allow the Program to provide transit service into Merdian beginning in January 2026 and ending in December 2027; and

NOW, THEREFORE, for and in consideration of the mutual promises and covenants contained herein, the sufficiency of which is mutually acknowledged, the Parties hereto agree as follows:

1. City Responsibilities and Contribution for the Program.

The City is responsible for managing all operations and management activities associated with the Program. The City's responsibilities include but are not limited to the following: maintaining service contracts, overseeing all operations, determining service needs and monitoring all weather conditions that could negatively impact transit services, managing the contractor(s) and consultants that provide the City with transit services.

The City is responsible for securing all the necessary funding for the Program in excess of the County Contribution (as defined below).

The City is responsible for owning (when applicable), operating, and maintaining all the improvements associated with the Program, including any advertising, media relations and signage associated with the Program.

Upon a written request from the County, the City agrees to provide the County with copies of applicable Program documentation, including but not limited to the ridership data and statistics associated with measuring Program performance.

The City is responsible for invoicing the County as discussed below in Section 2, County Responsibilities and Contribution for the Program.

2. County Responsibilities and Contribution for the Program.

The County Contribution shall be utilized solely to fund direct expenses that are incurred for the operation of the Program, which include, but are not limited to, payments to contractor(s) and consultants providing the City with professional transit services. County has no financial responsibility for owning, operating, or maintaining the Program.

The County agrees to pay the City Two Hundred Thousand Dollars and No Cents ($200,000.00) (the "County Contribution"), specifically, a One Hundred Thousand Dollars and No Cents ($100,000.00) contribution to the City to operate the Program for calendar year 2026, and One Hundred Thousand Dollars and No Cents ($100,000.00) to the City to operate the Program for calendar year 2027. In no event will the County be liable to pay the City any amount more than the County Contribution, including for any unforeseen Program related costs or claims.

The County Contribution for operating the Program in 2026 is due to the City within thirty (30) days of the date that the City invoices and notifies the County that the City has commenced

the Program for 2026. The start date for operating the Program in 2026 is currently anticipated to occur on **January 2, 2026**.

The County Contribution for operating the Program in 2027 is due to the City on or before **December 31, 2026**, provided the County receives an invoice from the City on or before **November 15, 2026** and the City notifies the County of its plans to begin operating the Program for 2027 on or before **February 15, 2027**.

3. Term and Time of Performance. This Agreement shall commence upon the Effective Date and shall continue until completion of the Program ends in December 2027. If the City does not begin operating the Program for 2026 before **April 1, 2026**, and unless an extension is agreed to in writing by both Parties prior to **March 31, 2026**, then the County may terminate this Agreement, and the City shall refund the County its contribution.

If the City fails to begin operating the Program for 2027 before **March 31, 2027** then upon written request from the County, the City shall refund the County its contribution for operating the Program in 2027.

4. Remedies. The Parties hereto acknowledge and agree that each Party may exercise all rights and remedies in law or in equity, by a decree in specific performance, or such other legal or equitable relief as may be available.

5. Notice. Any notice required or permitted by this Agreement shall be in writing and shall be deemed to have been sufficiently given for all purposes if sent by certified mail or registered mail, postage and fees prepaid, addressed to the party to whom such notice is to be given, at the address set forth below, or at such other address as has been previously furnished in writing, to the other party. Such notice shall be deemed to have been given when deposited in the United States mail.

City of Lone Tree: City of Lone Tree
9220 Kimmer Drive Suite 100
Lone Tree, Colorado 80124
Attn: Seth Hoffman, City Manager

With electronic copy sent to: Seth.Hoffman@cityoflonetree.com

Douglas County: Douglas County
Attn: Director of Public Works
100 Third Street
Castle Rock, Colorado 80104

With electronic copy sent to: attorney@douglas.co.us

6. Appropriation. Pursuant to C.R.S. § 29-1-110, the financial obligations of the City and the County contained herein which are payable after the current fiscal year are contingent upon funds for that purpose being appropriated, budgeted and otherwise made available.

7. No Waiver of Governmental Immunity Act. The Parties hereto understand and agree that the Parties, their commissioners, officials, officers, directors, agents and employees, are

relying on, and do not waive or intend to waive by any provisions of this Agreement, the monetary limitations or any other rights, immunities and protections provided by the Colorado Governmental Immunity Act, §§ 24-10-101 to 120, C.R.S., or otherwise available to the County.

8. Additional Documents. The Parties agree to execute any additional documents or take any additional action that is necessary to carry out the intent of this Agreement.

9. Colorado Law**.** This Agreement shall be governed by the laws of the State of Colorado. Venue for any action hereunder shall be in the District Court, County of Douglas, State of Colorado, and the Parties waive any right to remove any action to any other court, whether state or federal.

10. Separate Entities. The Parties enter into this Agreement as separate, independent governmental entities and shall maintain such status throughout.

11. No Third-Party Beneficiaries**.** The enforcement of the terms and conditions of this Agreement and all rights of action relating to such enforcement, shall be strictly reserved to the Parties, and nothing contained in this Agreement shall give or allow any such claim or right of action by any other or third person under such Agreement. Any beneficiary of the terms and conditions of this Agreement are not intended beneficiaries but are incidental beneficiaries only.

12. Severability. It is understood and agreed by the Parties hereto that if any part, term, or provision of this Agreement is by the courts held to be illegal or in conflict with any law of the State of Colorado, the validity of the remaining portions or provisions shall not be affected, and the rights and obligations of the parties shall be construed and enforced as if the Agreement did not contain the particular part, term, or provision held to be invalid.

13. Recitals**.** The Recitals to this Agreement are incorporated herein by this reference.

14. Entirety. This Agreement merges and supersedes all prior negotiations, representations, and agreements between the Parties hereof and constitutes the entire agreement between the Parties concerning the subject matter hereof.

[*Remainder of page intentionally left blank. Signatures on following page.*]

IN WITNESS WHEREOF, this Agreement is executed by the Parties hereto as of the date first written above.

CITY OF LONE TREE, COLORADO

Signed by:
Marissa Harmon
7A18B4978A1F4A1...

Marissa Harmon, Mayor

ATTEST:

Signed by:
Ahnjoulie DeBoyes
3B6ACE910EE949C...

Ahnjoulie DeBoyes, City Clerk

APPROVED AS TO FORM:

Signed by:
Linda Michow
32766553EA8E42C...

Linda Michow, City Attorney

BOARD OF COUNTY COMMISSIONERS OF DOUGLAS COUNTY

_____

_____, Chair

ATTEST:

_____

_____,
Clerk to the Board

APPROVED AS TO CONTENT:

_____
Douglas J. DeBord, County Manager

APPROVED AS TO FORM:

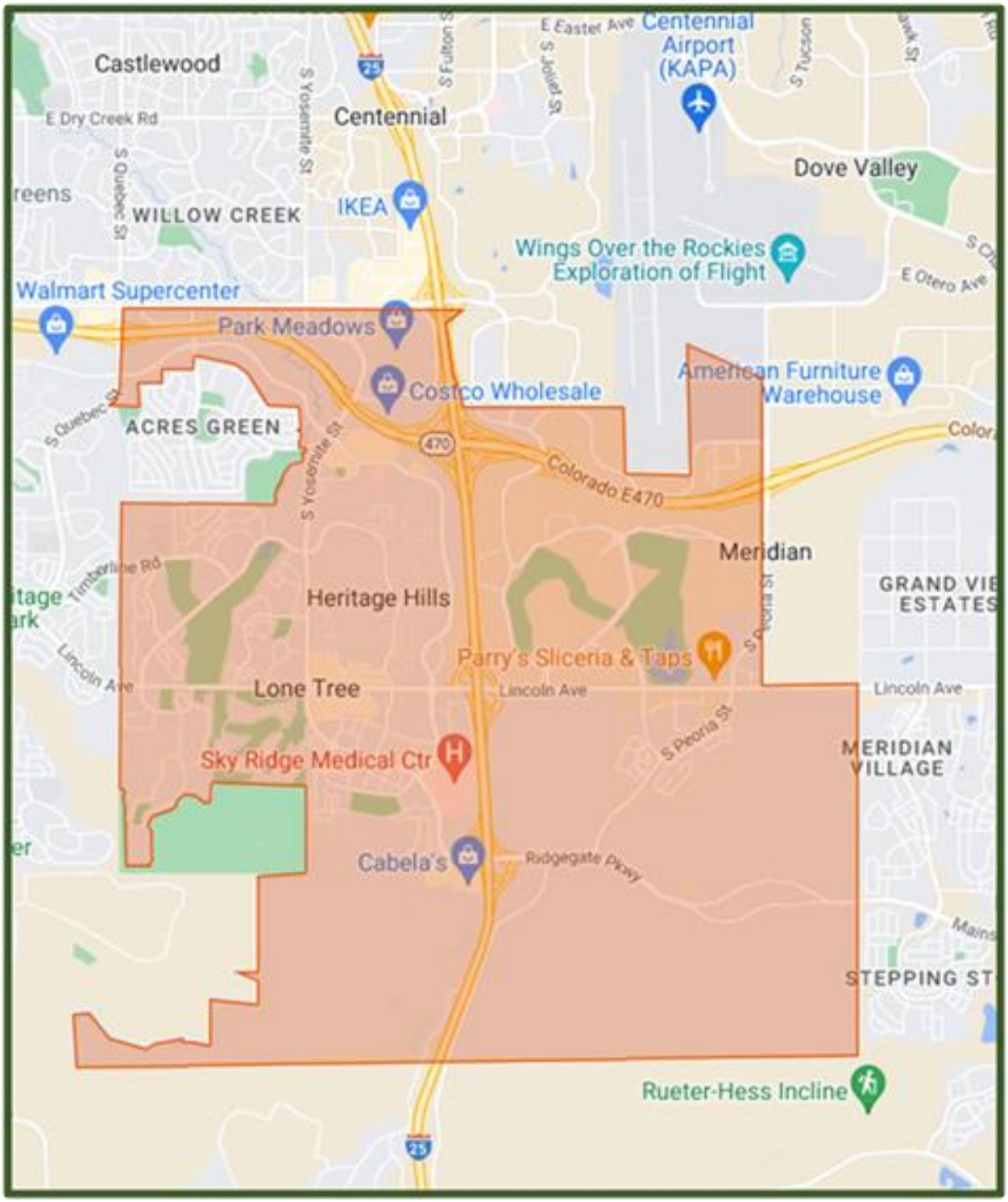
_____
Chris Pratt, Senior County Attorney

APPROVED AS TO FISCAL CONTENT:

_____
Christie Gutherie, Director of Finance

Exhibit A

Link on Demand Expanded Service Area



MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Cristy Cobb, Benefits Manager

DESCRIPTION: 2026 Public Contract for Services Amendment with The Hartford Life and Accident Insurance Company in Amount of $1,233,000.00.

SUMMARY: The attached contract represents the 2026 seventh amendment agreement for claims administration of the employee LTD and Basic/Supplemental Life Insurance programs. This agreement includes the administration of voluntary Critical Illness and Accident coverage for employees.

RECOMMENDED ACTION: Approval and signature of the 2026 Public Contract for Services Amendment with The Hartford Life and Accident Insurance Company for $1,233,000.

REVIEW:

Laura Leary	Approve	1/30/2026
Jeff Garcia	Approve	2/5/2026
Christie Guthrie	Approve	2/5/2026
Doug DeBord	Approve	2/5/2026

ATTACHMENTS:

Cover Page
The Hartford Contract Amendment 2026

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Cristy Cobb, Benefits Manager

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SUMMARY: The attached contract represents the 2026 seventh amendment agreement for claims administration of the employee LTD and Basic/Supplemental Life Insurance programs. This agreement includes the administration of voluntary Critical Illness and Accident coverage for employees.

RECOMMENDED ACTION: Approval and signature of the 2026 Public Contract for Services Amendment with The Hartford Life and Accident Insurance Company for $1,233,000.

REVIEW:

Laura Leary	Approve	1/30/2026
Jeff Garcia	Approve	2/5/2026
Christie Guthrie	Approve	2/5/2026
Doug DeBord	Approve	2/5/2026

ATTACHMENTS:

The Hartford Contract Amendment 2026

Docusign Envelope ID: 21BBC2D8-A353-45BE-A8D8-2FBBDCA8EA15

SEVENTH AMENDMENT TO PUBLIC CONTRACT FOR SERVICES

THIS AMENDMENT TO PUBLIC CONTRACT FOR SERVICES (the "Seventh Amendment") is made and entered into this **1st day of January 2026** by and between the **BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF DOUGLAS, STATE OF COLORADO** (the "County"), and **HARTFORD LIFE AND ACCIDENT INSURANCE COMPANY** (the "Contractor").

WHEREAS, the County and the Consultant entered into a certain Public Contract for Services dated July 19, 2019 (the "Contract"); and

WHEREAS, the County and the Consultant originally agreed to a Maximum Contract Expenditure for services in the amount of THIRTY-ONE THOUSAND SEVEN HUNDRED AND FIFTY DOLLARS ($31,750.00) for fiscal year 2019; and

WHEREAS, The County and the Contractor amended the Contract on January 1, 2020 ("First Amendment") increasing the Maximum Expenditure in the amount of EIGHT HUNDRED THIRTY THOUSAND DOLLARS ($830,000.00) for fiscal year 2020; and

WHEREAS, the Parties further amended services provided by including reporting and claim processing and by adding SEVEN HUNDRED SEVENTY THOUSAND DOLLARS ($770,000.00) for fiscal year 2021 on January 26, 2021 ("Second Amendment"); and

WHEREAS, the County and the Contractor then amended the Maximum Contract Expenditure by adding EIGHT HUNDRED TWO THOUSAND DOLLARS ($802,000.00) for fiscal year 2022, on January 1, 2022 ("Third Amendment"); and

WHEREAS, the County and the Contractor then amended the Maximum Contract Expenditure by adding EIGHT HUNDRED EIGHTY-ONE THOUSAND DOLLARS ($881,000.00) for fiscal year 2023 ("Fourth Amendment"); and

WHEREAS, the County and the Contractor then amended the Contract to add services of Voluntary Accident and Critical Illness coverage and amended the Maximum Contract Expenditure by adding ONE MILLION, ONE HUNDRED SEVENTY-TWO THOUSAND NINE HUNDRED AND SIXTY DOLLARS ($1,172,960.00) for fiscal year 2024 ("Fifth Amendment"); and

WHEREAS, the County and the Contractor last amended the Maximum Contract Expenditure by adding ONE MILLION, SEVENTY-FIVE THOUSAND DOLLARS ($1,075,000.00) for fiscal year 2025 ("Sixth Amendment"); and

WHEREAS, the County and the Contractor now desire to amend the Term and the Maximum Contract Expenditure by adding ONE MILLION, TWO HUNDRED THIRTY-THREE THOUSAND DOLLARS ($1,233,000.00) for fiscal year 2026; and

Docusign Envelope ID: 21BBC2D8-A353-45BE-A8D8-2FBBDCA8EA15

WHEREAS, The County has budgeted and appropriated the necessary funds to satisfy the financial obligations set forth in the Contract.

NOW, THEREFORE, the parties hereto mutually agree as follows:

1. **MAXIMUM CONTRACT EXPENDITURE:** Any other provision of this Contract notwithstanding and pursuant to Section 29-1-110, C.R.S., the total amount of funds appropriated for this Contract is SIX MILLION, SEVEN HUNDRED NINETY-FIVE THOUSAND, SEVEN HUNDRED AND TEN DOLLARS ($6,795,710.00). The amount of funds appropriated for this Seventh Amendment is ONE MILLION, TWO HUNDRED THIRTY-THREE THOUSAND DOLLARS ($1,233,000.00) for fiscal year 2026. In no event shall the County be liable for payment under this Contract for any amount in excess thereof. The County is not under obligation to make any future apportionment or allocation to this Contract, nor is anything set forth herein a limitation of liability for Contractor. Any potential expenditure for this Contract outside the current fiscal year is subject to future annual appropriation of funds for any such proposed expenditure.

2. **TERM:** It is mutually agreed by the parties that the term of this Contract shall commence as of 12:01 a.m. on **July 19, 2019** and terminate at 12:00 a.m. on **December 31, 2026**. This Contract, at the option of the County, may be renewed for an additional year, if notice is given to the Contractor by the County on or before December 31st of the current term. This Contract and/or any extension of its original term shall be contingent upon annual funding being appropriated, budgeted and otherwise made available for such purposes and subject to the County's satisfaction with all products and services received during the preceding term.

3. The remainder of the Contract shall remain in full force and effect.

SIGNATURE PAGE TO FOLLOW

Docusign Envelope ID: 21BBC2D8-A353-45BE-A8D8-2FBBDCA8EA15

IN WITNESS WHEREOF, the County and Consultant have executed this Amendment as of the date first above written.

ARTFORD LIFE AND ACCIDENT INSURANCE COMPANY

BY: _____

TITLE: SVP, Operations

DATE: 1/27/26

Signature of Notary Public Required:

STATE OF Connecticut)
) **ss.**
COUNTY OF Hartford)

The foregoing instrument was acknowledged before me this 27 day of January, 2026 by Carrie Palmisano Quick

Witness my hand and official seal

_____
Notary Public

My commission expires: June 30, 2029

CARRIE PALMISANO QUICK
Notary Public, State of Connecticut
My Commission Expires June 30, 2029

Docusign Envelope ID: 21BBC2D8-A353-45BE-A8D8-2FBBDCA8EA15

THE BOARD OF COUNTY COMMISSIONERS

OF THE COUNTY OF DOUGLAS, COLORADO

By: _____

George Teal

Chair

ATTEST:

By: _____

Hayley Hall

Clerk to the Board, Clerk & Recorder

APPROVED AS TO CONTENT:

By: Signed by: Laura Leary 81A0708F8FBC4C6... _____

Laura Leary

Human Resources Director

DATE: 1/27/2026

APPROVED AS TO CONTENT:

By: Signed by: Douglas DeBord EB22081118E544C... _____

Doug DeBord

County Manager

DATE: 1/29/2026

APPROVED AS TO FISCAL CONTENT:

By: Signed by: Christie Guthrie C371FCD771FC4CD... _____

Christie Guthrie

Director of Finance

DATE: 1/29/2026

APPROVED AS TO LEGAL CONTENT:

By: DocuSigned by: Christopher Pratt 573DD015549D4F7... _____

Christopher Pratt

County Attorney

DATE: 1/28/2026

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Cristy Cobb, Benefits Manager

DESCRIPTION: Public Amendment for Services by and Between Delta Dental of Colorado and Douglas County for Employee Dental Benefits in the Amount of $1,234,498.00.

SUMMARY: The attached annual addendum represents the 2026 agreement for claims administration of the employee dental insurance programs.

RECOMMENDED ACTION: Approval and signature of the Amendment of the Public Contract for Services with Delta Dental of Colorado for $1,234,498.

REVIEW:

Laura Leary	Approve	1/30/2026
Jeff Garcia	Approve	2/5/2026
Christie Guthrie	Approve	2/5/2026
Doug DeBord	Approve	2/5/2026

ATTACHMENTS:

Cover Page
Delta Appropriations Contract Amendment 2026

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Cristy Cobb, Benefits Manager

DESCRIPTION: Public Amendment for Services by and Between Delta Dental of Colorado and Douglas County for Employee Dental Benefits in the Amount of $1,234,498.00.

SUMMARY: The attached annual addendum represents the 2026 agreement for claims administration of the employee dental insurance programs.

RECOMMENDED ACTION: Approval and signature of the Amendment of the Public Contract for Services with Delta Dental of Colorado for $1,234,498.

REVIEW:

Laura Leary	Approve	1/30/2026
Jeff Garcia	Approve	2/5/2026
Christie Guthrie	Approve	2/5/2026
Doug DeBord	Approve	2/5/2026

ATTACHMENTS:

Delta Appropriations Contract Amendment 2026

Docusign Envelope ID: 9EA09384-2818-44F5-8EFE-ED02DBF10592

DELTA DENTAL

Delta Dental of Colorado
4582 South Ulster Street
Denver, Colorado 80237

DELTA DENTAL BENEFITS CONTRACT

The parties of this Contract are DOUGLAS COUNTY, herein called the "Group," "Applicant," or "Employer" and Delta Dental of Colorado, herein called "Delta Dental."

The Delta Dental contracts dated January 1, 2025, have been amended effective January 1, 2026. The balance of such contracts are continued as if fully set forth herein except for the changes as shown below.

Any other provision of this Services Agreement notwithstanding, pursuant to Colo. Const. Art X, Sec 20 and section 29-1-110 C.R.S., unless the parties mutually agree in writing to an amendment of this Services Agreement in the future, the estimated amount of funds budgeted and appropriated for this Services Agreement is $1,234,498.00 for fiscal year 2026. If the claims and administration fees reach $1,134,498.00, Douglas County will begin appropriation process to obtain additional funds, and a new contract amendment will be executed. If unable to appropriate additional funds the contract termination provisions will apply upon reaching $1,234,498.00 in claims payment and administration charges.

Total contract costs are based upon actual monthly enrollment, Per Employee per Month factors and overall estimated claim projection. The following costs and estimates have been considered in determining the amount budgeted and appropriated herein. Estimated 2026 annual cost is based upon actual enrollment (employees) as of 12/19/2025 and corresponding monthly charge as follows:

PPO Only (EPO6B):
712 employees x administrative charge of $4.59 per employee per month= $3,268.08/month $39,216.96 annual)

PPO Plus:
658 employees x administrative charge of $4.59 per employee per month= $3020.22 /month $36,242.64 annual)

Docusign Envelope ID: 9EA09384-2818-44F5-8EFE-ED02DBF10592

DELTA DENTAL®

Countersigned:
Delta Dental of Colorado

Mark Thompson

Signature

12/23/25

Date

State of Colorado
Arapahoe County

Subscribed and sworn to before me by Mark Thompson on this 23rd day of December 2025.

Seal

CRYSTAL GRACE FENTY
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 20234021211
MY COMMISSION EXPIRES JUNE 06, 2027

NOTARY PUBLIC

Docusign Envelope ID: 9EA09384-2818-44F5-8EFE-ED02DBF10592

THE BOARD OF COUNTY COMMISSIONERS

OF THE COUNTY OF DOUGLAS, COLORADO

By: _____

George Teal

Chair

ATTEST:

By: _____

Hayley Hall

Clerk to the Board, Clerk & Recorder

APPROVED AS TO CONTENT:

By: Signed by: Laura Leary 81A0798F8FBC4C5... _____

Laura Leary

Human Resources Director

DATE: 1/27/2026

APPROVED AS TO CONTENT:

By: Signed by: Douglas DeBord EB22981118E344C... _____

Doug DeBord

County Manager

DATE: 1/29/2026

APPROVED AS TO FISCAL CONTENT:

By: Signed by: Christie Guthrie C371FCD771FC4CD... _____

Christie Guthrie

Director of Finance

DATE: 1/29/2026

APPROVED AS TO LEGAL CONTENT:

By: DocuSigned by: Christopher Pratt 573DD015549D4F7... _____

Christopher Pratt

County Attorney

DATE: 1/28/2026

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Cristy Cobb, Benefits Manager

DESCRIPTION: 2026 Public Contract for Services Amendment with Telligen, Inc. in the Annual Amount of $74,000.00 with a Maximum Contract Liability of $506,000.00.

SUMMARY: The attached contract represents the 2026 ninth amendment agreement for administration of wellness services, including incentive program activities, coaching and member portal.

RECOMMENDED ACTION: Request Board approval and signature of the 2026 Public Contract for Services Amendment with Telligen, Inc.

REVIEW:

Laura Leary	Approve	1/30/2026
Jeff Garcia	Approve	2/3/2026
Christie Guthrie	Approve	2/3/2026
Doug DeBord	Approve	2/4/2026

ATTACHMENTS:

Cover Page
Telligen Contract Amendment 2026

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Cristy Cobb, Benefits Manager

DESCRIPTION: 2026 Public Contract for Services Amendment with Telligen, Inc. in the Annual Amount of $74,000 with a Maximum Contract Liability of $506,000.00.

SUMMARY: The attached contract represents the 2026 ninth amendment agreement for administration of wellness services, including incentive program activities, coaching and member portal.

RECOMMENDED ACTION: Request Board approval and signature of the 2026 Public Contract for Services Amendment with Telligen, Inc.

REVIEW:

Laura Leary	Approve	1/30/2026
Jeff Garcia	Approve	2/3/2026
Christie Guthrie	Approve	2/3/2026
Doug DeBord	Approve	2/4/2026

ATTACHMENTS:

Telligen Contract Amendment 2026

Docusign Envelope ID: 6DA75943-EE52-4E9E-8C22-EE8A105BCDFF
Docusign Envelope ID: 0AE11190-1EEF-424B-ABB2-FBA78412CFC1

NINTH AMENDMENT TO PUBLIC CONTRACT FOR SERVICES

THIS NINTH AMENDMENT TO THE PUBLIC CONTRACT FOR SERVICES (the Ninth Amendment") is entered into as of this 1st day of January, 2026 by and between the **BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF DOUGLAS, STATE OF COLORADO** (the "County"), and **TELLIGEN, INC.**

WHEREAS, the County and the Consultant entered into a certain Public Contract for Services Agreement dated January 1, 2017 (the "Contract"); and

WHEREAS, the County and the Consultant originally agreed to a Maximum Contract Expenditure in the amount of Twenty-Four Thousand Five Hundred Dollars ($24,500.00); and

WHEREAS, the County and the Consultant amended the Contract on January 1, 2018 ("First Amendment") increasing the Maximum Expenditure in the amount of Twenty-Four Thousand Five Hundred Dollars ($24,500.00) and extending the Term; and

WHEREAS, the County and the Consultant further amended the Contract on January 1, 2019 ("Second Amendment") increasing the Maximum Contract Expenditure in the amount of Twenty-Four Thousand Five Hundred Dollars ($24,500.00) and by extending the Term; and

WHEREAS, the County and the Consultant further amended the Contract on January 1, 2020 ("Third Amendment") increasing the Maximum Contract Expenditure in the amount of Fifty-Five Thousand Dollars ($55,000.00) and by extending the Term; and

WHEREAS, the County and the Consultant amended the Contract on January 1, 2021 ("Fourth Amendment") increasing the Maximum Contract Expenditure in the amount of l Fifty-Five Thousand Dollars ($55,000.00), and by extending the Term; and

WHEREAS, the County and the Consultant amended the Contract on January 1, 2022 ("Fifth Amendment") increasing the Maximum Contract Expenditure in the amount of FIFTY EIGHT THOUSAND DOLLARS ($58,000.00) and by extending the Term; and

WHEREAS, the County and the Consultant amended the Contract on January 1, 2023 ("Sixth Amendment") increasing the Maximum Contract Expenditure by FIFTY EIGHT THOUSAND FIVE HUNDRED DOLLARS ($58,500.00) and by extending the Term; and

WHEREAS, the County and the Consultant amended the Contract on January 1, 2024 ("Seventh Amendment") increasing the Maximum Contract Expenditure by SIXTY THOUSAND DOLLARS ($60,000.00) and by extending the Term; and

WHEREAS, the County and the Consultant amended the Contract on January 1, 2025 ("Eighth Amendment") increasing the Maximum Contract Expenditure by SEVENTY TWO THOUSAND DOLLARS ($72,000.00) and by extending the Term; and

WHEREAS, the County and the Consultant hereby desire to further amend Contract by increasing the Maximum Contract Expenditure by SEVENTY FOUR THOUSAND DOLLARS ($74,000.00) for fiscal year 2026 and by extending the Term to December 31, 2026; and

WHEREAS, The County has budgeted and appropriated the necessary funds to satisfy the financial obligations set forth in the Contract.

Docusign Envelope ID: 6DA75943-EE52-4E9E-8C22-EE8A105BCDFF

Docusign Envelope ID: 0AE11190-1EEF-424B-ABB2-FBA78412CFC1

WHEREAS, The County's wellness program with Telligen is fully reimbursed by United Healthcare.

NOW, THEREFORE, the parties hereto mutually agree as follows:

1. **MAXIMUM CONTRACT EXPENDITURE:** Any other provision of this Contract notwithstanding and pursuant to Section 29-1-110, C.R.S., the total amount of funds appropriated for this Contract is Five Hundred and Six Thousand Dollars ($506,000). The funds appropriated for this Ninth Amendment is Seventy Four Thousand Dollars ($74,000) for fiscal year 2026. In no event shall the County be liable for payment under this Contract for any amount in excess thereof. The County is not under obligation to make any future apportionment or allocation to this Contract nor is anything set forth herein a limitation of liability for Consultant. Any potential expenditure for this Contract outside the current fiscal year is subject to future annual appropriation of funds for any such proposed expenditure.

2. **TERM:** It is mutually agreed by the parties that the term of this Contract shall commence as of 12:01 a.m. on **January 1, 2017** and terminate at 12:00 a.m. on **December 31, 2026.** This Contract and/or any extension of its original term shall be contingent upon annual funding being appropriated, budgeted, and otherwise made available for such purposes and subject to the County's satisfaction with all products and services received during the preceding term.

3. The remainder of the Contract shall remain in full force and effect.

SIGNATURE PAGE TO FOLLOW

Docusign Envelope ID: 6DA75943-EE52-4E9E-8C22-EE8A105BCDFF
Docusign Envelope ID: 0AE11190-1EEF-424B-ABB2-FBA78412CFC1

IN WITNESS WHEREOF, the County and Consultant have executed this Amendment as of the date first above written.

[TELLIGEN, INC.]

BY: Signed by: Brian Barry CDEC1D1403284E0...

TITLE: Vice President-CIO

DATE: 1/14/2026

Signature of Notary Public Required:

STATE OF Iowa

COUNTY OF Polk

The foregoing instrument was acknowledged before me this 14 day of January, 2026, by Brian Barry,

Witness my hand and official seal

Angela Overton
Notary Public

My commission expires: November 17, 2028

NOTARIAL SEAL IOWA
ANGELA OVERTON
Commission Number 800417
My Commission Expires
11-17-28

Docusign Envelope ID: 6DA75943-EE52-4E9E-8C22-EE8A105BCDFF

THE BOARD OF COUNTY COMMISSIONERS

OF THE COUNTY OF DOUGLAS, COLORADO

By: _____

George Teal

Chair

ATTEST:

By: _____

Hayley Hall

Clerk to the Board, Clerk & Recorder

APPROVED AS TO CONTENT:

By: _____

Laura Leary

Human Resources Director

DATE: _____

APPROVED AS TO CONTENT:

By: _____

Doug DeBord

County Manager

DATE: _____

APPROVED AS TO FISCAL CONTENT:

By: _____

Christie Guthrie

Director of Finance

DATE: _____

APPROVED AS TO LEGAL CONTENT:

By: _____

Christopher Pratt

County Attorney

DATE: _____

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Cristy Cobb, Benefits Manager

DESCRIPTION: 2026 Public Contract for Services Amendment with Fiduciary Consulting Group at Morgan Stanley (formerly Cook Street Consulting, Inc.) in the Annual Amount of $60,000.00 with a Maximum Contract Liability of $180,000.00.

SUMMARY: The attached 2026 contract represents the first amendment for retirement plan consulting services.

RECOMMENDED ACTION: Request Board approval and signature of the 2026 Public Contract for Services Amendment with Fiduciary Consulting Group at Morgan Stanley.

REVIEW:

Laura Leary	Approve	1/30/2026
Jeff Garcia	Approve	2/3/2026
Christie Guthrie	Approve	2/3/2026
Doug DeBord	Approve	2/4/2026

ATTACHMENTS:

Cover Page
Fiducidary Consulting Group Contract Amendment 2026

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Cristy Cobb, Benefits Manager

DESCRIPTION: 2026 Public Contract for Services Amendment with Fiduciary Consulting Group at Morgan Stanley (formerly Cook Street Consulting, Inc.) in the annual amount of $60,000 with a maximum contract liability of $180,000.

SUMMARY: The attached 2026 contract represents the first amendment for retirement plan consulting services.

RECOMMENDED ACTION: Request Board approval and signature of the 2026 Public Contract for Services Amendment with Fiduciary Consulting Group at Morgan Stanley.

REVIEW:

Laura Leary	Approve	1/30/2026
Jeff Garcia	Approve	2/3/2026
Christie Guthrie	Approve	2/3/2026
Doug DeBord	Approve	2/4/2026

ATTACHMENTS:

Fiducidary Consulting Group Contract Amendment 2026

Docusign Envelope ID: 65C512DC-EFE5-4240-9838-69A1EB77F6CC

SECOND AMENDMENT TO THE PUBLIC CONTRACT FOR SERVICES

THIS SECOND AMENDMENT TO THE PUBLIC CONTRACT FOR SERVICES (the "Second Amendment") is made and entered into this **1st day of January 2026**, by and between the **BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF DOUGLAS, STATE OF COLORADO** (the "County"), and **FIDUCIARY CONSULTING GROUP AT MORGAN STANLEY (**formerly COOK STREET CONSULTING, INC.).

WHEREAS, the County and the Consultant entered into a certain Public Contract for Services dated **January 1, 2024** (the "Contract for RFP 024-23), and

WHEREAS, the County and the Contractor originally agreed to a Maximum Contract Expenditure for services in the amount of SIXTY THOUSAND DOLLARS ($60,000) for fiscal year 2024, and

WHEREAS, the County and the Contractor entered into a first amendment on January 1, 2025 and agreed to extend the term through December 31, 2025 and a Maximum Contract Expenditure for services in the amount of SIXTY THOUSAND DOLLARS ($60,000) for fiscal year 2025, and

WHEREAS, the County and the Contractor now desire to extend the term and amended the Maximum Contract Expenditure in the amount of SIXTY THOUSAND DOLLARS ($60,000) for fiscal year 2026, and

WHEREAS, the County has budgeted and appropriated the necessary funds to satisfy the financial obligations set forth in the Contract.

NOW, THEREFORE, the parties hereto mutually agree as follows:

1. **MAXIMUM CONTRACT EXPENDITURE:** Any other provision of this Contract notwithstanding and pursuant to Section 29-1-110, C.R.S., the total amount of funds appropriated for this Contract is ONE HUNDRED EIGHTY THOUSAND Dollars ($180,000.00). The amount of funds appropriated for this Second Amendment is SIXTY THOUSAND DOLLARS ($60,000.00) for fiscal year 2026. In no event shall the County be liable for payment under this Contract for any amount in excess thereof. The County is not under obligation to make any future apportionment or allocation to this Contract, nor is anything set forth herein a limitation of liability for consultant. Any potential expenditure for this Contract outside the current fiscal year is subject to future annual appropriation of funds for any such proposed expenditure.

2. **TERM:** It is mutually agreed by the parties that the term of this Contract shall commence as of 12:01 a.m. on **January 1, 2024, and** terminate at 12:00 a.m. on **December 31, 2026.** This Contract and/or any extension of its original term shall be contingent upon annual funding being appropriated, budgeted, and otherwise made available for such purposes and subject to the County's satisfaction with all products and services received during the preceding term.

Docusign Envelope ID: 65C512DC-EFE5-4240-9838-69A1EB77F6CC

3. The remainder of the Contract shall remain in full force and effect.

SIGNATURE PAGE TO FOLLOW

Docusign Envelope ID: 65C512DC-EFE5-4240-9838-69A1EB77F6CC

IN WITNESS WHEREOF, the County and Consultant have executed this Amendment as of the date first above written.

[FIDUCIARY CONSULTING GROUP AT MORGAN STANLEY]

BY: _____

TITLE: Executive Director

DATE: 12/17/2025

Signature of Notary Public Required:

STATE OF Colorado

COUNTY OF Arapahoe

The foregoing instrument was acknowledged before me this 17 day of December, 2025, by Scott McIntosh,

Witness my hand and official seal

Erica Ray
Notary Public

My commission expires: March 3, 2026

Erica Ray
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 20174030862
MY COMMISSION EXPIRES March 3, 2026

Erica Ray
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 20174030862
MY COMMISSION EXPIRES March 3, 2026

ER 12/17/2025

Docusign Envelope ID: 65C512DC-EFE5-4240-9838-69A1EB77F6CC

THE BOARD OF COUNTY COMMISSIONERS

OF THE COUNTY OF DOUGLAS, COLORADO

By: _____

George Teal

Chair

ATTEST:

By: _____

Hayley Hall

Clerk to the Board, Clerk & Recorder

APPROVED AS TO CONTENT:

By: Signed by: Laura Leary 81A0798F8FBC4C5...

Laura Leary

Human Resources Director

DATE: 1/27/2026

APPROVED AS TO CONTENT:

By: Signed by: Douglas DeBord EB22981118E544C...

Doug DeBord

County Manager

DATE: 1/29/2026

APPROVED AS TO FISCAL CONTENT:

By: Signed by: Christie Guthrie C371FCD771FC4CD...

Christie Guthrie

Director of Finance

DATE: 1/29/2026

APPROVED AS TO LEGAL CONTENT:

By: DocuSigned by: Christopher Pratt 573DD015549D4F7...

Christopher Pratt

County Attorney

DATE: 1/28/2026

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Cristy Cobb, Benefits Manager

DESCRIPTION: Public Amendment for Services by and Between Health Advocate and Douglas County for EAP and Advocacy Employee Benefits in the Amount of $251,600.00.

SUMMARY: The attached annual addendum represents the 2026 agreement for employee assistance program (EAP) and employee advocacy services.

RECOMMENDED ACTION: Approval and signature of the Amendment of the Public Contract for Services with Health Advocate for $251,600, of which $46,000 is appropriate for the fiscal year of 2026.

REVIEW:

Laura Leary	Approve	1/30/2026
Jeff Garcia	Approve	2/3/2026
Christie Guthrie	Approve	2/3/2026
Doug DeBord	Approve	2/4/2026

ATTACHMENTS:

Cover Page
Health Advocate Services Amendment 2026

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Cristy Cobb, Benefits Manager

DESCRIPTION: Public Amendment for Services by and Between Health Advocate and Douglas County for EAP and Advocacy Employee Benefits in the Amount of $251,600.00.

SUMMARY: The attached annual addendum represents the 2026 agreement for employee assistance program (EAP) and employee advocacy services.

RECOMMENDED ACTION: Approval and signature of the Amendment of the Public Contract for Services with Health Advocate for $251,600, of which $46,000 is appropriate for the fiscal year of 2026.

REVIEW:

Laura Leary	Approve	1/30/2026
Jeff Garcia	Approve	2/3/2026
Christie Guthrie	Approve	2/3/2026
Doug DeBord	Approve	2/4/2026

ATTACHMENTS:

Health Advocate Services Amendment 2026

Docusign Envelope ID: 73A21932-ACEC-49B3-B034-1DD5BEF0A40B

EIGHTH AMENDMENT PUBLIC CONTRACT FOR SERVICES

THIS EIGHTH AMENDMENT TO THE PUBLIC CONTRACT FOR SERVICES (The "Eighth Amendment") is made and entered into this **1st day of January 2026**, by and between the **BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF DOUGLAS, STATE OF COLORADO** (the "County"), and **HEALTH ADVOCATE SOLUTIONS, INC.**

WHEREAS, the County and the Consultant entered into a certain Public Contract for Services Agreement effective July 1, 2018.

WHEREAS, the County and the Consultant originally agreed to a Maximum Contract Expenditure for services in the amount of FIFTEEN THOUSAND DOLLARS ($15,000.00) for fiscal year 2018; and

WHEREAS, the County and the Consultant amended the Contract on January 1, 2019 ("First Amendment") increasing the Maximum Expenditure in the amount of SEVENTEEN THOUSAND DOLLARS ($17,000.00) and extending the term; and

WHEREAS, the County and the Consultant amended the Contract on January 1, 2020 ("Second Amendment") increasing the Maximum Expenditure in the amount of FIFTEEN THOUSAND DOLLARS ($15,000.00) and extending the term; and

WHEREAS, the County and the Consultant amended the Contract on January 1, 2021 ("Third Amendment") increasing the Maximum Expenditure in the amount of TWENTY THOUSAND DOLLARS ($20,000.00) and by extending the term; and

WHEREAS, the County and the Consultant amended the Contract on January 1, 2022 ("Fourth Amendment") increasing the Maximum Contract Expenditure in the amount of TWENTY THOUSAND DOLLARS ($20,000.00) and by extending the term; and

WHEREAS, the County and the Consultant amended the contract on January 1, 2023 ("Fifth Amendment") increasing the Maximum Contract Expenditure by an additional FORTY THOUSAND DOLLARS ($40,000.00) and by extending the term; and

WHEREAS, the County and the Consultant amended the contract on January 1, 2024 ("Sixth Amendment") increasing the Maximum Contract Expenditure by an additional FORTY THOUSAND DOLLARS ($40,000.00) and by extending the term; and

WHEREAS, the County and the Consultant amended the contract on January 1, 2025 ("Seventh Amendment") increasing the Maximum Contract Expenditure by an additional THIRTY-EIGHT THOUSAND SIX HUNDRED DOLLARS ($38,600.00) and by extending the term; and

Docusign Envelope ID: 73A21932-ACEC-49B3-B034-1DD5BEF0A40B

WHEREAS, the County and the Consultant hereby desire to further amend the contract Maximum Contract Expenditure by an additional FORTY-SIX THOUSAND DOLLARS ($46,000) for fiscal year 2026 and by extending the term to December 31, 2026; and

WHEREAS, The County has budgeted and appropriated the necessary funds to satisfy the financial obligations set forth in the Contract.

NOW, THEREFORE, the parties hereto mutually agree as follows:

1. MAXIMUM CONTRACT EXPENDITURE: Any other provision of this Contract notwithstanding and pursuant to Section 29-1-110, C.R.S., the total amount of funds appropriated for this Contract is TWO HUNDRED FIFTY-ONE THOUSAND SIX HUNDRED DOLLARS ($251,600.00). The funds appropriated for this Eighth Amendment is FORTY-SIX THOUSAND DOLLARS ($46,000) for fiscal year 2026**.** In no event shall the County be liable for payment under this Contract for any amount in excess thereof. The County is not under obligation to make any future apportionment or allocation to this Contract, nor is anything set forth herein a limitation of liability for Consultant. Any potential expenditure for this Contract outside the current fiscal year is subject to future annual appropriation of funds for any such proposed expenditure.

2. TERM: It is mutually agreed by the parties that the term of this Contract shall commence as of 12:01 a.m. on **July 1**, **2018** and terminate at 12:00 a.m. on **December 31, 2026.** This Contract and/or any extension of its original term shall be contingent upon annual funding being appropriated, budgeted and otherwise made available for such purposes and subject to the County's satisfaction with all products and services received during the preceding term.

3. Scope of service to include original Plan Sponsor Agreement for Advocacy and the Employee Assistance Program added to the original agreement as of January 1, 2023.

4. The remainder of the Contract shall remain in full force and effect.

SIGNATURE PAGE TO FOLLOW

Docusign Envelope ID: 73A21932-ACEC-49B3-B034-1DD5BEF0A40B

IN WITNESS WHEREOF, the County and Consultant have executed this Amendment as of the date first above written.

[HEALTH ADVOCATE SOLUTIONS, INC.]

BY: David Vandeveer

TITLE: Chief Revenue Officer

DATE: 01/29/2026

Signature of Notary Public Required:

STATE OF Virginia

COUNTY OF Prince William County

The foregoing instrument was acknowledged before me this 29th day of January, 2026, by David Vandeveer,

Witness my hand and official seal

Saidur Rahman Bhuyan

Notary Public

My commission expires: 01/31/2029

Saidur Rahman Bhuyan

REGISTRATION NUMBER
7917594
COMMISSION EXPIRES
January 31, 2029

Notarized remotely online using communication technology via Proof.

Docusign Envelope ID: 73A21932-ACEC-49B3-B034-1DD5BEF0A40B

THE BOARD OF COUNTY COMMISSIONERS

OF THE COUNTY OF DOUGLAS, COLORADO

By: _____

George Teal

Chair

ATTEST:

By: _____

Hayley Hall

Clerk to the Board, Clerk & Recorder

APPROVED AS TO CONTENT:

By: _____

Laura Leary

Human Resources Director

DATE: _____

APPROVED AS TO CONTENT:

By: _____

Doug DeBord

County Manager

DATE: _____

APPROVED AS TO FISCAL CONTENT:

By: _____

Christie Guthrie

Director of Finance

DATE: _____

APPROVED AS TO LEGAL CONTENT:

By: _____

Christopher Pratt

County Attorney

DATE: _____

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Brian Franklin, Assistant Director, Fleet Services

DESCRIPTION: Purchase Order to John Elway Chevrolet for a Total Amount of $441,840.00 under Douglas County IFB #027-25.

SUMMARY: The Fleet Services Division of Facilities, Fleet & Emergency Support Services, requests approval for a purchase order from the LEA Fund to John Elway Chevrolet for the acquisition of three (3) replacements and five (5) Risk Management pool vehicles as approved in the 2026 Adopted Budget.

LEA - Replacements and Risk ADDS (Fund 210) 22100.474300

- Chevy Tahoe PPV- $55,230.00 each.
  - Replacements for units 1666, 1824, & 1844 $165,690.00
  - 5 Risk Management ADDS $276,150.00

  Total $441,840.00

Documents Attached:
- John Elway Chevrolet Tahoe PPV Quote
- Douglas County IFB #027-25 Posted Bid
- Douglas County IFB #027-25 Awarded to John Elway Chevrolet

RECOMMENDED ACTION: Approval of a Purchase Order to John Elway Chevrolet for a total of $441,840.00 under Douglas County IFB #027-25.

REVIEW:

Tim Hallmark	Approve	1/22/2026
Jeff Garcia	Approve	1/30/2026
Christie Guthrie	Approve	1/30/2026
Doug DeBord	Approve	2/4/2026

ATTACHMENTS:

Cover Page
DOUGLAS- 26 TAHOE PPV
IFB #027-25 Posted Bid
John Elway Chevrolet Award Letter_120825

DOUGLAS COUNTY
COLORADO

www.douglas.co.us

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Brian Franklin, Assistant Director, Fleet Services

DESCRIPTION: Approval of a Purchase Order to John Elway Chevrolet for a total of $441,840.00 under Douglas County IFB #027-25.

SUMMARY: The Fleet Services Division of Facilities, Fleet & Emergency Support Services, requests approval for a purchase order from the LEA Fund to John Elway Chevrolet for the acquisition of three (3) replacements and five (5) Risk Management pool vehicles as approved in the 2026 Adopted Budget.

LEA - Replacements and Risk ADDS (Fund 210) 22100.474300

- Chevy Tahoe PPV- $55,230.00 each.
  - Replacements for units 1666, 1824, & 1844 $165,690.00
  - 5 Risk Management ADDS $276,150.00

  Total $441,840.00

Documents Attached:

- John Elway Chevrolet Tahoe PPV Quote
- Douglas County IFB #027-25 Posted Bid
- Douglas County IFB #027-25 Awarded to John Elway Chevrolet

RECOMMENDED ACTION: Approval of a Purchase Order to John Elway Chevrolet for a total of $441,840.00 under Douglas County IFB #027-25.

REVIEW:

Tim Hallmark	Approve	1/22/2026
Jeff Garcia	Approve	1/30/2026
Christie Guthrie	Approve	1/30/2026
Doug DeBord	Approve	2/4/2026

ATTACHMENTS:

DOUGLAS- 26 TAHOE PPV
IFB #027-25 Posted Bid
John Elway Chevrolet Award Letter_120825

John Elway Chevrolet

Sarah Dudgeon | 303-789-6763 | sdudgeon@elwaydealers.net

Vehicle: [Fleet] 2026 Chevrolet Tahoe (CK10706) 4WD 4dr Commercial (✔ Complete)

Quote Worksheet

	MSRP
Base Price	$57,200.00
Dest Charge	$2,595.00
Total Options	$624.00
Subtotal	**$60,419.00**
5J1 Calibration, keyless remote panic button and exterior lights/horn disable	$0.00
Subtotal Pre-Tax Adjustments	**$0.00**
Less Customer Discount	($5,189.00)
Subtotal Discount	**($5,189.00)**
Trade-In	$0.00
Excluded from Sales Tax **Subtotal Trade-In**	**$0.00**
Taxable Price	**$55,230.00**
Sales Tax	$0.00
Subtotal Taxes	**$0.00**
Subtotal Post-Tax Adjustments	**$0.00**
Total Sales Price	**$55,230.00**

Comments:

DOUGLAS COUNTY IFB #027-25
STATE OF COLORADO AWARD 193796
US FEDERAL GOVT. SAM.GOV #NLPNC96A9FG5

Dealer Signature / Date

Customer Signature / Date

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Data Version: 27435. Data Updated: Jan 6, 2026 6:49:00 PM PST.

John Elway Chevrolet

Sarah Dudgeon | 303-789-6763 | sdudgeon@elwaydealers.net

Vehicle: [Fleet] 2026 Chevrolet Tahoe (CK10706) 4WD 4dr Commercial (✔ Complete)

Selected Model and Options

MODEL

CODE	MODEL	MSRP
CK10706	2026 Chevrolet Tahoe 4WD 4dr Commercial	$57,200.00

COLORS

CODE	DESCRIPTION
GBA	Black

SUSPENSION PKG

CODE	DESCRIPTION	MSRP
Z56	Suspension Package, heavy-duty, police-rated.	Inc.

EMISSIONS

CODE	DESCRIPTION	MSRP
NE1	Emissions, Colorado, Connecticut, Delaware, Maine, Maryland, Massachusetts, Minnesota, Nevada, New Jersey, New York, New Mexico, Oregon, Pennsylvania, Rhode Island, Vermont and Washington state requirements	$0.00

ENGINE

CODE	DESCRIPTION	MSRP
L84	Engine, 5.3L EcoTec3 V8	$0.00

TRANSMISSION

CODE	DESCRIPTION	MSRP
MHU	Transmission, 10-speed automatic	Inc.

GVWR

CODE	DESCRIPTION	MSRP
C6G	GVWR, 7600 lbs. (3447 kg)	$0.00

AXLE

CODE	DESCRIPTION	MSRP
GU5	Rear axle, 3.23 ratio	$0.00

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Vehicle: [Fleet] 2026 Chevrolet Tahoe (CK10706) 4WD 4dr Commercial (✔ Complete)

PREFERRED EQUIPMENT GROUP

CODE	DESCRIPTION	MSRP
1FL	Commercial Preferred Equipment Group	$0.00

WHEEL TYPE

CODE	DESCRIPTION	MSRP
PXT	Wheels, 20" x 9" (50.8 cm x 22.9 cm) steel	Inc.

TIRES

CODE	DESCRIPTION	MSRP
XCS	Tires, 275/55R20SL all-season, blackwall, Firestone Firehawk Pursuit	Inc.

PAINT

CODE	DESCRIPTION	MSRP
GBA	Black	$0.00

SEAT TYPE

CODE	DESCRIPTION	MSRP
AZ3	Seats, front 40/20/40 split-bench	$0.00

SEAT TRIM

CODE	DESCRIPTION	MSRP
H1T	Jet Black, Cloth seat trim	$0.00

RADIO

CODE	DESCRIPTION	MSRP
URW	Audio system, 17.7" diagonal advanced color LCD display	$0.00

ADDITIONAL EQUIPMENT - PACKAGE

CODE	DESCRIPTION	MSRP
9C1	Identifier for Police Package Vehicle	Inc.
AMF	Remote Keyless Entry Package	Inc.

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Vehicle: [Fleet] 2026 Chevrolet Tahoe (CK10706) 4WD 4dr Commercial (✔ Complete)

ADDITIONAL EQUIPMENT - MECHANICAL

CODE	DESCRIPTION	MSRP
5J9	Calibration, taillamp flasher, Red/White	Inc.
5LO	Calibration, taillamp flasher, Red/Red	Inc.
6J3	Wiring, grille lamps and siren speakers	$92.00
6J4	Wiring, horn and siren circuit	$75.00
6J7	Flasher system, headlamp and taillamp, DRL compatible with control wire	Inc.
___	Capless Fuel Fill	Inc.
J55	Brake system, heavy duty with front Brembo calipers and 16" front rotors	Inc.
K3W	Battery, 900 cold-cranking amps with 95 amp hour rating	Inc.
K6K	Battery, auxiliary, 760 cold-cranking amps with 70 amp hour rating	Inc.
KX4	Alternator, 250 amps	Inc.
RC1	Skid plate, front	Inc.
T66	Wiring provision, for outside mirrors and cargo side mirrors	Inc.
UT7	Ground wires, blunt cut cargo area and blunt cut console area	Inc.
V03	Cooling system, extra capacity	Inc.
V76	Recovery hooks, 2 front, frame-mounted, Black	Inc.

ADDITIONAL EQUIPMENT - EXTERIOR

CODE	DESCRIPTION	MSRP
6C7	Lighting, red and white front auxiliary dome	$170.00
___	Exterior ornamentation delete	Inc.
RAV	Tire, spare 275/55R20 all-season, blackwall, Firestone Firehawk Pursuit	Inc.
RNQ	Wheel, full-size spare, matching 20" (50.8 cm) steel wheel without center cap	Inc.
V53	Luggage rack side rails, delete	Inc.
VK3	License plate front mounting package	$0.00
WUA	Fascia, front high-approach angle	Inc.

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Vehicle: [Fleet] 2026 Chevrolet Tahoe (CK10706) 4WD 4dr Commercial (✔ Complete)

ADDITIONAL EQUIPMENT - INTERIOR

CODE	DESCRIPTION	MSRP
5J3	Calibration, Surveillance Mode interior lighting	Inc.
5T5	Seats, front cloth and second row vinyl	$0.00
6E2	Fleet Calibration	$50.00
6N5	Switches, rear window inoperative	$75.00
6N6	Door locks and handles, inside rear doors inoperative	$62.00
___	Instrumentation, analog	Inc.
___	Power supply, 100-amp, auxiliary battery, rear electrical center	Inc.
___	Power supply, 120-amp, (4) 30-amp circuit, Primary battery, relay controlled, passenger compartment harness wiring	Inc.
___	Power supply, 50-amp, power supply, auxiliary battery, passenger compartment wiring harness	Inc.
___	Theft-deterrent system, vehicle, PASS-Key III	Inc.
ATD	Seat delete, third row passenger	Inc.
AU7	Key common, fleet	Inc.
BCV	Lock control, driver side auto door lock disable	Inc.
BTV	Remote start	Inc.
K34	Cruise control, electronic with set and resume speed	Inc.
UTQ	Theft-deterrent system	$50.00
UUA	Display, automatic occupant sensing	Inc.
VZ2	Speedometer calibration	Inc.

ADDITIONAL EQUIPMENT - SAFETY-INTERIOR

CODE	DESCRIPTION	MSRP
___	Active Hill Hold Assist	Inc.
___	Seat belts, 3-point, all seating positions	Inc.
UD7	Rear Parking Assist	Inc.

ADDITIONAL EQUIPMENT - SAFETY-EXTERIOR

CODE	DESCRIPTION	MSRP
9G8	Headlamps, Daytime Running Lamps and automatic headlamp control delete	$50.00

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Vehicle: [Fleet] 2026 Chevrolet Tahoe (CK10706) 4WD 4dr Commercial (✔ Complete)

ADDITIONAL EQUIPMENT - OTHER

CODE	DESCRIPTION	MSRP
___	Protected idle	Inc.

SHIP THRU CODES

CODE	DESCRIPTION	MSRP
VPV	Ship Thru, Produced in Arlington Assembly and shipped to Kerr Industries and onto Arlington Assembly	Inc.
	Options Total	**$624.00**

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DOUGLAS COUNTY GOVERNMENT

Finance Department ~ Purchasing Division
100 Third Street, Suite 130
Castle Rock, Colorado 80104
Telephone: 303-660-7434
www.douglas.co.us

INVITATION FOR BID (IFB)
NO. 027-25
DOUGLAS COUNTY FLEET VEHICLES

YOUR BID RESPONSE MUST BE RECEIVED NO LATER THAN
NOVEMBER 7, 2025 @ 3:00PM

BIDDER'S CERTIFICATION

We offer to provide to Douglas County the materials, supplies, products and/or services requested in accordance with the specifications and subject to the terms and conditions of the purchase(s) described herein:

BIDDER: _____

ADDRESS: _____

CITY: _____ **STATE:** _____ **ZIP:** _____

TELEPHONE NUMBER: _____ **FAX NUMBER:** _____

EMAIL: _____

BY: _____
(Printed or Typed Name)

_____
(Signature)

TAXPAYER I.D. NUMBER: _____

Signature constitutes acceptance of all terms and conditions listed on this form and all documents attached.

Bids shall be received **ELECTRONICALLY ONLY** through the Rocky Mountain E-Purchasing/BidNet System website at (www.bidnetdirect.com/colorado/douglas-county-government). All bid responses should consist of one (1) PDF document, without password protection. It is the sole responsibility of the bidder to ensure that their bid response is received on time. Bids will not be considered which are received after the time stated.

Douglas County distributes solicitation documents through the Rocky Mountain E-Purchasing/BidNet System only. Copies of solicitations obtained from other sources are not considered official copies and the County cannot attest to their accuracy. All BidNet System questions must be addressed with BidNet Vendor Support at 800-835-4603.

Douglas County Government reserves the right to reject any or all bids, to waive formalities, informalities, or irregularities contained in the said bid and furthermore, to award an agreement/contract for items herein, either in whole or in part, if it is deemed to be in the best interest of the County to do so. Additionally, the County reserves the right to negotiate optional items and/or services with the successful bidder.

OVERVIEW:

Through this Invitation for Bid (IFB), the Department of Facilities, Fleet, and Emergency Support Services of Douglas County Government, hereinafter referred to as the County, respectfully requests bids from responsible and highly-qualified automotive dealerships capable of fulfilling the anticipated vehicle volume needs of Douglas County, as specified.

The initial agreement/contract, issued as a result of this IFB, will be for a period of one (1) year, beginning approximately January 1, 2026, to and including December 31, 2026. All pricing shall be firm and fixed for the initial agreement/contract period. The County shall have the option to renew the award for four (4) additional periods of one (1) year each, with the same terms and conditions. This agreement/contract and any extension to the original period of a subject agreement/contract shall be contingent upon annual funding being appropriated, budgeted, and otherwise made available for such purposes and subject to the County's unanimous satisfaction with the products and services received during the preceding agreement/contract period.

BID CONDITIONS AND PROVISIONS:

All bids must be submitted on the forms provided and in accordance with all terms, conditions, specifications, and stipulations contained herein. Bidders shall carefully read and be familiar with all terms, conditions, specifications, and stipulations contained in this IFB, which shall become part of the final agreement/contract.

All bids must be signed by a duly-authorized official of the company. The completed and signed bidder certification page (together with all required attachments) must be uploaded to the Rocky Mountain E-Purchasing/BidNet System before the due date and time shown on page one (1).

All participating bidders, by their signature on the certification page, shall agree to comply with all terms, conditions, specifications, and stipulations of this IFB as stated or implied herein. Any alteration, erasure or interlineation by the bidder in this IFB shall constitute cause for rejection by the County. Exceptions or deviations to this IFB must not be added to the IFB pages and must be on company letterhead and accompany the bid response.

All bidders are required to complete all of the information requested in this IFB. Failure to do so may result in the disqualification of your bid response. When omitting a bid on an item, please insert the words "NO BID".

Prices stated must be in the units specified. In the case of a discrepancy between the unit price and extension price, the unit price shall be considered correct. Minor details omitted by oversight will not constitute an excuse for their omission.

Bid pricing shall be fixed and subject to acceptance or rejection within ninety (90) days of the bid due date.

The County will not be responsible for any goods delivered and/or services performed without its purchase order, signed by an authorized representative of the County's Purchasing Division.

The successful bidder will be required to provide proof of and the required limits of liability insurance, including Workers' Compensation. This proof of insurance must be in the form of a "Certificate of Insurance" and must show coverage in the amounts specified by the laws of the State of Colorado for the duration of any agreement/contract issued as a result of this IFB. Additionally, the County must be notified of any changes occurring in this coverage and the successful bidder must demonstrate to the County that such changes do not, in any way, affect the minimum liability insurance required for this bid.

All information submitted in response to this IFB may be subject to disclosure under the Colorado Open Records Act. Bidders are discouraged from providing information that they consider confidential and/or privileged as part of their response to this IFB. If any portion of your response is identified as proprietary and/or confidential, a redacted copy must be uploaded to the Rocky Mountain E-Purchasing/BidNet System with your original/complete response.

The successful bidder may be required, as a provision of this IFB, to submit proof of compliance with governmental health and safety codes, regulations and standards, as appropriate.

The successful bidder shall be in complete compliance with all terms, conditions, specifications, and stipulations of this IFB as outlined herein. The County shall have the right to inspect the facilities and equipment of the successful bidder to ensure such compliance.

No bid shall be accepted from, and no agreement/contract will be awarded to, any person, firm or corporation that is in arrears to the County, upon debt or contract, or that is a defaulter, as surety or otherwise, upon any obligation to the County, or that has failed to attain or demonstrate compliance with any law, ordinance, regulation, or agreement/contract term or condition as may be provided for or required in any County agreement/contract, or that may be deemed irresponsible or unreliable by the County. Bidders may be required to submit satisfactory evidence that they have a practical knowledge of the particular work bid upon and that they have the necessary financial resources to perform and complete the work outlined in this IFB.

All bidders agree to abide by all of the laws, regulations, and administrative rulings of the United States, the State of Colorado, and the County of Douglas, securing all necessary licenses/permits in connection with this IFB.

All materials furnished or services performed under the terms of this agreement/contract issued as a result of this IFB shall comply with the requirements and standards specified in the Williams-Steiger Occupational Safety and Health Act (OSHA) of 1970 (Public Law 91-596), as well as with other applicable federal, state, and local codes.

In the event that this IFB requires a formal contract to be prepared by the County, the successful bidder will properly sign and furnish any bonds, insurance, Workers' Compensation, etc. as may be required by the County within ten (10) days (unless a longer period is allowed by the County) from the date of receipt of the formal contract forms.

All bidders must take into consideration that only the County's documents will be used in the finalization of any contract issued as a result of this IFB. Bidders are responsible for reviewing such documents prior to submitting their bid response.

All bidders must submit written disclosure of any known potential conflicts of interest that may result during the purchase of goods and/or the performance of the services listed herein.

BADGE ACCESS TO COUNTY FACILITIES:

This agreement/contract may require access to multiple facilities within Douglas County, including law enforcement and judicial buildings that may contain Criminal Justice Information Services (CJIS) material. As such, Douglas County will perform prescreening background checks of successful bidders and associated personnel. In addition, successful bidders and associated personnel must pass state and federal fingerprint and background checks prior to the start of work and access to any Douglas County facility. To complete the fingerprinting and background checks, successful bidders and associated personnel must set up vendor accounts with the Colorado Bureau of Investigations (CBI): https://cbi.colorado.gov/sections/biometric-identification-and-records-unit/new-accounts. Depending on access requirements, the successful bidders and associated personnel may be required to sign an additional CJIS security addendum.

The successful bidder shall supply a complete list of associated personnel to Douglas County with at least two potential alternative workers who will be responsible for performing services under this agreement/contract. Only these individuals will be allowed on Douglas County premises to perform services once confirmed to have passed background checks and CJIS Training.

ETHICAL STANDARDS:

It shall be a breach of ethical standards for any person to offer, give, or agree to give any employee or former employee, or for any employee or former employee to solicit, demand, accept, or agree to accept from another person, a gratuity or an offer of employment in connection with any decision, approval, disapproval, recommendation, preparation of any part of a program requirement or purchase request, influencing the content of any specification or procurement standard, rendering of advice, investigation, auditing, or in any other capacity in any proceeding of application, request for ruling, determination, claim or controversy, or other particular matter, pertaining to any program requirement or an agreement/contract or subcontract, or to any solicitation or IFB, therefore.

It shall be a breach of ethical standards for any payment, gratuity, or offer of employment to be made by or on behalf of a subcontractor under an agreement/contract to the prime contractor or higher tier subcontractor or any person associated therewith, as an inducement for the award of a subcontract or order.

In the event that any gratuities or kickbacks are offered or tendered to any County employee or representative, the bid response shall be disqualified and shall not be reinstated.

ETHICSPOINT/NAVEX GLOBAL:

Douglas County is committed to an environment where open, honest communication is the expectation, not the exception. Douglas County has implemented a phone and Internet-based reporting system called EthicsPoint/Navex Global. The reporting system allows employees to report issues or concerns that they may have in an anonymous and confidential manner. We consider it a critical component in providing a safe, secure, and ethical workplace.

An option within the system allows vendors to also report an issue. As a vendor, you are in a position to observe not only questionable or unethical behavior by our employees but also identify areas that you would like to make a suggestion for change. By calling 1-888-337-3094 or logging-in on the Internet to www.ethicspoint.com and entering Douglas County Government, you can file a report, offer a suggestion or voice a concern. Online instructions are available on how to use the system. The EthicsPoint/Navex Global system also offers a follow-up/response mechanism. You can be assured that this is a fast, easy, and confidential system.

NON-COLLUSIVE BIDDING CERTIFICATION:

By the submission of your bid response, the bidder certifies that:

1) The bid has been arrived at by the bidder independently and has been submitted without collusion with any other bidder.

2) The contents of the bid have not been communicated by the bidder; nor, to the best of their knowledge and belief, by any of their employees or agents, to any person not an employee or agent of the bidder or the surety on any bond furnished herewith, and will not be communicated to any such person prior to the official opening of this bid.

3) No bidder shall submit more than one (1) bid for this purchase.

NON-DISCRIMINATION IN EMPLOYMENT:

In connection with the performance of the work under an agreement/contract issued as a result of this IFB, the successful bidder must agree not to refuse to hire, discharge, promote or demote, or to discriminate in matters of compensation against any person otherwise qualified, solely because of race, color, religion, national origin, gender, age, military status, sexual orientation, marital status, or physical or mental disability. The successful bidder must further agree to insert the foregoing provision into all subcontracts.

INDEMNIFICATION:

The County cannot and by this agreement/contract does not agree to indemnify, hold harmless, exonerate or assume the defense of the vendor/company/contractor or any other person or entity whatsoever, for any purpose whatsoever. The vendor/company/contractor shall defend, indemnify and hold harmless the County, its commissioners, officials, officers, directors, agents, and employees from any and all claims, demands, suits, actions or proceedings of any kind or nature whatsoever, including Workers' Compensation claims, in any way resulting from or arising from the services rendered under this agreement/contract; provided, however, that the vendor/company/contractor need not indemnify or save harmless the County, its officers, agents and employees from damages resulting from the sole negligence of the County's commissioners, officials, officers, directors, agents, and employees.

INDEPENDENT CONTRACTOR:

The vendor/company/contractor is an Independent Contractor and is free to perform services for other clients. Notwithstanding any provision of this agreement/contract, all personnel assigned by the vendor/company/contractor to perform work under this agreement/contract shall be, and remain at all times, employees of the vendor/company/contractor for all purposes. The County shall have no responsibility for any federal and state taxes and contributions for Social Security, unemployment insurance, income withholding tax, and other taxes measured by wages paid to employees of the vendor/company/contractor and/or its designated agents. The vendor/company/contractor acknowledges that it and its employees are not entitled to Workers' Compensation benefits or Unemployment Insurance benefits from the County, unless the vendor/company/contractor or a third party provides such coverage, and that the County does not pay for or otherwise provide such coverage. The vendor/company/contractor shall provide and keep in force Workers' Compensation (and provide proof of such insurance when requested by the County) and Unemployment Compensation insurance in the amounts required by law, and shall be solely responsible for its own actions, its employees and agents.

ASSIGNMENT OF PURCHASE ORDER OR CONTRACT:

The successful bidder may not assign or otherwise transfer any of its rights or obligations under any purchase order or agreement/contract made and entered into pursuant to the County IFB without the prior written approval of the County Purchasing Division.

CANCELLATION:

The County reserves the right to cancel the whole or any part of an agreement/contract issued as a result of this IFB due to the failure of the successful bidder to carry out any term, promise or condition of the agreement/contract. The County will issue a written notice of default to the successful bidder for failing to act in compliance with the terms and conditions of such an agreement/contract.

EXAMINATION OF RECORDS:

The successful bidder agrees that the County shall, until the expiration of three (3) years after the final payment under an agreement/contract issued as a result of this IFB, have access to and the right to examine any directly pertinent books, documents, papers, and records of the bidder involving transactions of such agreement/contract.

PRICE, PAYMENT, AND DELIVERY:

1) All prices shall be firm and fixed for the specified time frame.

2) All payment terms shall be "Net 30"; consideration will be given to any discounts offered for payments made earlier than "Net 30", please explain.

3) In an effort to improve efficiency, Douglas County encourages the use of purchasing cards to make payments. Under this method, payments are made after the verification of the receipt of the goods and services and following the receipt of a proper invoice. Please confirm if this would be an acceptable payment option.

4) All deliveries will be "F.O.B. ~ Destination – Douglas County Fleet Services, 3030 North Industrial Way, Castle Rock, Colorado 80109"

TAXES:

All pricing shall reflect all applicable tax exemptions for Douglas County:

1) Federal Registration Number: 84-6000761

2) State Registration Number: 98-04428

COOPERATIVE PURCHASING:

Douglas County encourages cooperative purchasing in an effort to assist other agencies to reduce their cost of bidding and to make better use of taxpayer dollars through volume purchasing. Vendors may, at their discretion, agree to extend the prices and/or terms of the resulting award to other state or local government agencies, school districts, or political subdivisions in the event they would have a need for the same product/service. Usage by any entity shall not have a negative impact on Douglas County in the current term or in any future terms. The vendor must deal directly with any governmental agency concerning the placement of purchase orders/agreements, freight/delivery charges, contractual disputes, invoices, and payments. Douglas County shall not be liable for any costs or damages incurred by any other entity.

REFERENCE LISTING:

Bidders shall furnish a list of three (3) current government/fleet references to include name, title, address, telephone number, and email address for which they are currently furnishing/selling vehicles on a same or similar agreement/contract. The inability to contact references may be cause for the rejection of your bid response.

QUESTIONS/INQUIRIES/ADDENDUMS:

All questions related to this IFB must be submitted **ELECTRONICALLY ONLY** through the Rocky Mountain E-Purchasing/BidNet System website at (www.bidnetdirect.com/colorado/douglas-county-government). Please enter only one (1) question per line.

Questions will be received until 5:00pm on Monday, October 20, 2025. Responses to all questions will be posted on the Rocky Mountain E-Purchasing/BidNet System no-later-than Friday, October 24, 2025.

If it becomes necessary to revise any part of this IFB or if additional data is necessary to enable an exact interpretation of the provisions of this request, an addendum will be issued. It is the responsibility of the potential bidder to ensure that they have received all addendums prior to submitting their IFB response.

INVITATION FOR BID (IFB) #027-25
DOUGLAS COUNTY FLEET VEHICLES

SCOPE OF SERVICES & SPECIFICATIONS

SCOPE OF SERVICES:

Douglas County (the County) is seeking responses from qualified automotive dealerships capable of fulfilling the anticipated vehicle volume needs of Douglas County. The respondents may elect to submit a bid on one or more vehicle body types. No decals or insignia identifying the dealer are to be affixed to any vehicles purchased utilizing this solicitation. The agreements/contracts that result from this Invitation for Bid (IFB) will primarily be used by Douglas County to purchase vehicles, although other agencies may piggyback off the award(s).

Douglas County currently maintains approximately 700 light-duty vehicles and has averaged around sixty (60) vehicle acquisitions per year in each of the past three years. The number of vehicles that Douglas County may purchase each year will vary.

SPECIFICATIONS:

At a minimum, the respondent shall include manufacturer-standard new vehicle equipment for the current model year vehicles unless otherwise specified. Respondents shall indicate the least expensive Trim Level package that meets all listed Standard Specifications for the given vehicle description/class. Respondents shall provide Original Equipment Manufacturer ("OEM") product designation codes, where applicable. Douglas County reserves the right to modify vehicle configurations (i.e., regular cab, crew cab, extended cab, etc.), trim levels, packages, and options, as needed for each vehicle order. Respondents are encouraged to identify, in a separate attachment, the options available for each model vehicle being bid.

Tires will be specified as All-Season/ Mud and Snow radials. When specified, All-Terrain tires with open side lugs and open side tread should be provided.

A color chart listing all available interior and exterior colors, with their correct factory names, will be provided with the available free colors noted.

All current model year vehicles ordered within the dealership and manufacturer's ordering guidelines will be delivered and invoiced no later than the last business day of the third quarter of the year that the order is placed, unless declared and agreed upon in the quote/estimate. In the event the automotive dealership is not able to deliver the ordered vehicle(s) within the model year ordered, the County may choose to order, out of dealer stock, a unit(s) as close to original specifications as possible. Vehicles ordered within the OEM ordering and build periods are expected to be delivered through the dealership within six (6) to nine (9) months of the vehicle order date/purchase order issue date. Vehicles not built and delivered by OEM on a timely basis, except in such cases where the delivery will be delayed due to acts of God, strikes, or other causes beyond the control of the dealership, will be documented as delivery and performance issues that may jeopardize future orders/awards with Douglas County. Vehicles ordered by the County after the final order date has been announced by the OEM do not apply to this stipulation. If the current model year becomes unavailable due to manufacturer build-out dates, the dealership will be expected to work with the County to secure a current year model that meets the specifications from an alternative source or provide the next model-year vehicle at the current model year's pricing.

OPTIONS:

Options shall be bid and provided as factory-installed under the terms of the full, factory-backed, bumper-to-bumper warranty. Dealer-installed options will not be permitted unless pre-approved in writing by the County.

If a dealership substitutes an OEM option with a non-OEM option, the County may return the vehicle for a correctly equipped vehicle. The County may require the dealership to reimburse the County for all expenses and fees related to the repair of a non-OEM option that fails within the standard warranty period. If, at any time, the County discovers the dealership is substituting an OEM option with a non-OEM option, the County reserves the right to cancel the award in the best interest of the County.

The price and OEM Code for each option listed on the Vehicle Specification Sheet shall be specified. If an option is no charge (N/C) or included in the standard vehicle base price (STD or INC) write the appropriate designation. If an option is not available, write "N/A". The price for options will not exceed the Manufacturer's Suggested Retail Price (MSRP).

DELIVERY REQUIREMENTS:

All vehicles shall be delivered complete with all manufacturers' standard new vehicle equipment and must comply with the Vehicle Specifications and requested optional items as listed in the quote/estimate. The County reserves the right to return any vehicle, after acceptance, that is found to be incomplete and/or in violation of the Vehicle Specifications for the body code and purchase order. The County shall have the discretion whether to accept the vehicle and be reimbursed for monies already paid or to choose to have the dealer bring the vehicle up to specifications.

Scheduling of a vehicle delivery appointment must be completed with a minimum of forty-eight (48) hours notice, prior to delivery with Douglas County Fleet Services. The dealership will be asked to provide the purchase order number and the number of vehicles to be delivered when calling to schedule an appointment. The dealership shall deliver all vehicles requested through the award of this IFB to Douglas County Fleet Services, which is located at 3030 North Industrial Way, Castle Rock, CO 80109. Official inspection and acceptance of the vehicles shall occur at this location. Vehicle deliveries are accepted between the hours of 8:00 AM and 12:00 PM and 1:00 PM and 5:00 PM, Monday through Friday, excluding County Holidays, which are as follows:

1) New Year's Day
2) Martin Luther King, Jr. Day
3) Presidents' Day
4) Memorial Day
5) Juneteenth
6) Independence Day
7) Labor Day
8) Veterans' Day
9) Thanksgiving Day
10) Friday after Thanksgiving
11) Christmas Eve Day
12) Christmas Day

The following documentation/items must be included in the vehicle at the time of the scheduled delivery. No handwritten documents will be accepted.

1) All titling documents are to be completed as:
   DOUGLAS COUNTY OF
   PO BOX 1390
   CASTLE ROCK, CO 80104
2) The dealerships invoice with a typed Vehicle Identification Number (VIN), the Douglas County Purchase Order number, and the Dealer Stock Number.
3) A copy of the Douglas County Purchase Order, signed by the Dealership Sales Representative, verifying Quality Control and dealer check.
4) The manufacturer's window sticker with price and option information (do not leave the sticker on the vehicle door glass).
5) The manufacturer's "Certificate of Origin".
6) The Application for Title and odometer statement.

7) Weight slip and VIN verification will be provided whenever a vehicle body has been modified (i.e., dump bodies, cube vans, box trucks, etc.)
8) A sixty (60) day permit attached to the license plate area on the rear of the vehicle.

All vehicles will be delivered washed, have license plate brackets and screws installed on the vehicle, serviced, and with a minimum of one-quarter (1/4) tank of fuel in the vehicle.

Douglas County Fleet Services will inspect the delivered vehicle's condition and options to expedite the delivery process. If any problems are discovered after delivery, the County will have four (4) weeks to inspect and reject the vehicle while it is still located at the Fleet Services location. If rejected, the dealership will retrieve the vehicle within three (3) business days of notification for correction/repairs and redeliver the vehicle as soon as the repairs are complete.

VEHICLE VISIBILITY REPORTS:

The County requires vehicle visibility reports to be provided monthly. Failure to provide these reports may result in the cancellation of said order/award. These reports must be submitted to Fleet Services and must contain the following information:
1) The solicitation number (IFB #027-25)
2) Douglas County Purchase Order Number
3) Vehicle Type
4) Status of the vehicle
5) Vehicle location
6) Anticipated delivery date

Additional mandatory factory options required by the ordering of any given option will be specified under the "Actual/Comments" section of the Vehicle Specification Sheet.

LIMITED AGREEMENT/CONTRACT EXTENSION TO COMPLETE WORK:

Any specific work assignment which commences prior to the termination date of this award, and which will extend beyond the termination date, shall, unless terminated by mutual agreement by both parties, continue until completion at the same prices, terms, and conditions as set forth herein.

LOCAL DEALERSHIP SHALL BE REQUIRED:

Due to the service level required in conjunction with this award, the awarded automotive dealerships shall maintain a primary location within the Metro Denver, Colorado, area. This location must be staffed by a competent company representative who can be contacted during normal working hours and who is authorized to discuss matters pertaining to this potential award. Metro Denver consists of those communities within a 100-mile radius of Castle Rock, CO. These communities may include, but will not be limited to, the City and County of Denver, City of Ft. Collins and surrounding counties, City of Colorado Springs and surrounding counties, Arapahoe County, Jefferson County, Adams County, Boulder County, Douglas County, City and County of Broomfield, Clear Creek County, and Gilpin County, Colorado.

CURRENT MODEL/VERSION:

This IFB states a specific model or version and an estimated number of items or units to be purchased. It is understood and agreed that the County may purchase additional vehicles from the dealerships, including subsequent product releases or replacement vehicles/products; provided that these additional items represent the same manufacturer and essential functionality.

VEHICLES/EQUIPMENT SHALL BE THE MOST RECENT MODEL AVAILABLE:

Vehicles/Equipment offered by the dealership shall be the most recent model available. Any optional components that are required in accordance with the specifications shall be considered standard equipment for purposes of this award. An omission of any essential detail from these specifications does not relieve the dealership from furnishing a complete vehicle. The vehicle shall conform to all applicable OSHA, State of Colorado, and Federal safety requirements. All components, including but not limited to, assists, wiring, accessory mounting, parts, connectors, and adjustments, are to be in accordance with current SAE standards and recommended practices. The engineering, materials, and workmanship shall exhibit a high level of quality and appearance consistent with, or exceeding, industry standards.

DEFICIENCIES, DEFECTS, AND/OR DAMAGES TO VEHICLES SHALL BE CORRECTED BY THE DEALERSHIP:

The dealership shall promptly correct all deficiencies, defects, and/or damages to vehicles delivered to the County in accordance with this potential award. All corrections shall be made within fifteen (15) calendar days after such deficiencies, defects, and/or damages are verbally reported to the dealership by Fleet Services. The dealership shall be responsible for filing, processing, and collecting all damage claims against the shipper, when applicable.

PRICE DECREASE DURING AGREEMENT:

If prices decrease during the term of this award agreement, the dealership must notify the County of the lower prices so that all subsequent orders will reflect accurate pricing.

PURCHASE ORDERS PLACED WITH THE DEALERSHIP:

All orders placed with the dealership during the term of this award shall be issued by the County's Purchasing Division through a purchase order bearing a unique purchase order number. The dealership shall not fill any orders until a purchase order has been received from the County. A verbal purchase order number or letter of intent, may be issued to the dealership by Fleet Services under emergency circumstances in advance of a written purchase order.

PURCHASE OF OTHER VEHICLES NOT LISTED ON THE SOLICITATION BASED ON PERCENTAGE DISCOUNTS:

While the County has listed all major vehicles within this solicitation, which are utilized by the County and/or departments in conjunction with their operations, there may be ancillary vehicles that must be purchased by the County during the term of this Agreement. For this reason, respondents are requested to quote a percentage discount from the dealerships price list that will be offered to the County for vehicles that did not appear in this IFB. The County reserves the right to award these ancillary vehicles to the said dealership or another dealership based on the lowest actual price offered.

PRODUCT RECALL:

The awarded dealerships shall notify Douglas County Fleet Services of any manufacturer's recalls regarding vehicles ordered under this Agreement. The dealership shall contact the County by email within one (1) week of notification by the manufacturer. Failure to comply with this requirement may be cause for termination of the award.

BACK ORDERS MUST BE FILLED WITHIN A REASONABLE TIME:

If the dealership experiences a back order of vehicles from its manufacturer or distributor, the dealership must ensure that such back orders are filled within a reasonable period of time. In these cases, the dealership must notify the County of these backorders in advance of the delivery date so appropriate steps can be taken by the County. The dealership shall not invoice the County for back-ordered vehicles until such back orders are delivered and accepted by the County's authorized representative. It is understood and agreed that the County shall be the sole judge of what constitutes a reasonable period of time and may, at its discretion, verbally cancel back orders and seek the vehicles from another dealership.

DISCOUNTS OFFERED DURING THE TERM OF THE AGREEMENT/CONTRACT:

During the term of this award, the dealership may offer the County discounts below the original prices quoted in their bid response. In addition, the dealerships are encouraged to offer additional discounts below the original prices quoted in their bid response for large single orders.

DUPLICATE SHIPMENTS ARE NOT ALLOWED:

The County will not accept duplicate vehicle shipments. If the dealership sends duplicate shipments to a County location, the dealership shall either retrieve the vehicles at no cost to the County or allow the County to retain the vehicles at no cost to the County.

ADJUSTMENTS/SURCHARGES:

The County will not accept adjustments or surcharges from the dealership unless a negotiated request for such adjustment/surcharge is agreed upon by both parties as to amount and a very specific timeframe. Such an adjustment/surcharge must be documented in writing. The County will not honor such adjustments/surcharges invoiced without the attachment, of such agreement, to the invoice.

SHIPPING TERMS FOB DESTINATION:

All deliveries are F.O.B. Destination – Douglas County Fleet Services, 3030 North Industrial Way, Castle Rock, Colorado 80109. The dealership will hold the title to the vehicle(s) until such time as they are delivered to, and accepted by, an authorized County representative.

METHOD OF PAYMENT FOR VEHICLES DELIVERED:

The County shall provide payment for the vehicles delivered. The dealership shall provide a fully documented invoice upon delivery of the vehicle to Douglas County Fleet Services. Payment terms are Net 30. The invoice shall identify critical, descriptive data, including, but not limited to, model numbers, serial numbers, VIN numbers, and purchase order numbers. It shall be understood that such invoices shall not be authorized for payment until such time as a County representative has inspected and approved the vehicles.

LOGOS:

The County logo is trademarked and property solely of the County. Bidders do not have permission to use our logo on any documentation or presentation materials, and to do so would be a violation of our trademark.

STANDARD EQUIPMENT REQUIREMENTS/SPECIFICATIONS:

Below are the General Vehicle Specifications to be included, but not limited to, on all Douglas County vehicles. The 2026 Vehicle Specification sheets, attached and incorporated herein as Exhibit "A" – "V", must be completed and returned with your bid response.

Standard Equipment Requirements (All Vehicles)

- The primary color for Douglas County vehicles is white
- Power door locks
- Power windows
- Cruise control
- Automatic transmission
- Remote keyless entry
- 3x keys/fobs for non-law enforcement vehicles
- AM/FM radio with Bluetooth/Hands-Free cellular capabilities
- Spray in bedliners for pickups
- Backup camera/sensors
- Weather Tech or comparable floor liners (front and rear).
- Factory Warranties

Optional Equipment

- Additional/higher trim levels or packages, as needed
- Additional color options, as needed
- Front windows tinted to match rear window tint
- 5x keys/fobs for law enforcement vehicles
- All law enforcement units are to be fleet-keyed

Additional upfitting options to be available through dealers, as needed

- Toppers
- Amber lighting
- Law Enforcement lighting
- Snowplows
- Sanders
- Headache racks
- Tonneau covers
- Lift gates
- Cab/chassis - upfitting, including but not limited to dump, utility, box, service, crane, bucket, etc.
- Front bumper/grill guard combo with winch
- This list is not all-inclusive, and additional upfit requirements may be added at any time and per vehicle order.

All SUVs (Small, Mid, and Full-Sized)

- Four (4) doors
- Push button 4-wheel drive or all-wheel drive
- Limited-slip differential
- Towing package
- Transmission cooler

Small Pickup Truck (Canyon, Colorado, Ranger)

- Class 1 light truck
- 0 to 6,000 GVWR
- Gas engine
- Limited-slip differential
- Push button 4-wheel drive or all-wheel drive

1/2 Ton Pickup Truck - 4x4 (F150 & 1500 Series Pickups)

- Class 2A Light-Duty Truck
- 6,001 – 8,500 GVWR
- Gas or diesel engine
- Limited-slip differential
- Push button 4-wheel drive or all-wheel drive
- Heavy-duty towing package
- Transmission cooler

3/4 Ton Pickup Truck - 4x4 (F250 & 2500 Series Pickups)

- Class 2B Light-Duty Truck
- 8,501 - 10,000 GVWR
- Gas or Turbocharged Diesel Engine
- Limited-slip differential
- Heavy-duty towing package
- Transmission cooler
- Upfitter switches
- Snowplow prep package
- Factory Gooseneck prep

1-Ton Pickup Truck - 4x4 (F350 & 3500 Series Pickups)

- Class 3 Medium-Duty Truck
- 10,001 - 14,000 GVWR
- Gas or Turbocharged Diesel Engine
- Limited-slip differential
- Heavy-duty towing package w/ 2.5-inch receiver
- Transmission cooler
- Upfitter switches
- Snowplow prep package
- Factory Gooseneck prep

1-Ton Cab & Chassis DRW - 4x4 (F350 & 3500 DRW Series Trucks)

- Class 3 Medium-Duty Truck
- 10,001 - 14,000 GVW
- Gas or Turbocharged Diesel Engine
- Limited-slip differential
- Heavy-duty towing package
- Transmission cooler
- Upfitter switches
- Snowplow prep package
- 2.5-inch hitch receiver
- Factory Gooseneck prep

1.5-Ton Cab & Chassis DRW - 4x4 (F450 & 4500 Series Trucks)

- Class 4 Medium-Duty Truck
- 14,001 - 16,000 GVWR
- Gas or Turbocharged Diesel Engine
- Limited-slip differential
- Heavy-duty towing package
- Transmission cooler
- Upfitter switches
- Snowplow prep package

2-Ton Cab & Chassis DRW - 4x4 (F550 & 5500 Series trucks)

- Class 5 Medium-Duty Truck
- 16,001 -19,500 GVWR
- Gas or Turbocharged Diesel Engine

- Limited-slip differential
- Heavy-duty towing package
- Transmission cooler
- Upfitter switches
- Snowplow prep package

All Cargo and Passenger Vans

- Gas or Turbocharged Diesel Engine
- Front or All Wheel Drive
- Limited-slip differential

EXHIBITS:

The 2026 Vehicle Specification sheets, attached and incorporated herein as Exhibit "A" – "V", must be completed and returned with your bid response.

1) Exhibit "A" ~ DC_Pass Util Medium 4x4 5+ Pass – Base
2) Exhibit "B" ~ DC_Pass Van 15 Passenger – Base
3) Exhibit "C" ~ DC_PU BEV 1500 4x4 – Base
4) Exhibit "D" ~ DC_Pass Util Large 4x4 Patrol – Base
5) Exhibit "E" ~ DC_Pass Van 12 Passenger – Base
6) Exhibit "F" ~ DC_PU 2500 4x4 – Base
7) Exhibit "G" ~ DC_Pass Util Large 4x4 8+ Pass – Base
8) Exhibit "H" ~ DC_Pass Util Small 4x4 - Base
9) Exhibit "I" ~ DC_Police 1500 4X4 - Base
10) Exhibit "J" ~ DC_Pass Util Large 4x4 5+ Pass - Base
11) Exhibit "K" ~ DC_Pass Util Medium 4x4 Patrol - Base
12) Exhibit "L" ~ DC_PU 3500 4x4 - Base
13) Exhibit "M" ~ DC_Pass Util Ex Small 4x4 Util - Base
14) Exhibit "N" ~ DC_Cargo Van Maxi 1 Ton - Base
15) Exhibit "O" ~ DC_Pass Van 8 Passenger - Base
16) Exhibit "P" ~ DC_Cargo Van 1500 - Base
17) Exhibit "Q" ~ DC_Cab-Chassis 1.5 Ton DRW - Base
18) Exhibit "R" ~ DC_Pass Util Electric 4x4 - Base
19) Exhibit "S" ~ DC_PU 1500 4X4 - Base
20) Exhibit "T" ~ DC_Cab-Chassis 1 Ton DRW - Base
21) Exhibit "U" ~ DC_Cab-Chassis 2 Ton DRW – Base
22) Exhibit "V" ~ DC_Cargo Van 2500 - Base

December 8, 2025

John Elway Chevrolet
Attn: Sarah Dudgeon
5000 South Broadway
Englewood, CO 80113

Dear Ms. Dudgeon,

Douglas County Facilities, Fleet, and Emergency Support Services (FFESS) is pleased to inform you that we have selected John Elway Chevrolet's bid response to IFB #027-25, dated November 7, 2025, as one of our preferred vendors for the Douglas County Fleet Vehicles.

We are excited to partner with John Elway Chevrolet. As specific vehicles are identified, we will process purchase orders as needed for your review and approval.

We look forward to a successful collaboration with you and your team.

Sincerely,

Luanne Lee
Business Services & Operations Manager

Cc: Tim Hallmark, FFESS Director
Brian Franklin, Assistant Director, Fleet Services
Dean Grafft, Fleet Services Manager
Carolyn Riggs, Purchasing Supervisor

DOUGLAS COUNTY INVITATION FOR BID (IFB) #027-25

DOUGLAS COUNTY FLEET VEHICLES

BIDDER - DEALER	**JOHN ELWAY CHEVROLET**	
DEALER ADDRESS	**5000 SOUTH BROADWAY ENGLEWOOD, CO. 80113**	
DEALER CONTACT	**SARAH DUDGEON**	
CONTACT PHONE NUMBER	**(303) 789-6763**	
CONTACT EMAIL ADRRESS	**sdudgeon@elwaydealers.net**	
CLASS / MODEL		
Passenger Utility - Electric 4x4		
Chevy Equinox EV	$	31,715.00
Chevy Blazer EV	$	39,285.00
Passenger Utility Small 4x4		
Chevy Equinox	$	31,439.00
Chevy Trax	$	22,900.00
Chevy Trailblazer	$	26,015.00
Passenger Utility Medium, 4x4 5+Pass		
Chevy Blazer	$	36,445.00
Chevrolet Traverse	$	41,865.00
Passenger Utility Large, 4x4 5+ Pass		
Chevy Tahoe SSV	$	55,640.00
Chevy Tahoe	$	62,105.00
Passenger Utility Large, 4x4 8+Pass		
Chevy Suburban	$	62,110.00
Passenger utility Large 4x4 Patrol		
Chevy Tahoe PPV	$	55,540.00
Pickup small 4x4		
Chevrolet Colorado	$	37,290.00
Pickup 1500 Electric 4x4		
Chevy Silverado 1500- EV	$	58,355.00
1/2 Ton 4x4 PU		
Chevy Silverado 1500 Crew - SSV	$	45,630.00
Chevy Silverado 1500	$	38,130.00
1/2 Ton 4x4 PU - Patrol		
Chevy Silverado 1500 Crew - PPV	$	49,655.00
3/4 Ton 4x4 PU		
Chevy Silverado 2500 - Gas	$	46,810.00
1 Ton 4x4 PU		
Chevy Silverado 3500 - Gas	$	46,235.00
Cab/Chassis - 1 Ton 4x4 (DRW)		
Chevy Silverado 3500 - Gas	$	48,426.00
Cab/Chassis - 1.5 Ton 4x4 (DRW)		
Chevrolet Silverado 4500	$	59,713.00
Cab/Chassis - 2 Ton 4x4 (DRW)		
Chevy Silverado 5500	$	65,274.00
Passenger Van - 8 Passenger		
Chevrolet Express 2500 - 8 Pass	$	45,080.00
Passenger Van - 12 Passenger		
Chevy Express 3500 - 12 Pass	$	45,410.00
Passenger Van - 15 Passenger		
Chevy Express 3500 - 15 pass	$	46,485.00
Cargo Van - 3/4 Ton		
Chevy Express 2500 Cargo	$	39,855.00
Cargo Van Maxi - 1 Ton		
Chevy Express 3500 Cargo	$	43,055.00

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Brian Franklin, Assistant Director, Fleet Services

DESCRIPTION: Purchase Order to Sil-TerHar Motors, Inc. in the Amount of $570,660.00 Under Douglas County IFB #027-25 Awarded to Sil-TerHar Motors.

SUMMARY: The Fleet Services Division of Facilities, Fleet & Emergency Support Services Department, is requesting approval of purchase orders to Sil TerHar Ford from the LEA and School Safety Funds for the acquisition of twelve (12) replacement Sheriff's Office vehicles as approved in the 2026 Adopted Budget.

LEA - Replacements (Fund 210) 22100.474300

- Ford Explorer PIU - $47,555.00 each.
  - Units 1651, 1717, 1727, 1819, 1829, 1830, 1916, 1929, and 2025

  Total $427,995.00

School Safety Replacements (Fund 221) 27100.474300

- Ford Explorer PIU - $47,555.00 each.
  - Units 1971, 1982, and 1986.

  Total $142,665.00

Agenda Total $570,660.00

Documents Attached:

- Sil TerHar Ford Explorer PIU Quote
- Douglas County IFB #027-25 Posted Bid
- Douglas County IFB #027-25 - Sil TerHar Motors Award

RECOMMENDED ACTION: Approval of Purchase Order to Sil-TerHar Motors, Inc. in the amount of $570,660.00 under Douglas County IFB #027-25 awarded to Sil-TerHar Motors.

REVIEW:

Tim Hallmark	Approve	1/22/2026
Jeff Garcia	Approve	1/30/2026
Christie Guthrie	Approve	1/30/2026
Doug DeBord	Approve	2/3/2026

ATTACHMENTS:

Cover Page
2026 PI Utility Quote Douglas County 1.7.26
IFB #027-25 Posted Bid
Sil TerHar Ford Award Letter_120825

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STAFF PERSON RESPONSIBLE: Brian Franklin, Assistant Director, Fleet Services

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ATTACHMENTS:

2026 PI Utility Quote Douglas County 1.7.26
IFB #027-25 Posted Bid
Sil TerHar Ford Award Letter_120825

Sill-TerHar Motors Inc
PO Box 344 150 Alter St
Broomfield, CO 80038

To: Douglas County | **QUOTE** | OEM # | 1/7/2026
Attn: Brian Franklin

Subj: 2026 Ford Police SUV Interceptor **$**
re 2026 Douglas County Price Agreement

2026 Ford **Utility** Police Interceptor **All-Whl Drive**	K8A
3.0L EcoBoost V6 Engine Police Calibrated	std
Automatic 10-Spd Transmission with **Column Shift**	
H-Dty Radiator / Eng and Trans Oil Coolers	
Black Exterior ~~(Oxford White; same as previously on Cr Vic)~~	YZ
Front Bucket Seats with **6-way Power Drvr's**, Manual lumbar/tilt, Cloth, Charcoal Black	96
Rear Bench Seat Folds Down Flat, Vinyl, Charcoal Black	96
Seats armored and sculpted for utility belts	
Vinyl Rubber Flooring	
All **Standard** Police Interceptor Equipment, including, but not limited to:	500A

- Dual Front Air Bags
- Dual Front Side Air Bags mounted in bucket seat backs
- Roll Curtain Safety Canopy Airbags from above doors
- Power Adjust Foot Pedals
- Front Console Mounting Plate / 9-inch space / Dash Pass-thru for wiring / Power Pigtail
- Tilt Steering/Speed Control
- Tire Pressure Monitoring System
- Certified Speedometer / Engine Hour Meter
- 220 Amp Alternator
- AM-FM--CD-MP3 Radio with pre-wire for Police Radio
- Power Wind/Locks/**non-heated** Mirrors, A-C, Cabin Air Filter
- 2nd Row/Rear Privacy Glass
- Rear View Camera (Choice of Center Stack or Rear View Mirror Placement)
- P245/55R18 A/S BSW tires with Full Sz Spare; Center Hub Caps; Rear Tow Hooks
- ABS / Traction Cntrl / Roll Stability Cntrl

Std Warranty: 36mo/36Kmi Comprehensive+ **60mo/100K mi Powertrain**

Also Included in Base Bid

State Police Package #810 which adds the following Non-Standard Options:

Blind Spot Monitoring System (Requires Rear View Camera) **Includes Heated Mirrors**	55B
Ford Ultimate Wiring Kit - Includes Rear Console Mounting Plate and PreWiring	67U
Siren/Speaker	18X
Front Headlamp Lighting Solution	66A
Tail Lamp Lighting Solution	66B
Rear Lighting	66C
Side Mirror Lighting	63B
Side Cargo Area Lighting	63L
Hidden Lock Plungers / Rear Door Handles Inoperable (inside)	52P
Modified: Whelen Cantrol, CANWC1, CANCTL1, CANLITEB, "plus" Wire Harness specific for Whelen Cantrol with Power Distribution and Two 50 amp battery circuits and Linear LED Grille Lights	
23" Havis Console	
Disabled Courtesy Lights	43D
H8 AGM Battery	19K
Driver Spot Lamp, with LED	51T
Reverse Sensing System (sonar with chime)	76R
Full Wheel Covers	65L
Anti-Theft Engine Idle	47A
Radio Noise Suppression Pkg	60R
Class III Trailer Tow	52T
Global Lock/Unlock	18D
Remote Keyless Entry	55F
Badge Delete	16D

(**Not Included**: roof light bar, push bumper)

Total **complete , for one as above, fob Douglas County** **46,350**

Opt Colors: Ariz Beige Met, Med Brown Met, Smokestone Met, Kodiac Brown Met, Dk Torreador Red Met,

Deep Impact Blue, Norsea Blue Met, Dark Blue, Royal Blue, Light Blue Met, Ultra Blue Met,
Silver Grey Met, Sterling Grey Met, Ingot Silver Met, Med Titanium Met, Ebony

Commonalities with Ford Police Interceptor Sedan:
Fr and Rr Brake rotors, calipers, pads; Wheels; Battery; Alternator; Fr Seats; Filters; Spark plugs

Adds:

Courtesy Lamps Inoperable	43D	inc
Remote Keyless-Entry Key FOB (4 Keys and Fobs)	55F	inc
BLIS	55B	inc
Rear-Door Handles Controls Inoperable / Locks Inoperable	68G	75
Keyed Alike; available codes same as Cr Vic	59D	50
Noise Suppression Pkg	60R	100
Driver and Passenger Spot Lamp with Unity LED Bulb	51S	790
Aux Climate Control	17A	inc
Reverse Sensing (Sonar with Chime)	76R	inc
Rear Camera On Demand	19V	inc
Perimeter Alert	68B	inc
Cargo Lamp - Red/White	17T	inc
Tail Lamp / Police Interceptor Housing Only	86T	inc
Pre-Collision Assist w/ Pedestrian Detection	76P	inc
Global Lock/Unlock	18D	inc
H8 AGM Battery	19K	inc
Rear Taillamp Housing	86T	inc
Engine Block Heater	41H	190
Total		47,555

Thank-you for the opportunity to be of service,
Jon Hansen, 303-588-3052, Direct
fax 720-284-0791 jhansen@sthmotors.com

Interior Upgrage Package
Front Headlamp Lighting Solution
Front Headlamp / Police Interceptor Housing Only

65U	390		65U		390
66A	850		66A		850
86P	125		86P		125

DOUGLAS COUNTY GOVERNMENT

Finance Department ~ Purchasing Division
100 Third Street, Suite 130
Castle Rock, Colorado 80104
Telephone: 303-660-7434
www.douglas.co.us

INVITATION FOR BID (IFB)
NO. 027-25
DOUGLAS COUNTY FLEET VEHICLES

YOUR BID RESPONSE MUST BE RECEIVED NO LATER THAN
NOVEMBER 7, 2025 @ 3:00PM

BIDDER'S CERTIFICATION

We offer to provide to Douglas County the materials, supplies, products and/or services requested in accordance with the specifications and subject to the terms and conditions of the purchase(s) described herein:

BIDDER: _____

ADDRESS: _____

CITY: _____ **STATE:** _____ **ZIP:** _____

TELEPHONE NUMBER: _____ **FAX NUMBER:** _____

EMAIL: _____

BY: _____
(Printed or Typed Name)

_____
(Signature)

TAXPAYER I.D. NUMBER: _____

Signature constitutes acceptance of all terms and conditions listed on this form and all documents attached.

Bids shall be received **ELECTRONICALLY ONLY** through the Rocky Mountain E-Purchasing/BidNet System website at (www.bidnetdirect.com/colorado/douglas-county-government). All bid responses should consist of one (1) PDF document, without password protection. It is the sole responsibility of the bidder to ensure that their bid response is received on time. Bids will not be considered which are received after the time stated.

Douglas County distributes solicitation documents through the Rocky Mountain E-Purchasing/BidNet System only. Copies of solicitations obtained from other sources are not considered official copies and the County cannot attest to their accuracy. All BidNet System questions must be addressed with BidNet Vendor Support at 800-835-4603.

Douglas County Government reserves the right to reject any or all bids, to waive formalities, informalities, or irregularities contained in the said bid and furthermore, to award an agreement/contract for items herein, either in whole or in part, if it is deemed to be in the best interest of the County to do so. Additionally, the County reserves the right to negotiate optional items and/or services with the successful bidder.

OVERVIEW:

Through this Invitation for Bid (IFB), the Department of Facilities, Fleet, and Emergency Support Services of Douglas County Government, hereinafter referred to as the County, respectfully requests bids from responsible and highly-qualified automotive dealerships capable of fulfilling the anticipated vehicle volume needs of Douglas County, as specified.

The initial agreement/contract, issued as a result of this IFB, will be for a period of one (1) year, beginning approximately January 1, 2026, to and including December 31, 2026. All pricing shall be firm and fixed for the initial agreement/contract period. The County shall have the option to renew the award for four (4) additional periods of one (1) year each, with the same terms and conditions. This agreement/contract and any extension to the original period of a subject agreement/contract shall be contingent upon annual funding being appropriated, budgeted, and otherwise made available for such purposes and subject to the County's unanimous satisfaction with the products and services received during the preceding agreement/contract period.

BID CONDITIONS AND PROVISIONS:

All bids must be submitted on the forms provided and in accordance with all terms, conditions, specifications, and stipulations contained herein. Bidders shall carefully read and be familiar with all terms, conditions, specifications, and stipulations contained in this IFB, which shall become part of the final agreement/contract.

All bids must be signed by a duly-authorized official of the company. The completed and signed bidder certification page (together with all required attachments) must be uploaded to the Rocky Mountain E-Purchasing/BidNet System before the due date and time shown on page one (1).

All participating bidders, by their signature on the certification page, shall agree to comply with all terms, conditions, specifications, and stipulations of this IFB as stated or implied herein. Any alteration, erasure or interlineation by the bidder in this IFB shall constitute cause for rejection by the County. Exceptions or deviations to this IFB must not be added to the IFB pages and must be on company letterhead and accompany the bid response.

All bidders are required to complete all of the information requested in this IFB. Failure to do so may result in the disqualification of your bid response. When omitting a bid on an item, please insert the words "NO BID".

Prices stated must be in the units specified. In the case of a discrepancy between the unit price and extension price, the unit price shall be considered correct. Minor details omitted by oversight will not constitute an excuse for their omission.

Bid pricing shall be fixed and subject to acceptance or rejection within ninety (90) days of the bid due date.

The County will not be responsible for any goods delivered and/or services performed without its purchase order, signed by an authorized representative of the County's Purchasing Division.

The successful bidder will be required to provide proof of and the required limits of liability insurance, including Workers' Compensation. This proof of insurance must be in the form of a "Certificate of Insurance" and must show coverage in the amounts specified by the laws of the State of Colorado for the duration of any agreement/contract issued as a result of this IFB. Additionally, the County must be notified of any changes occurring in this coverage and the successful bidder must demonstrate to the County that such changes do not, in any way, affect the minimum liability insurance required for this bid.

All information submitted in response to this IFB may be subject to disclosure under the Colorado Open Records Act. Bidders are discouraged from providing information that they consider confidential and/or privileged as part of their response to this IFB. If any portion of your response is identified as proprietary and/or confidential, a redacted copy must be uploaded to the Rocky Mountain E-Purchasing/BidNet System with your original/complete response.

The successful bidder may be required, as a provision of this IFB, to submit proof of compliance with governmental health and safety codes, regulations and standards, as appropriate.

The successful bidder shall be in complete compliance with all terms, conditions, specifications, and stipulations of this IFB as outlined herein. The County shall have the right to inspect the facilities and equipment of the successful bidder to ensure such compliance.

No bid shall be accepted from, and no agreement/contract will be awarded to, any person, firm or corporation that is in arrears to the County, upon debt or contract, or that is a defaulter, as surety or otherwise, upon any obligation to the County, or that has failed to attain or demonstrate compliance with any law, ordinance, regulation, or agreement/contract term or condition as may be provided for or required in any County agreement/contract, or that may be deemed irresponsible or unreliable by the County. Bidders may be required to submit satisfactory evidence that they have a practical knowledge of the particular work bid upon and that they have the necessary financial resources to perform and complete the work outlined in this IFB.

All bidders agree to abide by all of the laws, regulations, and administrative rulings of the United States, the State of Colorado, and the County of Douglas, securing all necessary licenses/permits in connection with this IFB.

All materials furnished or services performed under the terms of this agreement/contract issued as a result of this IFB shall comply with the requirements and standards specified in the Williams-Steiger Occupational Safety and Health Act (OSHA) of 1970 (Public Law 91-596), as well as with other applicable federal, state, and local codes.

In the event that this IFB requires a formal contract to be prepared by the County, the successful bidder will properly sign and furnish any bonds, insurance, Workers' Compensation, etc. as may be required by the County within ten (10) days (unless a longer period is allowed by the County) from the date of receipt of the formal contract forms.

All bidders must take into consideration that only the County's documents will be used in the finalization of any contract issued as a result of this IFB. Bidders are responsible for reviewing such documents prior to submitting their bid response.

All bidders must submit written disclosure of any known potential conflicts of interest that may result during the purchase of goods and/or the performance of the services listed herein.

BADGE ACCESS TO COUNTY FACILITIES:

This agreement/contract may require access to multiple facilities within Douglas County, including law enforcement and judicial buildings that may contain Criminal Justice Information Services (CJIS) material. As such, Douglas County will perform prescreening background checks of successful bidders and associated personnel. In addition, successful bidders and associated personnel must pass state and federal fingerprint and background checks prior to the start of work and access to any Douglas County facility. To complete the fingerprinting and background checks, successful bidders and associated personnel must set up vendor accounts with the Colorado Bureau of Investigations (CBI): https://cbi.colorado.gov/sections/biometric-identification-and-records-unit/new-accounts. Depending on access requirements, the successful bidders and associated personnel may be required to sign an additional CJIS security addendum.

The successful bidder shall supply a complete list of associated personnel to Douglas County with at least two potential alternative workers who will be responsible for performing services under this agreement/contract. Only these individuals will be allowed on Douglas County premises to perform services once confirmed to have passed background checks and CJIS Training.

ETHICAL STANDARDS:

It shall be a breach of ethical standards for any person to offer, give, or agree to give any employee or former employee, or for any employee or former employee to solicit, demand, accept, or agree to accept from another person, a gratuity or an offer of employment in connection with any decision, approval, disapproval, recommendation, preparation of any part of a program requirement or purchase request, influencing the content of any specification or procurement standard, rendering of advice, investigation, auditing, or in any other capacity in any proceeding of application, request for ruling, determination, claim or controversy, or other particular matter, pertaining to any program requirement or an agreement/contract or subcontract, or to any solicitation or IFB, therefore.

It shall be a breach of ethical standards for any payment, gratuity, or offer of employment to be made by or on behalf of a subcontractor under an agreement/contract to the prime contractor or higher tier subcontractor or any person associated therewith, as an inducement for the award of a subcontract or order.

In the event that any gratuities or kickbacks are offered or tendered to any County employee or representative, the bid response shall be disqualified and shall not be reinstated.

ETHICSPOINT/NAVEX GLOBAL:

Douglas County is committed to an environment where open, honest communication is the expectation, not the exception. Douglas County has implemented a phone and Internet-based reporting system called EthicsPoint/Navex Global. The reporting system allows employees to report issues or concerns that they may have in an anonymous and confidential manner. We consider it a critical component in providing a safe, secure, and ethical workplace.

An option within the system allows vendors to also report an issue. As a vendor, you are in a position to observe not only questionable or unethical behavior by our employees but also identify areas that you would like to make a suggestion for change. By calling 1-888-337-3094 or logging-in on the Internet to www.ethicspoint.com and entering Douglas County Government, you can file a report, offer a suggestion or voice a concern. Online instructions are available on how to use the system. The EthicsPoint/Navex Global system also offers a follow-up/response mechanism. You can be assured that this is a fast, easy, and confidential system.

NON-COLLUSIVE BIDDING CERTIFICATION:

By the submission of your bid response, the bidder certifies that:

1) The bid has been arrived at by the bidder independently and has been submitted without collusion with any other bidder.

2) The contents of the bid have not been communicated by the bidder; nor, to the best of their knowledge and belief, by any of their employees or agents, to any person not an employee or agent of the bidder or the surety on any bond furnished herewith, and will not be communicated to any such person prior to the official opening of this bid.

3) No bidder shall submit more than one (1) bid for this purchase.

NON-DISCRIMINATION IN EMPLOYMENT:

In connection with the performance of the work under an agreement/contract issued as a result of this IFB, the successful bidder must agree not to refuse to hire, discharge, promote or demote, or to discriminate in matters of compensation against any person otherwise qualified, solely because of race, color, religion, national origin, gender, age, military status, sexual orientation, marital status, or physical or mental disability. The successful bidder must further agree to insert the foregoing provision into all subcontracts.

INDEMNIFICATION:

The County cannot and by this agreement/contract does not agree to indemnify, hold harmless, exonerate or assume the defense of the vendor/company/contractor or any other person or entity whatsoever, for any purpose whatsoever. The vendor/company/contractor shall defend, indemnify and hold harmless the County, its commissioners, officials, officers, directors, agents, and employees from any and all claims, demands, suits, actions or proceedings of any kind or nature whatsoever, including Workers' Compensation claims, in any way resulting from or arising from the services rendered under this agreement/contract; provided, however, that the vendor/company/contractor need not indemnify or save harmless the County, its officers, agents and employees from damages resulting from the sole negligence of the County's commissioners, officials, officers, directors, agents, and employees.

INDEPENDENT CONTRACTOR:

The vendor/company/contractor is an Independent Contractor and is free to perform services for other clients. Notwithstanding any provision of this agreement/contract, all personnel assigned by the vendor/company/contractor to perform work under this agreement/contract shall be, and remain at all times, employees of the vendor/company/contractor for all purposes. The County shall have no responsibility for any federal and state taxes and contributions for Social Security, unemployment insurance, income withholding tax, and other taxes measured by wages paid to employees of the vendor/company/contractor and/or its designated agents. The vendor/company/contractor acknowledges that it and its employees are not entitled to Workers' Compensation benefits or Unemployment Insurance benefits from the County, unless the vendor/company/contractor or a third party provides such coverage, and that the County does not pay for or otherwise provide such coverage. The vendor/company/contractor shall provide and keep in force Workers' Compensation (and provide proof of such insurance when requested by the County) and Unemployment Compensation insurance in the amounts required by law, and shall be solely responsible for its own actions, its employees and agents.

ASSIGNMENT OF PURCHASE ORDER OR CONTRACT:

The successful bidder may not assign or otherwise transfer any of its rights or obligations under any purchase order or agreement/contract made and entered into pursuant to the County IFB without the prior written approval of the County Purchasing Division.

CANCELLATION:

The County reserves the right to cancel the whole or any part of an agreement/contract issued as a result of this IFB due to the failure of the successful bidder to carry out any term, promise or condition of the agreement/contract. The County will issue a written notice of default to the successful bidder for failing to act in compliance with the terms and conditions of such an agreement/contract.

EXAMINATION OF RECORDS:

The successful bidder agrees that the County shall, until the expiration of three (3) years after the final payment under an agreement/contract issued as a result of this IFB, have access to and the right to examine any directly pertinent books, documents, papers, and records of the bidder involving transactions of such agreement/contract.

PRICE, PAYMENT, AND DELIVERY:

1) All prices shall be firm and fixed for the specified time frame.

2) All payment terms shall be "Net 30"; consideration will be given to any discounts offered for payments made earlier than "Net 30", please explain.

3) In an effort to improve efficiency, Douglas County encourages the use of purchasing cards to make payments. Under this method, payments are made after the verification of the receipt of the goods and services and following the receipt of a proper invoice. Please confirm if this would be an acceptable payment option.

4) All deliveries will be "F.O.B. ~ Destination – Douglas County Fleet Services, 3030 North Industrial Way, Castle Rock, Colorado 80109"

TAXES:

All pricing shall reflect all applicable tax exemptions for Douglas County:

1) Federal Registration Number: 84-6000761

2) State Registration Number: 98-04428

COOPERATIVE PURCHASING:

Douglas County encourages cooperative purchasing in an effort to assist other agencies to reduce their cost of bidding and to make better use of taxpayer dollars through volume purchasing. Vendors may, at their discretion, agree to extend the prices and/or terms of the resulting award to other state or local government agencies, school districts, or political subdivisions in the event they would have a need for the same product/service. Usage by any entity shall not have a negative impact on Douglas County in the current term or in any future terms. The vendor must deal directly with any governmental agency concerning the placement of purchase orders/agreements, freight/delivery charges, contractual disputes, invoices, and payments. Douglas County shall not be liable for any costs or damages incurred by any other entity.

REFERENCE LISTING:

Bidders shall furnish a list of three (3) current government/fleet references to include name, title, address, telephone number, and email address for which they are currently furnishing/selling vehicles on a same or similar agreement/contract. The inability to contact references may be cause for the rejection of your bid response.

QUESTIONS/INQUIRIES/ADDENDUMS:

All questions related to this IFB must be submitted **ELECTRONICALLY ONLY** through the Rocky Mountain E-Purchasing/BidNet System website at (www.bidnetdirect.com/colorado/douglas-county-government). Please enter only one (1) question per line.

Questions will be received until 5:00pm on Monday, October 20, 2025. Responses to all questions will be posted on the Rocky Mountain E-Purchasing/BidNet System no-later-than Friday, October 24, 2025.

If it becomes necessary to revise any part of this IFB or if additional data is necessary to enable an exact interpretation of the provisions of this request, an addendum will be issued. It is the responsibility of the potential bidder to ensure that they have received all addendums prior to submitting their IFB response.

INVITATION FOR BID (IFB) #027-25
DOUGLAS COUNTY FLEET VEHICLES

SCOPE OF SERVICES & SPECIFICATIONS

SCOPE OF SERVICES:

Douglas County (the County) is seeking responses from qualified automotive dealerships capable of fulfilling the anticipated vehicle volume needs of Douglas County. The respondents may elect to submit a bid on one or more vehicle body types. No decals or insignia identifying the dealer are to be affixed to any vehicles purchased utilizing this solicitation. The agreements/contracts that result from this Invitation for Bid (IFB) will primarily be used by Douglas County to purchase vehicles, although other agencies may piggyback off the award(s).

Douglas County currently maintains approximately 700 light-duty vehicles and has averaged around sixty (60) vehicle acquisitions per year in each of the past three years. The number of vehicles that Douglas County may purchase each year will vary.

SPECIFICATIONS:

At a minimum, the respondent shall include manufacturer-standard new vehicle equipment for the current model year vehicles unless otherwise specified. Respondents shall indicate the least expensive Trim Level package that meets all listed Standard Specifications for the given vehicle description/class. Respondents shall provide Original Equipment Manufacturer ("OEM") product designation codes, where applicable. Douglas County reserves the right to modify vehicle configurations (i.e., regular cab, crew cab, extended cab, etc.), trim levels, packages, and options, as needed for each vehicle order. Respondents are encouraged to identify, in a separate attachment, the options available for each model vehicle being bid.

Tires will be specified as All-Season/ Mud and Snow radials. When specified, All-Terrain tires with open side lugs and open side tread should be provided.

A color chart listing all available interior and exterior colors, with their correct factory names, will be provided with the available free colors noted.

All current model year vehicles ordered within the dealership and manufacturer's ordering guidelines will be delivered and invoiced no later than the last business day of the third quarter of the year that the order is placed, unless declared and agreed upon in the quote/estimate. In the event the automotive dealership is not able to deliver the ordered vehicle(s) within the model year ordered, the County may choose to order, out of dealer stock, a unit(s) as close to original specifications as possible. Vehicles ordered within the OEM ordering and build periods are expected to be delivered through the dealership within six (6) to nine (9) months of the vehicle order date/purchase order issue date. Vehicles not built and delivered by OEM on a timely basis, except in such cases where the delivery will be delayed due to acts of God, strikes, or other causes beyond the control of the dealership, will be documented as delivery and performance issues that may jeopardize future orders/awards with Douglas County. Vehicles ordered by the County after the final order date has been announced by the OEM do not apply to this stipulation. If the current model year becomes unavailable due to manufacturer build-out dates, the dealership will be expected to work with the County to secure a current year model that meets the specifications from an alternative source or provide the next model-year vehicle at the current model year's pricing.

OPTIONS:

Options shall be bid and provided as factory-installed under the terms of the full, factory-backed, bumper-to-bumper warranty. Dealer-installed options will not be permitted unless pre-approved in writing by the County.

If a dealership substitutes an OEM option with a non-OEM option, the County may return the vehicle for a correctly equipped vehicle. The County may require the dealership to reimburse the County for all expenses and fees related to the repair of a non-OEM option that fails within the standard warranty period. If, at any time, the County discovers the dealership is substituting an OEM option with a non-OEM option, the County reserves the right to cancel the award in the best interest of the County.

The price and OEM Code for each option listed on the Vehicle Specification Sheet shall be specified. If an option is no charge (N/C) or included in the standard vehicle base price (STD or INC) write the appropriate designation. If an option is not available, write "N/A". The price for options will not exceed the Manufacturer's Suggested Retail Price (MSRP).

DELIVERY REQUIREMENTS:

All vehicles shall be delivered complete with all manufacturers' standard new vehicle equipment and must comply with the Vehicle Specifications and requested optional items as listed in the quote/estimate. The County reserves the right to return any vehicle, after acceptance, that is found to be incomplete and/or in violation of the Vehicle Specifications for the body code and purchase order. The County shall have the discretion whether to accept the vehicle and be reimbursed for monies already paid or to choose to have the dealer bring the vehicle up to specifications.

Scheduling of a vehicle delivery appointment must be completed with a minimum of forty-eight (48) hours notice, prior to delivery with Douglas County Fleet Services. The dealership will be asked to provide the purchase order number and the number of vehicles to be delivered when calling to schedule an appointment. The dealership shall deliver all vehicles requested through the award of this IFB to Douglas County Fleet Services, which is located at 3030 North Industrial Way, Castle Rock, CO 80109. Official inspection and acceptance of the vehicles shall occur at this location. Vehicle deliveries are accepted between the hours of 8:00 AM and 12:00 PM and 1:00 PM and 5:00 PM, Monday through Friday, excluding County Holidays, which are as follows:

1) New Year's Day
2) Martin Luther King, Jr. Day
3) Presidents' Day
4) Memorial Day
5) Juneteenth
6) Independence Day
7) Labor Day
8) Veterans' Day
9) Thanksgiving Day
10) Friday after Thanksgiving
11) Christmas Eve Day
12) Christmas Day

The following documentation/items must be included in the vehicle at the time of the scheduled delivery. No handwritten documents will be accepted.

1) All titling documents are to be completed as:
   DOUGLAS COUNTY OF
   PO BOX 1390
   CASTLE ROCK, CO 80104
2) The dealerships invoice with a typed Vehicle Identification Number (VIN), the Douglas County Purchase Order number, and the Dealer Stock Number.
3) A copy of the Douglas County Purchase Order, signed by the Dealership Sales Representative, verifying Quality Control and dealer check.
4) The manufacturer's window sticker with price and option information (do not leave the sticker on the vehicle door glass).
5) The manufacturer's "Certificate of Origin".
6) The Application for Title and odometer statement.

7) Weight slip and VIN verification will be provided whenever a vehicle body has been modified (i.e., dump bodies, cube vans, box trucks, etc.)
8) A sixty (60) day permit attached to the license plate area on the rear of the vehicle.

All vehicles will be delivered washed, have license plate brackets and screws installed on the vehicle, serviced, and with a minimum of one-quarter (1/4) tank of fuel in the vehicle.

Douglas County Fleet Services will inspect the delivered vehicle's condition and options to expedite the delivery process. If any problems are discovered after delivery, the County will have four (4) weeks to inspect and reject the vehicle while it is still located at the Fleet Services location. If rejected, the dealership will retrieve the vehicle within three (3) business days of notification for correction/repairs and redeliver the vehicle as soon as the repairs are complete.

VEHICLE VISIBILITY REPORTS:

The County requires vehicle visibility reports to be provided monthly. Failure to provide these reports may result in the cancellation of said order/award. These reports must be submitted to Fleet Services and must contain the following information:
1) The solicitation number (IFB #027-25)
2) Douglas County Purchase Order Number
3) Vehicle Type
4) Status of the vehicle
5) Vehicle location
6) Anticipated delivery date

Additional mandatory factory options required by the ordering of any given option will be specified under the "Actual/Comments" section of the Vehicle Specification Sheet.

LIMITED AGREEMENT/CONTRACT EXTENSION TO COMPLETE WORK:

Any specific work assignment which commences prior to the termination date of this award, and which will extend beyond the termination date, shall, unless terminated by mutual agreement by both parties, continue until completion at the same prices, terms, and conditions as set forth herein.

LOCAL DEALERSHIP SHALL BE REQUIRED:

Due to the service level required in conjunction with this award, the awarded automotive dealerships shall maintain a primary location within the Metro Denver, Colorado, area. This location must be staffed by a competent company representative who can be contacted during normal working hours and who is authorized to discuss matters pertaining to this potential award. Metro Denver consists of those communities within a 100-mile radius of Castle Rock, CO. These communities may include, but will not be limited to, the City and County of Denver, City of Ft. Collins and surrounding counties, City of Colorado Springs and surrounding counties, Arapahoe County, Jefferson County, Adams County, Boulder County, Douglas County, City and County of Broomfield, Clear Creek County, and Gilpin County, Colorado.

CURRENT MODEL/VERSION:

This IFB states a specific model or version and an estimated number of items or units to be purchased. It is understood and agreed that the County may purchase additional vehicles from the dealerships, including subsequent product releases or replacement vehicles/products; provided that these additional items represent the same manufacturer and essential functionality.

VEHICLES/EQUIPMENT SHALL BE THE MOST RECENT MODEL AVAILABLE:

Vehicles/Equipment offered by the dealership shall be the most recent model available. Any optional components that are required in accordance with the specifications shall be considered standard equipment for purposes of this award. An omission of any essential detail from these specifications does not relieve the dealership from furnishing a complete vehicle. The vehicle shall conform to all applicable OSHA, State of Colorado, and Federal safety requirements. All components, including but not limited to, assists, wiring, accessory mounting, parts, connectors, and adjustments, are to be in accordance with current SAE standards and recommended practices. The engineering, materials, and workmanship shall exhibit a high level of quality and appearance consistent with, or exceeding, industry standards.

DEFICIENCIES, DEFECTS, AND/OR DAMAGES TO VEHICLES SHALL BE CORRECTED BY THE DEALERSHIP:

The dealership shall promptly correct all deficiencies, defects, and/or damages to vehicles delivered to the County in accordance with this potential award. All corrections shall be made within fifteen (15) calendar days after such deficiencies, defects, and/or damages are verbally reported to the dealership by Fleet Services. The dealership shall be responsible for filing, processing, and collecting all damage claims against the shipper, when applicable.

PRICE DECREASE DURING AGREEMENT:

If prices decrease during the term of this award agreement, the dealership must notify the County of the lower prices so that all subsequent orders will reflect accurate pricing.

PURCHASE ORDERS PLACED WITH THE DEALERSHIP:

All orders placed with the dealership during the term of this award shall be issued by the County's Purchasing Division through a purchase order bearing a unique purchase order number. The dealership shall not fill any orders until a purchase order has been received from the County. A verbal purchase order number or letter of intent, may be issued to the dealership by Fleet Services under emergency circumstances in advance of a written purchase order.

PURCHASE OF OTHER VEHICLES NOT LISTED ON THE SOLICITATION BASED ON PERCENTAGE DISCOUNTS:

While the County has listed all major vehicles within this solicitation, which are utilized by the County and/or departments in conjunction with their operations, there may be ancillary vehicles that must be purchased by the County during the term of this Agreement. For this reason, respondents are requested to quote a percentage discount from the dealerships price list that will be offered to the County for vehicles that did not appear in this IFB. The County reserves the right to award these ancillary vehicles to the said dealership or another dealership based on the lowest actual price offered.

PRODUCT RECALL:

The awarded dealerships shall notify Douglas County Fleet Services of any manufacturer's recalls regarding vehicles ordered under this Agreement. The dealership shall contact the County by email within one (1) week of notification by the manufacturer. Failure to comply with this requirement may be cause for termination of the award.

BACK ORDERS MUST BE FILLED WITHIN A REASONABLE TIME:

If the dealership experiences a back order of vehicles from its manufacturer or distributor, the dealership must ensure that such back orders are filled within a reasonable period of time. In these cases, the dealership must notify the County of these backorders in advance of the delivery date so appropriate steps can be taken by the County. The dealership shall not invoice the County for back-ordered vehicles until such back orders are delivered and accepted by the County's authorized representative. It is understood and agreed that the County shall be the sole judge of what constitutes a reasonable period of time and may, at its discretion, verbally cancel back orders and seek the vehicles from another dealership.

DISCOUNTS OFFERED DURING THE TERM OF THE AGREEMENT/CONTRACT:

During the term of this award, the dealership may offer the County discounts below the original prices quoted in their bid response. In addition, the dealerships are encouraged to offer additional discounts below the original prices quoted in their bid response for large single orders.

DUPLICATE SHIPMENTS ARE NOT ALLOWED:

The County will not accept duplicate vehicle shipments. If the dealership sends duplicate shipments to a County location, the dealership shall either retrieve the vehicles at no cost to the County or allow the County to retain the vehicles at no cost to the County.

ADJUSTMENTS/SURCHARGES:

The County will not accept adjustments or surcharges from the dealership unless a negotiated request for such adjustment/surcharge is agreed upon by both parties as to amount and a very specific timeframe. Such an adjustment/surcharge must be documented in writing. The County will not honor such adjustments/surcharges invoiced without the attachment, of such agreement, to the invoice.

SHIPPING TERMS FOB DESTINATION:

All deliveries are F.O.B. Destination – Douglas County Fleet Services, 3030 North Industrial Way, Castle Rock, Colorado 80109. The dealership will hold the title to the vehicle(s) until such time as they are delivered to, and accepted by, an authorized County representative.

METHOD OF PAYMENT FOR VEHICLES DELIVERED:

The County shall provide payment for the vehicles delivered. The dealership shall provide a fully documented invoice upon delivery of the vehicle to Douglas County Fleet Services. Payment terms are Net 30. The invoice shall identify critical, descriptive data, including, but not limited to, model numbers, serial numbers, VIN numbers, and purchase order numbers. It shall be understood that such invoices shall not be authorized for payment until such time as a County representative has inspected and approved the vehicles.

LOGOS:

The County logo is trademarked and property solely of the County. Bidders do not have permission to use our logo on any documentation or presentation materials, and to do so would be a violation of our trademark.

STANDARD EQUIPMENT REQUIREMENTS/SPECIFICATIONS:

Below are the General Vehicle Specifications to be included, but not limited to, on all Douglas County vehicles. The 2026 Vehicle Specification sheets, attached and incorporated herein as Exhibit "A" – "V", must be completed and returned with your bid response.

Standard Equipment Requirements (All Vehicles)

- The primary color for Douglas County vehicles is white
- Power door locks
- Power windows
- Cruise control
- Automatic transmission
- Remote keyless entry
- 3x keys/fobs for non-law enforcement vehicles
- AM/FM radio with Bluetooth/Hands-Free cellular capabilities
- Spray in bedliners for pickups
- Backup camera/sensors
- Weather Tech or comparable floor liners (front and rear).
- Factory Warranties

Optional Equipment

- Additional/higher trim levels or packages, as needed
- Additional color options, as needed
- Front windows tinted to match rear window tint
- 5x keys/fobs for law enforcement vehicles
- All law enforcement units are to be fleet-keyed

Additional upfitting options to be available through dealers, as needed

- Toppers
- Amber lighting
- Law Enforcement lighting
- Snowplows
- Sanders
- Headache racks
- Tonneau covers
- Lift gates
- Cab/chassis - upfitting, including but not limited to dump, utility, box, service, crane, bucket, etc.
- Front bumper/grill guard combo with winch
- This list is not all-inclusive, and additional upfit requirements may be added at any time and per vehicle order.

All SUVs (Small, Mid, and Full-Sized)

- Four (4) doors
- Push button 4-wheel drive or all-wheel drive
- Limited-slip differential
- Towing package
- Transmission cooler

Small Pickup Truck (Canyon, Colorado, Ranger)

- Class 1 light truck
- 0 to 6,000 GVWR
- Gas engine
- Limited-slip differential
- Push button 4-wheel drive or all-wheel drive

1/2 Ton Pickup Truck - 4x4 (F150 & 1500 Series Pickups)

- Class 2A Light-Duty Truck
- 6,001 – 8,500 GVWR
- Gas or diesel engine
- Limited-slip differential
- Push button 4-wheel drive or all-wheel drive
- Heavy-duty towing package
- Transmission cooler

3/4 Ton Pickup Truck - 4x4 (F250 & 2500 Series Pickups)

- Class 2B Light-Duty Truck
- 8,501 - 10,000 GVWR
- Gas or Turbocharged Diesel Engine
- Limited-slip differential
- Heavy-duty towing package
- Transmission cooler
- Upfitter switches
- Snowplow prep package
- Factory Gooseneck prep

1-Ton Pickup Truck - 4x4 (F350 & 3500 Series Pickups)

- Class 3 Medium-Duty Truck
- 10,001 - 14,000 GVWR
- Gas or Turbocharged Diesel Engine
- Limited-slip differential
- Heavy-duty towing package w/ 2.5-inch receiver
- Transmission cooler
- Upfitter switches
- Snowplow prep package
- Factory Gooseneck prep

1-Ton Cab & Chassis DRW - 4x4 (F350 & 3500 DRW Series Trucks)

- Class 3 Medium-Duty Truck
- 10,001 - 14,000 GVW
- Gas or Turbocharged Diesel Engine
- Limited-slip differential
- Heavy-duty towing package
- Transmission cooler
- Upfitter switches
- Snowplow prep package
- 2.5-inch hitch receiver
- Factory Gooseneck prep

1.5-Ton Cab & Chassis DRW - 4x4 (F450 & 4500 Series Trucks)

- Class 4 Medium-Duty Truck
- 14,001 - 16,000 GVWR
- Gas or Turbocharged Diesel Engine
- Limited-slip differential
- Heavy-duty towing package
- Transmission cooler
- Upfitter switches
- Snowplow prep package

2-Ton Cab & Chassis DRW - 4x4 (F550 & 5500 Series trucks)

- Class 5 Medium-Duty Truck
- 16,001 -19,500 GVWR
- Gas or Turbocharged Diesel Engine

- Limited-slip differential
- Heavy-duty towing package
- Transmission cooler
- Upfitter switches
- Snowplow prep package

All Cargo and Passenger Vans

- Gas or Turbocharged Diesel Engine
- Front or All Wheel Drive
- Limited-slip differential

EXHIBITS:

The 2026 Vehicle Specification sheets, attached and incorporated herein as Exhibit "A" – "V", must be completed and returned with your bid response.

1) Exhibit "A" ~ DC_Pass Util Medium 4x4 5+ Pass – Base
2) Exhibit "B" ~ DC_Pass Van 15 Passenger – Base
3) Exhibit "C" ~ DC_PU BEV 1500 4x4 – Base
4) Exhibit "D" ~ DC_Pass Util Large 4x4 Patrol – Base
5) Exhibit "E" ~ DC_Pass Van 12 Passenger – Base
6) Exhibit "F" ~ DC_PU 2500 4x4 – Base
7) Exhibit "G" ~ DC_Pass Util Large 4x4 8+ Pass – Base
8) Exhibit "H" ~ DC_Pass Util Small 4x4 - Base
9) Exhibit "I" ~ DC_Police 1500 4X4 - Base
10) Exhibit "J" ~ DC_Pass Util Large 4x4 5+ Pass - Base
11) Exhibit "K" ~ DC_Pass Util Medium 4x4 Patrol - Base
12) Exhibit "L" ~ DC_PU 3500 4x4 - Base
13) Exhibit "M" ~ DC_Pass Util Ex Small 4x4 Util - Base
14) Exhibit "N" ~ DC_Cargo Van Maxi 1 Ton - Base
15) Exhibit "O" ~ DC_Pass Van 8 Passenger - Base
16) Exhibit "P" ~ DC_Cargo Van 1500 - Base
17) Exhibit "Q" ~ DC_Cab-Chassis 1.5 Ton DRW - Base
18) Exhibit "R" ~ DC_Pass Util Electric 4x4 - Base
19) Exhibit "S" ~ DC_PU 1500 4X4 - Base
20) Exhibit "T" ~ DC_Cab-Chassis 1 Ton DRW - Base
21) Exhibit "U" ~ DC_Cab-Chassis 2 Ton DRW – Base
22) Exhibit "V" ~ DC_Cargo Van 2500 - Base

December 8, 2025

Sil TerHar Motors-Ford
Attn: Jon Hansen
150 Alter Street
Broomfield, CO 80020

Dear Mr. Hansen,

Douglas County Facilities, Fleet, and Emergency Support Services (FFESS) is pleased to inform you that we have selected Sil TerHar Motors-Ford's bid response to IFB #027-25, dated November 7, 2025, as one of our preferred vendors for the Douglas County Fleet Vehicles.

We are excited to partner with Sil TerHar Motors-Ford. As specific vehicles are identified, we will process purchase orders as needed for your review and approval.

We look forward to a successful collaboration with you and your team.

Sincerely,

Luanne Lee
Business Services & Operations Manager

Cc: Tim Hallmark, FFESS Director
Brian Franklin, Assistant Director, Fleet Services
Dean Grafft, Fleet Services Manager
Carolyn Riggs, Purchasing Supervisor

DOUGLAS COUNTY INVITATION FOR BID (IFB) #027-25		
DOUGLAS COUNTY FLEET VEHICLES		
BIDDER - DEALER	**SIL TERHAR MOTORS-FORD**	
DEALER ADDRESS	**150 ALTER STREET BROOMFIELD, CO. 80020**	
DEALER CONTACT	**JON HANSEN**	
CONTACT PHONE NUMBER	**(303) 588-3052**	
CONTACT EMAIL ADRRESS	**jhansen@sthmotors.com**	
CLASS / MODEL		
Passenger Utility - Extra Small 4x4		
Ford Bronco	$	42,550.00
Passenger Utility Small 4x4		
Ford Bronco Sport	$	31,650.00
Passenger Utility Medium, 4x4 5+Pass		
Ford Explorer	$	39,400.00
Passenger Utility Medium, 4x4 Patrol		
Ford Explorer PIU	$	46,350.00
Passenger Utility Large, 4x4 5+ Pass		
Ford Expedition	$	61,000.00
Passenger Utility Large, 4x4 8+Pass		
Ford Expedition Max	$	63,550.00
Passenger utility Large 4x4 Patrol		
Ford Expedition - Patrol	$	52,500.00
Pickup small 4x4		
Ford Ranger	$	35,000.00
Pickup 1500 Electric 4x4		
Ford F150 Lightning - EV	$	51,500.00
1/2 Ton 4x4 PU		
Ford F150 PU	$	41,800.00
1/2 Ton 4x4 PU - Patrol		
Ford F-150 Police Responder	$	47,150.00
3/4 Ton 4x4 PU		
Ford Super Duty PU F-250 - Gas	$	44,500.00
1 Ton 4x4 PU		
Ford Super Duty PU F-350 - Gas	$	45,650.00
Cab/Chassis - 1 Ton 4x4 (DRW)		
Ford Super Duty F-350 - Gas	$	48,900.00
Cab/Chassis - 1.5 Ton 4x4 (DRW)		
Ford Super Duty F-450 - Gas	$	53,250.00
Cab/Chassis - 2 Ton 4x4 (DRW)		
Ford Super Duty F-550	$	53,600.00
Passenger Van - 12 Passenger		
Ford Transit 350 - 12 Pass	$	53,450.00
Passenger Van - 15 Passenger		
Ford Transit 350 - 15 Pass	$	54,700.00
Cargo Van - 1/2 Ton		
Ford Transit 150 Cargo	$	43,500.00
Cargo Van - 3/4 Ton		
Ford Transit 250 Cargo	$	44,400.00
Cargo Van Maxi - 1 Ton		
Ford Transit 350 Cargo	$	45,500.00

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Jason Petalas, Safety and Security Manager

DESCRIPTION: Purchase Orders to KUBL Group for Justice Center Jail Control System Upgrade Projects Approved in 2026, Adopted Budget in the Amount of $519,705.00.

SUMMARY: The Security Division of Facilities, Fleet & Emergency Support Services received approval in the 2026 Adopted Budget to perform an Equipment Refresh and Security Software Upgrade to the Justice Center Jail Control System located at 4000 Justice Way, Castle Rock, CO 80109.

In 2017, Facilities, Fleet & Emergency Support Services completed an Invitation for Bid (IFB) for a Justice Center Security System upgrade. Following evaluation of the submitted qualifications, KUBL Group was selected and awarded under IFB #029-17. KUBL Group designed, engineered, and installed the Douglas County Jail Control System in 2021 and retains proprietary knowledge of the system's architecture, programming, and security configuration.

The required upgrade must integrate directly with the existing system, making KUBL Group uniquely qualified to perform the work.

Purchase orders for 2026 are for the following projects:

Douglas County Jail Door Control System Upgrade	$449,050.00
Douglas County Jail Control System Intercoms Upgrade	$70,655.00
Grand Total	$519,705.00

RECOMMENDED ACTION: Approval of purchase order to KUBL Group for the procurement and installation of Justice Center Jail Control System Upgrade for the 2026 approved projects for a grand total of $519,705.00.

REVIEW:

Tim Hallmark	Approve	1/26/2026
Jeff Garcia	Approve	1/30/2026
Christie Guthrie	Approve	1/30/2026
Doug DeBord	Approve	2/4/2026

ATTACHMENTS:

Cover Page
25.05.01-Douglas County HMI Update Proposal-with servers
25.05.09-Douglas County ICM Update Proposal
2026 Douglas County-PCS-KUBL Group_ 01.14.26

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2026 Douglas County-PCS-KUBL Group_ 01.14.26

AUTOMATED.
INTEGRATED.
SECURE.

DOUGLAS COUNTY DOOR CONTROL, HMI, & PLC PROPOSALS (with servers)

May 1, 2025

Douglas County Facilities
3026 North Industrial Way
Castle Rock, CO 80109

RE: Douglas County Justice Center Door Control, HMI, & PLC Equipment

SYNOPSIS

KUBL Group completed a reprogramming of the door control and intercom systems at the Douglas County Justice Center in June of 2018 from a standalone system to a client-server system, and also deployed a HMI CPU, monitor, and software update in early 2022. The quote below summarizes a quote to provide updated hardware and software, similar to the project completed in 2022.

Please note all pricing is based on KUBL's active GSA contract 47QSWA23D007U.

SCOPE 1: SOFTWARE & SERVERS: Provide & configure Door Control Servers, Update Door Control Software, Upgrade Harding Firmware, PLC Software

GENERAL:

1. The overall scope of this project is to provide & configure two new HMI servers with the appropriate current versions of software and hardware to function as currently configured, upgrade all Harding firmware to the latest available, and provide the latest PLC software. No other program updates or features changes are included.

KUBL RESPONSIBILITIES:

1. Configure two new KUBL-provided servers for the HMI system. KUBL to install Windows Server 2022 and all necessary software installed to match the configuration of the current HMI server configuration, performance, and storage paramenters. This includes quarterly Windows updates and patching of these units via scheduled remote sessions for 1 year from the installation date (4 total).
2. Upgrade the existing InduSoft runtime + development licenses to current version at time of purchase. Licenses will be for a 16K tag count to match existing (project is currently at 5500 tags). Reuse existing software dongles.
3. Provide and install a single license of PAC Machine Edition Professional software (formerly GE Proficy) on the secondary server to allow for any future PLC modifications.
4. Upgrade all Harding DCCs to the latest available version of firmware.
5. Configure and test servers at the KUBL shop prior to onsite deployment
6. Onsite deployment and installation of the two new servers and Harding Firmware during business hours or after hours.
7. Onsite and remote troubleshooting of any issues related to the scope of work provided by KUBL Group (regular business hours and after-hours)

FACILITY RESPONSIBILITIES:

1. Provide a single point of contact for scheduling and payment
2. Remove and dispose of existing HMI servers
3. Provide an escort throughout the facility for KUBL staff during deployment and testing phase
4. Provide remote access to the two County-provided servers as needed for troubleshooting
5. Configure any RDP, LDAP, or other Windows system requirements, as determined by the Douglas County IT department
6. Troubleshooting of any functions, devices, or programming on the new systems, that were not operational on the existing system.

GENERAL INCLUSIONS:

1. All Labor, Per Diem, Travel to complete our scope of work herein.
2. On-site deployment and testing of the new servers and software as stated above.
3. Remote or in-person coordination meetings for the LDAP integration as stated above
4. Remote troubleshooting and testing of the new servers and software.

5. One-year workmanship warranty for programming, hardware, and services performed by KUBL Group.

GENERAL EXCLUSIONS:

1. Taxes of any type.
2. Bonds of any type.
3. Permits or fees of any type.
4. Equipment not specifically mentioned herein. We have assumed all equipment supplied by the county, or to be reused, is in proper working order.
5. Any programming changes or modifications not specifically mentioned in above sections (can be performed at current T&M rates)
6. Any camera callup or .JSON file changes for any workstation.
7. Any work on the CCTV system of any type
8. Network configuration or troubleshooting of any type.
9. Expedited Schedule.

SCHEDULE:

1. Equipment lead time is currently 12-16 weeks.
2. Configuration shop setup/testing of equipment: 3 weeks
3. Onsite deployment: 1 week
4. Total anticipated project duration: 16-20 weeks.

PAYMENT TERMS:

1. 50% upon receipt of PO, 50% upon project completion

TOTAL COST: $227,290.00 **(two hundred twenty-seven thousand two hundred ninety and no/100)**

HARDWARE COST: $28,480
SOFTWARE COST: $67,820
HARDWARE LABOR COST: $39,730
SOFTWARE LABOR COST: $91,260

SCOPE 2: HARDWARE: Twenty-one (21) Replacement HMI Client CPUs and Twenty-one (21) 32" Touchscreens

GENERAL:

1. The overall scope of this project is to provide new HMI Client CPUs and touchscreens at all current locations. No new locations or system modifications are required.

KUBL RESPONSIBILITIES:

1. Provide, configure, and install twenty-one (21) new Dell 3460 Small Form Factor CPU workstations to act as the clients for the HMI system, replacing the current units. Dell 3440 SFF CPU, Windows 11 Pro 64-bit, 16GB ECC Memory 4800MHZ, Intel Core i9-4900 Processor (2.1 - 5.8GHz), Nvidia T1000 4GB Graphics Card (4mDP connectors), M.2 500GB SSD. Final model of CPU can be discussed and finalized prior to order, assuming the CPU does not exceed the specifications above.
2. Provide, configure, and install twenty-one (21) 32" touchscreens at existing locations (Viewsonic, ELO or equivalent), locations TBD
3. Install all necessary InduSoft SecureViewer software and Avigilon SDK applications on each CPU
4. Configure and test CPUs at the KUBL shop prior to onsite deployment
5. Onsite deployment and installation of the CPUs. Can be performed during regular business hours with minimal facility interruption.
6. Onsite and remote troubleshooting of any issues related to the scope of work provided by KUBL Group (regular business hours and after-hours)

FACILITY RESPONSIBILITIES:

1. Provide a single point of contact for scheduling and payment
2. Remove and dispose of existing HMI servers
3. Provide an escort throughout the facility for KUBL staff during deployment and testing phase
4. Provide remote access to the two KUBL-provided servers as needed for troubleshooting
5. Configure any RDP, LDAP, or other Windows system requirements, as determined by the Douglas County IT department
6. Troubleshooting of any functions, devices, or programming on the new systems, that were not operational on the existing system.

GENERAL INCLUSIONS:

1. All Labor, Per Diem, Travel to complete our scope of work herein.
2. On-site deployment and testing of the new servers and software.
3. Remote troubleshooting and testing of the new servers and software.
4. One-year workmanship warranty for the scope of work performed by KUBL Group.

GENERAL EXCLUSIONS:

1. Taxes of any type.
2. Bonds of any type.

3. Permits or fees of any type.
4. Equipment not specifically mentioned herein. We have assumed all equipment supplied by the county, or to be reused, is in proper working order.
5. Any programming changes or modifications (can be performed at current T&M rates)
6. Any camera callup or .JSON file changes for any workstation.
7. Any work on the CCTV system of any type
8. Network configuration or troubleshooting of any type.
9. Expedited Schedule.

SCHEDULE:

1. Equipment lead time is currently 12-16 weeks.
2. Configuration shop setup/testing of equipment: 3 weeks
3. Onsite deployment: 1 week
4. Total anticipated project duration: 16-20 weeks.

PAYMENT TERMS:

1. 50% upon receipt of PO, 50% upon project completion

TOTAL COST: $221,760.00 (two hundred twenty-one thousand seven hundred sixty and no/100)

CPU HARDWARE COST: $72,500
TOUCHSCREEN HARDWARE COST: $55,100
SOFTWARE COST: $0 (software cost in scope 1 above)
HARDWARE LABOR COST: $43,470
SOFTWARE LABOR COST: $50,690

GRAND TOTAL FOR SCOPES 1 & 2 ABOVE:

$449,050 (four hundred forty-nine thousand fifty and no/100)

CLOSING

We appreciate the opportunity to partner with Douglas County to provide a solution to fit your needs. If there are any questions or concerns, please feel free to call or email any time.

Respectfully,

Blake Bretz
Principal, KUBL Group
720.644.7980 • Cell
bbretz@kublgroup.com

ACCEPTANCE OF PROPOSAL

By signing below, I authorize KUBL Group, LLC to proceed with the scope of work outlined herein, for the term stated. Any and all work performed by KUBL Group shall be billable and payable as defined above. Also, by signing this document, I declare I am duly authorized to enter into this contract on behalf of my agency.

Name: _____

Printed Name: _____

Title: _____

Date:

AUTOMATED.
INTEGRATED.
SECURE.

DOUGLAS COUNTY INTERCOM MASTER STATION PROPOSAL

May 9, 2025

Douglas County Facilities
3026 North Industrial Way
Castle Rock, CO 80109

RE: Douglas County Justice Center Intercom Master Stations

SYNOPSIS

KUBL Group completed a reprogramming of the door control and intercom systems at the Douglas County Justice Center in June of 2018 from a standalone system to a client-server system, and also deployed a HMI CPU, monitor, and software update in early 2022. The quote below summarizes the scope to replace the existing Harding TMM-640 intercom master stations with new TMM-641 units.

Please note all pricing is based on KUBL's active GSA contract 47QSWA23D007U.

SCOPE 1: HARDWARE: Twenty-one (21) Replacement Intercom Master Stations

GENERAL:

1. The overall scope of this project is to provide new Harding Intercom Master Stations at all current locations. No new locations or system modifications are required.

KUBL RESPONSIBILITIES:

1. Provide, configure, and install twenty-one (21) new Harding TMM-641 intercom master stations (flush microphone) at existing locations.
2. Utilize the existing POE network switch connection for all devices
3. Configure and test intercom master stations at the KUBL shop prior to onsite deployment
4. Onsite deployment and installation of the units. Can be performed during regular business hours with minimal facility interruption.
5. Onsite and remote troubleshooting of any issues related to the scope of work provided by KUBL Group (regular business hours and after-hours)

FACILITY RESPONSIBILITIES:

1. Provide a single point of contact for scheduling and payment
2. Remove and dispose of existing HMI servers
3. Provide an escort throughout the facility for KUBL staff during deployment and testing phase
4. Provide remote access to the two KUBL-provided servers as needed for troubleshooting
5. Configure any RDP, LDAP, or other Windows system requirements, as determined by the Douglas County IT department
6. Troubleshooting of any functions, devices, or programming on the new systems, that were not operational on the existing system.

GENERAL INCLUSIONS:

1. All Labor, Per Diem, Travel to complete our scope of work herein.
2. On-site deployment and testing of the new servers and software.
3. Remote troubleshooting and testing of the new servers and software.
4. One-year workmanship warranty for the scope of work performed by KUBL Group.

GENERAL EXCLUSIONS:

1. Taxes of any type.
2. Bonds of any type.
3. Permits or fees of any type.
4. Equipment not specifically mentioned herein. We have assumed all equipment supplied by the county, or to be reused, is in proper working order.
5. Any programming changes or modifications (can be performed at current T&M rates)
6. Any camera callup or .JSON file changes for any workstation.
7. Any work on the CCTV system of any type

8. Any Harding configuration changes or modifications (not required).
9. Network configuration or troubleshooting of any type.
10. Expedited Schedule.

SCHEDULE:

1. Equipment lead time is currently 4-6 weeks.
2. Configuration shop setup/testing of equipment: 1 week
3. Onsite deployment: 1 week
4. Total anticipated project duration: 6-8 weeks.

PAYMENT TERMS:

1. 50% upon receipt of PO, 50% upon project completion

TOTAL COST: $70,655.00 (seventy thousand six hundred fifty-five and no/100)

HARDWARE COST: $51,295
SOFTWARE COST: $0
HARDWARE LABOR COST: $19,360
SOFTWARE LABOR COST: $0

CLOSING

We appreciate the opportunity to partner with Douglas County to provide a solution to fit your needs. If there are any questions or concerns, please feel free to call or email any time.

Respectfully,

Blake Bretz
Principal, KUBL Group
720.644.7980 • Cell
bbretz@kublgroup.com

ACCEPTANCE OF PROPOSAL

By signing below, I authorize KUBL Group, LLC to proceed with the scope of work outlined herein, for the term stated. Any and all work performed by KUBL Group shall be billable and payable as defined above. Also, by signing this document, I declare I am duly authorized to enter into this contract on behalf of my agency.

Name: _____

Printed Name: _____

Title: _____

Date:

PUBLIC CONTRACT FOR SERVICES

THIS PUBLIC CONTRACT FOR SERVICES ("Contract") is made and entered into this ____day, of _____ 2026 by and between the **BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF DOUGLAS, STATE OF COLORADO** (the "County"), and **KUBL GROUP, LLC,** authorized to do business in Colorado (the "Contractor"). The County and the Contractor hereinafter collectively referred to as the "Parties" and individually to as a "Party."

RECITALS

WHEREAS, the County is undertaking certain activities to perform an equipment refresh and security software upgrade to the Justice Center Jail Control System located at 4000 Justice Way in Castle Rock, Colorado 80109; and

WHEREAS, the County desires to engage the Contractor to render certain professional services and assistance in connection with such undertakings of the County; and

WHEREAS, the Contractor has the ability to assist the County through its professional expertise, knowledge, and experience and is ready, willing, and able to provide such services, subject to the conditions hereinafter set forth.

NOW, THEREFORE, for and in consideration of the premises and other good and valuable consideration, the Parties agree as follows:

1. LINE OF AUTHORITY: Jason Petalas, Security Manager (the "Authorized Representative"), is designated as Authorized Representative of the County for the purpose of administering, coordinating and approving the work performed by the Contractor under this Contract.

2. SCOPE OF SERVICES: All services described in Exhibit A, attached hereto and incorporated herein, shall be performed by Contractor.

The County may, from time to time, request changes to the scope of services to be performed hereunder. Such changes, including any increase or decrease in the amount of the Contractor's compensation, which are mutually agreed upon between the County and the Contractor, shall be in writing and shall become part of this Contract upon execution.

The Contractor agrees to diligently and professionally perform all the services described herein in a manner satisfactory to the Authorized Representative. It is also understood and agreed that the Contractor shall not, in performing services hereunder, undertake any action or activity prohibited by the terms of any lease, permit, license or other agreement in effect during the Term hereof between the Contractor and the County for the use and occupancy by the Contractor of any County facilities or space.

3. COMPENSATION: Subject to the Maximum Contract Expenditure and all other provisions of this Contract, the County agrees to pay to the Contractor, and the Contractor agrees to accept payment as described in Exhibit B, attached hereto and incorporated herein, during the Term hereof, in accordance with the terms set forth herein.

4. MAXIMUM CONTRACT EXPENDITURE: Any other provision of this Contract notwithstanding and pursuant to Section 29-1-110, C.R.S., the amount of funds appropriated for this Contract is **FIVE HUNDRED NINETEEN THOUSAND SEVEN HUNDRED FIVE DOLLARS**

AND ZERO CENTS ($519,705.00) for the Term of this Contract. In no event shall the County be liable for payment under the Contract for any amount in excess thereof, except as otherwise provided herein in Exhibit B. The County is not under obligation to make any future apportionment or allocation to the Contract, nor is anything set forth herein a limitation of liability for the Contractor. Any potential expenditure for this Contract outside the current fiscal year is subject to future annual appropriation of funds for any such proposed expenditure.

5. TERM: It is mutually agreed by the Parties that the Term of the Contract shall commence as of 12:01 a.m. on **MARCH 1, 2026**, and terminate at 11:59 p.m. on **DECEMBER 31, 2026**. This Contract and/or any extension of its original Term shall be contingent upon annual funding being appropriated, budgeted and otherwise made available for such purposes and subject to the County's satisfaction with all products and services received during the preceding Term.

6. INVOICING PROCEDURES: Payments shall be made to the Contractor based upon invoices submitted by the Contractor, provided such invoices have been approved by the Authorized Representative. Payments will be made to the Contractor within thirty (30) days, or within a mutually agreed upon period after the County has received complete invoices from the Contractor. The County reserves the right to require such additional documentation, including monthly activity reports detailing the Contractor's activities and services rendered, as the County deems appropriate to support the payments to the Contractor. The signature of an officer of the Contractor shall appear on all invoices certifying that the invoice has been examined and found to be correct.

7. BADGE ACCESS TO COUNTY FACILITIES: If this Contract requires access to multiple facilities within Douglas County, including law enforcement and judicial buildings such as the Douglas County Justice Center, 4000 Justice Way, Castle Rock, CO 80109, that may contain Criminal Justice Information (CJI) material, additional provisions are necessary. If applicable, Douglas County will perform prescreening background checks of successful bidders and associated personnel. In addition, successful bidders and associated personnel must pass state and federal fingerprint and background checks prior to the start of work and access to any Douglas County facility. To complete the fingerprinting and background checks, successful bidders and associated personnel must set up vendor accounts with the Colorado Bureau of Investigations (CBI): https://cbi.colorado.gov/sections/biometric-identification-and-records-unit/new-accounts. Depending on access requirements, the successful bidders and associated personnel may be required to sign an additional CJIS security addendum.

The successful bidder shall supply a complete list of associated personnel to Douglas County with at least two potential alternative workers who will be responsible for performing services under this contract. Only these individuals will be allowed on Douglas County premises to perform services once confirmed to have passed background checks and CJIS Training.

8. CONFLICT OF INTEREST: The Contractor agrees that no official, officer or employee of the County shall have any personal or beneficial interest whatsoever in the services or property described herein, and the Contractor further agrees not to hire, pay, or contract for services of any official, officer or employee of the County. A conflict of interest shall include transactions, activities or conduct that would affect the judgment, actions or work of the Contractor by placing the Contractor's own interests, or the interest of any party with whom the Contractor has a contractual arrangement, in conflict with those of the County.

9. INDEMNIFICATION: The County cannot and by this Contract does not agree to indemnify, hold harmless, exonerate or assume the defense of the Contractor or any other person or entity whatsoever, for any purpose whatsoever. The Contractor shall defend, indemnify and hold harmless the

County, its commissioners, officials, officers, directors, agents, and employees from any and all claims, demands, suits, actions or proceedings of any kind or nature whatsoever, including Workers' Compensation claims, in any way resulting from or arising from the services rendered under this Contract; provided, however, that the Contractor need not indemnify or save harmless the County, its officers, agents and employees from damages resulting from the sole negligence of the County's commissioners, officials, officers, directors, agents, and employees.

10. INDEPENDENT CONTRACTOR: The Contractor is an Independent Contractor and is free to perform services for other clients. Notwithstanding any provision of this Contract, all personnel assigned by the Contractor to perform work under this Contract shall be and remain at all times, employees of the Contractor for all purposes. The Contractor and its employees are not entitled to Workers' Compensation or Unemployment Benefits through the County. The Contractor is obligated to pay federal and state income tax on any monies earned pursuant to this Contract relationship.

11. NO WAIVER OF GOVERNMENTAL IMMUNITY ACT: No term or condition of this Agreement shall be construed or interpreted as a waiver, express or implied, of any of the immunities, rights, benefits, protections, notice requirements or other provisions of the Colorado Governmental Immunity Act, C.R.S. 24-10- 101 *et seq.* as applicable now or hereafter amended. There is no intent to waive or restrict governmental immunity. The Parties hereto understand and agree that the County, its commissioners, officials, officers, directors, agents and employees, are relying on, and do not waive or intend to waive by any provisions of this Contract, the monetary limitations or any other rights, immunities and protections provided by the Colorado Governmental Immunity Act, or otherwise available to the County.

12. ASSIGNMENT: The Contractor covenants and agrees that it will not assign or transfer its rights hereunder, or subcontract any work hereunder, either in whole or in part without the prior written approval of the Authorized Representative. Any attempt by the Contractor to assign or transfer its rights hereunder shall, at the option of the Authorized Representative, void the assignment or automatically terminate this Contract and all rights of the Contractor hereunder.

13. COUNTY REVIEW OF RECORDS: The Contractor agrees that, upon request of the Authorized Representative, at any time during the Term of this Contract, or three (3) years thereafter, it will make full disclosure to the County and make available for inspection and audit upon request by the Authorized Representative, the County Director of Finance, or any of their authorized representatives, all of its records associated with work performed under this Contract for the purpose of making an audit, examination or excerpts. The Contractor shall maintain such records until the expiration of three (3) years following the end of the Term of this Contract.

14. OWNERSHIP OF DOCUMENTS: Drawings, specifications, guidelines and any other documents prepared by the Contractor in connection with this Contract shall be the property of the County.

15. ASSIGNMENT OF COPYRIGHTS: The Contractor assigns to the County the copyrights to all works prepared, developed, or created pursuant to this Contract, including the right to: 1) reproduce the work; 2) prepare derivative works; 3) distribute copies to the public by sale, rental, lease, or lending; 4) perform the works publicly; and 5) to display the work publicly. The Contractor waives its rights to claim authorship of the works, to prevent its name from being used wrongly in connection with the works, and to prevent distortion of the works.

16. TERMINATION: The County shall have the right to terminate this Contract, with or without cause, by giving written notice to the Contractor of such termination and specifying the effective

date thereof, which notice shall be given at least ten (10) days before the effective date of such termination. In such event, all finished or unfinished documents, data, studies and reports prepared by the Contractor pursuant to this Contract shall become the County's property. The Contractor shall be entitled to receive compensation in accordance with this Contract for any satisfactory work completed pursuant to the terms of this Contract prior to the date of notice of termination. Notwithstanding the above, the Contractor shall not be relieved of liability to the County for damages sustained by the County by virtue of any breach of the Contract by the Contractor.

17. NOTICES: Notices concerning Termination of this Contract, notices of alleged or actual violations of the terms or provisions of this Contract, and all other notices shall be made as follows:

by the Contractor to:	Douglas County Government Attn: Luanne Lee 3026 N Industrial Way Castle Rock, CO 80109 Phone: (303) 660-7445 E-mail: llee@douglas.co.us
with a copy to:	Douglas County Attorney's Office 100 Third Street, 3rd Floor Castle Rock, CO 80104 Phone: (303) 660-7414 E-mail: attorney@douglas.co.us
and by the County to:	KUBL Group, LLC Attn: Blake Bretz 3201 E Mulberry St, Unit H Fort Collins, CO 80524 Phone: (970) 818-2588 E-mail: bbretz@kublgroup.com

Said notices shall be delivered personally during normal business hours to the appropriate office above, or by prepaid first-class U.S. mail, via facsimile, or other method authorized in writing by the Authorized Representative. Mailed notices shall be deemed effective upon receipt or three (3) days after the date of mailing, whichever is earlier. The Parties may from time-to-time designate substitute addresses or persons where and to whom such notices are to be mailed or delivered, but such substitutions shall not be effective until actual receipt of written notification.

18. NONDISCRIMINATION: In connection with the performance of work under this Contract, the Contractor agrees not to refuse to hire, discharge, promote or demote, or to discriminate in matters of compensation against any person otherwise qualified, solely because of race, color, religion, national origin, gender, age, military status, sexual orientation, marital status, or physical or mental disability.

19. GOVERNING LAW; VENUE: This Contract shall be deemed to have been made in and construed in accordance with the laws of the State of Colorado. Venue for any action hereunder shall be in the District Court, County of Douglas, State of Colorado. The Contractor expressly waives the right to bring any action in or to remove any action to any other jurisdiction, whether state or federal.

20. COMPLIANCE WITH ALL LAWS AND REGULATIONS: All of the work performed under the Contract by the Contractor shall comply with all applicable laws, rules, regulations and codes of the United States and the State of Colorado. The Contractor shall also comply with all applicable ordinances, regulations, and resolutions of the County and shall commit no trespass on any public or private property in the performance of any of the work embraced by this Contract.

21. SEVERABILITY: In the event any of the provisions of this Contract are held to be unenforceable or invalid by any court of competent jurisdiction, the validity of the remaining provisions shall not be affected. Should either Party fail to enforce a specific term of this Contract, it shall not be a waiver of a subsequent right of enforcement, nor shall it be deemed a modification or alteration of the terms and conditions contained herein.

22. NO THIRD-PARTY BENEFICIARIES: The enforcement of the terms and conditions of this Contract and all rights of action relating to such enforcement, shall be strictly reserved to the County and the Contractor, and nothing contained in this Contract shall give or allow any such claim or right of action by any other or third person under such Contract.

23. ADVERTISING AND PUBLIC DISCLOSURE: The Contractor shall not include any reference to this Contract or services pursuant to this Contract in any of the Contractor's advertising or public relations materials without first obtaining the written approval of the Douglas County Public Affairs Director. Nothing herein, however, shall preclude the transmittal of any information to officials of the County, including without limitation, the County Manager, the Assistant Manager, and the Board of County Commissioners.

24. PRIORITY OF PROVISIONS: In the event that any terms of this Contract and any Exhibit, attachment, or other referenced document are inconsistent, the following order of priority shall control:

1st This Contract, Sections 1 through 29
2nd Exhibit C - Insurance Requirements
3rd Exhibit A - Scope of Services
4th Exhibit B - Method of Payment

25. HEADINGS; RECITALS: The headings contained in this Contract are for reference purposes only and shall not in any way affect the meaning or interpretation of this Contract. The Recitals to this Contract are incorporated herein.

26. ENTIRE CONTRACT: The Parties acknowledge and agree that the provisions contained herein constitute the Entire Contract and that all representations made by any commissioner, official, officer, director, agent or employee of the respective Parties unless included herein are null and void and of no effect. No alterations, amendments, changes or modifications to this Contract, except those which are expressly reserved herein to the Authorized Representative, shall be valid unless they are contained in writing and executed by all the Parties with the same formality as this Contract.

27. INSURANCE: The Contractor shall be required to maintain the insurance requirements provided in Exhibit C, attached hereto and incorporated herein by reference. The Contractor shall provide evidence that such requirements have been met and shall provide updated information to the County in the event any changes are made to the Contractor's insurance coverage during the Term of this Contract.

28. COUNTY EXECUTION OF CONTRACT: This Contract is expressly subject to and shall not be or become effective or binding on the County, until execution by all signatories of the County.

29. FORCE MAJEURE: No Party shall be liable for failure to perform hereunder if the failure is the result of *force majeure*. Any time limit shall be extended for the period of any delay resulting from any *force majeure*, or this Contract may be terminated if such delay makes performance of the Contract impossible or impracticable. *Force majeure* shall mean causes beyond the reasonable control of a Party such as, but not limited to, weather conditions, acts of God, strikes, work stoppages, unavailability of or delay in receiving labor or materials, faults by contractors, subcontractors, utility companies or third parties, fire or other casualty or actions of government authorities.

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Exhibit A
SCOPE OF WORK

SCOPE: HARDWARE: Twenty-one (21) Replacement Intercom Master Stations

KUBL Group completed a reprogramming of the door control and intercom systems at the Douglas County Justice Center in June of 2018 from a standalone system to a client-server system, and also deployed an HMI CPU, monitor, and software update in early 2022. The quote below summarizes the scope to replace the existing Harding TMM-640 intercom master stations with new TMM-641 units.

GENERAL:

1. The overall scope of this project is to provide new Harding Intercom Master Stations at all current locations. No new locations or system modifications are required.

KUBL RESPONSIBILITIES:

1. Provide, configure, and install twenty-one (21) new Harding TMM-641 intercom master stations (flush microphone) at existing locations.
2. Utilize the existing POE network switch connection for all devices
3. Configure and test intercom master stations at the KUBL shop prior to on-site deployment
4. On-site deployment and installation of the units. Can be performed during regular business hours with minimal facility interruption.
5. On-site and remote troubleshooting of any issues related to the scope of work provided by KUBL Group (regular business hours and after-hours)

FACILITY RESPONSIBILITIES:

1. Provide a single point of contact for scheduling and payment
2. Remove and dispose of existing HMI servers
3. Provide an escort throughout the facility for KUBL staff during deployment and testing phase
4. Provide remote access to the two KUBL-provided servers as needed for troubleshooting
5. Configure any RDP, LDAP, or other Windows system requirements, as determined by the Douglas County IT department
6. Troubleshooting of any functions, devices, or programming on the new systems, that were not operational on the existing system.

SCHEDULE:

1. Equipment lead time is currently 4-6 weeks.
2. Configuration shop setup/testing of equipment: 1 week
3. On-site deployment: 1 week
4. Total anticipated project duration: 6-8 weeks.

SCOPE: SOFTWARE & SERVERS: Provide & configure Door Control Servers, Update Door Control Software, Upgrade Harding Firmware, PLC Software

KUBL Group completed a reprogramming of the door control and intercom systems at the Douglas County Justice Center in June of 2018 from a standalone system to a client-server system, and also deployed an HMI CPU, monitor, and software update in early 2022. The quote below summarizes a quote to provide updated hardware and software, similar to the project completed in 2022.

GENERAL:

1. The overall scope of this project is to provide & configure two new HMI servers with the appropriate current versions of software and hardware to function as currently configured, upgrade all Harding firmware to the latest available, and provide the latest PLC software. No other program updates or feature changes are included.

KUBL RESPONSIBILITIES:

1. Configure two new KUBL-provided servers for the HMI system. KUBL to install Windows Server 2022 and all necessary software installed to match the configuration of the current HMI server configuration, performance, and storage parameters. This includes quarterly Windows updates and patching of these units via scheduled remote sessions for 1 year from the installation date (4 total).
2. Upgrade the existing InduSoft runtime + development licenses to current version at time of purchase. Licenses will be for a 16K tag count to match existing (project is currently at 5500 tags). Reuse existing software dongles.
3. Provide and install a single license of PAC Machine Edition Professional software (formerly GE Proficy) on the secondary server to allow for any future PLC modifications.
4. Upgrade all Harding DCCs to the latest available version of firmware.
5. Configure and test servers at the KUBL shop prior to on-site deployment
6. On-site deployment and installation of the two new servers and Harding Firmware during business hours or after hours.
7. On-site and remote troubleshooting of any issues related to the scope of work provided by KUBL Group (regular business hours and after-hours)

FACILITY RESPONSIBILITIES:

1. Provide a single point of contact for scheduling and payment
2. Remove and dispose of existing HMI servers
3. Provide an escort throughout the facility for KUBL staff during deployment and testing phase
4. Provide remote access to the two County-provided servers as needed for troubleshooting
5. Configure any RDP, LDAP, or other Windows system requirements, as determined by the Douglas County IT department
6. Troubleshooting of any functions, devices, or programming on the new systems, that were not operational on the existing system.

SCHEDULE:

1. Equipment lead time is currently 12-16 weeks.
2. Configuration shop setup/testing of equipment: 3 weeks
3. Onsite deployment: 1 week
4. Total anticipated project duration: 16-20 weeks.

SCOPE: **HARDWARE: Twenty-one (21) Replacement HMI Client CPUs and Twenty-one (21) 32" Touchscreens**

GENERAL:

1. The overall scope of this project is to provide new HMI Client CPUs and touchscreens at all current locations. No new locations or system modifications are required.

KUBL RESPONSIBILITIES:

1. Provide, configure, and install twenty-one (21) new Dell 3460 Small Form Factor CPU workstations to act as the clients for the HMI system, replacing the current units. Dell 3440 SFF CPU, Windows 11 Pro 64-bit, 16GB ECC Memory 4800MHZ, Intel Core i9-4900 Processor (2.1 - 5.8GHz), Nvidia T1000 4GB Graphics Card (4mDP connectors), M.2 500GB SSD. Final model of CPU can be discussed and finalized prior to order, assuming the CPU does not exceed the specifications above.
2. Provide, configure, and install twenty-one (21) 32" touchscreens at existing locations (Viewsonic, ELO or equivalent), locations TBD
3. Install all necessary InduSoft SecureViewer software and Avigilon SDK applications on each CPU
4. Configure and test CPUs at the KUBL shop prior to on-site deployment
5. On-site deployment and installation of the CPUs. Can be performed during regular business hours with minimal facility interruption.
6. On-site and remote troubleshooting of any issues related to the scope of work provided by KUBL Group (regular business hours and after-hours)

FACILITY RESPONSIBILITIES:

1. Provide a single point of contact for scheduling and payment
2. Remove and dispose of existing HMI servers
3. Provide an escort throughout the facility for KUBL staff during deployment and testing phase
4. Provide remote access to the two KUBL-provided servers as needed for troubleshooting
5. Configure any RDP, LDAP, or other Windows system requirements, as determined by the Douglas County IT department
6. Troubleshooting of any functions, devices, or programming on the new systems, that were not operational on the existing system.

Exhibit B
PAYMENT TERMS

All invoices to be sent to ffessadmin@douglas.co.us. 50% upon receipt of PO, 50% upon project completion. Payments are NET30.

HARDWARE: Twenty-one (21) Replacement Intercom Master Stations

GENERAL INCLUSIONS:

1. All Labor, Per Diem, Travel to complete our scope of work herein.
2. On-site deployment and testing of the new servers and software.
3. Remote troubleshooting and testing of the new servers and software.
4. One-year workmanship warranty for the scope of work performed by KUBL Group.

GENERAL EXCLUSIONS:

1. Taxes of any type.
2. Bonds of any type.
3. Permits or fees of any type.
4. Equipment not specifically mentioned herein. We have assumed all equipment supplied by the county, or to be reused, is in proper working order.
5. Any programming changes or modifications (can be performed at current T&M rates)
6. Any camera call-up or .JSON file changes for any workstation.
7. Any work on the CCTV system of any type

TOTAL COST: $70,655.00
HARDWARE COST: $51,295
SOFTWARE COST: $0
HARDWARE LABOR COST: $19,360
SOFTWARE LABOR COST: $0

SOFTWARE & SERVERS: Provide & configure Door Control Servers, Update Door Control Software, Upgrade Harding Firmware, PLC Software

GENERAL INCLUSIONS:

1. All Labor, Per Diem, Travel to complete our scope of work herein.
2. On-site deployment and testing of the new servers and software as stated above.
3. Remote or in-person coordination meetings for the LDAP integration as stated above
4. Remote troubleshooting and testing of the new servers and software.
5. One-year workmanship warranty for programming, hardware, and services performed by KUBL Group.

GENERAL EXCLUSIONS:

1. Taxes of any type.
2. Bonds of any type.
3. Permits or fees of any type.
4. Equipment not specifically mentioned herein. We have assumed all equipment supplied by the county, or to be reused, is in proper working order.

5. Any programming changes or modifications not specifically mentioned in above sections (can be performed at current T&M rates)
6. Any camera call-up or .JSON file changes for any workstation.
7. Any work on the CCTV system of any type
8. Network configuration or troubleshooting of any type.
9. Expedited Schedule.

TOTAL COST: $227,290.00

HARDWARE COST: $28,480
SOFTWARE COST: $67,820
HARDWARE LABOR COST: 39,730
SOFTWARE LABOR COST: $91,260

HARDWARE: Twenty-one (21) Replacement HMI Client CPUs and Twenty-one (21) 32" Touchscreens

GENERAL INCLUSIONS:

1. All Labor, Per Diem, Travel to complete our scope of work herein.
2. On-site deployment and testing of the new servers and software.
3. Remote troubleshooting and testing of the new servers and software.
4. One-year workmanship warranty for the scope of work performed by KUBL Group.

GENERAL EXCLUSIONS:

1. Taxes of any type.
2. Bonds of any type.
3. Permits or fees of any type.
4. Equipment not specifically mentioned herein. We have assumed all equipment supplied by the county, or to be reused, is in proper working order.
5. Any programming changes or modifications (can be performed at current T&M rates)
6. Any camera call-up or .JSON file changes for any workstation.
7. Any work on the CCTV system of any type
8. Network configuration or troubleshooting of any type.
9. Expedited Schedule.

TOTAL COST: $221,760.00

CPU HARDWARE COST: $72,500
TOUCHSCREEN HARDWARE COST:
$55,100
SOFTWARE COST: $0 (software cost in scope 1 above)
HARDWARE LABOR COST: $43,470
SOFTWARE LABOR COST: $50,690

Exhibit C
INSURANCE REQUIREMENTS

The Contractor shall procure and maintain for the duration of the Contract insurance against claims for injuries to persons or damages to property which may arise from or in connection with the performance of the work hereunder by the Contractor, its agents, representatives, or employees.

MINIMUM SCOPE AND LIMIT OF INSURANCE

Coverage shall be at least as broad as:

1. **Commercial General Liability (CGL):** Insurance covering CGL on an "occurrence" basis, including products and completed operations, property damage, bodily injury and personal & advertising injury (including coverage for contractual and employee acts) with limits no less than **$1,000,000** per occurrence. If a general aggregate limit applies, either the general aggregate limit shall apply separately to this project/location (ISO CG 25 03 or 25 04) or the general aggregate limit shall be twice the required occurrence limit. $2,000,000.
2. **Automobile Liability:** Insurance Services Office Form covering, Code 1 (any auto), or if the Contractor has no owned autos, Code 8 (hired) and 9 (non- owned), with limit no less than **$1,000,000** per accident for bodily injury and property damage.
3. **Workers' Compensation:** Insurance as required by the State of Colorado, with Statutory Limits, and Employer's Liability Insurance with limit of no less than **$1,000,000** per accident for bodily injury or disease
4. **Professional Liability (Errors and Omissions)**: Insurance appropriate to the Contractor's profession, with limit no less than **$1,000,000** per occurrence or claim, $2,000,000 aggregate.

The Insurance obligations under this Contract shall be the minimum Insurance coverage requirements and/or limits shown in this Contract; whichever is greater. Any insurance proceeds in excess of or broader than the minimum required coverage and/or minimum required limits, which are applicable to a given loss, shall be available to the County. No representation is made that the minimum Insurance requirements of this Contract are sufficient to cover the obligations of the Contractor under this Contract.

OTHER INSURANCE PROVISIONS

The insurance policies are to contain, or be endorsed to contain, the following provisions:

Additional Insured Status. The County, its officers, officials, employees, and volunteers are to be covered as additional insureds on the CGL policy with respect to liability arising out of work or operations performed by or on behalf of the Contractor including materials, parts, or equipment furnished in connection with such work or operations. General liability coverage can be provided in the form of an endorsement to the Contractor's insurance (at least as broad as ISO Form CG 20 10 11 85 or **both** CG 20 10, CG 20 26, CG 20 33, or CG 20 38; **and** CG 20 37 forms if later revisions used).

Primary Coverage. For any claims related to this contract, the Contractor's insurance coverage shall be primary insurance. Any insurance or self- insurance maintained by the County, its officers, officials, employees, or volunteers shall be excess and non- contributory to the Contractor's insurance.

Notice of Cancellation. Each insurance policy required above shall state that coverage shall not be canceled, except with notice to the County.

Waiver of Subrogation. The Contractor hereby grants to the County a waiver of any right to subrogation which any insurer of said Contractor may acquire against the County by virtue of the payment of any loss under such insurance. The Contractor agrees to obtain any endorsement that may be necessary to affect this waiver of subrogation, but this provision applies regardless of whether the County has received a waiver of subrogation endorsement from the insurer.

Self-Insured Retentions, Deductibles and Coinsurance. The Contractor agrees to be fully and solely responsible for any costs or expenses as a result of a coverage deductible, coinsurance penalty, or self-insured retention. The County may require the Contractor to provide proof of ability to pay losses and related investigations, claim administration, and defense expenses within the retention. The policy language shall provide, or be endorsed to provide, that the self-insured retention may be satisfied by either the named insured or the County. The Contractor will indemnify the County, in full, for any amounts related to the above.

Acceptability of Insurers. Insurance is to be placed with insurers with a current A.M. Best's rating of no less than A:VII, unless otherwise acceptable to the County.

Claims Made Policies. If any of the required policies provide coverage on a claims-made basis:

1. The Retroactive Date must be shown and must be before the date of the Contract or the beginning of Contract work.

2. Insurance must be maintained, and evidence of insurance must be provided for at least three (3) years after completion of the Contract of work.

3. If coverage is canceled or non-renewed, and not replaced with another claims-made policy form with a Retroactive Date prior to the Contract effective date, the Contractor must purchase "extended reporting" coverage for a minimum of three (3) years after completion of Contract work.

Verification of Coverage. The Contractor shall furnish the County with original certificates and amendatory endorsements or copies of the applicable policy language effecting coverage required by this clause. All certificates and endorsements are to be received and approved by the County before work commences. However, failure to obtain the required documents prior to the work beginning shall not waive the Contractor's obligation to provide them. The County reserves the right, but not the obligation, to review and revise any insurance requirement, not limited to limits, coverage, and endorsements. Additionally, the County reserves the right, but not the obligation, to review and reject any insurance policies failing to meet the criteria stated herein. Failure on the part of the Contractor to provide insurance policies within ten (10) working days of receipt of the written request will constitute a material breach of contract upon which the County may immediately terminate this Contract.

The completed certificates of insurance with additional insured endorsements and waivers of subrogation and any notices, within twenty (20) days of cancellation, termination, or material change will be sent via mail or e-mail to:

Douglas County Government
Attn: Risk Management
100 Third Street
Castle Rock, Colorado 80104
risk@douglas.co.us

Subcontractors. The Contractor shall require and verify that all subcontractors maintain insurance meeting all the requirements stated herein, and the Contractor shall ensure the County is an additional insured on insurance required from subcontractors.

Failure to Procure or Maintain Insurance. The Contractor will not be relieved of any liability, claims, demands, or other obligations assumed by its failure to procure or maintain insurance, or its failure to procure or maintain insurance in sufficient amounts, durations, or types. Failure on the part of the Contractor to procure or maintain policies providing the required coverage, conditions and minimum limits will constitute a material breach of contract upon which the County may immediately terminate this Contract.

Governmental Immunity. The Parties hereto understand and agree that the County is relying on and does not waive or intend to waive by any provision of this Contract, the monetary limitations or any other rights, immunities, and protections provided by the Colorado Governmental Immunity Act, C.R.S. §§ 24-10-101 *et seq.* as from time to time amended, or otherwise available to the County, its commissioners, officers, officials, employees or volunteers.

Special Risks or Circumstances. The County reserves the right to modify these requirements, including limits, based on the nature of the risk, prior experience, insurer, coverage, or other special circumstances.

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Tim Hallmark, Director, Facilities, Fleet & Emergency Support Services

DESCRIPTION: Purchase Order for the County's Portion of Funding for Douglas County Colorado State University Extension as Approved in the 2026 Budget in the Amount of $484,100.00.

SUMMARY: The Memorandum of Understanding between Colorado State University and Douglas County for Extension Services was updated in 2018 and continues in full force and effect unless either party terminates the MOU. The County funding pays for a portion of salary costs based upon an agreed-upon formula and provides a set amount for annual operations. The County is involved on a quarterly basis and reimburses CSU for Extension services based on actual expenditures, up to the Purchase Order amount approved in the County's annual budget. The budgeted amount for 2026 is $484,100.00.

RECOMMENDED ACTION: Approval of the $484,100.00 Purchase Order for Douglas County Extension Services.

REVIEW:

Tim Hallmark	Approve	1/24/2026
Jeff Garcia	Approve	1/30/2026
Christie Guthrie	Approve	1/30/2026
Doug DeBord	Approve	2/4/2026

ATTACHMENTS:

Cover Page
DC-MOU-CSU Extension

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RECOMMENDED ACTION: Approval of the $484,100.00 Purchase Order for Douglas County Extension Services.

REVIEW:

Tim Hallmark	Approve	1/24/2026
Jeff Garcia	Approve	1/30/2026
Christie Guthrie	Approve	1/30/2026
Doug DeBord	Approve	2/4/2026

ATTACHMENTS:

DC-MOU-CSU Extension

DocuSign Envelope ID: 5CBC0339-A118-40D1-A8CE-692991096895

MEMORANDUM OF UNDERSTANDING
Colorado State University Extension
and
Douglas County, Colorado

This Memorandum of Understanding ("MOU") is entered into this 20th day of March, 2018, by and between Colorado State University Extension, hereinafter referred to as "Extension" and the Board of County Commissioners of Douglas County, Colorado hereinafter referred to as the "County." Extension and the County shall be referred to collectively as the "Parties."

History:

Congress passed the Morrill Act in 1872 establishing the Land Grant University System. The territory of Colorado and later the State of Colorado (the "State"), recognized Colorado State University ("CSU"), established in 1872, as Colorado's land grant university. In 1914, passage of the Smith-Lever Act added Extension to the land grant university's mission of research, teaching and service. Since then, Extension has conducted educational work in agriculture, family and consumer sciences, natural resources, energy, 4-H/ youth development, community resource development and related subjects as authorized through Smith-Lever, its amendments and related acts. The United States Department of Agriculture, through its National Institute of Food and Agriculture, financially supports and guides Extension in programming, research and information that positively affects individuals, families, youth and communities across the nation.

Recitals:

WHEREAS, the County desires to participate in Extension educational programs as authorized by the Smith-Lever Act, as amended, and other acts supporting Extension programs which include the conduct of Extension programs and dissemination of relevant research findings; and

WHEREAS, Extension is authorized by State law and United States Federal law to conduct Extension educational programs in the State; and

WHEREAS, Extension programs in the County (referred to generally herein as the "Douglas County Extension Program") are developed and delivered in response to local needs and interests as identified by County staff and Extension staff through interaction with and input from the community, a locally representative Douglas County Extension Advisory Council and the County's Board of County Commissioners (the "BOCC"); and

WHEREAS, the County is open to programming across all Extension work areas, the BOCC has a strong interest in furthering 4-H Youth Development, horticulture (including the Master Gardener Program) and small acreage programming, in collaboration with other County and CSU system resources; and

WHEREAS, Extension and the County desire to enter into this MOU as a master document to set out the nature of the Douglas County Extension Program and the relationship of the Parties.

NOW, THEREFORE, the Parties do hereby agree to expend their best efforts to conduct and support the Douglas County Extension Program under the following terms and conditions:

DocuSign Envelope ID: 5CBC0339-A118-40D1-A8CE-692991096895

Section 1. County agrees:

a) To furnish suitable office space and furnishings, including utilities, as is further described in Addendum 1, attached hereto and incorporated herein by this reference. Addendum 1 may be updated and replaced in part or in whole from time to time as necessary and by written agreement by the Parties. References to Addendum 1 herein shall include any subsequent updates and/or replacements as agreed to by the Parties.

b) To transfer $55,000 beginning in 2018 for direct and indirect costs needed in the conduct of the Douglas County Extension Program and as described in Addendum 1, and subject to the provisions set forth in Section 3(i). These costs include: (1) DIRECT COSTS – limited specifically to travel, training, office expenses, supplies, equipment and; (2) INDIRECT COSTS – for Extension to manage County operating and personnel funds, and to hire and manage two support staff. Any other provision of this MOU notwithstanding, and pursuant to Section 29-1-110, C.R.S., the amount of funds appropriated for this Section 1(b) for fiscal year 2018 shall be $55,000 and in no event shall the County be liable for payment under this MOU for any amount in excess thereof. The County may request a review of all expenditures at any time for the validation of the County's contribution in supporting the Douglas County Extension Program, including access to financial records for purposes of conducting audits from time to time as the County may deem appropriate. The transfer amount will be adjusted annually as per the adopted County budget for the Douglas County Extension Program operations and shall be subject to the provisions set forth in Section 3(i).

c) To provide, by reimbursement to Extension, the applicable amount of the professional staff funding based on a formula developed and updated annually, approved by the Board of Governors of the Colorado State University System, and agreed upon by the BOCC through its annual budget process and approval, and as further set forth in Addendum 1. Any other provision of this MOU notwithstanding, and pursuant to Section 29-1-110, C.R.S. and Section 3(i) herein, the amount of funds appropriated for fiscal year 2018 and thereafter for this Section 1(c) shall be a not-to-exceed amount and in no event shall the County be liable for payment under this MOU for any amount in excess thereof.

d) To provide salary and benefits for necessary and adequate administrative support and temporary personnel as agreed upon by the BOCC through its annual budget process and approval, and as further set forth in Addendum 1. Any other provision of this MOU notwithstanding, and pursuant to Section 29-1-110, C.R.S. and Section 3(i) herein, the amount of funds appropriated for fiscal year 2018 and thereafter for this Section 1(c) shall be a not-to-exceed amount and in no event shall the County be liable for payment under this MOU for any amount in excess thereof.

e) To provide salary and benefits for any additional professional, support and/or program staff as requested and approved by the County. Any other provision of this MOU notwithstanding, and pursuant to Section 29-1-110, C.R.S. and Section 3(i) herein, the amount of funds appropriated for fiscal year 2018 and thereafter for this Section 1(c) shall be a not-to-exceed amount and in no event shall the County be liable for payment under this MOU for any amount in excess thereof.

f) To make available electronically to the Director of Extension, an approved copy of the County's budget to address items (b), (c), (d) and (e) above prior to the beginning of each calendar year.

g) To provide Extension with the funds identified in items (b), (c), (d) and (e) above and to have Extension manage and expend those funds in support of the Douglas County Extension Program office, personnel and programming beginning January 1, 2018. The County will deposit operating funds, item (b), with Extension at the beginning of the County's fiscal year. Extension will expend

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those funds over the course of the fiscal year in support of office operations and in accordance with the terms and provisions of this MOU, including those provisions of Addendum 1. Extension will invoice the County for salary and benefits—items (c), (d) and (e)—quarterly.

h) To review this MOU and the Douglas County Extension Program's work annually, including a review of mutually agreed upon performance measures; to identify a Douglas County Extension Program liaison and to affirm or appoint members of the Douglas County Extension Advisory Committee.

i) To participate in the selection process of the Douglas County Extension Program Director and program staff in accordance with Colorado State University Extension Personnel Policies and Procedures.

j) That all work created solely by Extension employees and/or volunteers shall be considered Extension property.

Section 2. Extension agrees:

a) To provide leadership and administration for the programs and supervision of Extension staff. Extension programs, volunteers and personnel are the responsibility of Extension and are managed according to CSU policies and procedures.

b) With the participation and input of the County, to recruit and appoint all Douglas County Extension Program, administrative and support staff to serve in the County.

c) To provide qualified State and regional specialists that are available to train and assist County staff and Douglas County Extension Program staff in the conduct of Extension educational and community-based programs.

d) To coordinate and cooperate with County staff in key related areas including but not limited to Fair, Open Space, Facilities, Youth Initiatives, Community Development and Human Services staff.

e) To provide salaries by direct payment to all Douglas County Extension Program staff. Extension will also be responsible for the payment of all employer fringe benefit costs. The administrative professional and state classified Douglas County Extension Program staff are employees of CSU, supervised by the Douglas County Extension Program Director, and subject to CSU and Extension personnel policies and procedures.

f) To provide full and timely payment of all appropriated expenses incurred in the operation of the Douglas County Extension Program's office and their programs, in accord with the approved annual budget as made available electronically by the County as described in Section 1(f).

g) To set up and manage the Douglas County Extension Program's non-appropriated account. All expenditures will support Extension programming and comply with non-appropriated account policies and procedures. A record of the account and the expenditures shall be made available to the County upon the County's request.

h) To provide Douglas County Extension Program staff with the tools, contacts and training necessary to operate within Extension financial system and provide day-to-day fiscal information to the Douglas County Extension Program liaison or the County's fiscal office as requested.

i) To provide Douglas County Extension Program staff with technical support, as requested and required

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by staff for computer related processes and products.

j) To conduct an annual review of the County's appropriated funds to the Douglas County Extension Program and managed by Extension and to share the resulting report with the Douglas County Extension Program liaison.

k) To prepare an annual plan of work, including relevant performance measures, and present it to the BOCC, or their designee, prior to the start of the calendar/Douglas County Extension Program year. Extension staff will also provide the Douglas County Extension Program liaison with information quarterly that summarizes programming, accomplishments, challenges and updates on performance measures. Extension will submit a year-end accomplishment report, including performance measures, at the end of the calendar/Douglas County Extension Program year. Designated Extension staff will meet with the BOCC, or their designee, annually to receive program input and discuss County priorities, opportunities and challenges.

Section 3. Extension and County mutually agree and acknowledge:

a) That it is the desire of each entity to maintain a strong working relationship that effectively addresses the interests of both the County and Extension. The Parties will work to ensure an appropriate balance between funding and the performance measures agreed to in the annual Douglas County Extension Program plan of work.

b) That Extension will place staff with appropriate subject matter expertise across the State, in regions, and county positions; the County and Extension acknowledge that these individuals will work cooperatively across subject matter and geographic areas, in an appropriate and equitable manner, to provide residents with access to Extension education, programs and information.

c) That Extension program, personnel, and fiscal policies and procedures will be followed in the implementation of Extension programs and office operation. County policies followed will be regarding facility and property use, internet connectivity and representation of the County including, but not limited to, customer service, transparency and reputation standards.

d) If either Extension or the County has concerns about any aspect of Extension operation, they will contact the Douglas County Extension Program liaison or the Douglas County Extension Program Director to initiate discussions and resolution. Issues and resolution may also escalate through the chain of command of either Party as needed for information, guidance and resolution.

e) County and Extension staff will review the staffing plan periodically for adequacy in meeting the agreed to Douglas County Extension Program objectives stated in the annual plan of work.

f) To notify the other party in writing at least sixty (60) days prior to any expected major change in Douglas County Extension Program (office relocation, funding decrease, increase or decrease in staffing) which would affect the professional personnel or support of the program.

g) The Parties recognize and acknowledge that there are other agreements which have been entered into and may be entered into in the future which govern aspects ancillary to and/or directly related to the functioning and operation of the Douglas County Extension Program, including but not limited to agreements regarding facility use, property use and fair roles and responsibilities. Nothing in this MOU is intended to supersede, modify or otherwise affect any agreement in place at the time of execution of this MOU or at any later date. The Parties agree to expend their best efforts to carry out the provisions of this MOU in harmony with the provisions of any such other agreement which may

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be entered into by the Parties and affecting the Douglas County Extension Program.

h) Colorado State University Extension, as a publicly funded educational organization, operates in compliance with the Civil Rights Act of 1964, Title IX of the Education Amendments of 1972, and the Rehabilitation Act of 1973, and as such, all programs, activities and employment opportunities are available without regard to race, color, national origin, sex, religion, age or disability.

i) Any potential expenditure for this MOU outside the current fiscal year is subject to future appropriation of funds for any such proposed expenditure. The financial obligations of the Parties as set forth herein after the current fiscal year are contingent upon funds for that purpose being appropriated, budgeted and otherwise available. The financial obligations set forth in this MOU shall be automatically terminated on January 1st of the first fiscal year for which funds are not appropriated by the Parties. In no event shall the County be liable for payment under this MOU for any amount in excess of the amount appropriated for that fiscal year. The County is not under obligation to make any future appointment or allocation to this MOU nor is anything set forth herein a limitation of liability for Extension.

j) The Parties understand that liability of the Parties is controlled and limited by the Colorado Governmental Immunity Act ("CGIA"), C.R.S. § 24-10-101, *et seq.*, and that no provision of this MOU is intended to limit or modify the application of immunity.

k) This MOU has been executed by the Parties hereto on the day and year first above written and shall be governed by the laws of the State of Colorado.

Section 4.

This MOU repeals in its/their entirety all prior memorandums of understanding between the County and Extension with respect to Extension programs in Douglas County.

Section 5.

This MOU shall remain in full force and effect from year to year until terminated by either Party by written notice, delivered to the office of the Douglas County Manager or Extension Director, sixty (60) days prior to the anticipated time of termination.

IN WITNESS WHEREOF, the parties hereto have set their hands as indicated below:

BOARD OF COUNTY COMMISSIONERS OF DOUGLAS COUNTY

ATTEST: DocuSigned by: Lora L. Thomas

Lora L. Thomas — Co-Chair

County Officer Date — Commissioner, Chair Date

3/21/2018

Commissioner Date — Commissioner Date

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COLORADO STATE UNIVERSITY EXTENSION

ATTEST:

2/19/18

Extension Administration Date Director, CSU Extension Date

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Addendum 1
Base as of January 1, 2018

Staffing:
Base staffing for 2018 includes:

- Two (2) formula positions, based on availability of budgeted funds: the Douglas County Extension Program Director and the 4-H Youth Development and Outreach Agent. For these two positions, the County pays a matching amount of funds as approved annually by the Board of Governors of the Colorado State University System. Extension pays the balance of salary and benefits.
- Three (3) County funded program staff, based on availability of budgeted funds: the 4-H Youth Development – Livestock Agent, a 4-H Coordinator and a Horticulture and Small Acreage Agent. The County funds the salary and benefits for these three positions.
- Two (2) County funded support staff, based on availability of budgeted funds: the Douglas County Extension Program Assistant/Master Gardener Coordinator, and a 4-H Administrative Assistant. The County will fund the salary and benefits for these two positions.
- The County will also fund, and Extension will administer, up to two (2) non-student hourly summer/fair employees, based on availability of budgeted funds.

Indirect Costs (included in the $55,000):
The County will appropriate and include in its Allocated Extension budget the following indirect costs:

- $3500 for Extension to manage County operating and personnel funds, and
- $4500 ($3000 for the first state classified employee and $1500 for each subsequent state classified employee) to hire and manage two support staff.

Facilities:

- County will provide adequate office facilities, including utilities, furnishings and equipment for Extension comparable to other County departments.
- County will provide the Douglas County Extension Program office with an internet connection, computer hardware and software per County specifications, back-up hardware and peripherals for use by staff and volunteers comparable to other County offices, as further set forth in Addendum 2, attached hereto and incorporated in this MOU and herein by this reference. Addendum 2 may be updated and replaced in part or in whole from time to time as necessary and by written agreement by the Parties. References to Addendum 2 herein shall include any subsequent updates and/or replacements as agreed to by the Parties.
- The County will fund hardware and software upgrades/replacements on a schedule like other County departments. Extension will advise the Douglas County Extension Program office in the purchase of new hardware and software and provide access to purchase CSU licensed software when applicable.
- Extension will be responsible for remote information technology (IT) support and assistance to Douglas County Extension Program and will host website, blog, social media and e-mail functions.

Fiscal Management:

- The County will provide appropriated funds to Extension for the staffing and operation of Extension office as described in Section 1 of the MOU.
- Upon invoice submitted to the County, a $55,000 funds transfer will be made to Extension for operating, direct and indirect, costs on or after January 1, 2018 and on or after January 1st of each subsequent year of the amount appropriated for that fiscal year.
- All staff salaries will be invoiced quarterly at the beginning of each quarter to allow for adequate time to process payment before the end of each quarterly period. Reimbursement will be paid quarterly in advance for the quarter's staff salaries beginning on January 15th and the 15th of

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each subsequent quarter. Each quarterly payment will be adjusted prior to payment to reflect the actual staff salary expenditures of the prior quarter. Documentation from Extension for invoicing shall include itemized detail to reflect salary and benefits for each staff member being reimbursed by the County, unless confidentiality reasons prohibit this.

Douglas County Extension Program Advisory Council:
Council membership will be representative of the County geographically. Members will represent their communities' needs and interests to Extension, provide input on program priorities and opportunities, advocate for Extension and connect the Douglas County Extension Program to their communities.

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Addendum #2
Douglas County Asset Inventory for CSU Extension
January 2018

					ACTION
916146	Dell	Optiplex 7010	Desktop PC	Mary	
916136	Dell	Optiplex 7010	Desktop PC	Tina	
916133	Dell	Optiplex 7010	Desktop PC	Andie	Return to IT - Reserved Machine
916118	Dell	Optiplex 7010	Desktop PC	Director	
916128	Dell	Optiplex 7010	Desktop PC	Claudia	Return to IT - Using #919025 - Dock Placed
916124	Dell	Optiplex 7010	Desktop PC	Katie	Replace with County standard - Surface Pro (end January)
916137	Dell	Optiplex 7010	Desktop PC	Summer	
916139	Dell	Optiplex 7010	Desktop PC	Summer	
916142	Dell	Optiplex 7010	Desktop PC	Master	
916122	Dell	Optiplex 7010	Desktop PC	Master	

918792	Dell	P2214H	22" Monitor	Tina
918793	Dell	P2214H	22" Monitor	Summer
918786	Dell	P2214H	22" Monitor	Summer
918796	Dell	P2214H	22" Monitor	Mary
918795	Dell	P2214H	22" Monitor	Mary
918785	Dell	P2214H	22" Monitor	Claudia
918782	Dell	P2214H	22" Monitor	Claudia
918791	Dell	P2214H	22" Monitor	Katie
918783	Dell	P2214H	22" Monitor	Andie
918790	Dell	P2214H	22" Monitor	Master
918787	Dell	P2214H	22" Monitor	Master
918789	Dell	P2214H	22" Monitor	Director

Requested 2nd Monitor from IT (12/14/17) - Need to see if will work. Has a "Varidesk" set up that may not accommodate dual monitors

920128	Hewlett Packard	M452dn	Laser Printer	Mary
920107	Hewlett Packard	M553dn	Laser Printer	Master
920726	Hewlett Packard	M501dn	Laser Printer	Admin
J1196	Sharp	Leased Printer		Main
J1197	Sharp	Leased Printer		Director

Remove leased (Carolyn Riggs has request) and ordered HP A4 in One - 12/14/17

906794	Hewlett Packard		Laptop	Horse
913761	Dell		Laptop	Public
915217	Dell		Laptop	Sign
915142	Dell		Laptop	Horse
919025	HP	Elite Book 840 G3	Laptop	Andie

IT to replace with something newer - end of January - Unable to locate 1/11/18 when on site.
IT to replace with something newer - end of January. Would like a workstation instead. Suggest using desktop being removed from one of the agents.
IT to replace with something newer - end of January. Maryjo @ 5 already has possession and will retain
IT to replace with something newer - end of January
Transferred to Claudia. She needs to relinquish her desktop system. Stated she could have until end of February to transfer.

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DOUGLAS COUNTY
COLORADO

County Administration

www.douglas.co.us

MEETING DATE: March 20, 2018

STAFF PERSON RESPONSIBLE: Barbara Drake, Deputy County Manager

DESCRIPTION: Memorandum of Understanding Between Colorado State University Extension and the Board of County Commissioners of Douglas County.

SUMMARY: This Memorandum of Understanding replaces the last MOU signed in 1990 and the Supplemental MOU signed in 2008. The new MOU reflects the shift to all CSU staff at Extension, a change from the previous hybrid of county and state staff at CSU Extension. It also shifts the responsibility for the day-to-day management of funds for CSU Extension to CSU with the county retaining authority to review all expenditures as needed to validate the County's contribution to CSU Extension or conduct an audit. The new MOU adds an annual plan of work, including relevant performance measures summarized quarterly and an annual accomplishment report. The new MOU was developed by staff from County Administration, Facilities, County Attorney's Office, CSU state and local administration staff and with input from several local stakeholders knowledgeable of the CSU Extension Programs.

RECOMMENDED ACTION: Approve MOU with Colorado State University.

Review:

Doug DeBord	Completed	03/12/2018 5:04 PM
Legal Department	Completed	03/15/2018 9:54 AM
Finance Department	Completed	03/15/2018 2:09 PM
County Administration	Completed	03/15/2018 3:32 PM
Board of County Commissioners	Pending	03/20/2018 1:30 PM

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Brian Franklin, Assistant Director, Fleet Services

DESCRIPTION: Purchase Order to TransWest Trailers in the Amount of $111,633.70 Under Sourcewell - Trail King Trailer Contract #092922.

SUMMARY: The Fleet Services Division of the Facilities, Fleet & Emergency Support Services Department is requesting approval of a purchase order from the Road & Bridge Fund to TransWest Trailers for the acquisition of one (1) Trail King TK110HDG trailer. This purchase will replace Road & Bridge asset 02011, as approved in the 2026 Adopted Budget.

R&B Replacements (Fund 200) 31000.474300
- Unit 02011 - Trail King TK110HDG - $111,633.70.

Documents Attached:
- TransWest Trailer Quote TK-91697.00.01
- Sourcewell - Trail King Contract #092922

RECOMMENDED ACTION: Approval of Purchase Order to TransWest Trailers in the amount of $111,633.70 under Sourcewell - Trail King Trailer contract #092922.

REVIEW:

Tim Hallmark	Approve	1/26/2026
Jeff Garcia	Approve	1/30/2026
Christie Guthrie	Approve	1/30/2026
Doug DeBord	Approve	2/4/2026

ATTACHMENTS:

Cover Page
Trail King Contract 092922
Douglas County Sourcewell Quote.docx (1)

DOUGLAS COUNTY
COLORADO

www.douglas.co.us

MEETING DATE: February 10, 2026

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Jeff Garcia	Approve	1/30/2026
Christie Guthrie	Approve	1/30/2026
Doug DeBord	Approve	2/4/2026

ATTACHMENTS:

Trail King Contract 092922
Douglas County Sourcewell Quote.docx (1)

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Sourcewell

Solicitation Number: RFP #092922

CONTRACT

This Contract is between Sourcewell, 202 12th Street Northeast, P.O. Box 219, Staples, MN 56479 (Sourcewell) and Trail King Industries, Inc., 300 East Norway Ave., Mitchell, SD 57301 (Supplier).

Sourcewell is a State of Minnesota local government unit and service cooperative created under the laws of the State of Minnesota (Minnesota Statutes Section 123A.21) that offers cooperative procurement solutions to government entities. Participation is open to eligible federal, state/province, and municipal governmental entities, higher education, K-12 education, nonprofit, tribal government, and other public entities located in the United States and Canada. Sourcewell issued a public solicitation for Trailers with Related Equipment, Accessories, and Services from which Supplier was awarded a contract.

Supplier desires to contract with Sourcewell to provide equipment, products, or services to Sourcewell and the entities that access Sourcewell's cooperative purchasing contracts (Participating Entities).

1. TERM OF CONTRACT

A. EFFECTIVE DATE. This Contract is effective upon the date of the final signature below.

B. EXPIRATION DATE AND EXTENSION. This Contract expires December 20, 2026, unless it is cancelled sooner pursuant to Article 22. This Contract may be extended one additional year upon the request of Sourcewell and written agreement by Supplier.

C. SURVIVAL OF TERMS. Notwithstanding any expiration or termination of this Contract, all payment obligations incurred prior to expiration or termination will survive, as will the following: Articles 11 through 14 survive the expiration or cancellation of this Contract. All other rights will cease upon expiration or termination of this Contract.

2. EQUIPMENT, PRODUCTS, OR SERVICES

A. EQUIPMENT, PRODUCTS, OR SERVICES. Supplier will provide the Equipment, Products, or Services as stated in its Proposal submitted under the Solicitation Number listed above.

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Supplier's Equipment, Products, or Services Proposal (Proposal) is attached and incorporated into this Contract.

All Equipment and Products provided under this Contract must be new and the current model. Supplier may offer close-out or refurbished Equipment or Products if they are clearly indicated in Supplier's product and pricing list. Unless agreed to by the Participating Entities in advance, Equipment or Products must be delivered as operational to the Participating Entity's site.

This Contract offers an indefinite quantity of sales, and while substantial volume is anticipated, sales and sales volume are not guaranteed.

B. WARRANTY. Supplier warrants that all Equipment, Products, and Services furnished are free from liens and encumbrances, and are free from defects in design, materials, and workmanship. In addition, Supplier warrants the Equipment, Products, and Services are suitable for and will perform in accordance with the ordinary use for which they are intended. Supplier's dealers and distributors must agree to assist the Participating Entity in reaching a resolution in any dispute over warranty terms with the manufacturer. Any manufacturer's warranty that extends beyond the expiration of the Supplier's warranty will be passed on to the Participating Entity.

C. DEALERS, DISTRIBUTORS, AND/OR RESELLERS. Upon Contract execution and throughout the Contract term, Supplier must provide to Sourcewell a current means to validate or authenticate Supplier's authorized dealers, distributors, or resellers relative to the Equipment, Products, and Services offered under this Contract, which will be incorporated into this Contract by reference. It is the Supplier's responsibility to ensure Sourcewell receives the most current information.

3. PRICING

All Equipment, Products, or Services under this Contract will be priced at or below the price stated in Supplier's Proposal.

When providing pricing quotes to Participating Entities, all pricing quoted must reflect a Participating Entity's total cost of acquisition. This means that the quoted cost is for delivered Equipment, Products, and Services that are operational for their intended purpose, and includes all costs to the Participating Entity's requested delivery location.

Regardless of the payment method chosen by the Participating Entity, the total cost associated with any purchase option of the Equipment, Products, or Services must always be disclosed in the pricing quote to the applicable Participating Entity at the time of purchase.

A. SHIPPING AND SHIPPING COSTS. All delivered Equipment and Products must be properly packaged. Damaged Equipment and Products may be rejected. If the damage is not readily apparent at the time of delivery, Supplier must permit the Equipment and Products to be

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returned within a reasonable time at no cost to Sourcewell or its Participating Entities. Participating Entities reserve the right to inspect the Equipment and Products at a reasonable time after delivery where circumstances or conditions prevent effective inspection of the Equipment and Products at the time of delivery. In the event of the delivery of nonconforming Equipment and Products, the Participating Entity will notify the Supplier as soon as possible and the Supplier will replace nonconforming Equipment and Products with conforming Equipment and Products that are acceptable to the Participating Entity.

Supplier must arrange for and pay for the return shipment on Equipment and Products that arrive in a defective or inoperable condition.

Sourcewell may declare the Supplier in breach of this Contract if the Supplier intentionally delivers substandard or inferior Equipment or Products.

B. SALES TAX. Each Participating Entity is responsible for supplying the Supplier with valid tax-exemption certification(s). When ordering, a Participating Entity must indicate if it is a tax-exempt entity.

C. HOT LIST PRICING. At any time during this Contract, Supplier may offer a specific selection of Equipment, Products, or Services at discounts greater than those listed in the Contract. When Supplier determines it will offer Hot List Pricing, it must be submitted electronically to Sourcewell in a line-item format. Equipment, Products, or Services may be added or removed from the Hot List at any time through a Sourcewell Price and Product Change Form as defined in Article 4 below.

Hot List program and pricing may also be used to discount and liquidate close-out and discontinued Equipment and Products as long as those close-out and discontinued items are clearly identified as such. Current ordering process and administrative fees apply. Hot List Pricing must be published and made available to all Participating Entities.

4. PRODUCT AND PRICING CHANGE REQUESTS

Supplier may request Equipment, Product, or Service changes, additions, or deletions at any time. All requests must be made in writing by submitting a signed Sourcewell Price and Product Change Request Form to the assigned Sourcewell Supplier Development Administrator. This approved form is available from the assigned Sourcewell Supplier Development Administrator. At a minimum, the request must:

- Identify the applicable Sourcewell contract number;
- Clearly specify the requested change;
- Provide sufficient detail to justify the requested change;

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- Individually list all Equipment, Products, or Services affected by the requested change, along with the requested change (e.g., addition, deletion, price change); and
- Include a complete restatement of pricing documentation in Microsoft Excel with the effective date of the modified pricing, or product addition or deletion. The new pricing restatement must include all Equipment, Products, and Services offered, even for those items where pricing remains unchanged.

A fully executed Sourcewell Price and Product Request Form will become an amendment to this Contract and will be incorporated by reference.

5. PARTICIPATION, CONTRACT ACCESS, AND PARTICIPATING ENTITY REQUIREMENTS

A. PARTICIPATION. Sourcewell's cooperative contracts are available and open to public and nonprofit entities across the United States and Canada; such as federal, state/province, municipal, K-12 and higher education, tribal government, and other public entities.

The benefits of this Contract should be available to all Participating Entities that can legally access the Equipment, Products, or Services under this Contract. A Participating Entity's authority to access this Contract is determined through its cooperative purchasing, interlocal, or joint powers laws. Any entity accessing benefits of this Contract will be considered a Service Member of Sourcewell during such time of access. Supplier understands that a Participating Entity's use of this Contract is at the Participating Entity's sole convenience and Participating Entities reserve the right to obtain like Equipment, Products, or Services from any other source.

Supplier is responsible for familiarizing its sales and service forces with Sourcewell contract use eligibility requirements and documentation and will encourage potential participating entities to join Sourcewell. Sourcewell reserves the right to add and remove Participating Entities to its roster during the term of this Contract.

B. PUBLIC FACILITIES. Supplier's employees may be required to perform work at government-owned facilities, including schools. Supplier's employees and agents must conduct themselves in a professional manner while on the premises, and in accordance with Participating Entity policies and procedures, and all applicable laws.

6. PARTICIPATING ENTITY USE AND PURCHASING

A. ORDERS AND PAYMENT. To access the contracted Equipment, Products, or Services under this Contract, a Participating Entity must clearly indicate to Supplier that it intends to access this Contract; however, order flow and procedure will be developed jointly between Sourcewell and Supplier. Typically, a Participating Entity will issue an order directly to Supplier or its authorized subsidiary, distributor, dealer, or reseller. If a Participating Entity issues a purchase order, it may use its own forms, but the purchase order should clearly note the applicable Sourcewell

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contract number. All Participating Entity orders under this Contract must be issued prior to expiration or cancellation of this Contract; however, Supplier performance, Participating Entity payment obligations, and any applicable warranty periods or other Supplier or Participating Entity obligations may extend beyond the term of this Contract.

Supplier's acceptable forms of payment are included in its attached Proposal. Participating Entities will be solely responsible for payment and Sourcewell will have no liability for any unpaid invoice of any Participating Entity.

B. ADDITIONAL TERMS AND CONDITIONS/PARTICIPATING ADDENDUM. Additional terms and conditions to a purchase order, or other required transaction documentation, may be negotiated between a Participating Entity and Supplier, such as job or industry-specific requirements, legal requirements (e.g., affirmative action or immigration status requirements), or specific local policy requirements. Some Participating Entities may require the use of a Participating Addendum, the terms of which will be negotiated directly between the Participating Entity and the Supplier or its authorized dealers, distributors, or resellers, as applicable. Any negotiated additional terms and conditions must never be less favorable to the Participating Entity than what is contained in this Contract.

C. SPECIALIZED SERVICE REQUIREMENTS. In the event that the Participating Entity requires service or specialized performance requirements not addressed in this Contract (such as e-commerce specifications, specialized delivery requirements, or other specifications and requirements), the Participating Entity and the Supplier may enter into a separate, standalone agreement, apart from this Contract. Sourcewell, including its agents and employees, will not be made a party to a claim for breach of such agreement.

D. TERMINATION OF ORDERS. Participating Entities may terminate an order, in whole or in part, immediately upon notice to Supplier in the event of any of the following events:

1. The Participating Entity fails to receive funding or appropriation from its governing body at levels sufficient to pay for the equipment, products, or services to be purchased; or
2. Federal, state, or provincial laws or regulations prohibit the purchase or change the Participating Entity's requirements.

E. GOVERNING LAW AND VENUE. The governing law and venue for any action related to a Participating Entity's order will be determined by the Participating Entity making the purchase.

7. CUSTOMER SERVICE

A. PRIMARY ACCOUNT REPRESENTATIVE. Supplier will assign an Account Representative to Sourcewell for this Contract and must provide prompt notice to Sourcewell if that person is changed. The Account Representative will be responsible for:

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- Maintenance and management of this Contract;
- Timely response to all Sourcewell and Participating Entity inquiries; and
- Business reviews to Sourcewell and Participating Entities, if applicable.

B. BUSINESS REVIEWS. Supplier must perform a minimum of one business review with Sourcewell per contract year. The business review will cover sales to Participating Entities, pricing and contract terms, administrative fees, sales data reports, performance issues, supply issues, customer issues, and any other necessary information.

8. REPORT ON CONTRACT SALES ACTIVITY AND ADMINISTRATIVE FEE PAYMENT

A. CONTRACT SALES ACTIVITY REPORT. Each calendar quarter, Supplier must provide a contract sales activity report (Report) to the Sourcewell Supplier Development Administrator assigned to this Contract. Reports are due no later than 45 days after the end of each calendar quarter. A Report must be provided regardless of the number or amount of sales during that quarter (i.e., if there are no sales, Supplier must submit a report indicating no sales were made).

The Report must contain the following fields:

- Participating Entity Name (e.g., City of Staples Highway Department);
- Participating Entity Physical Street Address;
- Participating Entity City;
- Participating Entity State/Province;
- Participating Entity Zip/Postal Code;
- Participating Entity Contact Name;
- Participating Entity Contact Email Address;
- Participating Entity Contact Telephone Number;
- Sourcewell Assigned Entity/Participating Entity Number;
- Item Purchased Description;
- Item Purchased Price;
- Sourcewell Administrative Fee Applied; and
- Date Purchase was invoiced/sale was recognized as revenue by Supplier.

B. ADMINISTRATIVE FEE. In consideration for the support and services provided by Sourcewell, the Supplier will pay an administrative fee to Sourcewell on all Equipment, Products, and Services provided to Participating Entities. The Administrative Fee must be included in, and not added to, the pricing. Supplier may not charge Participating Entities more than the contracted price to offset the Administrative Fee.

The Supplier will submit payment to Sourcewell for the percentage of administrative fee stated in the Proposal multiplied by the total sales of all Equipment, Products, and Services purchased

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by Participating Entities under this Contract during each calendar quarter. Payments should note the Supplier's name and Sourcewell-assigned contract number in the memo; and must be mailed to the address above "Attn: Accounts Receivable" or remitted electronically to Sourcewell's banking institution per Sourcewell's Finance department instructions. Payments must be received no later than 45 calendar days after the end of each calendar quarter.

Supplier agrees to cooperate with Sourcewell in auditing transactions under this Contract to ensure that the administrative fee is paid on all items purchased under this Contract.

In the event the Supplier is delinquent in any undisputed administrative fees, Sourcewell reserves the right to cancel this Contract and reject any proposal submitted by the Supplier in any subsequent solicitation. In the event this Contract is cancelled by either party prior to the Contract's expiration date, the administrative fee payment will be due no more than 30 days from the cancellation date.

9. AUTHORIZED REPRESENTATIVE

Sourcewell's Authorized Representative is its Chief Procurement Officer.

Supplier's Authorized Representative is the person named in the Supplier's Proposal. If Supplier's Authorized Representative changes at any time during this Contract, Supplier must promptly notify Sourcewell in writing.

10. AUDIT, ASSIGNMENT, AMENDMENTS, WAIVER, AND CONTRACT COMPLETE

A. AUDIT. Pursuant to Minnesota Statutes Section 16C.05, subdivision 5, the books, records, documents, and accounting procedures and practices relevant to this Contract are subject to examination by Sourcewell or the Minnesota State Auditor for a minimum of six years from the end of this Contract. This clause extends to Participating Entities as it relates to business conducted by that Participating Entity under this Contract.

B. ASSIGNMENT. Neither party may assign or otherwise transfer its rights or obligations under this Contract without the prior written consent of the other party and a fully executed assignment agreement. Such consent will not be unreasonably withheld. Any prohibited assignment will be invalid.

C. AMENDMENTS. Any amendment to this Contract must be in writing and will not be effective until it has been duly executed by the parties.

D. WAIVER. Failure by either party to take action or assert any right under this Contract will not be deemed a waiver of such right in the event of the continuation or repetition of the circumstances giving rise to such right. Any such waiver must be in writing and signed by the parties.

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E. CONTRACT COMPLETE. This Contract represents the complete agreement between the parties. No other understanding regarding this Contract, whether written or oral, may be used to bind either party. For any conflict between the attached Proposal and the terms set out in Articles 1-22 of this Contract, the terms of Articles 1-22 will govern.

F. RELATIONSHIP OF THE PARTIES. The relationship of the parties is one of independent contractors, each free to exercise judgment and discretion with regard to the conduct of their respective businesses. This Contract does not create a partnership, joint venture, or any other relationship such as master-servant, or principal-agent.

11. INDEMNITY AND HOLD HARMLESS

Supplier must indemnify, defend, save, and hold Sourcewell and its Participating Entities, including their agents and employees, harmless from any claims or causes of action, including attorneys' fees incurred by Sourcewell or its Participating Entities, arising out of any act or omission in the performance of this Contract by the Supplier or its agents or employees; this indemnification includes injury or death to person(s) or property alleged to have been caused by some defect in the Equipment, Products, or Services under this Contract to the extent the Equipment, Product, or Service has been used according to its specifications. Sourcewell's responsibility will be governed by the State of Minnesota's Tort Liability Act (Minnesota Statutes Chapter 466) and other applicable law.

12. GOVERNMENT DATA PRACTICES

Supplier and Sourcewell must comply with the Minnesota Government Data Practices Act, Minnesota Statutes Chapter 13, as it applies to all data provided by or provided to Sourcewell under this Contract and as it applies to all data created, collected, received, maintained, or disseminated by the Supplier under this Contract.

13. INTELLECTUAL PROPERTY, PUBLICITY, MARKETING, AND ENDORSEMENT

A. INTELLECTUAL PROPERTY

1. *Grant of License.* During the term of this Contract:
   a. Sourcewell grants to Supplier a royalty-free, worldwide, non-exclusive right and license to use the trademark(s) provided to Supplier by Sourcewell in advertising and promotional materials for the purpose of marketing Sourcewell's relationship with Supplier.
   b. Supplier grants to Sourcewell a royalty-free, worldwide, non-exclusive right and license to use Supplier's trademarks in advertising and promotional materials for the purpose of marketing Supplier's relationship with Sourcewell.
2. *Limited Right of Sublicense*. The right and license granted herein includes a limited right of each party to grant sublicenses to their respective subsidiaries, distributors, dealers,

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resellers, marketing representatives, and agents (collectively "Permitted Sublicensees") in advertising and promotional materials for the purpose of marketing the Parties' relationship to Participating Entities. Any sublicense granted will be subject to the terms and conditions of this Article. Each party will be responsible for any breach of this Article by any of their respective sublicensees.

3. *Use; Quality Control.*

a. Neither party may alter the other party's trademarks from the form provided and must comply with removal requests as to specific uses of its trademarks or logos.

b. Each party agrees to use, and to cause its Permitted Sublicensees to use, the other party's trademarks only in good faith and in a dignified manner consistent with such party's use of the trademarks. Upon written notice to the breaching party, the breaching party has 30 days of the date of the written notice to cure the breach or the license will be terminated.

4. *Termination*. Upon the termination of this Contract for any reason, each party, including Permitted Sublicensees, will have 30 days to remove all Trademarks from signage, websites, and the like bearing the other party's name or logo (excepting Sourcewell's pre-printed catalog of suppliers which may be used until the next printing). Supplier must return all marketing and promotional materials, including signage, provided by Sourcewell, or dispose of it according to Sourcewell's written directions.

B. PUBLICITY. Any publicity regarding the subject matter of this Contract must not be released without prior written approval from the Authorized Representatives. Publicity includes notices, informational pamphlets, press releases, research, reports, signs, and similar public notices prepared by or for the Supplier individually or jointly with others, or any subcontractors, with respect to the program, publications, or services provided resulting from this Contract.

C. MARKETING. Any direct advertising, marketing, or offers with Participating Entities must be approved by Sourcewell. Send all approval requests to the Sourcewell Supplier Development Administrator assigned to this Contract.

D. ENDORSEMENT. The Supplier must not claim that Sourcewell endorses its Equipment, Products, or Services.

14. GOVERNING LAW, JURISDICTION, AND VENUE

The substantive and procedural laws of the State of Minnesota will govern this Contract. Venue for all legal proceedings arising out of this Contract, or its breach, must be in the appropriate state court in Todd County, Minnesota or federal court in Fergus Falls, Minnesota.

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15. FORCE MAJEURE

Neither party to this Contract will be held responsible for delay or default caused by acts of God or other conditions that are beyond that party's reasonable control. A party defaulting under this provision must provide the other party prompt written notice of the default.

16. SEVERABILITY

If any provision of this Contract is found by a court of competent jurisdiction to be illegal, unenforceable, or void then both parties will be relieved from all obligations arising from that provision. If the remainder of this Contract is capable of being performed, it will not be affected by such determination or finding and must be fully performed.

17. PERFORMANCE, DEFAULT, AND REMEDIES

A. PERFORMANCE. During the term of this Contract, the parties will monitor performance and address unresolved contract issues as follows:

1. *Notification.* The parties must promptly notify each other of any known dispute and work in good faith to resolve such dispute within a reasonable period of time. If necessary, Sourcewell and the Supplier will jointly develop a short briefing document that describes the issue(s), relevant impact, and positions of both parties.
2. *Escalation.* If parties are unable to resolve the issue in a timely manner, as specified above, either Sourcewell or Supplier may escalate the resolution of the issue to a higher level of management. The Supplier will have 30 calendar days to cure an outstanding issue.
3. *Performance while Dispute is Pending*. Notwithstanding the existence of a dispute, the Supplier must continue without delay to carry out all of its responsibilities under the Contract that are not affected by the dispute. If the Supplier fails to continue without delay to perform its responsibilities under the Contract, in the accomplishment of all undisputed work, the Supplier will bear any additional costs incurred by Sourcewell and/or its Participating Entities as a result of such failure to proceed.

B. DEFAULT AND REMEDIES. Either of the following constitutes cause to declare this Contract, or any Participating Entity order under this Contract, in default:

1. Nonperformance of contractual requirements, or
2. A material breach of any term or condition of this Contract.

The party claiming default must provide written notice of the default, with 30 calendar days to cure the default. Time allowed for cure will not diminish or eliminate any liability for liquidated or other damages. If the default remains after the opportunity for cure, the non-defaulting party may:

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- Exercise any remedy provided by law or equity, or
- Terminate the Contract or any portion thereof, including any orders issued against the Contract.

18. INSURANCE

A. REQUIREMENTS. At its own expense, Supplier must maintain insurance policy(ies) in effect at all times during the performance of this Contract with insurance company(ies) licensed or authorized to do business in the State of Minnesota having an "AM BEST" rating of A- or better, with coverage and limits of insurance not less than the following:

1. *Workers' Compensation and Employer's Liability.*
Workers' Compensation: As required by any applicable law or regulation.
Employer's Liability Insurance: must be provided in amounts not less than listed below:
Minimum limits:
$500,000 each accident for bodily injury by accident
$500,000 policy limit for bodily injury by disease
$500,000 each employee for bodily injury by disease

2. *Commercial General Liability Insurance.* Supplier will maintain insurance covering its operations, with coverage on an occurrence basis, and must be subject to terms no less broad than the Insurance Services Office ("ISO") Commercial General Liability Form CG0001 (2001 or newer edition), or equivalent. At a minimum, coverage must include liability arising from premises, operations, bodily injury and property damage, independent contractors, products-completed operations including construction defect, contractual liability, blanket contractual liability, and personal injury and advertising injury. All required limits, terms and conditions of coverage must be maintained during the term of this Contract.
Minimum Limits:
$1,000,000 each occurrence Bodily Injury and Property Damage
$1,000,000 Personal and Advertising Injury
$2,000,000 aggregate for products liability-completed operations
$2,000,000 general aggregate

3. *Commercial Automobile Liability Insurance.* During the term of this Contract, Supplier will maintain insurance covering all owned, hired, and non-owned automobiles in limits of liability not less than indicated below. The coverage must be subject to terms no less broad than ISO Business Auto Coverage Form CA 0001 (2010 edition or newer), or equivalent.
Minimum Limits:
$1,000,000 each accident, combined single limit

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4. *Umbrella Insurance*. During the term of this Contract, Supplier will maintain umbrella coverage over Employer's Liability, Commercial General Liability, and Commercial Automobile.

Minimum Limits:
$2,000,000

5. *Network Security and Privacy Liability Insurance*. During the term of this Contract, Supplier will maintain coverage for network security and privacy liability. The coverage may be endorsed on another form of liability coverage or written on a standalone policy. The insurance must cover claims which may arise from failure of Supplier's security resulting in, but not limited to, computer attacks, unauthorized access, disclosure of not public data – including but not limited to, confidential or private information, transmission of a computer virus, or denial of service.

Minimum limits:
$2,000,000 per occurrence
$2,000,000 annual aggregate

Failure of Supplier to maintain the required insurance will constitute a material breach entitling Sourcewell to immediately terminate this Contract for default.

B. CERTIFICATES OF INSURANCE. Prior to commencing under this Contract, Supplier must furnish to Sourcewell a certificate of insurance, as evidence of the insurance required under this Contract. Prior to expiration of the policy(ies), renewal certificates must be mailed to Sourcewell, 202 12th Street Northeast, P.O. Box 219, Staples, MN 56479 or sent to the Sourcewell Supplier Development Administrator assigned to this Contract. The certificates must be signed by a person authorized by the insurer(s) to bind coverage on their behalf.

Failure to request certificates of insurance by Sourcewell, or failure of Supplier to provide certificates of insurance, in no way limits or relieves Supplier of its duties and responsibilities in this Contract.

C. ADDITIONAL INSURED ENDORSEMENT AND PRIMARY AND NON-CONTRIBUTORY INSURANCE CLAUSE. Supplier agrees to list Sourcewell and its Participating Entities, including their officers, agents, and employees, as an additional insured under the Supplier's commercial general liability insurance policy with respect to liability arising out of activities, "operations," or "work" performed by or on behalf of Supplier, and products and completed operations of Supplier. The policy provision(s) or endorsement(s) must further provide that coverage is primary and not excess over or contributory with any other valid, applicable, and collectible insurance or self-insurance in force for the additional insureds.

D. WAIVER OF SUBROGATION. Supplier waives and must require (by endorsement or otherwise) all its insurers to waive subrogation rights against Sourcewell and other additional insureds for losses paid under the insurance policies required by this Contract or other

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insurance applicable to the Supplier or its subcontractors. The waiver must apply to all deductibles and/or self-insured retentions applicable to the required or any other insurance maintained by the Supplier or its subcontractors. Where permitted by law, Supplier must require similar written express waivers of subrogation and insurance clauses from each of its subcontractors.

E. UMBRELLA/EXCESS LIABILITY/SELF-INSURED RETENTION. The limits required by this Contract can be met by either providing a primary policy or in combination with umbrella/excess liability policy(ies), or self-insured retention.

19. COMPLIANCE

A. LAWS AND REGULATIONS. All Equipment, Products, or Services provided under this Contract must comply fully with applicable federal laws and regulations, and with the laws in the states and provinces in which the Equipment, Products, or Services are sold.

B. LICENSES. Supplier must maintain a valid and current status on all required federal, state/provincial, and local licenses, bonds, and permits required for the operation of the business that the Supplier conducts with Sourcewell and Participating Entities.

20. BANKRUPTCY, DEBARMENT, OR SUSPENSION CERTIFICATION

Supplier certifies and warrants that it is not in bankruptcy or that it has previously disclosed in writing certain information to Sourcewell related to bankruptcy actions. If at any time during this Contract Supplier declares bankruptcy, Supplier must immediately notify Sourcewell in writing.

Supplier certifies and warrants that neither it nor its principals are presently debarred, suspended, proposed for debarment, declared ineligible, or voluntarily excluded from programs operated by the State of Minnesota; the United States federal government or the Canadian government, as applicable; or any Participating Entity. Supplier certifies and warrants that neither it nor its principals have been convicted of a criminal offense related to the subject matter of this Contract. Supplier further warrants that it will provide immediate written notice to Sourcewell if this certification changes at any time.

21. PROVISIONS FOR NON-UNITED STATES FEDERAL ENTITY PROCUREMENTS UNDER UNITED STATES FEDERAL AWARDS OR OTHER AWARDS

Participating Entities that use United States federal grant or FEMA funds to purchase goods or services from this Contract may be subject to additional requirements including the procurement standards of the Uniform Administrative Requirements, Cost Principles and Audit Requirements for Federal Awards, 2 C.F.R. § 200. Participating Entities may have additional requirements based on specific funding source terms or conditions. Within this Article, all

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references to “federal” should be interpreted to mean the United States federal government. The following list only applies when a Participating Entity accesses Supplier’s Equipment, Products, or Services with United States federal funds.

A. EQUAL EMPLOYMENT OPPORTUNITY. Except as otherwise provided under 41 C.F.R. § 60, all contracts that meet the definition of “federally assisted construction contract” in 41 C.F.R. § 60-1.3 must include the equal opportunity clause provided under 41 C.F.R. §60-1.4(b), in accordance with Executive Order 11246, “Equal Employment Opportunity” (30 FR 12319, 12935, 3 C.F.R. §, 1964-1965 Comp., p. 339), as amended by Executive Order 11375, “Amending Executive Order 11246 Relating to Equal Employment Opportunity,” and implementing regulations at 41 C.F.R. § 60, “Office of Federal Contract Compliance Programs, Equal Employment Opportunity, Department of Labor.” The equal opportunity clause is incorporated herein by reference.

B. DAVIS-BACON ACT, AS AMENDED (40 U.S.C. § 3141-3148). When required by federal program legislation, all prime construction contracts in excess of $2,000 awarded by non-federal entities must include a provision for compliance with the Davis-Bacon Act (40 U.S.C. § 3141-3144, and 3146-3148) as supplemented by Department of Labor regulations (29 C.F.R. § 5, “Labor Standards Provisions Applicable to Contracts Covering Federally Financed and Assisted Construction”). In accordance with the statute, contractors must be required to pay wages to laborers and mechanics at a rate not less than the prevailing wages specified in a wage determination made by the Secretary of Labor. In addition, contractors must be required to pay wages not less than once a week. The non-federal entity must place a copy of the current prevailing wage determination issued by the Department of Labor in each solicitation. The decision to award a contract or subcontract must be conditioned upon the acceptance of the wage determination. The non-federal entity must report all suspected or reported violations to the federal awarding agency. The contracts must also include a provision for compliance with the Copeland “Anti-Kickback” Act (40 U.S.C. § 3145), as supplemented by Department of Labor regulations (29 C.F.R. § 3, “Contractors and Subcontractors on Public Building or Public Work Financed in Whole or in Part by Loans or Grants from the United States”). The Act provides that each contractor or subrecipient must be prohibited from inducing, by any means, any person employed in the construction, completion, or repair of public work, to give up any part of the compensation to which he or she is otherwise entitled. The non-federal entity must report all suspected or reported violations to the federal awarding agency. Supplier must be in compliance with all applicable Davis-Bacon Act provisions.

C. CONTRACT WORK HOURS AND SAFETY STANDARDS ACT (40 U.S.C. § 3701-3708). Where applicable, all contracts awarded by the non-federal entity in excess of $100,000 that involve the employment of mechanics or laborers must include a provision for compliance with 40 U.S.C. §§ 3702 and 3704, as supplemented by Department of Labor regulations (29 C.F.R. § 5). Under 40 U.S.C. § 3702 of the Act, each contractor must be required to compute the wages of every mechanic and laborer on the basis of a standard work week of 40 hours. Work in excess of the standard work week is permissible provided that the worker is compensated at a rate of

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not less than one and a half times the basic rate of pay for all hours worked in excess of 40 hours in the work week. The requirements of 40 U.S.C. § 3704 are applicable to construction work and provide that no laborer or mechanic must be required to work in surroundings or under working conditions which are unsanitary, hazardous or dangerous. These requirements do not apply to the purchases of supplies or materials or articles ordinarily available on the open market, or contracts for transportation or transmission of intelligence. This provision is hereby incorporated by reference into this Contract. Supplier certifies that during the term of an award for all contracts by Sourcewell resulting from this procurement process, Supplier must comply with applicable requirements as referenced above.

D. RIGHTS TO INVENTIONS MADE UNDER A CONTRACT OR AGREEMENT. If the federal award meets the definition of "funding agreement" under 37 C.F.R. § 401.2(a) and the recipient or subrecipient wishes to enter into a contract with a small business firm or nonprofit organization regarding the substitution of parties, assignment or performance of experimental, developmental, or research work under that "funding agreement," the recipient or subrecipient must comply with the requirements of 37 C.F.R. § 401, "Rights to Inventions Made by Nonprofit Organizations and Small Business Firms Under Government Grants, Contracts and Cooperative Agreements," and any implementing regulations issued by the awarding agency. Supplier certifies that during the term of an award for all contracts by Sourcewell resulting from this procurement process, Supplier must comply with applicable requirements as referenced above.

E. CLEAN AIR ACT (42 U.S.C. § 7401-7671Q.) AND THE FEDERAL WATER POLLUTION CONTROL ACT (33 U.S.C. § 1251-1387). Contracts and subgrants of amounts in excess of $150,000 require the non-federal award to agree to comply with all applicable standards, orders or regulations issued pursuant to the Clean Air Act (42 U.S.C. § 7401- 7671q) and the Federal Water Pollution Control Act as amended (33 U.S.C. § 1251- 1387). Violations must be reported to the Federal awarding agency and the Regional Office of the Environmental Protection Agency (EPA). Supplier certifies that during the term of this Contract will comply with applicable requirements as referenced above.

F. DEBARMENT AND SUSPENSION (EXECUTIVE ORDERS 12549 AND 12689). A contract award (see 2 C.F.R. § 180.220) must not be made to parties listed on the government wide exclusions in the System for Award Management (SAM), in accordance with the OMB guidelines at 2 C.F.R. §180 that implement Executive Orders 12549 (3 C.F.R. § 1986 Comp., p. 189) and 12689 (3 C.F.R. § 1989 Comp., p. 235), "Debarment and Suspension." SAM Exclusions contains the names of parties debarred, suspended, or otherwise excluded by agencies, as well as parties declared ineligible under statutory or regulatory authority other than Executive Order 12549. Supplier certifies that neither it nor its principals are presently debarred, suspended, proposed for debarment, declared ineligible, or voluntarily excluded from participation by any federal department or agency.

G. BYRD ANTI-LOBBYING AMENDMENT, AS AMENDED (31 U.S.C. § 1352). Suppliers must file any required certifications. Suppliers must not have used federal appropriated funds to pay any

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person or organization for influencing or attempting to influence an officer or employee of any agency, a member of Congress, officer or employee of Congress, or an employee of a member of Congress in connection with obtaining any federal contract, grant, or any other award covered by 31 U.S.C. § 1352. Suppliers must disclose any lobbying with non-federal funds that takes place in connection with obtaining any federal award. Such disclosures are forwarded from tier to tier up to the non-federal award. Suppliers must file all certifications and disclosures required by, and otherwise comply with, the Byrd Anti-Lobbying Amendment (31 U.S.C. § 1352).

H. RECORD RETENTION REQUIREMENTS. To the extent applicable, Supplier must comply with the record retention requirements detailed in 2 C.F.R. § 200.333. The Supplier further certifies that it will retain all records as required by 2 C.F.R. § 200.333 for a period of 3 years after grantees or subgrantees submit final expenditure reports or quarterly or annual financial reports, as applicable, and all other pending matters are closed.

I. ENERGY POLICY AND CONSERVATION ACT COMPLIANCE. To the extent applicable, Supplier must comply with the mandatory standards and policies relating to energy efficiency which are contained in the state energy conservation plan issued in compliance with the Energy Policy and Conservation Act.

J. BUY AMERICAN PROVISIONS COMPLIANCE. To the extent applicable, Supplier must comply with all applicable provisions of the Buy American Act. Purchases made in accordance with the Buy American Act must follow the applicable procurement rules calling for free and open competition.

K. ACCESS TO RECORDS (2 C.F.R. § 200.336). Supplier agrees that duly authorized representatives of a federal agency must have access to any books, documents, papers and records of Supplier that are directly pertinent to Supplier's discharge of its obligations under this Contract for the purpose of making audits, examinations, excerpts, and transcriptions. The right also includes timely and reasonable access to Supplier's personnel for the purpose of interview and discussion relating to such documents.

L. PROCUREMENT OF RECOVERED MATERIALS (2 C.F.R. § 200.322). A non-federal entity that is a state agency or agency of a political subdivision of a state and its contractors must comply with Section 6002 of the Solid Waste Disposal Act, as amended by the Resource Conservation and Recovery Act. The requirements of Section 6002 include procuring only items designated in guidelines of the Environmental Protection Agency (EPA) at 40 C.F.R. § 247 that contain the highest percentage of recovered materials practicable, consistent with maintaining a satisfactory level of competition, where the purchase price of the item exceeds $10,000 or the value of the quantity acquired during the preceding fiscal year exceeded $10,000; procuring solid waste management services in a manner that maximizes energy and resource recovery; and establishing an affirmative procurement program for procurement of recovered materials identified in the EPA guidelines.

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M. FEDERAL SEAL(S), LOGOS, AND FLAGS. The Supplier cannot use the seal(s), logos, crests, or reproductions of flags or likenesses of Federal agency officials without specific pre-approval.

N. NO OBLIGATION BY FEDERAL GOVERNMENT. The U.S. federal government is not a party to this Contract or any purchase by a Participating Entity and is not subject to any obligations or liabilities to the Participating Entity, Supplier, or any other party pertaining to any matter resulting from the Contract or any purchase by an authorized user.

O. PROGRAM FRAUD AND FALSE OR FRAUDULENT STATEMENTS OR RELATED ACTS. The Contractor acknowledges that 31 U.S.C. 38 (Administrative Remedies for False Claims and Statements) applies to the Supplier's actions pertaining to this Contract or any purchase by a Participating Entity.

P. FEDERAL DEBT. The Supplier certifies that it is non-delinquent in its repayment of any federal debt. Examples of relevant debt include delinquent payroll and other taxes, audit disallowance, and benefit overpayments.

Q. CONFLICTS OF INTEREST. The Supplier must notify the U.S. Office of General Services, Sourcewell, and Participating Entity as soon as possible if this Contract or any aspect related to the anticipated work under this Contract raises an actual or potential conflict of interest (as described in 2 C.F.R. Part 200). The Supplier must explain the actual or potential conflict in writing in sufficient detail so that the U.S. Office of General Services, Sourcewell, and Participating Entity are able to assess the actual or potential conflict; and provide any additional information as necessary or requested.

R. U.S. EXECUTIVE ORDER 13224. The Supplier, and its subcontractors, must comply with U.S. Executive Order 13224 and U.S. Laws that prohibit transactions with and provision of resources and support to individuals and organizations associated with terrorism.

S. PROHIBITION ON CERTAIN TELECOMMUNICATIONS AND VIDEO SURVEILLANCE SERVICES OR EQUIPMENT. To the extent applicable, Supplier certifies that during the term of this Contract it will comply with applicable requirements of 2 C.F.R. § 200.216.

T. DOMESTIC PREFERENCES FOR PROCUREMENTS. To the extent applicable, Supplier certifies that during the term of this Contract will comply with applicable requirements of 2 C.F.R. § 200.322.

22. CANCELLATION

Sourcewell or Supplier may cancel this Contract at any time, with or without cause, upon 60 days' written notice to the other party. However, Sourcewell may cancel this Contract immediately upon discovery of a material defect in any certification made in Supplier's

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Proposal. Cancellation of this Contract does not relieve either party of financial, product, or service obligations incurred or accrued prior to cancellation.

Sourcewell

DocuSigned by:
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Jeremy Schwartz
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Date: 12/15/2022 | 12:12 PM CST

Trail King Industries, Inc.

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Mike Heschke
Title: Dir. Of Government Sales
Date: 12/15/2022 | 12:28 PM CST

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Chad Coauette
Title: Executive Director/CEO
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RFP 092922 - Trailers with Related Equipment, Accessories, and Services

Vendor Details

Company Name:	Trail King Industries, Inc.
Address:	300 East Norway Mitchell, South Dakota 57301
Contact:	Mike Heschke
Email:	mheschke@trailking.com
Phone:	814-856-2056
Fax:	605-995-6500
HST#:	460320593

Submission Details

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Specifications

Table 1: Proposer Identity & Authorized Representatives

General Instructions (applies to all Tables) Sourcewell prefers a brief but thorough response to each question. Do not merely attach additional documents to your response without also providing a substantive response. Do not leave answers blank; respond “N/A” if the question does not apply to you (preferably with an explanation).

Line Item	Question	Response *	
1	Proposer Legal Name (one legal entity only): (In the event of award, will execute the resulting contract as "Supplier")	Trail King Industries, Inc.	*
2	Identify all subsidiary entities of the Proposer whose equipment, products, or services are included in the Proposal.	N/A	*
3	Identify all applicable assumed names or DBA names of the Proposer or Proposer's subsidiaries in Line 1 or Line 2 above.	Trail King Industries, Inc.	*
4	Provide your CAGE code or Unique Entity Identifier (SAM):	1BW06	*
5	Proposer Physical Address:	300 East Norway Ave. Mitchell, SD 57301	*
6	Proposer website address (or addresses):	https://www.trailking.com	*
7	Proposer's Authorized Representative (name, title, address, email address & phone) (The representative must have authority to sign the “Proposer’s Assurance of Compliance” on behalf of the Proposer and, in the event of award, will be expected to execute the resulting contract):	Mike Heschke Dir. of Government Sales 300 E Norway Ave Mitchell, SD 57301 mheschke@trailking.com 814-856-2056	*
8	Proposer's primary contact for this proposal (name, title, address, email address & phone):	Mike Heschke Dir. of Government Sales 300 E Norway Ave Mitchell, SD 57301 mheschke@trailking.com 814-856-2056	*
9	Proposer's other contacts for this proposal, if any (name, title, address, email address & phone):	Eric Thomas Director of Sales 300 East Norway Ave Mitchell, SD 57301 ethomas@trailking.com 605-630-1198 Kara Kayser Marketing Manager 300 E Norway Ave Mitchell, SD 57301 karakayser@trailking.com 605-995-3618	

Table 2: Company Information and Financial Strength

Line Item	Question	Response *	

10	Provide a brief history of your company, including your company's core values, business philosophy, and industry longevity related to the requested equipment, products or services.	Trail King Industries began in 1974, primarily as a distributor and sales representative for manufacturers of agricultural equipment. As the 1970's drew to a close, the company's emphasis shifted away from the distribution of ag-related equipment in order to focus exclusively on the manufacture of Trail King Trailers. This focus on trailers, led to an expanded product line that included trailers designed not only to address construction-related applications, but to meet the needs of the Commercial and Specialized Hauling markets as well. In 2000, Trail King further expanded it product offerings with the purchase of Red River Manufacturing, based in West Fargo, ND. Red River had a well-deserved reputation for manufacturing outstanding live bottom, side & bottom dump trailers for the agricultural, waste, and construction industries. Trail King was acquired by CC Industries, Inc. (CCI) in 2010. CCI is headquartered in Chicago, IL and is the holding and management company for the Crown families privately held operating companies. This acquisition afforded Trail King the expertise and support necessary to enhance Trail King's long-term strategic growth as North America's leading specialized trailer manufacturer. In 2015 Trail King acquired Dakota Trailer Manufacturing located in Yankton, SD. This added grain hopper trailers for the agriculture market to the Trail King product portfolio. Trail King's mission is to build the best trailers in the world for our customers' success. We accomplish this through our values of embracing change, investing in people, planning, and acting with facts, caring for the customer, and going the extra mile. Our growth plans and quality objectives are etched in the following: Provide the BEST Customer Experience • Challenge ourselves to be the innovative leader in our industry by constantly improving and updating products and services. • Seek out information and communicate with customers to consistently meet or exceed their expectations. Attain excellence in Quality Management • Invest in people through training, teamwork and auditing to achieve a culture of quality. • Focus on continuous improvement to reduce the cost of quality. Inspire Individual ownership of Quality • Promote and encourage personal ownership and pride in everything we do. • Perform actions that demonstrate trust and confidence in our team to produce defect free products.
11	What are your company's expectations in the event of an award?	Trail King Industries expects a mutually beneficial partnership that will bring sustained growth to both parties. We'll strengthen and develop new relationships within the SLED (state, local and educations) markets to generate additional market share, revenue, and brand recognition. We look forward to providing an excellent product and customer experience to Sourcewell Members. Our Marketing team is eager to promote the relationship across all our channels to engage both our dealers and Sourcewell Members. Strategically and diligently, our organization will work to become the fastest growing trailer and related equipment provider. Implementing our sales and marketing plan which will consist of a unified effort of the Trail King Corporate Government Sales Team, Corporate Field Sales Staff, Marketing Group and Service Staff, coupled with our world class dealer resources, routine training & communication along with corporate marketing resources to gain further brand exposure and awareness for both Trail King and Sourcewell. Our marketing and sales execution will consist of strong trade show attendance, association involvement, print/digital marketing and dealer boots on the ground contacting the customers face to face. Please see attached: • Sourcewell dealer flyer 2022

12	Demonstrate your financial strength and stability with meaningful data. This could include such items as financial statements, SEC filings, credit and bond ratings, letters of credit, and detailed reference letters. Upload supporting documents (as applicable) in the document upload section of your response.	Trail King Industries is part of a family of privately held companies owned by CC Industries, Inc., including other transportation-related manufacturing companies such as Great Dane (the largest manufacturer of commercial truck trailers in the world), Gillig (the second largest transit bus manufacturer in North America), and Johnson Truck Bodies (a leading manufacturer of temperature-controlled truck bodies). Please see attached: • JPMorgan Chase Reference – Trail King • Experian Report – Trail King • Dun & Bradstreet – Trail King	*
13	What is your US market share for the solutions that you are proposing?	For the markets we participate in and monitor (including Dumps, Flatbed Drop Deck, Grain Hopper, Lowbed, Tagalong, and Transfer) we are among the Top 5 manufacturers overall based on IHS-provided US registration data. In addition, we are also consistently the Top manufacturer of lowbed trailers and part of the Top 5 manufacturers for tag/tilt/utility trailers.	*
14	What is your Canadian market share for the solutions that you are proposing?	We sell a substantial amount of trailers into both Canada and other international markets, but do not have access to accurate market share data for those regions.	*
15	Has your business ever petitioned for bankruptcy protection? If so, explain in detail.	No, Trail King Industries has never petitioned for bankruptcy protection since incorporation.	*
16	How is your organization best described: is it a manufacturer, a distributor/dealer/reseller, or a service provider? Answer whichever question (either a) or b) just below) best applies to your organization. a) If your company is best described as a distributor/dealer/reseller (or similar entity), provide your written authorization to act as a distributor/dealer/reseller for the manufacturer of the products proposed in this RFP. If applicable, is your dealer network independent or company owned? b) If your company is best described as a manufacturer or service provider, describe your relationship with your sales and service force and with your dealer network in delivering the products and services proposed in this RFP. Are these individuals your employees, or the employees of a third party?	Trail King Industries is an original equipment manufacturer. Our sales, sales support, service, and customer service/warranty staff are all direct employees of Trail King Industries. Our distribution network is comprised of over 400 independently owned and operated dealer locations across the US and Canada, as well as internationally. In most cases, our dealer network also serves as our frontline service providers. Trail King offers a robust communication and training program to keep our dealer network informed and up to date on important product and business developments.	*
17	If applicable, provide a detailed explanation outlining the licenses and certifications that are both required to be held, and actually held, by your organization (including third parties and subcontractors that you use) in pursuit of the business contemplated by this RFP.	Trail King Industries is currently licensed to do business in all 50 of the United States, Canada, and Internationally.	*
18	Provide all “Suspension or Debarment” information that has applied to your organization during the past ten years.	Trail King Industries has never incurred any suspension or disbarment of any form.	*

Table 3: Industry Recognition & Marketplace Success

Line Item	Question	Response *	
19	Describe any relevant industry awards or recognition that your company has received in the past five years	Trail King Industries has upper management personnel that have held or are holding offices for numerous years with industry regulatory groups such as Specialized Carriers & Rigging Association (SC&RA) and Truck Trailer Manufacturers Association (TTMA). These affiliations help to keep Trail King's finger on the pulse of any new emerging technology or regulatory policy changes. 2018- CCI Safety Conference held in South Carolina to recognize companies in their portfolio for outstanding safety. In the Environmental Health and Safety category Trail King was awarded Most Improved Company – Overall and the Yankton, SD location was recognized for one full year with zero lost time or restricted duty injuries. 2020 – The Trail King West Fargo, ND facility recognized by the Truck Trailer Manufacturing Association (TTMA) as the safest facility in the Trailer Industry for 2020. The TTMA awards are given annually based on plant safety data from TTMA member companies that provide their annual OSHA 300A Summary Form. Each category is divided into three classes determined by plant size. West Fargo won the award for category B, medium sized factories. 2021 – 40-year longevity award from the Specialized Crane & Rigging Association 2021 – 40-year longevity award from the National Trailers and Dealers Association 2021 – Trail King was awarded Construction Equipment Top 100 New Products of 2021 Award for the Live Bottom product. The Top 100 New Products of 2021 Award program was conceived to call special attention to the most significant new products announced each year. These awards serve to emphasize innovations, highlighting manufacturers who are investing in research and development. Their investments pay off for equipment users in the form of greater productivity, efficiency, and safety. They also ensure a competitive marketplace.	*
20	What percentage of your sales are to the governmental sector in the past three years	Our Government Sales to all government customer types represents approximately 5% of our total sales.	*
21	What percentage of your sales are to the education sector in the past three years	Less than 1% of our sales are to the education sector.	*
22	List any state, provincial, or cooperative purchasing contracts that you hold. What is the annual sales volume for each of these contracts over the past three years?	New York OGS Contract: Averaging Over $325,000 annually	*
23	List any GSA contracts or Standing Offers and Supply Arrangements (SOSA) that you hold. What is the annual sales volume for each of these contracts over the past three years?	Trail King Industries does not currently hold a GSA contract.	*

Table 4: References/Testimonials

Line Item 24. Supply reference information from three customers who are eligible to be Sourcewell participating entities.

Entity Name *	Contact Name *	Phone Number *	
City of Sioux Falls	David Dekker	605-367-8833	*
South Dakota Department of Transportation	Tyler Green	605-773-2897	*
Padre Dam Municipal Water District	Neil sAmple	619-571-8225	*
Los Angeles City Fire Department	Mike Flores	323-309-0213	
New York Department of Transportation	Dan Malone	212-839-2526	

Table 5: Top Five Government or Education Customers

Line Item 25. Provide a list of your top five government, education, or non-profit customers (entity name is optional), including entity type, the state or province the entity is located in, scope of the project(s), size of transaction(s), and dollar volumes from the past three years.

Entity Name	Entity Type *	State / Province *	Scope of Work *	Size of Transactions *	Dollar Volume Past Three Years *	
Not required	Government	California - CA	Trailers	$46,347	$2,100,000	*
Not required	Government	New York - NY	Trailers	$56,270	$2,100,000	*
Not required	Government	Colorado - CO	Trailers	$106,527	$1,100,000	*
Not required	Government	Arizona - AZ	Trailers	$40,483	$1,030,000	*
Not required	Government	Washington - WA	Trailers	$48,344	$483,445	*

Table 6: Ability to Sell and Deliver Service

Describe your company's capability to meet the needs of Sourcewell participating entities across the US and Canada, as applicable. Your response should address in detail at least the following areas: locations of your network of sales and service providers, the number of workers (full-time equivalents) involved in each sector, whether these workers are your direct employees (or employees of a third party), and any overlap between the sales and service functions.

Line Item	Question	Response *	
26	Sales force.	Trail King Industries employees fifteen District Sales Managers covering the US, Canada, and International markets. There are eight internal sales support positions focused on the equipment offered in this proposal. As stewards of the company, our mutual government customers, and the continued growth of cooperative contract purchasing, our sales force champions the government sales process throughout their respective areas of responsibility or territories. Well versed in government sales, our sales force coupled with our world class dealers, stand ready to serve the government customers through the use of contracts to further the efficiencies of public procurement. All the above are direct employees of Trail King Industries. See attached: District Sales Manager map - Trail King	*
27	Dealer network or other distribution methods.	Trail King Industries has the most extensive dealer/distribution network with over 400 independently owned and operated dealer locations spread across the US, Canada and International markets. Over 50% of the dealer network also handles construction equipment (CAT, John Deere, CASE etc.) with many of these dealers offering road service and travel to customer locations. Our entire dealer network is 100% committed to servicing trailer customers before, during and after the sale. We are proud to have a network of incredible dealers included in our Trail King family. They are an extension of our team and a valuable resource for our customers. Trail King dealers are known for their commitment to excellence in parts and service, as well as product expertise and on-hand inventory. Each and every dealer is dedicated to working with our customers to find the perfect solution for their hauling needs.	*
28	Service force.	Trail King Industries employs six customer support representatives dedicated to warranty support, eleven service technicians dedicated to service work, and four customer service engineers dedicated to solving both service and warranty issues. Our parts department consists of nine full time employees and a 24/7 internet-based, user-friendly parts tool for quick and convenient access to availability, pricing, ordering, and BOM lookup. All of the above are direct employees of Trail King Industries. See attached: Customer Service-Support Contacts – Trail King	*
29	Describe the ordering process. If orders will be handled by distributors, dealers or others, explain the respective roles of the Proposer and others.	Trail King's District Sales Managers, along with our local dealer salespeople, work side by side with Sourcewell members to provide a solution that best fits their hauling need. If a dealer is not located by the member, our District Sales Manager will work with them directly. A detailed quote is generated and sent to the member. Orders can be sent to our dealer or directly to Trail King for processing. All Sourcewell quotes are marked, and orders are flagged as Government upon entering. This allows for seamless creation of quarterly sales reports to Sourcewell.	*

30	Describe in detail the process and procedure of your customer service program, if applicable. Include your response-time capabilities and commitments, as well as any incentives that help your providers meet your stated service goals or promises.	Trail King Industries prides themselves on Best Product, Best Service and Best Performance. Trail King accepts service requests by phone, fax, livechat or email. If a customer feels their issue is a warranty problem, several steps are taken to ensure rapid resolution. The trailer serial number (last 8 digits), model number, and purchase date must be presented to obtain a warranty authorization number. Claim forms have a space for the authorization number and all spaces completed before processing. A copy of the work order, any receipts for parts, outside purchases, and anything else pertaining to the warranty claim must be sent in with the claim form. Trail King requests that all parts replaced under warranty be returned and clearly marked with the claim number. Our representatives seek out information and communicate with customers to consistently meet or exceed their expectations. They make every effort to process claim requests the same day as received. See attached: Customer Service-Support Contacts – Trail King	*
31	Describe your ability and willingness to provide your products and services to Sourcewell participating entities in the United States.	Trail King is proud to serve our State, Local and Education (SLED) markets. Our 15 District Sales Managers along with our entire internal support staff and our 400+ dealer locations provide a world class customer experience. As stewards of the company, our mutual government customer, and the continued growth of cooperative contract purchasing, our sales force champions the government sales process throughout their respective areas of responsibility or territories. Teach, Train, Mentor and Develop continues to be Trail King Industries' focus for a successful government sales business model. Well versed in government sales, our sales force coupled with our world class dealer organization, stand ready to serve government customers through the use of contracts to further the efficiencies of public procurement.	*
32	Describe your ability and willingness to provide your products and services to Sourcewell participating entities in Canada.	With eight dealer principal locations located throughout Canada, Trail King is positioned to assist all participating entities with our two Canadian District Sales Managers and the support from our corporate office in the United States. We are currently serving Canada through RMA/Canoe.	*
33	Identify any geographic areas of the United States or Canada that you will NOT be fully serving through the proposed contract.	We are one of the largest construction trailer manufacturer in North America serving all of Canada and the United States.	*
34	Identify any Sourcewell participating entity sectors (i.e., government, education, not-for-profit) that you will NOT be fully serving through the proposed contract. Explain in detail. For example, does your company have only a regional presence, or do other cooperative purchasing contracts limit your ability to promote another contract?	We service all sectors of Sourcewell participating entities.	*
35	Define any specific contract requirements or restrictions that would apply to our participating entities in Hawaii and Alaska and in US Territories.	We sell and service all of our trailer offerings in Hawaii and Alaska. We also support all US Territories through our dealer network. Additional freight when using a freight forwarder will be added to the account for the additional shipping charges either door to door and/or door to port depending on the customers needs.	*

Table 7: Marketing Plan

Line Item	Question	Response *	
36	Describe your marketing strategy for promoting this contract opportunity. Upload representative samples of your marketing materials (if applicable) in the document upload section of your response.	Trail King Industries has a marketing team with numerous methods available to promote our newly acquired contract. This would include but not be limited to digital and print advertising, social media posts, web site updates, press releases, email blasts, etc. Award of the contract would be announced through press releases and industry publications and organizations. Digital communications and email to our dealer network would further highlight the contract. We would then support our sales team and dealer network by providing an updated marketing toolkit. The Sourcewell logo would be incorporated to all current literature. Our website is a primary source of information. We've highlighted the contract on our site and added Links to Sourcewell. Trail King is proud to serve our SLED (state, local and education) markets with trailer products and services. We focus on providing customers with the convenience of not having to duplicate the bidding process, saving time and money. Our positioning statement offers an easy way to purchase exactly what they need at an affordable cost. Continual promotion of the contract would occur through Trail King's participation in government and industry trade shows both domestically and internationally. Lastly, we would use this contract as a tool to pursue additional state contracts similar to our existing contract with state of New York, for example. See attachments: • Sourcewell Dealer Flyer – Trail King • Trail King – Literature Sample • Trail King – Services Brochure: Finance, Parts and Refurb	*
37	Describe your use of technology and digital data (e.g., social media, metadata usage) to enhance marketing effectiveness.	Trail King Industries is active on all the top social media platforms including Instagram, Facebook, LinkedIn, Twitter, and YouTube. We utilize both organic and inorganic posts to promote our products across all of these channels. We regularly run promotions and targeted ads for lead generation. We run AdWords through Google Analytics and evaluate the effectiveness of our campaigns. SEO keywords are strategically utilized to help customers find our products. All of our advertising efforts are available in all digital formats for download across multiple government-oriented publications. Since our last contract award, Trail King launched a new website designed to offer a user-friendly experience with improved navigation and functionality. With a heavy focus on making the customer experience better, Trail King offers updated content to reflect their new mission and more of what customers and dealers want. We've also added a LIVE CHAT feature on our website promoting another way to contact us.	*
38	In your view, what is Sourcewell's role in promoting contracts arising out of this RFP? How will you integrate a Sourcewell-awarded contract into your sales process?	We would look for Sourcewell both to be actively involved in our sales training process and to be available as a resource for questions or other needs that arise during the contract term. Additionally, easy to access marketing and other materials through Sourcewell's web site as well as industry exposure through Sourcewell's web site and trade show presence would be helpful marketing tools. Trail King Industries would view this collaboration as valuable assistance toward promoting the contract.	*
39	Are your products or services available through an e-procurement ordering process? If so, describe your e-procurement system and how governmental and educational customers have used it.	The nature of highly customizable and configurable product does not readily allow for the use of an e-procurement system. Our knowledgeable sales and support staff, as well as our extensive dealer network, are there to assist the customer throughout the entire order process. The unique requirements and regulations around the trailer industry demand a high level of expertise to ensure compliance and best fit to your application. We have not identified an e-procurement system that can provide this level of assistance to our customers. We have added our products to Sourcewell's proprietary e-procurement system, although members will still need to work with a Trail King representative to place an order.	*

Table 8: Value-Added Attributes

Line Item	Question	Response *	

40	Describe any product, equipment, maintenance, or operator training programs that you offer to Sourcewell participating entities. Include details, such as whether training is standard or optional, who provides training, and any costs that apply.	Trail King Industries and its dealers offers product, equipment, maintenance, and operator training on every trailer delivered free of charge. This is generally conducted at the customer's request when a trailer is delivered. Customers are also welcome at any of our manufacturing facilities for additional training opportunities and hands-on product experience. Each trailer is delivered with a specific operations and services manual that is customized to their unique build. This manual extensively covers operation, safety, service and maintenance information of our equipment.	*
41	Describe any technological advances that your proposed products or services offer.	Trail King Industries is continually seeking out new advances for the trailer industry. Just recently adding a new laser cutting table that provides the ability to keep our plant operating continuously 24/7. The plant also added a brand new 340-ton press brake. All will provide unparalleled manufacturing capability and increase our already high-quality standard. Trail King's engineering department continues to explore new ways of making our trailers stronger yet lighter than any of our competition. This department has 13 Design Engineers, 9 Project Engineers, 4 Engineering Technicians, and 6 Senior Engineers in Management working on making Trail King trailers the most cutting-edge manufacturer in the industry. We utilize advanced computer analysis and road simulators to design our trailers efficiently. Our engineering group verifies computer results using strain gauge testing on live trailers so that we are confident in our designs' real-world performance. Our experience in custom trailers and pioneering designs within the industry is unrivaled.	*
42	Describe any "green" initiatives that relate to your company or to your products or services, and include a list of the certifying agency for each.	Trail King Industries is always looking to discover new ways of decreasing our carbon footprint. We recycle as much material as possible this includes (wood, paper, cardboard, aluminum, steel, and plastic). We also recycle different products during our manufacturing process. This would include all the different kinds of blast media used to clean trailers before paint, all aluminum and steel dust created from our burn tables, and all types of metal consumables. Trail King also puts a lot of effort into creating an energy efficient manufacturing environment. Our facilities have been upgraded to utilize LED and High Efficiency lighting. All pumps used for our paint process have been upgraded to high efficiency models. Our primary wash bay was upgraded to 100% water recycling systems to reduce chemical use, water consumption, and wastewater outflow. Special high speed overhead doors have been installed to reduce heat loss during the cold winter months. Recently Trail King, changed the paint product we use on all trailers to a zinc-rich primer with paint on top to reduce corrosion and increase product durability. Trail King Industries has invested heavily into the wind energy market since the beginning. We developed the original wind turbine trailer over 19 years ago and have been at the forefront of design for that particular product ever since. Our trailers have been essential to the industry in constructing wind tower projects across the country by hauling nacelle, tower sections, and blades.	*
43	Identify any third-party issued eco-labels, ratings or certifications that your company has received for the equipment or products included in your Proposal related to energy efficiency or conservation, life-cycle design (cradle-to-cradle), or other green/sustainability factors.	Not applicable	*
44	Describe any Women or Minority Business Entity (WMBE), Small Business Entity (SBE), or veteran owned business certifications that your company or hub partners have obtained. Upload documentation of certification (as applicable) in the document upload section of your response.	When appropriate Trail King Industries utilizes strategic partnerships for sourcing, services, and sales in order to meet Supplier Diversity Plans, Small Business Subcontracting Plans, and key Socio-Economic/Small Business procurement objectives. Trail King Industries aggressively seeks out all small business concerns. These include veteran-owned, service-disabled veteran-owned, HUBZone, small disadvantaged, women-owned, and Native American owned. We continue to strive to discover these types of entities. Our current supplier network includes 155 Small Businesses, 1 Veteran Owned Business, 1 Small Disadvantaged Business, 10 Women Owned Businesses, and 1 HUBZone Business.	*

45	What unique attributes does your company, your products, or your services offer to Sourcewell participating entities? What makes your proposed solutions unique in your industry as it applies to Sourcewell participating entities?	Trail King Industries prides itself on being the number one CUSTOM trailer manufacturer in the world. Our quality objectives are stated throughout every manufacturing facility because every employee contributes to them. • Provide the BEST Customer Experience: Seek out information and communicate with customers to consistently meet or exceed their expectations. • Attain excellence in Quality Management: Focus on continuous improvement. • Inspire individual ownership of Quality: Promote and encourage personal ownership and price in everything we do. Trail King Industries has built a reputation for quality, reliability and performance that is unsurpassed. Our team has decades of experience working closely with customers to customize a product for their needs. Our track record as the leader in specialized hauling provides a level of trust to execute on custom projects that perform. What's more, customers are offered engineering support beyond the sale, providing guidance, and even designing additional components to expand the current system or accommodate future projects. From humble beginnings, to who we are today -- Trail King has always kept one thing a priority, our customers' success. We don't just sell trailers. We provide hauling solutions.	*

Table 9: Warranty

Describe in detail your manufacturer warranty program, including conditions and requirements to qualify, claims procedure, and overall structure. You may upload representative samples of your warranty materials (if applicable) in the document upload section of your response in addition to responding to the questions below.

Line Item	Question	Response *	
46	Do your warranties cover all products, parts, and labor?	Trail King Industries' warranty encompasses all trailer models as well as parts and labor for all warranted items. All other warranties, if any, extended by the makers and suppliers of component parts, accessories, or other goods included in the manufacture of Trail King Industries' Equipment will be assigned, if contractually permitted, to the purchaser. The warranty excludes such parts or accessories which are not defective but may wear out and have to be replaced during the warranty period, including, but not limited to, light bulbs, paint, brake lining, brake drums, wood pieces and equipment that has been repaired, replaced, or altered by someone other than Trail King Industries or one of its authorized dealers. See attached: Warranty Authorization Form - Trail King Warranty Procedure Form - Trail King Limited Warranty - Trail King	*
47	Do your warranties impose usage restrictions or other limitations that adversely affect coverage?	Trail King Industries' warranty terms do not impose usage restrictions, other than term limits, provided that the equipment is operated by the purchaser in accordance with the practices approved by Trail King Industries with loads not exceeding the manufacturer's rated capacities and with loads that are not abrasive or corrosive in nature.	*
48	Do your warranties cover the expense of technicians' travel time and mileage to perform warranty repairs?	Trail King Industries utilizes its dealer network to perform service work on most warranty issues. We require the purchaser to bring the trailer in question to one of our authorized dealer locations or they can take it to the facility of their choice if approved by Trail King. If necessary, Trail King will make arrangements to bring the unit to one of our factory locations or have our service truck visit the customer location.	*
49	Are there any geographic regions of the United States or Canada (as applicable) for which you cannot provide a certified technician to perform warranty repairs? How will Sourcewell participating entities in these regions be provided service for warranty repair?	In the event that Trail King Industries cannot provide a certified technician, we will seek out preferred repair facilities that are close to the customer. Some individuals have relationships with repair facilities and would prefer to use them. Trail King's goal is to achieve the most time efficient way to repair any issues.	*
50	Will you cover warranty service for items made by other manufacturers that are part of your proposal, or are these warranties issues typically passed on to the original equipment manufacturer?	All warranties, if any, extended by the makers and suppliers of component parts, accessories, or other goods included in the manufacture of Trail King Industries' equipment will be assigned, if contractually permitted, to the purchaser.	*
51	What are your proposed exchange and return programs and policies?	The quoting and order management processes used by Trail King are very detailed and designed to alleviate any need for return. We have an expert sales and support staff with deep technical and application knowledge. They work with customers all the way through the process to make sure they receive the exact product needed. However, if something unforeseen were to occur which required this level of attention, Trail King would work with the customer to make sure it was resolved satisfactorily.	*
52	Describe any service contract options for the items included in your proposal.	Trail King Industries does not offer any service contract options.	*

Table 10: Payment Terms and Financing Options

Line Item	Question	Response *	
53	Describe your payment terms and accepted payment methods.	Trail King Industries offers standard Net 30 terms with a 1% discount if paid within 10 days.	*
54	Describe any leasing or financing options available for use by educational or governmental entities.	TRAIL KING FINANCE offers a full suite of financing structures, including loans, finance leases, TRAC & Municipal leases, making it easier than ever to own a Trail King trailer. 100% equipment financing on most deals. Approval of transactions up to $500,000 with just a completed credit application. Credit decisions usually within 24 hours. Approval on a wide range of credits, from owner-operators to large companies, Governmental to Municipalities. Competitive rates are comparable with national leasing and financing companies. There is a minimum financing amount of $10,000 with no upper limit.	*
55	Describe any standard transaction documents that you propose to use in connection with an awarded contract (order forms, terms and conditions, service level agreements, etc.). Upload a sample of each (as applicable) in the document upload section of your response.	Trail King Industries starts the order process with providing a trailer quotation to authorize Sourcewell members. Once the order is placed, we send out an acknowledgment for the customer to verify that pricing and specifications are correct. See attached: Trail King – Quote Sample Trail King – Acknowledgment Sample Trail King – Invoice Sample	*
56	Do you accept the P-card procurement and payment process? If so, is there any additional cost to Sourcewell participating entities for using this process?	Trail King Industries fully accepts the P-card procurement and payment process with an additional 3% fee.	*

Table 11: Pricing and Delivery

Provide detailed pricing information in the questions that follow below. Keep in mind that reasonable price and product adjustments can be made during the term of an awarded Contract as described in the RFP, the template Contract, and the Sourcewell Price and Product Change Request Form.

Line Item	Question	Response *	
57	Describe your pricing model (e.g., line-item discounts or product-category discounts). Provide detailed pricing data (including standard or list pricing and the Sourcewell discounted price) on all of the items that you want Sourcewell to consider as part of your RFP response. If applicable, provide a SKU for each item in your proposal. Upload your pricing materials (if applicable) in the document upload section of your response.	Trail King Industries publishes its pricing through a number of model-specific price pages. The price pages are structured to price for the base model encompassing all the standard equipment on the first line. Subsequently, there are a number of categories listed under the base model pricing containing options and additions. At this time there are no special line-item or product-category discounts. All pricing for this proposal is based on a single, standard discount rate off list price, as described below. If customers decide to make changes later in the order process, a change order fee of $150-$300 will be imposed dependent on the change and availability of parts and supplies. See attached: Price Pages – Trail King	*
58	Quantify the pricing discount represented by the pricing proposal in this response. For example, if the pricing in your response represents a percentage discount from MSRP or list, state the percentage or percentage range.	Trail King Industries is offering a 15% discount from our published list pricing. Throughout the term of the contract, Trail King Industries may offer additional discount incentives pertinent to manufacturing pressure, discount programs, and market share opportunities.	*
59	Describe any quantity or volume discounts or rebate programs that you offer.	Trail King Industries will offer an additional 2% discount on orders of five or more trailers. The discount is only applied when the purchaser orders five like-model trailers subject to a simultaneous manufacturing run. Throughout the term of the contract, Trail King Industries may offer additional discount incentives pertinent to manufacturing pressure, discount programs, and market share opportunities.	*

60	Propose a method of facilitating “sourced” products or related services, which may be referred to as “open market” items or “nonstandard options”. For example, you may supply such items “at cost” or “at cost plus a percentage,” or you may supply a quote for each such request.	Any sourced products outside of our current catalog would be added with a unique option number. Each such number would supplement the base model and contract items being quoted. This would all be accomplished with our standard quote template document and afford every Sourcewell member the opportunity to customize their equipment as desired. The flat rate discount discussed above in this RFP would then apply. Trail King Industries has a professional sourcing department that can efficiently find any trailer component needed at a competitive rate.	*
61	Identify any element of the total cost of acquisition that is NOT included in the pricing submitted with your response. This includes all additional charges associated with a purchase that are not directly identified as freight or shipping charges. For example, list costs for items like pre-delivery inspection, installation, set up, mandatory training, or initial inspection. Identify any parties that impose such costs and their relationship to the Proposer.	Trailer inspection and set-up is normally handled by one of Trail King Industries dealer representatives. This is handled on an hourly rate of $180.00 per hour and is payable directly to the dealer representative. Additional total cost of acquisition may include items such as dealer installation of parts and accessories, inspections, environmental disposal costs, material surcharges, freight forwarding costs, air freight costs. Freight charges are dependent on the trailer type and delivery location.	*
62	If freight, delivery, or shipping is an additional cost to the Sourcewell participating entity, describe in detail the complete freight, shipping, and delivery program.	Trail King Industries' Logistic Department has a variety of options available. Most of our Material Hauling trailers (Side Dump, Bottom Dump and Construction Live Bottom) are tall and require us to hire a tractor and pull the unit to the proper destination. A cost is obtained from a carrier specializing in this form of transportation. This method is sometimes requested by the customer on other trailer models as well. We can also load a customer’s unit on top of a trailer with other units that have a delivery destination similar to the Sourcewell Member. Trail King Industries has established freight zones maps and rate schedules that correspond to the location of where the unit is manufactured. The Sourcewell Member is always welcome to call Trail King Industries and discuss the method that works best for their situation or make their own shipping arrangements. Currently, freight charges are very volatile and may change between order and time of completion. See attached: Freight Zone Map - Trail King	*
63	Specifically describe freight, shipping, and delivery terms or programs available for Alaska, Hawaii, Canada, or any offshore delivery.	We contract delivery to these locations using the best rates available. Our logistics department has extensive knowledge in shipping trailers all across the globe. Typically, we will ship to the local dealer who can then pass freight costs through to the Sourcewell Member.	*
64	Describe any unique distribution and/or delivery methods or options offered in your proposal.	Trail King Industries' Logistic Department will work with every customer to provide the best delivery option available. With numerous resources and a high volume of trailers shipped daily, all member agencies can be assured to receive their trailers in the most advantageous manner. Our logistics department has extensive knowledge and experience shipping trailers all across the globe and can help determine the best option for each customer.	*

Table 12: Pricing Offered

Line Item	The Pricing Offered in this Proposal is: *	Comments
65	d. other than what the Proposer typically offers (please describe).	Pricing offered in response to this Sourcewell RFP is the most aggressive pricing in the country for GPOs, cooperative procurement organizations, state purchasing departments, municipalities, universities, or school districts. Because of the ceiling-based pricing, our discount structure offered will allow for best value, better flexibility, better volume discounts considerations, hot list pricing, market conditions, manufacturing pressures, and positioned to provide more competitive discounts as needed to accommodate budgets or customer situations. See attached: Trail King price pages

Table 13: Audit and Administrative Fee

Line Item	Question	Response *	
66	Specifically describe any self-audit process or program that you plan to employ to verify compliance with your proposed Contract with Sourcewell. This process includes ensuring that Sourcewell participating entities obtain the proper pricing, that the Vendor reports all sales under the Contract each quarter, and that the Vendor remits the proper administrative fee to Sourcewell. Provide sufficient detail to support your ability to report quarterly sales to Sourcewell as described in the Contract template.	Our dealers are required to provide the name of the purchasing entity and any affiliations they have before an order is accepted by Trail King Industries. Trail King's District Sales Managers along with our Dealer Sales Representatives that prepare quotes for our customers, go thru training on the Sourcewell quote process and requirement obligations. This includes verifying customer eligibility and flagging each opportunity that qualifies on the quote provided to Sourcewell customer. All pricing is manually verified upon order placement and again at time of invoice to identify any potential discrepancies. All orders received by Trail King are coded by customer type. In the case of this contract, all orders will be coded as government and then verified again against the Sourcewell membership list. We run quarterly reports for orders invoiced and flagged as government and compare the customers on this list with members listed on Sourcewell's website. Internally we run reports every month and identify any discrepancies before it is time to report our quarterly numbers and pay administrative fee to Sourcewell. The reporting and auditing process is administered by Trail King Industries corporate	*
67	If you are awarded a contract, provide a few examples of internal metrics that will be tracked to measure whether you are having success with the contract.	If awarded a new contract, some of the internal metrics that Trail King Industries will track to measure success are: 1) New members using our Sourcewell contract. 2) Number and ratio of formal bids that are being requested by our Sourcewell eligible customers, along with the number of orders placed. 3) Market share, Industry specific data. 4) Customer demographics: (ex. City, county, municipality, k-12, university, state agency) and location. 5) Sales revenue growth, along with continued training for 100% of District Sales Managers on benefits and use of contract.	*
68	Identify a proposed administrative fee that you will pay to Sourcewell for facilitating, managing, and promoting the Sourcewell Contract in the event that you are awarded a Contract. This fee is typically calculated as a percentage of Vendor's sales under the Contract or as a per-unit fee; it is not a line-item addition to the Member's cost of goods. (See the RFP and template Contract for additional details.)	Trail King Industries proposes an administrative fee structure of no more than 2%. This proposed discount will allow Trail King to offer additional incentives to Sourcewell members to better meet the customers constrained budgets and better meet the competitive situations in markets of opportunity.	*

Table 14A: Depth and Breadth of Offered Equipment Products and Services

Line Item	Question	Response *	
69	Provide a detailed description of the equipment, products, and services that you are offering in your proposal.	Trail King Industries is offering a full line of trailer models covering the commercial, construction, agricultural, and material hauling markets. We are also offering a number of value-added services such as financing, refurbishment, and aftermarket parts. Trail King Industries is an original equipment manufacturer of trailers. We manufacture a complete line of trailers ranging in load capacities from 12,000 to 1,000,000 pounds serving a wide variety of applications and markets. We will work with every Sourcewell member to provide a trailer solution that best fits their hauling needs. An overview of our trailer lines is listed below: A full line of Open Deck trailers including: Hydraulic (Construction and Commercial) Detachable Gooseneck Trailers, Folding Gooseneck Trailers, Container Chassis Trailers, Mechanical Detachable Gooseneck Trailers, Jeeps, Joe Dogs, Flip Axles, Pin on Axles, Hydraulic & Air Boosters, Multi-Axle Hydraulic Detachable Gooseneck Trailers, Multi- Axle Mechanical Detachable Gooseneck Trailers, Hydraulic Detachable Extendable Trailers, Mechanical Detachable Extendable Trailers, Full Width Decks and Deck Extensions, Rail Deck and Rail Deck Extensions, Aluminum-Steel Combo Step Deck Trailers, Hydraulic Sliding Axle Trailers, Hydraulic Tail Trailers, Hydraulic Sliding Tail Trailers, Rollback Trailers, Tag Trailers, Tilt Trailers, Utility Trailers, and Tilt Utility Trailers. A full line of Material Hauling trailers including: Bottom Dump Trailers (both regular and ultra-light models), Steel Side Dump Trailers, Live Bottom Trailers (both regular and heavy duty models), Eight Axle Heavy Duty Live Bottom Trailer and Converter Dollies. Agricultural trailers including: Mechanical Detachable Trailers and Hydraulic Detachable Trailers. Trail King Industries also provides a number of value-added services including the following: Trail King Industries' Finance department offers a full suite of financing options including loans, finance leases, TRAC leases and Municipal lease. Transactions up to $500,000 can be approved with just a completed application and approval occurs within 24-48 hours. Up to 100% financing of the equipment (including FET) is available under both loan and lease options. Trail King Industries' Service department offers service and refurbishment programs designed for Trail King trailer owners to extend the useful life of their equipment. The program includes a comprehensive assessment of the trailer and a free estimate for service or refurbishment. Customers can tailor this program to meet their desired outcome. All work is performed at our Factory Service Center in Mitchell South Dakota. Trail King Industries' Parts department includes access to a vast number of in stock parts complete with an online database and ordering system. Our online parts database includes parts lookup by number, description, or VIN and offers competitive pricing and direct shipment for our dealers. Customers are able to lookup their trailer by VIN number to see a list of parts and drawings specific to their trailer.	*
70	Within this RFP category there may be subcategories of solutions. List subcategory titles that best describe your products and services.	Trail King Finance – Offering Loan and lease options Trail King Refurb/Service – Extend the useful like of your equipment by bringing back to like new condition. Trail King Parts – Immediate parts availability with 24/7 online access	*

Table 14B: Depth and Breadth of Offered Equipment Products and Services

Indicate below if the listed types or classes of equipment, products, and services are offered within your proposal. Provide additional comments in the text box provided, as necessary.

Line Item	Category or Type	Offered *	Comments	
71	Semi, utility, dump, lowboys, tags, hydraulic lift, flatbeds, deck overs, drop-deck tilt, rollbacks, slide axle, tanker, gooseneck, car haulers, stock, cargo, sport, walking floor, roll-off, storage, construction job, and refrigerated	(•) Yes ( ) No	With the exception of the following statement. Trail King Industries does not currently offer tanker, livestock, enclosed cargo, walking floor, storage, construction job or refrigerated trailers	*
72	Mobile offices and concessions	( ) Yes (•) No	Trail King Industries does not currently offer any of these products.	*
73	Mobile command stations and incident response	( ) Yes (•) No	Trail King Industries does not currently offer any of these products.	*

Table 15: Exceptions to Terms, Conditions, or Specifications Form

Line Item 74. NOTICE: To identify any exception, or to request any modification, to the Sourcewell template Contract terms, conditions, or specifications, a Proposer must submit the exception or requested modification on the **Exceptions to Terms, Conditions, or Specifications Form** immediately below. The contract section, the specific text addressed by the exception or requested modification, and the proposed modification must be identified in detail. Proposer's exceptions and proposed modifications are subject to review and approval of Sourcewell and will not automatically be included in the contract.

Contract Section	Term, Condition, or Specification	Exception or Proposed Modification

Documents

Ensure your submission document(s) conforms to the following:

1. Documents in PDF format are preferred. Documents in Word, Excel, or compatible formats may also be provided.

2. Documents should NOT have a security password, as Sourcewell may not be able to open the file. It is your sole responsibility to ensure that the uploaded document(s) are not either defective, corrupted or blank and that the documents can be opened and viewed by Sourcewell.

3. Sourcewell may reject any response where any document(s) cannot be opened and viewed by Sourcewell.

4. If you need to upload more than one (1) document for a single item, you should combine the documents into one zipped file. If the zipped file contains more than one (1) document, ensure each document is named, in relation to the submission format item responding to. For example, if responding to the Marketing Plan category save the document as “Marketing Plan.”

- Pricing - Trail King price pages 092122.xlsx - Monday September 26, 2022 08:28:31
- Financial Strength and Stability - Financial Strength - D&B, Experian, JP Morgan (Trail King) 092622.zip - Monday September 26, 2022 08:37:17
- Marketing Plan/Samples - Marketiing - Literature, Dealer Flyer, Finance, Parts & Refurb - Trail King.zip - Tuesday September 27, 2022 14:42:20
- WMBE/MBE/SBE or Related Certificates (optional)
- Warranty Information - Warranty - Warranty, Procedure, Authorization - Trail King.zip - Monday September 26, 2022 09:12:33
- Standard Transaction Document Samples - Standard Transaction - Acknowledgement, Invoice & Quote Sample -Trail King.zip - Monday September 26, 2022 15:37:45
- Upload Additional Document - Additional Documents -Trail King.zip - Wednesday September 28, 2022 07:55:20

Addenda, Terms and Conditions

PROPOSER AFFIDAVIT AND ASSURANCE OF COMPLIANCE

I certify that I am the authorized representative of the Proposer submitting the foregoing Proposal with the legal authority to bind the Proposer to this Affidavit and Assurance of Compliance:

1. The Proposer is submitting this Proposal under its full and complete legal name, and the Proposer legally exists in good standing in the jurisdiction of its residence.

2. The Proposer warrants that the information provided in this Proposal is true, correct, and reliable for purposes of evaluation for contract award.

3. The Proposer, including any person assisting with the creation of this Proposal, has arrived at this Proposal independently and the Proposal has been created without colluding with any other person, company, or parties that have or will submit a proposal under this solicitation; and the Proposal has in all respects been created fairly without any fraud or dishonesty. The Proposer has not directly or indirectly entered into any agreement or arrangement with any person or business in an effort to influence any part of this solicitation or operations of a resulting contract; and the Proposer has not taken any action in restraint of free trade or competitiveness in connection with this solicitation. Additionally, if Proposer has worked with a consultant on the Proposal, the consultant (an individual or a company) has not assisted any other entity that has submitted or will submit a proposal for this solicitation.

4. To the best of its knowledge and belief, and except as otherwise disclosed in the Proposal, there are no relevant facts or circumstances which could give rise to an organizational conflict of interest. An organizational conflict of interest exists when a vendor has an unfair competitive advantage or the vendor's objectivity in performing the contract is, or might be, impaired.

5. The contents of the Proposal have not been communicated by the Proposer or its employees or agents to any person not an employee or legally authorized agent of the Proposer and will not be communicated to any such persons prior to Due Date of this solicitation.

6. If awarded a contract, the Proposer will provide to Sourcewell Participating Entities the equipment, products, and services in accordance with the terms, conditions, and scope of a resulting contract.

7. The Proposer possesses, or will possess before delivering any equipment, products, or services, all applicable licenses or certifications necessary to deliver such equipment, products, or services under any resulting contract.

8. The Proposer agrees to deliver equipment, products, and services through valid contracts, purchase orders, or means that are acceptable to Sourcewell Members. Unless otherwise agreed to, the Proposer must provide only new and first-quality products and related services to Sourcewell Members under an awarded Contract.

9. The Proposer will comply with all applicable provisions of federal, state, and local laws, regulations, rules, and orders.

10. The Proposer understands that Sourcewell will reject RFP proposals that are marked "confidential" (or "nonpublic," etc.), either substantially or in their entirety. Under Minnesota Statutes Section 13.591, subdivision 4, all proposals are considered nonpublic data until the evaluation is complete and a Contract is awarded. At that point, proposals become public data. Minnesota Statutes Section 13.37 permits only certain narrowly defined data to be considered a "trade secret," and thus nonpublic data under Minnesota's Data Practices Act.

11. Proposer its employees, agents, and subcontractors are not:
    1. Included on the "Specially Designated Nationals and Blocked Persons" list maintained by the Office of Foreign Assets Control of the United States Department of the Treasury found at: https://www.treasury.gov/ofac/downloads/sdnlist.pdf;

    2. Included on the government-wide exclusions lists in the United States System for Award Management found at: https://sam.gov/SAM/; or

    3. Presently debarred, suspended, proposed for debarment, declared ineligible, or voluntarily excluded from programs operated

by the State of Minnesota; the United States federal government or the Canadian government, as applicable; or any Participating Entity. Vendor certifies and warrants that neither it nor its principals have been convicted of a criminal offense related to the subject matter of this solicitation.

☑ By checking this box I acknowledge that I am bound by the terms of the Proposer's Affidavit, have the legal authority to submit this Proposal on behalf of the Proposer, and that this electronic acknowledgment has the same legal effect, validity, and enforceability as if I had hand signed the Proposal. This signature will not be denied such legal effect, validity, or enforceability solely because an electronic signature or electronic record was used in its formation. - Mike Heschke, Dir of Government Sales, Trail King Industries, Inc.

The Proposer declares that there is an actual or potential Conflict of Interest relating to the preparation of its submission, and/or the Proposer foresees an actual or potential Conflict of Interest in performing the contractual obligations contemplated in the bid.

○ **Yes** ◉ **No**

The Bidder acknowledges and agrees that the addendum/addenda below form part of the Bid Document.

Check the box in the column "**I have reviewed this addendum"** below to acknowledge each of the addenda.

File Name	I have reviewed the below addendum and attachments (if applicable)	Pages
Addendum_5_Trailers Wed September 21 2022 04:26 PM	☑	1
Addendum_4_Trailers Tue September 20 2022 08:40 AM	☑	1
Addendum_3_Trailers Mon September 19 2022 12:24 PM	☑	1
Addendum_2_Trailers Wed September 14 2022 03:50 PM	☑	1
Addendum_1_Trailers Tue September 13 2022 07:51 AM	☑	1

20660 I-76 Frontage Road
Brighton, CO 80603

Main 303.289.2525
Fax 303.289.9602

Quote #: TK-91697.00.01

To: Douglas County
PO BOX 1390 Castle Rock Co,80104

Ref: Sourcewell# 092922-TKI

Attn: JD Boettcher
Phone: (303)502-4984
Fax:
Email: dboettcher@douglas.co.us
PO #: Email

Contact: Tyler Glatz
Phone: (505)215-4762
Fax:
Email: tyler.glatz@transwest.com

Issued: Jan 16, 2026

Expires: Feb 16, 2026
FOB: Brighton

**TK110HDG Advantage Plus Hydraulic Detachable 110,000 Lbs in 12 feet

10003-110HDG AdvPlus_New

10003-Base

Item #	Category	Description	Weight (lbs)	Qty	Unit Price	Total
10003	Open Deck	**TK110HDG Advantage Plus Hydraulic Detachable 110,000 Lbs in 12 feet			$109,360	$109,360

10003-General - TK110HDG+

Item #	Category	Description	Weight (lbs)	Qty	Unit Price	Total
10027	Overall Width	102" deck width				
08024	Paint	S7203 Black with white decals				
17866	Paint	Zinc-rich Primer				
18508	Paint	Red & white conspicuity markings				

10003-Gooseneck - TK110HDG+

Item #	Category	Description	Weight (lbs)	Qty	Unit Price	Total

10006	Gooseneck	12' 11" gooseneck length (16" and 40" KP setting with 110" and 86" swing)			
10014	Gooseneck	Dual hydraulics with diverter valve (includes 389cc Honda SCU and PTO hydraulics)		$5,304	$5,304
14223	Gooseneck	7-position gooseneck height adjustment +3"/-7" (N/A on paver style)			
14553	Gooseneck	Hydraulic gooseneck support arm			
14554	Gooseneck	Air-activated, positive self-locking pin			
18513	Gooseneck	Gooseneck arched for increased truck fender clearance			
14555	Fifth Wheel / King Pin	50" 5th wheel height			

10003-Deck - TK110HDG+

Item #	Category	Description	Weight (lbs)	Qty	Unit Price	Total
14225	Deck Length	25' 9" deck length (single axle booster reinforcement)				
10017	Deck Length	24" loaded deck height, 8" ground clearance				
10028	Deck Width	Full-width deck - 4 beam main frame construction				
14632	Main Deck	I-beam crossmembers on 24" centers				
14633	Main Deck	4" stubs between crossmembers in outer bays for 12" centers in outer bays				
14634	Main Deck	Triangle cut-outs on deck beams and bolster				
14635	Main Deck	Knuckle trough at rear of deck - 72" long, covered with 1/4" steel				
14250	Decking	1 3/4 Apitong decking (raised)				
14257	Outriggers / Side Extensions	Swingout outriggers, with pullout HD outrigger at front, double swingouts at center, and 4' storage pan				
14639	Outriggers / Side Extensions	Outrigger Planks Loose				
14252	Ramps	Front ramps (31" std deck, 42" tapered deck, N/A on rail deck & drop side deck)				
14314	Tie Downs	14 bent-style D-rings on deck				
14260	Deck - Misc	Additional bent d-rings to fill out deck			$300	$300
14256	Deck - Misc	Spring assist option for front ramps			$329	$329

10003-Wheel Area - TK110HDG+

Item #	Category	Description	Weight (lbs)	Qty	Unit Price	Total

10037	Wheel Area	Fixed wheel area - includes front half bolster			
10073	Wheel Area	Load-bearing removable tapered wheel covers		$6,522	$6,522
14636	Wheel Area	Full depth open boom trough with lowered crossmembers between axles in wheel area			
14280	Wheel Area	10ga. Steel boom plates bolted in boom trough			
14638	Wheel Area	Brackets, air and electrical for additional axles			
14765	Miscellaneous	Wide load sign brackets			
17738	Tie Downs	2 straight D-rings mounted at rear of WA on top flange			
14759	Flaps, Mud Guards & Fenders	Mudflaps			
11197	Wheel Area - Misc	Add upper brackets for hydraulic booster		$496	$496
14262	Wheel Area - Misc	2 pr bent d-rings in wheel area transition (East Coast style WA only)		$214	$214
14265	Wheel Area - Misc	1 pr straight d-rings on top of wheel area located above center axle		$71	$71

10003-Suspension - TK110HDG+

Item #	Category	Description	Weight (lbs)	Qty	Unit Price	Total
14672	Suspensions / Axles	Air ride suspension				
14133	Suspensions / Axles	25,000-lb. (5/8" wall) axles (per complete axle)		3		
14641	Suspensions / Axles	3rd axle air lift with dual ride height control				
14642	Suspensions / Axles	Raising/lowering air control panel (includes liquid filled air gauge)				
14284	Suspensions / Axles	Air suspension control panel in end of bolster ahead of rear axle				
14757	Suspensions / Axles	Wheel end lube type - Oil				
14286	Axle Spacing	55" axle spacing (single axle booster reinforcement)				
14135	Brakes	16 1/2" x 7" Air Drum Brakes with automatic slack adjusters (for 22.5 wheels)		3		
10057	Brakes	No ABS with Spring brakes (1st and 2nd axles)			$435	$435
14138	Hub / Drum	Steel hub piloted, Cast drum, Tapered (D) spindle (per complete axle)		3		
15051	Wheels (inside)	8.25 x 22.5 10-hole machined (SP) aluminum wheel (per wheel) Accuride ILO Std 8.25 x 22.5 10-hole steel disc wheel	(180)	6	$189	$1,134
15052	Wheels (outside)	8.25 x 22.5 10-hole polished (XP) aluminum wheel (per wheel) Accuride	(180)	6	$202	$1,212

		ILO Std 8.25 x 22.5 10-hole steel disc wheel			
10058	Spare Wheel	No Spare Wheel			
16221	Tires	Continental 275/70R22.5 HSR2 - 18 ply (tire only) (per tire) ILO Std Continental 255/70R22.5	12	$75	$900
10059	Spare Tires	No Spare Tire			
18813	Limiter Chains	Limiter chains on 1st axle			
18814	Suspensions / Axles	Limiter chains on 2nd axle		$295	$295
18815	Suspensions / Axles	Limiter chains on 3rd axle		$295	$295
14177	Suspensions / Axles	Air weigh system (per axle group)		$814	$814

10003-Electrical - TK110HDG+

Item #	Category	Description	Weight (lbs)	Qty	Unit Price	Total
14648	Lights / Electrical	Grote LED Lights				
18726	Lights / Electrical	Grote sealed electrical harness system				
17498	Lights / Electrical	Oval penny side marker lights w/ single mid-turn and (3) oval penny ID lights at rear of wheel area				
14311	Lights / Electrical	One pair of 4" round quad flash amber strobes at rear w/ switch mounted on drivers side rear bolster ILO 3rd tail light package			$197	$197
18230	Lights / Electrical	Center cluster lights illuminated with marker lights				
14649	Lights / Electrical	7-pole electrical connector				
10064	Lights / Electrical	Remote flasher w/ battery back-up with switch mounted on drivers side rear bolster			$450	$450
10062	Lights / Electrical	4-pole socket wired to clearance light			$94	$94

10003-Miscellaneous - TK110HDG+

Item #	Category	Description	Weight (lbs)	Qty	Unit Price	Total
14650	Flagholders	Flag holders, front of deck and rear of trailer				
18819	FleetPulse GO	Delete FleetPulseGO Track				

TOTALS

Weight (lbs) = -360	**Total:**	$128,422.00
	Sourcewell Discount (15%):	$19,263.30
	Discounted Net:	$109,158.70
	Unit Sale Price:	$109,158.70
	PDI/DOT	$275
	Freight:	$2,200
	Total Unit Sale Price:	$111,633.70

The specifications listed above are for your approval. Please verify that they will meet your needs. The price includes freight to Brighton and a pre-delivery inspection and a federal annual DOT.

Tyler Glatz
Transwest Commercial Trailers
Cell (505)215-4762
tyler.glatz@transwest.com

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Janet Herman, P.E. Public Works Director

DESCRIPTION: Reciprocal License Agreement Between the Douglas County Board of County Commissioners and the Highlands Ranch Metropolitan District.

SUMMARY: The proposed license agreement between the Douglas County Board of County Commissioners and the Highlands Ranch Metropolitan District (HRMD) formalizes the ongoing partnership between Douglas County and HRMD for the maintenance of existing infrastructure and the installation of new infrastructure located on property owned by either party. Under the agreement, the County grants HRMD a license to access and maintain landscaped areas within Douglas County rights-of-way, while HRMD grants the County a license to access, maintain, and install traffic control infrastructure, street improvements, drainage infrastructure, and other County facilities located on HRMD property. Any installation or construction of new assets will be subject to the written approval of the property owner. This license agreement provides a streamlined framework for coordination between Douglas County and HRMD.

RECOMMENDED ACTION: Approval of the Reciprocal License Agreement Between Douglas County Board of County Commissioners and the Highlands Ranch Metropolitan District

REVIEW:

Kristina Mann	Approve	1/26/2026
Jeff Garcia	Approve	1/30/2026
Christie Guthrie	Approve	1/30/2026
Doug DeBord	Approve	2/4/2026

ATTACHMENTS:

Cover Page
FINAL HRMD DC Reciprocal License Agreement 2-10-2026

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Janet Herman, P.E. Public Works Director

DESCRIPTION: Reciprocal License Agreement Between the Douglas County Board of County Commissioners and the Highlands Ranch Metropolitan District

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RECOMMENDED ACTION: Approval of the Reciprocal License Agreement Between Douglas County Board of County Commissioners and the Highlands Ranch Metropolitan District

REVIEW:

Kristina Mann	Approve	1/26/2026
Jeff Garcia	Approve	1/30/2026
Christie Guthrie	Approve	1/30/2026
Doug DeBord	Approve	2/4/2026

ATTACHMENTS:

FINAL HRMD DC Reciprocal License Agreement 2-10-2026

Reciprocal License Agreement
between
Highlands Ranch Metropolitan District
and
Douglas County, Colorado

THIS AGREEMENT is made this _____ day of _____, 2026, by and between the Highlands Ranch Metropolitan District, a quasi-municipal corporation of the State of Colorado ("District") and County of Douglas, Colorado, a political subdivision of the State of Colorado ("County"). The County and the District may hereinafter be referred to individually as the "Party" or collectively as the "Parties."

WHEREAS, the Parties have the power, pursuant to the laws of the State of Colorado, to provide, operate and maintain water and sanitary sewer facilities, storm drainage facilities, street improvements, including streets, sidewalks curbs and gutters, pedestrian ways, medians, landscaping, irrigation systems, streetlights, traffic control devices including traffic signals, and appurtenances (the "Services and Facilities"); and

WHEREAS, the Parties desire to cooperate with each other in the provision, operation and maintenance of the Services and Facilities within the boundaries of the District; and

WHEREAS, the Constitution and laws of the State of Colorado permit and encourage local governmental entities to cooperate with each other to make the most efficient and effective use of their powers and responsibilities; and

WHEREAS, pursuant to Colorado Constitution Article XIV, Section 18. (2) (a) and (b), and part 2 of Article 1 of Title 29, C.R.S, as amended, the Parties may cooperate or contract with each other to provide any function, service, or facility lawfully authorized to each; and

WHEREAS, the County has multiple dedicated rights-of-way ("ROWs") located within the boundaries of the District; and

WHEREAS, the District owns multiple properties located immediately adjacent to the ROWs ("District Property"); and

WHEREAS, the District has landscaped medians and roadside areas ("Landscaped Area") located within the ROWs; and

WHEREAS, the District owns and maintains improvements in the Landscaped Area which include, but are not limited to plant material, irrigation systems, landscape rock, mulch and decorative walls ("Landscape Improvements"); and

WHEREAS, the District wishes to maintain, and the County wishes to allow the District to maintain the Landscaped Area; and

WHEREAS, the District has installed and continues to install internally illuminated street name signs on County traffic signal mast arms; and

WHEREAS, the District wishes to maintain, and the County wishes to allow the District to maintain internally illuminated street name signs on County traffic signal mast arms; and

WHEREAS, the County owns and maintains various traffic signals, variable message signs, traffic signposts, flashing beacons, fiber optic lines, sidewalks, etc. ("Street Improvements") located within the boundaries of the District and may also be installed on District Property: and

WHEREAS, the Street Improvements often require additional infrastructure such as underground conduit, wiring, pull boxes, vaults, cabinets, electrical service, etc. ("Traffic Control Infrastructure") which must also be installed on District Property; and

WHEREAS, the County owns and maintains various storm drainage improvements on District Property, such as inlets, pipes, outfall structures, manholes, etc. ("Storm Drainage Facilities") located within the boundaries of the District and access to a portion of these Storm Drainage Facilities is available only by crossing District Property; and

WHEREAS, the Parties are desirous of granting a reciprocal license to each other to perform such maintenance for Landscaped Areas, Landscape Improvements, Street Improvements, Traffic Control Infrastructure and Storm Drainage Facilities (collectively, the "Improvements").

NOW THEREFORE, in consideration of the foregoing premises and the covenants and conditions provided herein, the parties hereto agree as follows:

1. Conveyance of License to the District. The County hereby grants to the District, its agents and employees a non-exclusive license to access, enter upon, cross and use the ROWs for maintaining the Landscaped Area and internally illuminated street name signs, together with ingress and egress for such maintenance purposes.

2. Conveyance of License to the County. The District hereby grants to the County, its agents and employees a non-exclusive license to access, enter upon, cross and use any of the District Property for the purpose of installing or maintaining County Street Improvements, Traffic Control Infrastructure and Storm Drainage Facilities together with ingress and egress to any County facilities located on District property.

3. Operation and Maintenance of Landscaped Area in County ROW. In consideration of the County's granting of this license agreement, the District agrees to assume the responsibility to operate and maintain the Landscaped Area solely at the District's cost and expense, except that restoration costs shall be governed pursuant to Section 14 of this Agreement. The District shall have the right to enforce its Rules and Regulations on the Landscaped Areas unless those conflict with current Douglas County Roadway Design and Construction Standards or otherwise create a traffic safety concern for the County. Landscaped Areas and Landscape Improvements as shown on the plans approved by Douglas County Engineering shall remain the property of the District. Modifications and alterations to such existing Landscape Areas and Landscape Improvements shall require approved plans or an approved Notice of Change to the approved plans from Douglas County Engineering.

4. Operation and Maintenance of Street Improvements, Traffic Control Infrastructure and Storm Drainage Facilities on District Property. In consideration of the District's granting of this license agreement, the County agrees to assume the responsibility to operate and maintain the Street Improvements, Traffic Control Infrastructure and Storm Drainage Facilities at the County's sole cost and expense, except that restoration costs shall be governed pursuant to Section 14 of this Agreement. Street Improvements, Traffic Control Infrastructure and Storm Drainage Facilities shall remain the property of the County. Modifications and alterations to the Street Improvements, Traffic Control Infrastructure and Storm Drainage Facilities located on District Property may only be made by the County with the consent of the District, unless the County owns an easement for that improvement.

5. New Improvements. Neither party shall install any new Landscape Areas, Landscape Improvements, Street Improvements, Traffic Control Infrastructure or Storm Drainage Facilities on the property of the other without written approval from the owner of the property.

6. Cooperation of Applications for Permits. The Parties agree to cooperate with each other in any and all applications for permits, licenses or other authorizations required by any governmental or other body having jurisdiction in connection with any work which may be performed under this Agreement and further agree to cooperate in obtaining any grants for easements for electric, telephone, gas, water, sewer and such other public utilities and facilities as may be required in connection with any work affecting the Landscaped Area, Landscape Improvements or required for the County's operation of the Traffic Control Infrastructure, Street Improvements or Storm Drainage Facilities.

7. Safety Measures. In connection with any work which may be performed pursuant to this Agreement, the District shall observe all necessary traffic safety measures.

8. Permits. The Parties shall not be required to obtain any permit from the other Party for routine maintenance, modifications, and/or alterations. But District will need a ROW Use and/or Construction Permit from the County for any activities which require shoulder, vehicular lane, bicycle lane or sidewalk closures.

9. Obligations Limited. Except as otherwise provided in the Agreement, the District's obligations under this Agreement are limited solely to maintenance responsibilities for the internally illuminated street name signs on the County's traffic signal mast arms and Landscape Improvements for the Landscaped Area and shall, in no way be construed to entail the assumption by the District of any other liabilities and/or responsibilities with regard to the streets within the boundaries of the District which have been dedicated to the County. The County's obligation under this Agreement is also limited solely to maintenance responsibility for Improvements it owns and in no way assumes any other liabilities and/or responsibilities with regard to Landscape Improvements for the Landscaped Area nor internally illuminated street name signs installed by the District.

10. Insurance. Each party shall, at its sole cost and expense, procure and maintain throughout the term of this Agreement insurance coverage insuring each of them against liability for injuries to persons and damage to or destruction of property arising out of this Agreement.

11. Compliance with ·Laws. In performing their respective responsibilities herein, the Parties shall comply with all applicable County, State, and Federal laws, codes, regulations, and/or ordinances.

12. Governmental Immunity Not Waived. Nothing in this Agreement shall be construed to constitute a waiver on the part of the County or the District of any governmental immunity which either party may enjoy under the Colorado Revised Statutes or other law.

13. Termination. Either party may terminate this Agreement by giving thirty (30) days written notice to the other party. Notice of termination shall be signed by the terminating party, who shall deliver the notice to the other party as provided in paragraph 14 and shall record a copy of such notice in the Douglas County records.

14. Restoration.

a. In the event the County has to enter their property to repair and maintain the Landscaped Areas, Landscape Improvements, or the internally illuminated street signs in order to protect the integrity of their property, the County will first notify the District. The District may determine to make the repair and maintenance work itself; or, if the District determines the County may perform such work, the County may charge all repair and maintenance costs to the District. In the event Landscaped Areas, Landscape Improvements, and/or the internally illuminated street signs create a hazard to the users of the County property, the County shall have the right to remove the same without the need for prior notice, at the cost of the District.

b. In the event the County Street Improvements, Traffic Control Infrastructure or Storm Drainage Facilities threaten the integrity of District property, the District will immediately notify the County. The County, at its own cost, will take all actions reasonably necessary to protect the integrity of the District property and will restore any damage to District property as a result of the repair and/or maintenance of the Street Improvements, Traffic Control Infrastructure or Storm Drainage Facilities.

c. In the event the District damages County improvements located on District Property, the District will first notify the County. The County may make the repair and charge all repair costs to the District.

15. Notice. Any notices, demands, or other communications required or permitted to be given any provision of the Agreement shall be given in writing, delivered personally or sent by fax or e-mail addressed to the parties at the addresses set forth below or at such other address as either party may hereafter or from time to time designate by written notice to the other party given

in accordance herewith. Notice shall be considered given on the earlier of the day on which such notice is actually received by the party to whom it is addressed, or the third day after such notice is delivered.

Highlands Ranch Metropolitan District
Attn: General Manager
62 Plaza Drive
Highlands Ranch, Colorado 80129

County of Douglas County
Attn: Public Works Director
100 Third Street
Castle Rock, Colorado 80104

16. Amendment. This Agreement contains all the terms agreed upon by the Parties. Any amendments or modifications to this Agreement must be reduced to writing and executed by the parties hereto, their successors or permitted assigns, to be valid and binding.

17. Severability Clause. If any clause or provision herein contained shall be adjudged to be invalid or unenforceable by a court of competent jurisdiction or by operation of any applicable law, such invalid or unenforceable clause or provision shall not affect the validity of the Agreement as a whole and all other clauses or provisions shall be given full force and effect.

18. Governing Law. This Agreement shall be governed by and construed in accordance with the laws of the State of Colorado.

19. Binding Effect. The provisions of this Agreement shall bind and shall inure to the benefit of the parties hereto and to their respective successors and permitted assigns.

20. Assignment. The rights and duties under this Agreement may not be assigned or delegated without the written consent of the other party and any such attempt at assignment or delegation without the consent of the other party, shall be null, void and of no effect.

21. Enforcement. The parties hereto agree and acknowledge that this Agreement may be enforced in law or in equity, by decree of specific performance or damages, or such other legal or equitable relief as may be available subject to the provisions of the laws of the State of Colorado.

22. Annual Appropriation. Each Party's respective obligations hereunder are subject to the annual appropriation of funds necessary for the performance thereof, which appropriations shall be made in the sole discretion of their respective governing bodies.

IN WITNESS WHEREOF, in order to bind themselves legally to the terms and conditions of this Agreement, the duly authorized representatives of the Parties have executed this Agreement as of the date first set forth above.

HIGHLANDS RANCH METROPOLITAN DISTRICT,
a quasi-municipal corporation of the State of Colorado

BY: _____
Name: Stephanie Stanley
Title: General Manager

Date: _____

BOARD OF COUNTY COMMISSIONERS
OF THE COUNTY OF DOUGLAS

BY:_____
George Teal
Chair

ATTEST:

_____
Deputy Clerk

APPROVED AS TO CONTENT:

_____
Douglas J. Debord
County Manager

APPROVED AS TO FORM:

_____
Christopher Pratt
Managing County Attorney

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Amy Strouthopoulos, P.E., Pavement Management Supervisor

DESCRIPTION: Construction Contract for the 2026 Asphalt Overlay Project to Martin Marietta Materials, Inc. in the Amount of $10,230,041.55, Douglas County Project Number CI 2026-003.

SUMMARY: This project consists of asphalt overlay and traffic control at various locations throughout Douglas County. Work also includes asphalt overlay on gravel roads throughout the County.

Bids were accepted on Tuesday, December 2, 2025, at 2:00 p.m. Seven (7) bids were accepted and read. Martin Marietta Materials, Inc. was the low bidder. The low bid has been reviewed and determined to be in compliance with Douglas County's contract requirements. Bid results are as follows:

CONTRACTOR	TOTAL BID
Martin Marietta Materials, Inc	$ 10,230,041.55
Brannan Sand & Gravel Company	$ 10,519,504.00
Schmidt Construction Company	$ 10,780,438.27
Amrize West Central Inc.	$ 11,408,656.10
National Pavement Partners	$ 12,850,795.52
Asphalt Specialties Co. Inc.	$ 12,876,018.45
Oldcastle SW Group	$ 14,708,146.69
Engineer's Estimate	$ 11,737,895.85
Average of Number of Bids (7) Bidders	$ 11,909,227.44

Staff recommends approval of a Construction Contract with Martin Marietta Materials, Inc. in the amount of $10,230,041.55, for the 2026 Asphalt Overlay Project CI 2026-003.

Funding for this project will come from Business Unit 800100.478200, in Fund 200, for the amount of $10,230,041.55.

RECOMMENDED ACTION: Staff recommends approval of a Construction Contract with Martin Marietta Materials, Inc. in the amount of $10,230,041.55, for the 2026 Asphalt Overlay Project, Douglas County Project Number CI 2026-003.

REVIEW:

Kristina Mann	Approve	12/26/2025
Jeff Garcia	Approve	1/2/2026
Christie Guthrie	Approve	1/3/2026
Doug DeBord	Approve	1/7/2026

ATTACHMENTS:

Cover Page
CONTRACT - Martin Marietta-2026 Asphalt Overlay-Amy S

MEETING DATE: January 13, 2026

STAFF PERSON RESPONSIBLE: Amy Strouthopoulos, P.E., Pavement Management Supervisor

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Jeff Garcia	Approve	1/2/2026
Christie Guthrie	Approve	1/3/2026
Doug DeBord	Approve	1/7/2026

ATTACHMENTS:

CONTRACT - Martin Marietta-2026 Asphalt Overlay-Amy S

AGREEMENT

Project Name: **2026 ASPHALT OVERLAY PROJECT**
DOUGLAS COUNTY PROJECT NUMBER CI 2026-003

1. **Parties.** This Agreement is made and entered into this _____ day of _____, **2026** between the Board of County Commissioners of the County of Douglas, State of Colorado (hereinafter "County") and **Martin Marietta Materials, Inc.** (hereinafter "Contractor").

2. **Contract Documents.** The entire contract between the Parties shall consist of and include:
   A. This Contract, which includes the Cover Page and Table of Contents;
   B. Standard Specifications for Road and Bridge Construction, **dated 2025** adopted by the Colorado Department of Transportation;
   C. CDOT Standard Plans-M&S Standards, as current at time of Bid;
   D. Douglas County Roadway Design and Construction Standards, as current at time of Bid;
   E. The Invitation to Bid;
   F. Notice to Bidders;
   G. Douglas County's Standard Special Provisions (SSPs), Project Special Provisions (PSPs) and Project Addenda;
   H. Plans and Drawings;
   I. Proposal Form and Bid Bond Form;
   J. Payment and Performance Bonds;
   K. Notice of Intent to Award;
   L. Notice to Proceed;
   M. Change Orders ;
   N. Non-Collusion Affidavit;
   O. Warranty;
   P. County's Payment Policies;
   Q. Bid Proposal and Schedule;
   R. Insurance Certificates; and
   S. Appendix and other attachments.

3. Except as otherwise provided in this Contract, the Project shall be constructed in accordance with the CDOT Standard Specifications for Road and Bridge Construction, **dated 2025.**

4. **Scope of Work.** Contractor shall complete all work as specified or indicated in the Contract Documents. The work is generally described as follows: **This project consists of roto mill and asphalt overlay of various roadways throughout Douglas County, asphalt paving of gravel roads throughout the County, and the reconstruction of approximately 1,000 centerline feet of road on Marmot Ridge Circle.** The Contractor shall furnish all of the necessary supervision, materials, tools and supplies and perform all of the labor and other services necessary to complete this Contract.

5. **Contract Time. This is a Completion Date Contract. The Contract Time of 120 calendar days will be used to determine the Completion Date, once the Notice to Proceed is established.** The work shall be completed and ready for Final Acceptance by the Completion Date determined in the Notice to Proceed. The Contractor agrees that time is of the essence and agrees to proceed with due diligence, taking all precautions, and making all necessary arrangements to insure the completion of the work within the prescribed time period.

6. **Compensation.** As consideration for the completion of the Project as required by the Contract Documents, the County shall pay the Contractor the sum of **Ten Million, Two Hundred Thirty Thousand, Forty One Dollars and Fifty-Five cents ($10,230,041.55)** which amount shall be payable pursuant to the Contract Documents.

7. **Amount of Money Appropriated.** Any other provision of this Contract notwithstanding and pursuant to Section 29-1-110, C.R.S., the amount of funds appropriated for this Contract is **Ten Million, Two Hundred Thirty Thousand, Forty One Dollars and Fifty-Five cents ($10,230,041.55)** for fiscal year **2026** In no event shall the County be liable for payment under this Contract for any amount in excess thereof. The County is not under obligation to make any future apportionment or allocation to this Contract nor is anything set forth herein a limitation of liability for the Contractor. Any potential expenditure for this Contract outside the current fiscal year is subject to future annual appropriation of funds for any such proposed expenditure.

8. **Change Orders.** No change order, or other form of order or directive of the County requiring additional compensable work to be performed, which work is in excess of that specified in Paragraph 7 above, shall be issued unless the Contractor is given written assurance by the County that lawful appropriations to cover the costs of the additional work will be or have been made.

9. **Taxes.** The Contractor shall apply to the State Revenue Department for an exemption certificate in order to exempt it from having to pay sales and use tax.

10. **Bonds.** The Contractor shall secure and maintain, at the Contractor's expense, Payment and Performance Bonds as required by statute executed by a corporate surety licensed to do business in the State of Colorado. Such bonds shall be in the full amount of the contract price and shall be filed with the County prior to the commencement of any work on the Project.

11. **Indemnification and Insurance.** Contractor agrees to:

A. Indemnification. To the fullest extent permitted by law, the Contractor and each of its subcontractors shall indemnify and hold harmless the County, its officers, employees and insurers from and against all claims, damages, losses, expenses and demands, including court costs, attorney's fees and expenses, due to injuries, losses or damages arising out of, resulting from, or in any manner connected with Contractor's services on behalf of the County pursuant to this Contract, if any such injury, loss or damage is caused in whole or in part by, or is claimed to be caused in whole or in part by, the act, omission, error, mistake, negligence, or other fault of Contractor, any subcontractor, any officer, employee, representative or agent of any of them, anyone directly or indirectly employed by any of them, or anyone for whose acts any of them may be liable; provided, however, that except for workers' compensation, disability benefits or other similar employee benefit claims, Contractor is not obligated to indemnify the County hereunder for that portion of any claims, damages, losses, demands, and expenses arising out of or resulting from any negligent act or omission

of the County, or its agents and employees. Contractor's indemnification obligation hereunder shall not be construed to negate, abridge, or otherwise reduce any other right or obligation of indemnity which would otherwise exist as to any party or person described in this paragraph. With respect to any and all claims against the County, or any of its officers, employees, or agents by any employee of Contractor, any of its subcontractors, anyone directly or indirectly employed by any of them, or anyone for whose acts any of them may be liable, the indemnification obligation described above shall not be limited in any way by any limitation on the amount or type of damages, compensation or benefits payable by or for the Contractor or any of its subcontractors under workers' compensation acts, disability benefit acts, or other employee benefit acts. Further, this indemnification is intended to comply with and be subject to § 13-50.5-102(8), C.R.S., as amended from time to time.

B. Procure and maintain commercial general liability insurance including completed operations, contractual liability, products liability and automobile liability, affording coverage for all claims for bodily injury including death and all claims for destruction of or damage to property, arising out of or in connection with any operations under this Contract, whether such operations be by the Contractor, by subcontractors under it or anyone directly or indirectly employed by the Contractor or by subcontractor under it. Required coverage is outlined in **Revision of Section 107 of the Standard Special Provisions and made a part of this Contract.**

C. Obtain and maintain during the term of this Contract worker's compensation insurance as required by law. This insurance shall cover all of its employees employed under the terms of this Contract. If any of the work on the Project is sublet, the Contractor shall require each of its subcontractors to provide similar coverage for all of the subcontractor's employees to be engaged in such work.

D. Contractor is an independent Contractor under this Contract. Notwithstanding any provision of this Contract, all personnel assigned by the Contractor to perform work under this Contract shall be and remain at all times employees of the Contractor for all purposes. Contractor is required to maintain workers' compensation insurance for such employees as set forth in paragraph 11.C herein. THE INDEPENDENT CONTRACTOR IS NOT ENTITLED TO WORKERS' COMPENSATION BENEFITS THROUGH THE COUNTY AND IS OBLIGATED TO PAY FEDERAL AND STATE INCOME TAX ON ANY MONIES EARNED PURSUANT TO THE CONTRACTUAL RELATIONSHIP.

12. **No Waiver of Governmental Immunity Act.** The parties hereto understand and agree that the County, its commissioners, officials, officers, directors, agents and employees, are relying on, and do not waive or intend to waive by any provisions of this Contract, the monetary limitations or any other rights, immunities and protections provided by the Colorado Governmental Immunity Act, §§ 24-10-101 to 120, C.R.S., or otherwise available to the County.

13. **Assignment.** The Contractor covenants and agrees that it will not assign or transfer its rights hereunder, or subcontract any work hereunder, either in whole or in part, without the prior written approval of the Project Engineer. Any attempt by the Contractor to assign or transfer its rights hereunder shall, at the option of the County, void the assignment or automatically terminate this Contract and all rights of the Contractor hereunder.

14. **Subletting of Contract.** The Contractor shall not sublet, sell, transfer, assign or otherwise dispose of the Contract, or its right, title or interest therein, without the written consent of the County. The Contractor may utilize the services of specialty Contractors on those parts of the Project which, under normal contracting practices, are performed by specialty subcontractors. The Contractor shall be fully responsible to the County for the acts and omissions of the subcontractors and of persons directly employed by them, as it is for the acts and omissions of persons directly employed by it. The Contractor shall provide appropriate provisions to be inserted on all subcontracts relative to the Project to bind the subcontractors to the Contractor by the terms of the Contract Documents to give the Contractor the same power in regard to termination of any subcontractor that the County may exercise over the Contractor under any provision of the Contract Documents.

15. **Non-Discrimination and Federal Assurances in Connection with Performance of Work.** The Contractor agrees not to refuse to hire, discharge, promote or demote, or discriminate in matters of compensation against any person otherwise qualified, solely because of race, creed, sex, age, color, national origin, or ancestry and further agrees to insert the foregoing provision in all subcontracts hereunder. Further, Contractor agrees to comply with the Standard Title VI Non-Discrimination Appendices A and E attached hereto and incorporated herein, and the foregoing shall be a provision in all subcontracts hereunder.

16. **Cancellation of Contract.** Failure of the Contractor to comply with any of the requirements of this Contract may be considered by the County as evidence of the inability on the part of the Contractor to maintain the quality and service standards necessary under this Contract and shall be sufficient cause for termination of the Contract and the County initiating legal action against the Performance Bond of the Contractor.

17. **Patented Devices, Materials and Processes.** If a Contractor is required or desires to use any design, device, invention, product, material or process covered by letters of patent or copyright, it shall provide for such use by suitable legal agreement with the patentee or copyright owner and the County and shall pay all license fees and royalties and assume all costs incident to such use and construction of the Project or incorporation in the Project. The Contractor agrees to defend, indemnify and save harmless the County from any and all claims for infringement by reason of the use of such patented design, device, invention, Project, material, or process or any trademark or copyright in connection with the construction of the Project pursuant to the Contract Documents and shall defend and indemnify the County for any costs, expense, and damages, including attorney's fees, which the County may be obliged to pay for any such infringement at any time such claim is made or prosecuted, including, but not limited to, after the completion of the Project. If the County determines, in the reasonable exercise of its discretion, that a joint defense for the County and the Contractor creates a conflict of interest, the County shall be permitted to select its own counsel, and the Contractor shall pay all reasonable attorneys' fees, expenses (including expert fees and expenses), and costs of the County's defense. The County may, if it so desires, withhold any payment due the Contractor so long as it shall be reasonably necessary to indemnify the County on account of such injuries or damage.

18. **Compliance with Safety and Health.** Contractor agrees, in the performance of this Contract, to comply with all safety orders, rules and regulations imposed pursuant to the Colorado Occupational Safety and Health Program, commonly referred to as COSHA, and/or all other safety orders and regulations properly imposed by any other regulatory governmental agency of the State of Colorado or of the United States.

19. **Permits and Licenses.** Unless otherwise provided, the Contractor shall procure all permits and licenses and pay all charges and fees including, but not limited to, all inspection charges of agencies having appropriate jurisdiction, give all notices necessary and incidental to the due and lawful construction of the Project. County may assist Contractor, when necessary, in obtaining such permits and licenses.

20. **Venue.** Any and all legal actions pertaining or related to this Contract shall be filed and tried in the District Court in and for the County of Douglas, State of Colorado.

21. **Colorado Labor Preference.** The provisions of §§ 8-17-101 through 8-17-107, C.R.S., are applicable to this Contract. Colorado labor must be employed to perform the work to the extent of not less than eighty percent (80%) of each type of class of labor in the several classifications of skilled and common labor employed on the Project. The 80% requirement for Colorado labor shall be waived by the County if there is reasonable evidence to demonstrate insufficient Colorado labor to perform the work of the Project and if compliance with this requirement would create an undue burden that would substantially prevent the Project from proceeding to completion. Colorado labor means any person who is a resident of the State of Colorado at the time of the public works Project, without discrimination as to race, color, creed, sex, sexual orientation, marital status, national origin, ancestry, age, or religion except when sex is a bona fide occupational qualification. A resident of the State of Colorado is a person who can provide Colorado driver's license, a valid Colorado state issued photo identification, or documentation that he or she has resided in Colorado for the last 30 days. This Section is not applicable to any Project that receives Federal funds. Enforcement for violation of this Section is pursuant to rules and regulations to be promulgated by the Colorado Department of Labor pursuant to §§ 8-17-104, 8-1 7-105 and 8-17-106, C.R.S.

22. **Conflict of Interest.** The Contractor agrees that no official, officer or employee of the County shall have any personal or beneficial interest whatsoever in the services or property described herein, and the Contractor further agrees not to hire, pay, or contract for services of any official, officer or employee of the County. A conflict of interest shall include transactions, activities or conduct that would affect the judgment, actions or work of the Contractor by placing the Contractor's own interests, or the interest of any party with whom the Contractor has a contractual arrangement, in conflict with those of County.

STANDARD TITLE VI NON-DISCRIMINATION: APPENDIX A

(Updated October, 2020)

During the performance of this contract, the Contractor, for itself, its assignees and successors in interest (hereinafter referred to as the "Contractor") agrees as follows:

1. **Compliance with Regulations:** The Contractor (hereinafter includes consultants) will comply with the Acts and the Regulations relative to Non-discrimination in Federally-assisted programs of the United States, as they may be amended from time to time, which are herein incorporated by reference and made a part of this contract.

2. **Non-discrimination:** The Contractor, with regard to the work performed by it during the Contract, will not discriminate on the grounds of race, color, or national origin, in the selection and retention of subcontractors, including procurements of materials and leases of equipment. The Contractor shall not participate either directly or indirectly in the discrimination prohibited by the Acts and the Regulations, including employment practices when the Contract covers any activity, Project, or ~~a~~ program set forth in Appendix B of 49 CFR Part 21.

3. **Solicitations for Subcontractors, Including Procurements of Materials and Equipment:** In all solicitations, either by competitive bidding, or negotiation made by the Contractor for work to be performed under a subcontract, including procurements of materials, or leases of equipment, each potential subcontractor or supplier shall be notified by the Contractor of the Contractor's obligations under this contract and the Acts and the Regulations relative to Non-discrimination on the grounds of race, color, or national origin.

4. **Information and Reports:** The Contractor will provide all information and reports required by the Acts, the Regulations, and directives issued pursuant thereto and will permit access to its books, records, accounts, other sources of information, and its facilities as may be determined by the County, the Colorado Department of Transportation or U.S. government be pertinent to ascertain compliance with such Acts, Regulations, and instructions. Where any information required of a Contractor is in the exclusive possession of another who fails or refuses to furnish this information, the Contractor will so certify to the County, the Colorado Department of Transportation or U.S. government, as appropriate, and will set forth what efforts it has made to obtain the information.

5. **Sanctions for Noncompliance:** In the event of the Contractor's noncompliance with the Non-discrimination provisions of this Contract, the County will impose such contract sanctions as it, the Colorado Department of Transportation or U.S. government may determine to be appropriate, including, but not limited to:

    a. withholding of payments to the Contractor under the Contract until the Contractor complies, and/or
    b. cancellation, termination, or suspending a Contract, in whole or in part.

6. **Incorporation of Provisions:** The Contractor will include the provisions of paragraphs (1) through (6) in every subcontract, including procurements of materials and leases of equipment, unless exempt by the Acts, the Regulations, and directives issued pursuant thereto. The Contractor will take action with respect to any subcontract. or procurement as the County, the Colorado Department of Transportation or U.S. government may direct as a means of enforcing such provisions including sanctions for non-compliance. Provided, that, if the Contractor becomes involved in, or is threatened with litigation with a subcontractor, or supplier because of such direction, the Contractor may request the County to enter into any litigation to protect the interests of the County. In addition, the Contractor may request the United States to enter into the litigation to protect the interests of the United States.

STANDARD TITLE VI NON-DISCRIMINATION: APPENDIX E

During the performance of this contract, the Contractor, for itself, its assignees, and successors in interest (hereinafter referred to as the "Contractor") agrees to comply with the following non-discrimination statutes and authorities; including but not limited to:

Pertinent Non-Discrimination Authorities:

- Title VI of the Civil Rights Act of 1964 (42 U.S.C. § 2000d et seq., 78 stat. 252), (prohibits discrimination on the basis of race, color, national origin); and 49 CFR Part 21.
- The Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, (42 U.S.C. § 4601), (prohibits unfair treatment of persons displaced or whose property has been acquired because of Federal or Federal-aid programs and Projects);
- Federal-Aid Highway Act of 1973, (23 U.S. C. § 324 et seq.), (prohibits discrimination on the basis of sex);
- Section 504 of the Rehabilitation Act of 1973, (29 U.S.C. § 794 et seq.), as amended, (prohibits discrimination on the basis of disability); and 49 CFR Part 27;
- The Age Discrimination Act of 1975, as amended, (42 U.S.C. § 6101 et seq.), (prohibits discrimination on the basis of age);
- Airport and Airway Improvement Act of 1982, (49 USC§ 471, Section 47123), as amended, (prohibits discrimination based on race, creed, color, national origin, or sex);
- The Civil Rights Restoration Act of 1987, (PL 100-209), (Broadened the scope, coverage and applicability of Title VI of the Civil Rights Act of 1964, The Age Discrimination Act of 1975 and Section 504 of the Rehabilitation Act of 1973, by expanding the definition of the terms "programs or activities" to include all of the programs or activities of the Federal-aid recipients, sub-recipients and Contractors, whether such programs or activities are Federally funded or not);
- Titles II and III of the Americans with Disabilities Act, which prohibit discrimination on the basis of disability in the operation of public entities, public and private transportation systems, places of public accommodation, and certain testing entities (42 U.S.C. §§ 12131-12189) as implemented by Department of Transportation regulations at 49 C.F.R. parts 37 and 38;
- The Federal Aviation Administration's Non-discrimination statute (49 U.S.C. § 47123) (prohibits discrimination on the basis of race, color, national origin, and sex);
- Executive Order 12898, Federal Actions to Address Environmental Justice in Minority Populations and Low-Income Populations, which ensures discrimination against minority populations by discouraging programs, policies, and activities with disproportionately high and adverse human health or environmental effects on minority and low-income populations;
- Executive Order 13166, Improving Access to Services for Persons with Limited English Proficiency, and resulting agency guidance, national origin discrimination includes discrimination because of limited English proficiency (LEP). To ensure compliance with Title VI, you must take reasonable steps to ensure that LEP persons have meaningful access to your programs (70 Fed. Reg. at 74087 to 74100);
- Title IX of the Education Amendments of 1972, as amended, which prohibits you from discriminating because of sex in education programs or activities (20 U.S.C. 1681 et seq).

IN WITNESS WHEREOF, the parties have set their hands and seal the day herein first above written.

Martin Marietta Materials, Inc.

SIGNED: _____

PRINT NAME & TITLE: _____

DATE: _____

ATTEST:

_____

TITLE: _____

Signature of Notary Public Required:

STATE OF _____)
) ss.
COUNTY OF _____)

The foregoing instrument was acknowledged before me this _____ day of _____, 20_____, by _____.

Witness my hand and official seal

_____
Notary Public

My commission expires: _____

BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF DOUGLAS

APPROVED AS TO CONTENT:

Date

Chair

DOUGLAS J. DEBORD Date
County Manager

ATTEST

Deputy Clerk Date

APPROVED BY DOUGLAS COUNTY DEPARTMENT OF PUBLIC WORKS:

JANET HERMAN, P.E. Date
Director of Public Works

APPROVED AS TO FISCAL CONTENT:

CHRISTIE GUTHRIE Date
Director of Finance

APPROVED AS TO LEGAL FORM:

CHRIS PRATT Date
Managing County Attorney

PAYMENT BOND

KNOW ALL MEN BY THESE PRESENTS, that we, the undersigned_____, a corporation organized under the laws of the State of_____, hereinafter referred to as the "Contractor", and_____, a corporation organized under the laws of the State of _____, and authorized to transact business in the State of Colorado, hereinafter referred to as the "Surety", are held and firmly bound unto the COUNTY OF DOUGLAS, a political subdivision of the State of Colorado, hereinafter referred to as the "COUNTY", in the penal sum of **Ten Million, Two Hundred Thirty Thousand, Forty One Dollars and Fifty-Five cents ($ 10,230,041.55)**.lawful money of the United States of America, for the payment of which sum the Contractor and Surety bind themselves and their heirs, executors, administrators, successors and assigns, jointly and severally, firmly by these presents.

WHEREAS, the above Contractor has on the ____ day of _____, _____, entered into a written contract with the County for furnishing all labor, materials, tools, superintendence, and other facilities and accessories for the construction of **2026 ASPHALT OVERLAY PROJECT, DOUGLAS COUNTY PROJECT NUMBER CI 2026-003,** in accordance with all Contract Documents therefore which are incorporated herein by reference and made a part hereof, and are herein referred to as the Contract.

NOW, **THEREFORE**, the condition of this payment bond obligation is such that if the Contractor shall at all times promptly make payments of all amounts lawfully due to all persons supplying or furnishing it or its subcontractors with labor and materials, rental machinery, tools, or equipment, used or performed in the prosecution of work provided for in the above Contract and shall indemnify and save harmless the County to the extent of any and all payments in connection with the carrying out of such Contract which the County may be required to make under the law, then this obligation shall be null and void, otherwise, it shall remain in full force and effect;

PROVIDED FURTHER, that the said Surety, for value received, hereby stipulates and agrees that any and all changes in the Contract, or compliance or noncompliance with the formalities in the Contract for making such changes shall not affect the Surety's obligations under this bond and the Surety hereby waives notice of any such changes.

IN WITNESS WHEREOF, said Contractor and said Surety have executed these presents as of this ____ day of _____, _____.

_____
(Contractor)

BY: _____
(President)

_____
(Surety Company)

BY: _____
(Attorney-in-Fact)

(Accompany this bond with Attorney-in-Fact's authority from the Surety to execute bond, certified to include the date of the bond.

PERFORMANCE BOND

KNOW ALL MEN BY THESE PRESENTS, that we, the undersigned _____, a corporation organized under the laws of the State of Colorado, hereinafter referred to as the "Contractor", and _____, a corporation organized under the laws of the State of _____, and authorized to transact business in the State of Colorado, hereinafter referred to as the "Surety", are held and firmly bound unto the COUNTY OF DOUGLAS, a political subdivision of the State of Colorado, hereinafter referred to as the "COUNTY", in the penal sum of **Ten Million, Two Hundred Thirty Thousand, Forty One Dollars and Fifty-Five cents ($10,230,041.55)**. lawful money of the United States of America, for the payment of which sum the Contractor and Surety bind themselves and their heirs, executors, administrators, successors and assigns, jointly and severally by these presents.

WHEREAS, the above Contractor has on the ____ day of _____, _____, entered into a written contract with the County for furnishing all labor, materials, equipment, tools, superintendence, and other facilities and accessories for the construction of **2026 ASPHALT OVERLAY PROJECT, DOUGLAS COUNTY PROJECT NUMBER CI 2026-003**, in accordance with all Contract Documents therefore which are incorporated herein by reference and made a part hereof, and are herein referred to as the Contract.

NOW, **THEREFORE**, the condition of this performance bond is such that if the Contractor:

1. Promptly and faithfully observes, abides by and performs each and every covenant, condition and part of said Contract, including, but not limited to, its warranty provisions, in the time and manner prescribed in the Contract, and

2. Pays the County all losses, damages (liquidated or actual, including, but not limited to, damages caused by delays in the performance of the Contract), expenses, costs and attorneys' fees that the County sustains resulting from any breach or default by the Contractor under the Contract, then this bond is void; otherwise, it shall remain in full force and effect.

IN ADDITION, if said Contractor fails to duly pay for any labor, materials, team hire, sustenance, provisions, provender, or any other supplies used or consumed by said Contractor or its subcontractors in its performance of the work contracted to be done or fails to pay any person who supplies rental machinery, tools, or equipment, all amounts due as the result of the use of such machinery, tools, or equipment in the prosecution of the work, the Surety shall pay the same in an amount not exceeding the amount of this obligation, together with interest as provided by law.

PROVIDED FURTHER, that the said Surety, for value received, hereby stipulates and agrees that any and all changes in the Contract or compliance or noncompliance with the formalities in the Contract for making such changes shall not affect the Surety's obligations under this bond and the Surety hereby waives notice of any such changes.

IN WITNESS WHEREOF, said Contractor and said Surety have executed these presents as of this ____ day of _____, _____.

PERFORMANCE BOND
(CONTINUED)

_____
(Contractor)

BY: _____
(President)

_____
(Surety Company)

BY: _____
(Attorney-in-Fact)

(Accompany this bond with Attorney-in-Fact's authority from the Surety to execute bond, certified to include the date of the bond.)

WARRANTY

TO: Douglas County, Colorado

FOR: **2026 ASPHALT OVERLAY PROJECT**
DOUGLAS COUNTY PROJECT NUMBER CI 2026-003

The undersigned warrants the construction and installation of the above improvements in accordance with and as contemplated by the Project Plans and Specifications. Should any of the materials prove defective or should the work as a whole prove defective, due to faulty workmanship, material furnished or methods of installation, or should the work or any part thereof fail to operate properly as originally intended and in accordance with the Plans and Specifications, due to any of the above causes, all within **twelve months** after the date on which the Project is finally accepted by the County, the undersigned agrees to reimburse the County, upon demand, for its expenses incurred in restoring said work to the condition contemplated in said Project, including the cost of any such equipment or materials replaced and the cost of removing and replacing any other work necessary to make such replacement or repairs, or, upon demand by the County, to replace any such material and to repair said work completely without cost to the County so that said work will function successfully as originally contemplated.

The County shall have the unqualified option to make any needed replacements or repairs itself or to have such replacements or repairs done by the undersigned. In the event the County elects to have said work performed by the undersigned, the undersigned agrees that the repairs shall be made and such materials as are necessary shall be furnished and installed within a reasonable time after the receipt of demand from the County. If the undersigned shall fail or refuse to comply with his obligations under this warranty, the County shall be entitled to all costs and expenses, including attorneys' fees, reasonably incurred by reasons of the said failure or refusal.

EXECUTED this _____ day of _____, **2026**

CONTRACTOR: _____

SIGNED: _____

PRINTED NAME: _____

TITLE: _____

NOTICE OF INTENT TO AWARD
FOR THIS COMPLETION DATE CONTRACT

TO: **Martin Marietta Materials, Inc.**

PROJECT DESCRIPTION: **2026 ASPHALT OVERLAY PROJECT**
DOUGLAS COUNTY PROJECT NUMBER CI 2026-003

The County has considered the Bid submitted by you for the above described work in response to its Bid Opening and Reading of Bids dated **DECEMBER 02, 2025.**

You are hereby notified that your Bid has been conditionally accepted in the amount of **Ten Million, Two Hundred Thirty Thousand, Forty One Dollars and Fifty-Five cents**, subject to approval by the Board of County Commissioners.

You are required by the Notice to Bidders to sign the Contract and furnish the required Contractor's Payment Bond, Performance Bond, Certificates of Insurance, Warranty and all other formal Contract Documents within **ten (10) calendar days from the date of this Notice of Intent to Award.**

If you fail to sign said Contract and to furnish said Bonds, Certificates of Insurance, Warranty and all other formal Contract Documents within **ten (10) days from the date of this Notice**, said County may consider your Bid as abandoned, and as a forfeiture of your Bid Bonds. The County will be entitled to such other rights as may be granted by law.

You are required to return an acknowledged copy of this Notice of Intent to Award to the County within three (3) days from the date of receipt of this Notice.

Dated_____

County: Douglas County
By: _____
JANET HERMAN, P.E.
Title: Director of Public Works

ACKNOWLEDGMENT: Receipt of the foregoing Notice of Intent to Award is hereby acknowledged. You are required to acknowledge and return this Notice of Intent to Award within three (3) days of receipt of this Notice:

Contractor: _____
By: _____
Print Name: _____
Title: _____
Date: _____
Telephone: _____

NOTICE TO PROCEED
FOR THIS COMPLETION DATE CONTRACT

TO: **Martin Marietta Materials, Inc**

FROM: **DOUGLAS COUNTY GOVERNMENT**

DATE: **JANUARY 13, 2026**

REGARDING: **2026 ASPHALT OVERLAY**
DOUGLAS COUNTY PROJECT NUMBER CI 2026-003

You are hereby notified that work associated with this Completion Date Contract will commence on JANUARY 19, 2026. On that date, you are to start performing your obligations under the Contract between you and Douglas County, Colorado, dated JANUARY 13, 2026. The Contract Time of **120 calendar days** will be used to establish the Completion Date. Therefore, the work shall be completed and ready for final acceptance by the Completion Date, which shall be MAY 19,2026. **You are required to return an acknowledged copy of this Notice to the County within three (3) days of receipt of this Notice**.

County: Board of County Commissioners of Douglas County

By: _____
JANET HERMAN, P.E.
Title: Director of Public Works

Date: _____

ACCEPTANCE OF NOTICE
Receipt of the above Notice to Proceed is hereby acknowledged.

Contractor: _____

By: _____

Print Name: _____

Title: _____

Date: _____

Telephone: _____

COUNTY'S PAYMENT POLICIES

The following policies have been formulated to assure timely and accurate payments by Douglas County Government to its Contractors. Invoices submitted which are not in complete accordance with these policies will be returned (mailed) without payment to the Contractor for completion.

1. Each invoice for progress payment and/or final payment must list the description and location of the work being performed. Contractor's invoice for materials being billed must also be attached.

2. All invoices are to be submitted to Douglas County Department of Public Works, Engineering Division, Philip S. Miller Building, 100 Third Street, Suite 220, Castle Rock, CO 80104, and Attention: **Keith Burke, Project Engineer.**

3. Invoices must be submitted by the last day of the month to be paid net 30 days. Under no circumstances will a Contractor be paid more than once a month. Errors will be corrected on the next pay cycle.

4. Checks will be mailed monthly. When payment dates occur on Saturday, Sunday or a County holiday, payment will be made on the first working day following such date.

ACKNOWLEDGMENT

I have read the above procedures and understand that any deviation therefrom will cause delays in the payment of those invoices involved.

Contractor: _____

Signed by: _____

Print Name: _____

Title: _____

Date: _____

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Dan Roberts, Assistant Director

DESCRIPTION: Public Contract for Services for Purchase and Installation of Three Road Weather Information System Weather Stations with Vaisala, Inc. for an Amount not to Exceed $202,289.52, Douglas County Project No. CI2026-010.

SUMMARY: This contract will provide for the purchase and installation of three Road Weather Information System (RWIS) Weather Stations to provide real-time weather and road conditions, including images, for three locations in Douglas County. Locations include County Highway 67 at the Swayback / Trumbull Site in Deckers, County Highway 67 at the intersection with Rampart Range Road and East Palmer Divide Avenue at S. East Cherry Creek Drive.

Data collected by these systems will be shared with the Colorado Department of Transportation (CDOT) as well as with other municipalities, which also collect data to be shared with Douglas County. By sharing enough data, additional "virtual" weather stations can be created with the integrated data, improving the weather prediction modeling that will allow automated control of deicing material application during snowplow operations in the future.

Funding for this project will come from Business Unit 800100, in Fund 200, in the amount of $202,289.52.

RECOMMENDED ACTION: Approval of a Public Contract for Services for Purchase and Installation of Three Road Weather Information System (RWIS) Weather Stations with Vaisala, Inc. for an amount not to exceed $202,289.52, Douglas County Project No. CI2026-010

REVIEW:

Kristina Mann	Approve	1/15/2026
Jeff Garcia	Approve	1/21/2026
Christie Guthrie	Approve	1/21/2026
Doug DeBord	Approve	1/21/2026

ATTACHMENTS:

Cover Page
PCS_Vaisala Weater Stations_01.02.2026

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Dan Roberts, Assistant Director

DESCRIPTION: Public Contract for Services for Purchase and Installation of Three Road Weather Information System Weather Stations with Vaisala, Inc. for an Amount not to Exceed $202,289.52, Douglas County Project No. CI2026-010.

SUMMARY: This contract will provide for the purchase and installation of three Road Weather Information System (RWIS) Weather Stations to provide real-time weather and road conditions, including images, for three locations in Douglas County. Locations include County Highway 67 at the Swayback / Trumbull Site in Deckers, County Highway 67 at the intersection with Rampart Range Road and East Palmer Divide Avenue at S. East Cherry Creek Drive.

Data collected by these systems will be shared with the Colorado Department of Transportation (CDOT) as well as with other municipalities, which also collect data to be shared with Douglas County. By sharing enough data, additional "virtual" weather stations can be created with the integrated data, improving the weather prediction modeling that will allow automated control of deicing material application during snowplow operations in the future.

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REVIEW:

Kristina Mann	Approve	1/15/2026
Jeff Garcia	Approve	1/21/2026
Christie Guthrie	Approve	1/21/2026
Doug DeBord	Approve	1/21/2026

ATTACHMENTS:

PCS_Vaisala Weater Stations_01.02.2026

PUBLIC CONTRACT FOR SERVICES

THIS PUBLIC CONTRACT FOR SERVICES (the "Contract") is made and entered into this _____ day of _____, 2026, by and between the **BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF DOUGLAS, STATE OF COLORADO** (the "County"), and **VAISALA, INC.,** a Corporation authorized to do business in Colorado (the "Consultant").

RECITALS

WHEREAS, the County is undertaking certain activities for **Douglas County Project No. CI2026-010, Installation of Three Road Weather Information System (RWIS) Weather Stations**; and

WHEREAS, the County desires to engage the Consultant to render certain professional services and assistance in connection with such undertakings of the County; and

WHEREAS, the Consultant has the ability to assist the County through its professional expertise, knowledge, and experience and is ready, willing and able to provide such services, subject to the conditions hereinafter set forth.

NOW, THEREFORE, for and in consideration of the premises and other good and valuable consideration, the parties agree as follows:

1. LINE OF AUTHORITY: Daniel R. Roberts, (the "Authorized Representative"), is designated as Authorized Representative of the County for the purpose of administering, coordinating and approving the work performed by the Consultant under this Contract.

2. SCOPE OF SERVICES: All services described in Exhibit A, attached hereto and incorporated herein, shall be performed by Consultant.

The County may, from time to time, request changes to the scope of services to be performed hereunder. Such changes, including any increase or decrease in the amount of the Consultant's compensation, which are mutually agreed upon between the County and Consultant, shall be in writing and shall become part of this Contract upon execution.

The Consultant agrees to diligently and professionally perform all the services described herein in a manner satisfactory to the Authorized Representative. It is also understood and agreed that the Consultant shall not, in performing services hereunder, undertake any action or activity prohibited by the terms of any lease, permit, license or other agreement in effect during the term hereof between the Consultant and the County for the use and occupancy by the Consultant of any County facilities or space.

3. COMPENSATION: Subject to the maximum contract liability and all other provisions of this Contract, the County agrees to pay to the Consultant, and the Consultant agrees to accept payment as described in Exhibit A, attached hereto and incorporated herein, during the term hereof, in accordance with the terms set forth herein.

4. MAXIMUM CONTRACT EXPENDITURE: Any other provision of this Contract notwithstanding and pursuant to Section 29-1-110, C.R.S., the amount of funds appropriated for this Contract is Two Hundred and Two Thousand, Two Hundred Eighty-Nine Dollars and Fifty Two Cents ($202,289.52) for fiscal year 2026. In no event shall the County be liable for payment under this Contract for any amount in excess thereof. The County is not under obligation to make any future apportionment or allocation to this Contract nor is anything set forth herein a limitation of liability for Consultant. Any potential expenditure for this Contract outside the current fiscal year is subject to future annual appropriation of funds for any such proposed expenditure.

5. TERM: It is mutually agreed by the parties that the term of this Contract shall commence as of 12:01 a.m. on February 1, 2026, and terminate at 12:00 a.m. on December 31, 2026. This Contract and/or any extension of its original term shall be contingent upon annual funding being appropriated, budgeted and otherwise made available for such purposes and subject to the County's satisfaction with all products and services received during the preceding term.

6. INVOICING PROCEDURES: Payments shall be made to the Consultant based upon invoices submitted by the Consultant, provided such invoices have been approved by the Authorized Representative. Payments will be made to the Consultant within thirty (30) days, or within a mutually agreed upon period after County has received complete invoices from the Consultant. The County reserves the right to require such additional documentation, including monthly activity reports detailing the Consultant's activities and services rendered, as the County deems appropriate to support the payments to the Consultant. The signature of an officer of the Consultant shall appear on all invoices certifying that the invoice has been examined and found to be correct.

7. CONFLICT OF INTEREST: The Consultant agrees that no official, officer or employee of the County shall have any personal or beneficial interest whatsoever in the services or property described herein, and the Consultant further agrees not to hire, pay, or contract for services of any official, officer or employee of the County. A conflict of interest shall include transactions, activities or conduct that would affect the judgment, actions or work of the Consultant by placing the Consultant's own interests, or the interest of any party with whom the Consultant has a contractual arrangement, in conflict with those of County.

8a. INDEMNIFICATION-GENERAL: The County cannot and by this Contract does not agree to indemnify, hold harmless, exonerate or assume the defense of the Consultant or any other person or entity whatsoever, for any purpose whatsoever. Provided that the claims, demands, suits, actions or proceedings of any kind are not the result of professional negligence, the Consultant shall defend, indemnify and hold harmless the County, its commissioners, officials, officers, directors, agents and employees from any and all claims, demands, suits, actions or proceedings of any kind or nature whatsoever, including Workers' Compensation claims, in any way resulting from or arising from the services rendered under this Contract; provided, however, that the Consultant need not indemnify or save harmless the County, its officers, agents and employees from damages resulting from the sole negligence of the County's commissioners, officials, officers, directors, agents and employees. Further, this indemnification

is intended to comply with and be subject to C.R.S. 13-50.5-102 (8), as amended from time to time.

8b. INDEMNIFICATION FOR PROFESSIONAL NEGLIGENCE: The Consultant shall indemnify and hold harmless the County and any of its commissioners, officials, officers, directors, agents and employees from and against damages, liability, losses, costs and expenses, including reasonable attorney's fees, but only to the extent caused by the negligent acts, errors or omissions of the Consultant, its employees, agents or subcontractors, or others for whom the Consultant is legally liable, in the performance of professional services under this Contract. The Consultant is not obligated under this sub-section 8b to indemnify the County for the negligent acts of the County or any of its commissioners, officials, officers, directors, agents and employees.

9. INDEPENDENT CONTRACTOR: The Consultant is an independent contractor and is free to perform services for other clients. Notwithstanding any provision of this Contract, all personnel assigned by the Consultant to perform work under this Contract shall be and remain at all times, employees of the Consultant for all purposes. THE INDEPENDENT CONTRACTOR IS NOT ENTITLED TO WORKERS' COMPENSATION OR UNEMPLOYMENT BENEFITS THROUGH THE COUNTY AND IS OBLIGATED TO PAY FEDERAL AND STATE INCOME TAX ON ANY MONIES EARNED PURSUANT TO THE CONTRACT RELATIONSHIP.

10. NO WAIVER OF GOVERNMENTAL IMMUNITY ACT: The parties hereto understand and agree that the County, its commissioners, officials, officers, directors, agents and employees, are relying on, and do not waive or intend to waive by any provisions of this Contract, the monetary limitations or any other rights, immunities and protections provided by the Colorado Governmental Immunity Act, §§ 24-10-101 to 120, C.R.S., or otherwise available to the County.

11. ASSIGNMENT: The Consultant covenants and agrees that it will not assign or transfer its rights hereunder, or subcontract any work hereunder, either in whole or in part without the prior written approval of the Authorized Representative. Any attempt by the Consultant to assign or transfer its rights hereunder shall, at the option of the Authorized Representative, void the assignment or automatically terminate this Contract and all rights of the Consultant hereunder.

12. COUNTY REVIEW OF RECORDS: The Consultant agrees that, upon request of the Authorized Representative, at any time during the term of this Contract, or three (3) years thereafter, it will make full disclosure to the County and make available for inspection and audit upon request by the Authorized Representative, the County Director of Finance, or any of their authorized representatives, all of its records associated with work performed under this Contract for the purpose of making an audit, examination or excerpts. The Consultant shall maintain such records until the expiration of three (3) years following the end of the term of this Contract.

13. OWNERSHIP OF DOCUMENTS: Drawings, specifications, guidelines and any other documents prepared by the Consultant in connection with this Contract shall be the property of the County.

14. ASSIGNMENT OF COPYRIGHTS: The Consultant assigns to the County the copyrights to all works prepared, developed, or created pursuant to this Contract, including the right to: 1) reproduce the work; 2) prepare derivative works; 3) distribute copies to the public by sale, rental, lease, or lending; 4) perform the works publicly; and 5) to display the work publicly. The Consultant waives its rights to claim authorship of the works, to prevent its name from being used wrongly in connection with the works, and to prevent distortion of the works.

15. TERMINATION: The County shall have the right to terminate this Contract, with or without cause, by giving written notice to the Consultant of such termination and specifying the effective date thereof, which notice shall be given at least ten (10) days before the effective date of such termination. In such event, all finished or unfinished documents, data, studies and reports prepared by the Consultant pursuant to this Contract shall become the County's property. The Consultant shall be entitled to receive compensation in accordance with this Contract for any satisfactory work completed pursuant to the terms of this Contract prior to the date of notice of termination. Notwithstanding the above, the Consultant shall not be relieved of liability to the County for damages sustained by the County by virtue of any breach of the Contract by the Consultant.

16. NOTICES: Notices concerning termination of this Contract, notices of alleged or actual violations of the terms or provisions of this Contract, and all other notices shall be made as follows:

by the Consultant to:	Daniel R. Roberts Douglas County Department of Public Works 100 Third Street, Suite 220 Castle Rock, CO 80104 (303) 660-7490
with a copy to:	E-mail: drroberts@douglas.co.us Douglas County Attorney's Office 100 Third Street Castle Rock, CO 80104 (303) 660-7414 E-mail: attorney@douglas.co.us
and by the County to:	Vaisala, Inc. 194 South Taylor Avenue Louisville, CO 80027 Phone: (303) 391-8514 E-mail: adam.goldie@vaisala.com

Said notices shall be delivered personally during normal business hours to the appropriate office above, or by prepaid first-class U.S. mail, via facsimile, or other method authorized in writing by the Authorized Representative. Mailed notices shall be deemed effective upon receipt or three (3) days after the date of mailing, whichever is earlier. The parties may from time to time designate substitute addresses or persons where and to whom such notices are to be mailed or delivered, but such substitutions shall not be effective until actual receipt of written notification.

17. NONDISCRIMINATION: In connection with the performance of work under this Contract, the Consultant agrees not to refuse to hire, discharge, promote or demote, or to discriminate in matters of compensation against any person otherwise qualified, solely because of race, color, religion, national origin, gender, age, military status, sexual orientation, marital status, or physical or mental disability.

18. GOVERNING LAW; VENUE: This Contract shall be deemed to have been made in and construed in accordance with the laws of the State of Colorado. Venue for any action hereunder shall be in the District Court, County of Douglas, State of Colorado. The Consultant expressly waives the right to bring any action in or to remove any action to any other jurisdiction, whether state or federal.

19. COMPLIANCE WITH ALL LAWS AND REGULATIONS: All of the work performed under this Contract by the Consultant shall comply with all applicable laws, rules, regulations and codes of the United States and the State of Colorado. The Consultant shall also comply with all applicable ordinances, regulations, and resolutions of the County and shall commit no trespass on any public or private property in the performance of any of the work embraced by this Contract.

20. SEVERABILITY: In the event any of the provisions of this Contract are held to be unenforceable or invalid by any court of competent jurisdiction, the validity of the remaining provisions shall not be affected. Should either party fail to enforce a specific term of this Contract it shall not be a waiver of a subsequent right of enforcement, nor shall it be deemed a modification or alteration of the terms and conditions contained herein.

21. NO THIRD-PARTY BENEFICIARIES: The enforcement of the terms and conditions of this Contract and all rights of action relating to such enforcement, shall be strictly reserved to the County and the Consultant, and nothing contained in this Contract shall give or allow any such claim or right of action by any other or third person under such Contract.

22. ADVERTISING AND PUBLIC DISCLOSURE: The Consultant shall not include any reference to this Contract or services performed pursuant to this Contract in any of Consultant's advertising or public relations materials without first obtaining the written approval of the Douglas County Public Affairs Director. Nothing herein, however, shall preclude the transmittal of any information to officials of the County, including without limitation, the County Manager, Assistant County Manager, and the Board of County Commissioners. Notwithstanding the foregoing, upon completion of the project, Consultant shall have the right to accurately represent their role, contractual relationship, and work performed under this Contract in client proposals for the purposes of establishing work experience.

23. PRIORITY OF PROVISIONS: In the event that any terms of this Contract and any Exhibit, attachment, or other referenced document are inconsistent, the following order of priority shall control:

1st This Contract, Sections 1 through 28
2nd Request for Proposal (if applicable)

3rd Exhibit C- Insurance Requirements
4th Exhibit A- Scope of Services
5th Exhibit B- Method of Payment
6th Response to Request for Proposal (if applicable).

24. HEADINGS; RECITALS: The headings contained in this Contract are for reference purposes only and shall not in any way affect the meaning or interpretation of this Contract. The Recitals to this Contract are incorporated herein.

25. ENTIRE AGREEMENT: The parties acknowledge and agree that the provisions contained herein constitute the entire agreement and that all representations made by any commissioner, official, officer, director, agent or employee of the respective parties unless included herein are null and void and of no effect. No alterations, amendments, changes or modifications to this Contract, except those which are expressly reserved herein to the Authorized Representative, shall be valid unless they are contained in writing and executed by all the parties with the same formality as this Contract.

26. INSURANCE: The Consultant shall be required to maintain the insurance requirements provided in Exhibit C, attached hereto and incorporated herein by reference. The Consultant shall provide evidence that such requirements have been met and shall provide updated information to the County in the event any changes are made to the Consultant's insurance coverage during the term of this Contract.

27. COUNTY EXECUTION OF AGREEMENT: This Contract is expressly subject to, and shall not be or become effective or binding on the County, until execution by all signatories of the County.

28. FORCE MAJEURE: No party shall be liable for failure to perform hereunder if such failure is the result of *force majeure*. Any time limit shall be extended for the period of any delay resulting from any *force majeure*, or this Contract may be terminated if such delay makes performance of the Contract impossible or impracticable. *Force majeure* shall mean causes beyond the reasonable control of a party against which it would have been unreasonable for the affected party to take precautions and which the affected party cannot avoid even by using its best efforts, such as, but not limited to, natural disasters of overwhelming proportions, exceptional adverse weather conditions, acts of God, acts of war, strikes, work stoppages, fire or other catastrophic casualty or action of non-party government authorities.

IN WITNESS WHEREOF, the County and the Consultant have executed this Contract as of the above date.

VAISALA, INC.

BY:_____ **ATTEST: (if a corporation)**

Printed Name_____ **_____**

Title:_____ **Title:_____**

DATE:_____

Signature of Notary Public Required:

STATE OF _____)
) ss.
COUNTY OF _____)

The foregoing instrument was acknowledged before me this _____ day of _____, 2026, by _____.

Witness my hand and official seal

_____
Notary Public

My commission expires: _____

BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF DOUGLAS

_____
, CHAIR Date

APPROVED AS TO CONTENT:

_____
DOUGLAS J. DEBORD Date
COUNTY MANAGER

ATTEST

_____
Deputy Clerk **Date**

DEPARTMENT OF PUBLIC WORKS ENGINEERING:

_____
JANET HERMAN, P. E. Date
Director of Public Works

APPROVED AS TO FISCAL CONTENT:

_____
CHRISTIE GUTHRIE Date
Director of Finance

APPROVED AS TO LEGAL FORM:

_____
CHRIS PRATT Date
Senior Assistant County Attorney

Brian Schultz
Engineering Construction Manager
Douglas County Department of Public Works
3030 N. Industrial Way
Castle Rock, CO 80109

Reference: 3 New RWS200

Dear Brian,

With great pleasure, Vaisala, Inc., submits the attached proposal in response to your request for 3 new RWS200. Our proposal includes the equipment and associated services to meet this request.

Detailed equipment and the correct quantities of equipment were provided to satisfy the project's requirements. Vaisala will not be responsible for equipment, services, or documentation not listed in our proposal. If proposed changes to the scope are provided below, Vaisala would be happy to re-quote the project based on any new considerations.

Vaisala is the world leader in the RWIS industry and continues to strive through technology and superior customer service to meet our customers' needs. Our team looks forward to working with you. Please feel free to contact me with any questions or comments.

Best regards,

Adam Goldie
Sales Manager
Vaisala, Inc.
Mobile: (303) 319-8514
adam.goldie@vaisala.com

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PRIMARY BID, SCOPE OF WORK, AND MATERIALS PROVIDED:

Vaisala will provide the following equipment:

1. RWS200 – N County Hwy 67 & N Rampart Range Rd.

- Douglas County to provide the 25' or 30' pole
- Douglas County to run power to RWIS station
- Vaisala to provide Starlink satellite communications
- Vaisala to install the equipment on pole and perform SAT (final hook up and configuration)

RWS200 – N County Hwy 67 & N Rampart Range Rd.

a. (1) DSC – Remote Road Condition Sensor with 10m Cable
b. (1) DST – Remote Road Temperature Sensor with 10m Cable
c. (1) DTS12G Subsurface Temperature Sensor with 50m Cable
d. (1) HMP155E – Air Temperature and Relative Humidity Sensor with 10m cable
e. Compact Radiation Shield with mounting arm for HMP
f. (1) PWD12 – Heated Visibility and Present Weather Sensor with 15m cable
g. (1) WMT700 – Heated Ultrasonic Wind Sensor with 15m cable
h. Adapter 228869 with WMT70FIX70 for Wind Sensor Installation
i. Bird Cage for Wind Sensor
j. (1) Axis PTZ - Cameras with Optics with Mounting Frame Kits and 10m Cables
k. Device Control with three (3) Relays
l. WIFI enable GPS and Cellular Antenna and WIFI Whip Antenna
m. Primary telemetry ethernet
n. Starlink satellite communications
o. Mains Power with US Socket
p. 24Ah backup battery
q. (3) Sensor Arm and Mounting Kit for Pole Mount
r. (1) ENC652 Enclosure and Radiation Shie

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2. RWS200 – SE Cherry Creek Rd & E Palmer Divide Ave

- SW side is best location for pole as power is on this side. Suggestion location for pole is back side of the power lines.
    - If NW side is preferred by customer, power will need to be ran across road
- Douglas County to provide the 25' or 30' pole
- Douglas County to run power to RWIS station
- Vaisala to provide Starlink satellite communications
- Vaisala to install the equipment on pole and perform SAT (final hook up and configuration)

RWS200 – SE Cherry Creek Rd & E Palmer Divide Ave

a. (1) DSC – Remote Road Condition Sensor with 10m Cable
b. (1) DST – Remote Road Temperature Sensor with 10m Cable
c. (1) DTS12G Subsurface Temperature Sensor with 50m Cable
d. (1) HMP155E – Air Temperature and Relative Humidity Sensor with 10m cable
e. Compact Radiation Shield with mounting arm for HMP
f. (1) PWD12 – Heated Visibility and Present Weather Sensor with 15m cable
g. (1) WMT700 – Heated Ultrasonic Wind Sensor with 15m cable
h. Adapter 228869 with WMT70FIX70 for Wind Sensor Installation
i. Bird Cage for Wind Sensor
j. (1) Axis PTZ - Camera with Optics with Mounting Frame Kits and 10m Cables
k. Device Control with three (3) Relays
l. WIFI enable GPS and Cellular Antenna and WIFI Whip Antenna
m. Primary telemetry ethernet
n. Starlink satellite communications
o. Mains Power with US Socket
p. 24Ah backup battery
q. (3) Sensor Arm and Mounting Kit for Pole Mount
r. (1) ENC652 Enclosure and Radiation Shield

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3. RWS200 - Trumble S County Hwy 67 (7828 S. County Hwy 67) Site #5

- Eastside looks to be best location as appears to be power that can be ran to station.
- Douglas County to provide 25' to 30' pole
    - Pole must be no further than 35' from roadside for DSC/DST.
- Douglas County to run power to RPU
- Vaisala to handle Starlink satellite Communications
- Vaisala to install the equipment on pole and perform SAT (final hook up and configuration)

RWS200 – Trumble S County Hwy 67 (7828 S. County Hwy 67) Site #5

a. (1) DSC – Remote Road Condition Sensor with 10m Cable
b. (1) DST – Remote Road Temperature Sensor with 10m Cable
c. (1) DTS12G Subsurface Temperature Sensor with 50m Cable
d. (1) HMP155E – Air Temperature and Relative Humidity Sensor with 10m cable
e. Compact Radiation Shield with mounting arm for HMP
f. (1) PWD12 – Heated Visibility and Present Weather Sensor with 15m cable
g. (1) WMT700 – Heated Ultrasonic Wind Sensor with 15m cable
h. Adapter 228869 with WMT70FIX70 for Wind Sensor Installation
i. Bird Cage for Wind Sensor
j. (1) Axis PTZ - Camera with Optics with Mounting Frame Kits and 10m Cables
k. Device Control with three (3) Relays
l. WIFI enable GPS and Cellular Antenna and WIFI Whip Antenna
m. Primary telemetry ethernet
n. Starlink satellite communications
o. Mains Power with US Socket
p. 24Ah backup battery
q. (3) Sensor Arm and Mounting Kit for Pole Mount
r. (1) ENC652 Enclosure and Radiation Shield

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CLARIFICATION:

1. **This quote is for equipment only.** Installation and Site Acceptance Testing will be quoted when the County is ready to install next year.
    a. The county will be responsible for making sure there is a pole and power to each site.
    b. Vaisala will install the system outlined above.
    c. Vaisala will perform final Site Acceptance Testing, a Territory Service Engineer (TSE) will ensure all sensors are working correctly and reporting
    d. A ballpark estimate for Vaisala to install and do final site acceptance testing for theses 3 stations is approximately $8,500. A firm price will be quoted once installation timeline is determined.
    e. After installation Vaisala can provide annual maintenance. A ballpark cost for this is 10,000 annually and includes the cleaning, testing, and calibration of the stations each year. There can be fluctuations in cost depending on location of the stations which may require additional traffic control. A firm price can be determined once installation has been completed.
    f. All equipment is based on a standard 1-year warranty, after that one year repairs will be on a time and materials basis.
2. Xweather Horizon Visualization Software.
    a. Not included in this quote, will begin once the system is active.
    b. This will be at a cost of $14,330 annually
    c. Includes software, Starlink communications, and 5 virtual points that Douglas County can choose locations for site specific roadway forecasts separate from the 3 RWIS stations.

CUSTOMER RESPONSIBILITIES:

1. Complete all civil work prior to the scheduled RWIS installation.
2. Provide pole to mount RWIS.
3. Provide power to the location before the RWIS is scheduled for installation
4. Provide Traffic Control and Bucket Truck for Installation and SAT.
5. Upon receipt of the equipment, notify Vaisala of any damage. Verify that all hardware is included as specified on the package slip(s).
6. A completed Pre-site Checklist must be provided to a Vaisala Project Manager before the SAT on-site visit.

NOTES:

1. Please refer to the submitted Quote No. Q- 00307898 for the supply of equipment and services.
2. If a purchase order is submitted with a submittal or release hold, it must be released for shipment within six (6) months. Vaisala will requote the project with any applicable pricing differences if this release is not provided within this period.
3. Current lead time for RPU(s) and sensors is 4-6 weeks.
4. Shipping charges are DAP destination (Pre-pay and Add)
5. Prices are valid for 30 days from the date of the quote and for this project only.
6. The quote does not include applicable taxes. If the tax should be exempt, please submit a tax-exempt certificate to Vaisala.
7. If the SAT is not completed within six months of shipment, all equipment on this quote will be covered by Vaisala's standard one-year factory warranty from the date of shipment.

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Important information

Vaisala's General Conditions. The General Project Delivery Conditions and General License Conditions of Vaisala, available via the links below, shall exclusively apply to any quotation and order acknowledgment by Vaisala. The applicability of terms and conditions included in the customer's request for offer, order, or any other customer's document shall be deemed rejected by Vaisala.

https://www.vaisala.com/en/vaisala-policies#terms-and-conditions https://docs.vaisala.com/v/u/DOC255528-A/en-US

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VAISALA

QUOTATION
Q-00307898

Buyer's Reference

Date
02-Dec-25

Quote By
Adam Goldie
adam.goldie@vaisala.com

Last Date of Validity
01-Jan-26

Sold To	**Delivery Address**	**Billing Address**
Douglas County Colorado	Douglas County Colorado	Douglas County Colorado

Payment Terms	***Carriage by/via***	***Incoterms Location***
30 days net	*DHL Economy-LTL-Select*	*DAP* (Incoterms 2020)

Notes

Line #	Description	Quantity	Unit Price	Net Price (U.S. Dollar)
1	**RWS200** Data Collection and Processing System 1N3B1A0N0N0N3B1D0A2N1 RWS200 - a configurable Road Weather Station for roads and airports. COO:FI	1.00 EA	58,666.12	58,666.12
	County Hwy 67 N Rampart Range Rd #1			
	DSC211 Remote Road Sensor	1.00 EA		
	DST111 Remote Road Temperature Sensor	1.00 EA		
	Cable, Instrumentation, SH M12/5(F)-Open, 5x0.34mm2, 10m, PP/PUR, SC, BLK	2.00 EA		
	Interface for 1 x DSC211RWS and 1 x DST111RWS	1.00 EA		
	DTS12G Subsurface temperature sensor, 50m cable	1.00 EA		
	DRI701 interface for one DTS12G/PT100 sensor without DRS511 sensors	1.00 EA		
	HMP155E Air T and RH sensor E1AA11A0A0E1A0A	1.00 EA		
	M12 Connection Cable 10M	1.00 EA		
	DTR503A Radiation Shield for HMP155+Mounting Kit	1.00 EA		
	Interface for HMP155A/E Sensor with PWD	1.00 EA		
	PWD12 Heated visibility/present weather sensor	1.00 EA		
	Mast Cable 15 m PWD-Sensors	1.00 EA		
	Interface for PWD12 sensor	1.00 EA		
	WMT700 Transducer heated ultrasonic wind sensor	1.00 EA		

VAISALA

QUOTATION
Q-00307898

Buyer's Reference
Daniel Roberts

Date
02-Dec-25
Last Date of Validity
01-Jan-26

Quote By
Adam Goldie
adam.goldie@vaisala.com

Line #	Description	Quantity	Unit Price	Net Price (U.S. Dollar)
	Connection Cable 10 M WMT70	1.00 EA		
	Bird Cage	1.00 EA		
	SENSORARMFIX60 Sensor arm installation kit for wind sensors (SENSORARMFIX60)	1.00 EA		
	Interface for WMT700 sensor	1.00 EA		
	Axis PTZ Camera Pan-Tilt-Zoom for 60Hz AC - US	1.00 EA		
	1 x 13W IR Illuminator with 10m Cable	1.00 EA		
	Interface for Axis PTZ Camera	1.00 EA		
	Device Control with 3 relays	1.00 EA		
	USA & CA WIFI enabled GPS & Cellular antenna and WIFI whip antenna	1.00 EA		
	Primary telemetry ethernet	1.00 EA		
	Mains power with US socket	1.00 EA		
	24Ah backup battery Standard temperature [-40...+50C]	1.00 EA		
	Sensor arm and mounting frame for 80-600mm pole mast (no band or locks)	3.00 EA		
	ENC652 enclosure and radiation shield	1.00 EA		
	DRUNIV 80-600mm Mast Mounting Kit w/o perf. band for ENC652 and ENC722	1.00 EA		
	RWS200 Base Structure	1.00 EA		
	RWS200 Certification Label for RWS200 in ENC65x	1.00 EA		
2	**RWS200** Data Collection and Processing System 1N3B1A0N0N0N3B1D0A2N1 RWS200 - a configurable Road Weather Station for roads and airports. COO:FI *SE Cherry Creek Rd & E Palmer Divide Ave #4*	1.00 EA	58,666.12	58,666.12
	DSC211 Remote Road Sensor	1.00 EA		
	DST111 Remote Road Temperature Sensor	1.00 EA		
	Cable, Instrumentation, SH M12/5(F)-Open, 5x0.34mm2, 10m, PP/PUR, SC, BLK	2.00 EA		
	Interface for 1 x DSC211RWS and 1 x DST111RWS	1.00 EA		
	DTS12G Subsurface temperature sensor, 50m cable	1.00 EA		
	DRI701 interface for one DTS12G/PT100 sensor without DRS511 sensors	1.00 EA		

VAISALA

QUOTATION
Q-00307898

Quote By
Adam Goldie
adam.goldie@vaisala.com

Buyer's Reference
Daniel Roberts

Date
02-Dec-25
Last Date of Validity
01-Jan-26

Line #	Description	Quantity	Unit Price	Net Price (U.S. Dollar)
	HMP155E Air T and RH sensor E1AA11A0A0E1A0A	1.00 EA		
	M12 Connection Cable 10M	1.00 EA		
	DTR503A Radiation Shield for HMP155+Mounting Kit	1.00 EA		
	Interface for HMP155A/E Sensor with PWD	1.00 EA		
	PWD12 Heated visibility/present weather sensor	1.00 EA		
	Mast Cable 15 m PWD-Sensors	1.00 EA		
	Interface for PWD12 sensor	1.00 EA		
	WMT700 Transducer heated ultrasonic wind sensor	1.00 EA		
	Connection Cable 10 M WMT70	1.00 EA		
	Bird Cage	1.00 EA		
	SENSORARMFIX60 Sensor arm installation kit for wind sensors (SENSORARMFIX60)	1.00 EA		
	Interface for WMT700 sensor	1.00 EA		
	Axis PTZ Camera Pan-Tilt-Zoom for 60Hz AC - US	1.00 EA		
	1 x 13W IR Illuminator with 10m Cable	1.00 EA		
	Interface for Axis PTZ Camera	1.00 EA		
	Device Control with 3 relays	1.00 EA		
	USA & CA WIFI enabled GPS & Cellular antenna and WIFI whip antenna	1.00 EA		
	Primary telemetry ethernet	1.00 EA		
	Mains power with US socket	1.00 EA		
	24Ah backup battery Standard temperature [-40...+50C]	1.00 EA		
	Sensor arm and mounting frame for 80-600mm pole mast (no band or locks)	3.00 EA		
	ENC652 enclosure and radiation shield	1.00 EA		
	DRUNIV 80-600mm Mast Mounting Kit w/o perf. band for ENC652 and ENC722	1.00 EA		
	RWS200 Base Structure	1.00 EA		
	RWS200 Certification Label for RWS200 in ENC65x	1.00 EA		
3	**RWS200** Data Collection and Processing System 1N3B1A0N0N0N3B1D0A2N1 RWS200 - a configurable Road Weather Station for roads and airports. COO:FI	1.00 EA	58,666.12	58,666.12

VAISALA

QUOTATION
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Buyer's Reference
Daniel Roberts

Date
02-Dec-25
Last Date of Validity
01-Jan-26

Quote By
Adam Goldie
adam.goldie@vaisala.com

Line #	Description	Quantity	Unit Price	Net Price (U.S. Dollar)
	Trumble S County Hwy 67 (7828 S. County Hwy 67) #5			
	DSC211 Remote Road Sensor	1.00 EA		
	DST111 Remote Road Temperature Sensor	1.00 EA		
	Cable, Instrumentation, SH M12/5(F)-Open, 5x0.34mm2, 10m, PP/PUR, SC, BLK	2.00 EA		
	Interface for 1 x DSC211RWS and 1 x DST111RWS	1.00 EA		
	DTS12G Subsurface temperature sensor, 50m cable	1.00 EA		
	DRI701 interface for one DTS12G/PT100 sensor without DRS511 sensors	1.00 EA		
	HMP155E Air T and RH sensor E1AA11A0A0E1A0A	1.00 EA		
	M12 Connection Cable 10M	1.00 EA		
	DTR503A Radiation Shield for HMP155+Mounting Kit	1.00 EA		
	Interface for HMP155A/E Sensor with PWD	1.00 EA		
	PWD12 Heated visibility/present weather sensor	1.00 EA		
	Mast Cable 15 m PWD-Sensors	1.00 EA		
	Interface for PWD12 sensor	1.00 EA		
	WMT700 Transducer heated ultrasonic wind sensor	1.00 EA		
	Connection Cable 10 M WMT70	1.00 EA		
	Bird Cage	1.00 EA		
	SENSORARMFIX60 Sensor arm installation kit for wind sensors (SENSORARMFIX60)	1.00 EA		
	Interface for WMT700 sensor	1.00 EA		
	Axis PTZ Camera Pan-Tilt-Zoom for 60Hz AC - US	1.00 EA		
	1 x 13W IR Illuminator with 10m Cable	1.00 EA		
	Interface for Axis PTZ Camera	1.00 EA		
	Device Control with 3 relays	1.00 EA		
	USA & CA WIFI enabled GPS & Cellular antenna and WIFI whip antenna	1.00 EA		
	Primary telemetry ethernet	1.00 EA		
	Mains power with US socket	1.00 EA		
	24Ah backup battery Standard temperature [-40...+50C]	1.00 EA		
	Sensor arm and mounting frame for 80-	3.00 EA		

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Date
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Last Date of Validity
01-Jan-26

Line #	Description	Quantity	Unit Price	Net Price (U.S. Dollar)
	600mm pole mast (no band or locks)			
	ENC652 enclosure and radiation shield	1.00 EA		
	DRUNIV 80-600mm Mast Mounting Kit w/o perf. band for ENC652 and ENC722	1.00 EA		
	RWS200 Base Structure	1.00 EA		
	RWS200 Certification Label for RWS200 in ENC65x	1.00 EA		
4	**PROJECTITEM** Project Item for Proj. Spec. Material *Starlink Mini Kit*	3.00 EA		3,583.83
5	**PROJECTITEM** Project Item for Proj. Spec. Material *Router (security)*	3.00 EA		380.76
6	**PROJECTITEM** Project Item for Proj. Spec. Material *6m Ethernet Cable and Mount*	3.00 EA		262.23
7	**239699** Engineering Work Day at Factory Custom delivery work in the factory, consisting of configuration time for Starlink and router.	1.50 EA		3,090.00
10	**239698** Project Management Day	1.00 EA		0.00

Subtotal	183,315.18
Freight (prepay & add)	0.00
Import Surcharge	18,974.34
Grand Total	202,289.52

Prices are subject to changes in taxes, duties or other charges that may apply.

Country of Origin will be available on the order confirmation only.

Important information

Vaisala's General Conditions, available via the link below and at www.vaisala.com/generalconditions, shall exclusively apply to any quotation and order confirmation by Vaisala, and the applicability of terms and conditions

Quote By
Adam Goldie
adam.goldie@vaisala.com

Buyer's Reference
Daniel Roberts

Date
02-Dec-25
Last Date of Validity
01-Jan-26

included in customer's request for offer, order or any other customer's document shall be deemed rejected by Vaisala.

-General Conditions of Project Deliveries of Vaisala Group

For Accredited Calibrations, learn more: https://www.vaisala.com/en/services/calibration-services/accredited-calibration

Export Control

In addition to the export control related requirements set out in Vaisala's General Conditions, the following shall apply:

(1) Customer shall not sell, export or re-export, directly or indirectly, to the Russian Federation or Belarus or for use in the Russian Federation or Belarus any goods supplied under or in connection with the Contract including but not limited to those that fall under the scope of Article 12g of Council Regulation (EU) No 833/2014 or Article 8g of Council Regulation (EU) No 765/2006.

(2) Customer shall undertake its best efforts to ensure that the purpose of paragraph (1) above is not frustrated by any third parties further down the commercial chain, including by possible resellers; and

(3) Customer shall set up and maintain an adequate monitoring mechanism to detect conduct by any third parties further down the commercial chain, including by possible resellers, that would frustrate the purpose of paragraph (1) above.

Any violation of paragraphs (1), (2) or (3) above shall constitute a material breach of an essential element of the Contract, and Vaisala shall be entitled to seek appropriate remedies, including, but not limited to: (i) termination of the Contract; and (ii) a penalty of 10% of the total value of the Contract or price of the goods exported, whichever is higher. Customer shall immediately inform Vaisala about any problems in applying paragraphs (1), (2) or (3) above, including any relevant activities by third parties that could frustrate the purpose of paragraph (1) above. Customer shall make available to Vaisala information concerning compliance with the obligations under paragraphs (1), (2) and (3) above without undue delay following a simple request of such information.

VAISALA

QUOTATION
Q-00307898

Buyer's Reference
Daniel Roberts

Date
02-Dec-25

Last Date of Validity
01-Jan-26

Quote By
Adam Goldie
adam.goldie@vaisala.com

CRS Device Info

Line#	Description	Asset Number	Serial Number	Additional Information

Vaisala Inc.
194 South Taylor Avenue
Louisville, CO, 80027
United States

Telephone +1 303 499 1701
Telefax +1 303 499 1767

Tax Name/Number 87197 2345 RT0001
Fed Id # 04-2731916
QST # 1210562792

Restricted

Exhibit C

INSURANCE REQUIREMENTS

CONSULTANT or CONTRACTOR shall procure and maintain for the duration of the contract insurance against claims for injuries to persons or damages to property which may arise from or in connection with the performance of the work hereunder by the Consultant, Contractor, its agents, representatives, or employees.

MINIMUM SCOPE AND LIMIT OF INSURANCE

Coverage shall be at least as broad as:

1. **Commercial General Liability** (CGL): Covering CGL on an "occurrence" basis, including products and completed operations, property damage, bodily injury and personal & advertising injury (including coverage for contractual and employee acts) with limits no less than **$1,000,000** per occurrence. If a general aggregate limit applies, either the general aggregate limit shall apply separately to this project/location (ISO CG 25 03 or 25 04) or the general aggregate limit shall be twice the required occurrence limit. $2,000,000.
2. **Automobile Liability:** Insurance Services Office Form covering, Code 1 (any auto), or if CONSULTANT or CONTRACTOR has no owned autos, Code 8 (hired) and 9 (non-owned), with limit no less than **$1,000,000** per accident for bodily injury and property damage.
3. **Workers' Compensation** insurance as required by the State of Colorado, with Statutory Limits, and Employer's Liability Insurance with limit of no less than **$1,000,000** per accident for bodily injury or disease
4. **Professional Liability** (Errors and Omissions) Insurance appropriate to the CONSULTANT or CONTRACTOR's profession, with limit no less than **$1,000,000** per occurrence or claim, $2,000,000 aggregate.

The Insurance obligations under this agreement shall be the minimum Insurance coverage requirements and/or limits shown in this agreement; whichever is greater. Any insurance proceeds in excess of or broader than the minimum required coverage and/or minimum required limits, which are applicable to a given loss, shall be available to the COUNTY. No representation is made that the minimum Insurance requirements of this agreement are sufficient to cover the obligations of the CONSULTANT or CONTRACTOR under this agreement.

OTHER INSURANCE PROVISIONS:

The insurance policies are to contain, or be endorsed to contain, the following provisions:

Additional Insured Status. Douglas County, its officers, officials, employees, and volunteers are to be covered as additional insureds on the CGL policy with respect to liability arising out of work or operations performed by or on behalf of the CONSULTANT or CONTRACTOR including materials, parts, or equipment furnished in connection with such work or operations. General liability coverage can be provided in the form of an endorsement to the CONSULTANT or CONTRACTOR's insurance (at least as broad as ISO Form CG 20 10 11 85 or **both** CG 20 10, CG 20 26, CG 20 33, or CG 20 38; **and** CG 20 37 forms if later revisions used).

Primary Coverage. For any claims related to this contract, the **CONSULTANT or CONTRACTOR's insurance coverage shall be primary** insurance. Any insurance or self-insurance maintained by Douglas County, its officers, officials, employees, or volunteers shall be excess and non- contributory to the CONSULTANT or CONTRACTOR's insurance.

Notice of Cancellation. Each insurance policy required above shall state that **coverage shall not be canceled, except with notice to Douglas County**.

Waiver of Subrogation. CONSULTANT or CONTRACTOR hereby grants to Douglas County a waiver of any right to subrogation which any insurer of said CONSULTANT or CONTRACTOR may acquire against Douglas County by virtue of the payment of any loss under such insurance. CONSULTANT or CONTRACTOR agrees to obtain any endorsement that may be necessary to affect this waiver of subrogation, but this provision applies regardless of whether or not Douglas County has received a waiver of subrogation endorsement from the insurer.

Self-Insured Retentions, Deductibles and Coinsurance. The CONSULTANT or CONTRACTOR agrees to be fully and solely responsible for any costs or expenses as a result of a coverage deductible, coinsurance penalty, or self-insured retention. Douglas County may require the CONSULTANT or CONTRACTOR to provide proof of ability to pay losses and related investigations, claim administration, and defense expenses within the retention. The policy language shall provide, or be endorsed to provide, that the self-insured retention may be satisfied by either the named insured or Douglas County. The CONSULTANT or CONTRACTOR will indemnify Douglas County, in full, for any amounts related to the above.

Acceptability of Insurers. Insurance is to be placed with insurers with a current A.M. Best's rating of no less than A:VII, unless otherwise acceptable to Douglas County.

Claims Made Policies. If any of the required policies provide coverage on a claims-made basis:

1. The Retroactive Date must be shown and must be before the date of the contract or the beginning of contract work.
2. Insurance must be maintained, and evidence of insurance must be provided ***for at least three (3) years after completion of the contract of work.***
3. If coverage is canceled or non-renewed, and not ***replaced with another claims-made policy form with a Retroactive Dat***e prior to the contract effective date, the Consultant must purchase "extended reporting" coverage for a minimum of ***three (3)*** years after completion of contract work.

Verification of Coverage. CONSULTANT or CONTRACTOR shall furnish Douglas County with original certificates and amendatory endorsements or copies of the applicable policy language effecting coverage required by this clause. All certificates and endorsements are to be received and approved by Douglas County before work commences. However, failure to obtain the required documents prior to the work beginning shall not waive the CONSULTANT or CONTRACTOR's obligation to provide them. Douglas County reserves the right, but not the obligation, to review and revise any insurance requirement, not limited to limits, coverage, and endorsements. Additionally, Douglas County reserves the right, but

not the obligation, to review and reject any insurance policies failing to meet the criteria stated herein. Failure on the part of the CONSULTANT or CONTRACTOR to provide insurance policies within ten (10) working days of receipt of the written request will constitute a material breach of contract upon which Douglas County may immediately terminate this contract.

The completed certificates of insurance with additional insured endorsements and waivers of subrogation and any notices, within 20 days of cancellation or termination will be sent via mail or e-mail to:

Douglas County Government
Attn: Risk Management
100 Third Street
Castle Rock, Colorado 80104
risk@douglas.co.us

Subcontractors. Consultant shall require and verify that all subcontractors maintain insurance meeting all the requirements stated herein, and CONSULTANT or CONTRACTOR shall ensure Douglas County is an additional insured on insurance required from subcontractors. Any subcontractors will not be required to maintain professional liability insurance if their scope of work does not include any: (a) engineering or design; (b) construction inspection; or (c) survey work.

Failure to Procure or Maintain Insurance. The CONTRACTOR will not be relieved of any liability, claims, demands, or other obligations assumed by its failure to procure or maintain insurance, or its failure to procure or maintain insurance in sufficient amounts, durations, or types. Failure on the part of the CONTRACTOR to procure or maintain policies providing the required coverage, conditions and minimum limits will constitute a material breach of contract upon which Douglas County may immediately terminate this contract.

Governmental Immunity. The parties hereto understand and agree that Douglas County is relying on, and does not waive or intend to waive by any provision of this Agreement, the monetary limitations or any other rights, immunities, and protections provided by the Colorado Governmental Immunity Act, C.R.S. §§ 24-10-101 *et seq.* as from time to time amended, or otherwise available to Douglas County, its officers, or its employees

Special Risks or Circumstances
Douglas County reserves the right to modify these requirements, including limits, based on the nature of the risk, prior experience, insurer, coverage, or other special circumstances.

_____

Megan Datwyler, Risk Manager Date

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Dan Roberts, Assistant Director

DESCRIPTION: Bid Award with Exteriors Denver LLC for Carcass Removal Services.

SUMMARY: Douglas County Public Works Operations went out to bid for 2026 Carcass Removal Services IFB038-25.

One bid was received by Exteriors Denver, LLC.

Fee Schedule:

Small Animal Pickup and Disposal	$200.00/each
Medium Animal Pickup and Disposal	$350.00/each
Large Animal Pickup and Disposal	$500.00/each
Carcass Not Located	$125.00/each
Multiple Carcasses Discount	25% off applicable unit price
Rabies Testing Transportation	$250.00/each
Emergency Responses	$125.00/each

Response Times will be met as required:

Small Animal	24 hours
Medium/Large Animals	12 hours
Emergency/Imminent Danger	1 hours or less

Carcass Removal will be submitted to Douglas County Public Works Operations. Rabies Testing and Transportation will be submitted to Douglas County Health Department.

RECOMMENDED ACTION: Staff recommend the Board of County Commissioners award Exteriors Denver, LLC for services of Carcass Removal

REVIEW:

Janet Herman	Approve	1/29/2026
Jeff Garcia	Approve	1/30/2026
Christie Guthrie	Approve	1/30/2026
Doug DeBord	Approve	2/4/2026

ATTACHMENTS:

Cover Page
Exterior Denver LLC

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Daniel Roberts, Assistant Director, Operations

DESCRIPTION: Carcass Removal Services

SUMMARY: Douglas County Public Works Operations went out to bid for 2026 Carcass Removal Services IFB038-25.

One bid was received by Exteriors Denver, LLC.

Fee Schedule:

Small Animal Pickup and Disposal	$200.00/each
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Carcass Removal will be submitted to Douglas County Public Works Operations. Rabies Testing and Transportation will be submitted to Douglas County Health Department.

RECOMMENDED ACTION: Staff recommend the Board of County Commissioners award Exteriors Denver, LLC for services of Carcass Removal

REVIEW:

Janet Herman	Approve	1/29/2026
Jeff Garcia	Approve	1/30/2026
Christie Guthrie	Approve	1/30/2026
Doug DeBord	Approve	2/4/2026

ATTACHMENTS:

Exterior Denver LLC

DOUGLAS COUNTY GOVERNMENT

Finance Department ~ Purchasing Division
100 Third Street, Suite 130
Castle Rock, Colorado 80104
Telephone: 303-663-6161
www.douglas.co.us

INVITATION FOR BID (IFB)
NO. 038-25
CARCASS REMOVAL SERVICES

YOUR BID RESPONSE MUST BE RECEIVED NO LATER THAN
DECEMBER 29, 2025 @ 3:00PM

BIDDER'S CERTIFICATION

We offer to provide to Douglas County the materials, supplies, products and/or services requested in accordance with the specifications and subject to the terms and conditions of the purchase(s) described herein:

BIDDER: Exteriors Denver, llc

ADDRESS: 5600 Greenwood Plaza Blvd, suite 325

CITY: Greenwood Village **STATE:** CO **ZIP:** 80111

TELEPHONE NUMBER: 970-788-2566 **FAX NUMBER:**

EMAIL: bjohnson@exteriorsdenver.com

BY: Brian Johnson
(Printed or Typed Name)

Brian Johnson
(Signature)

TAXPAYER I.D. NUMBER: 83-3726624

Signature constitutes acceptance of all terms and conditions listed on this form and all documents attached.

Bids shall be received **ELECTRONICALLY ONLY** through the Rocky Mountain E-Purchasing/BidNet System website at (www.bidnetdirect.com/colorado/douglas-county-government). All bid responses should consist of one (1) PDF document, without password protection. It is the sole responsibility of the bidder to ensure that their bid response is received on time. Bids will not be considered which are received after the time stated.

Douglas County distributes solicitation documents through the Rocky Mountain E-Purchasing/BidNet System only. Copies of solicitations obtained from other sources are not considered official copies and the County cannot attest to their accuracy. All BidNet System questions must be addressed with BidNet Vendor Support at 800-835-4603.

Douglas County Government reserves the right to reject any or all bids, to waive formalities, informalities, or irregularities contained in the said bid and furthermore, to award an agreement/contract for items herein, either in whole or in part, if it is deemed to be in the best interest of the County to do so. Additionally, the County reserves the right to negotiate optional items and/or services with the successful bidder.

EXTERIORS DENVER

ExteriorsDenver.com
(970) 788-2566

UEI: GBBSJZC7HN13
Cage: 8CLN9

Douglas County IFB #038-25
Carcass Removal Services

Submtted by:

Exteriors Denver, llc
5600 Greenwood Plaza Blvd Suite 325
Greenwood Village, CO 80111

Brian Johnson
Phone: (970) 788-2566
Email: bjohnson@exteriorsdenver.com

Submtted Method:

Rocky Mountain E-Purchasing / BidNet System

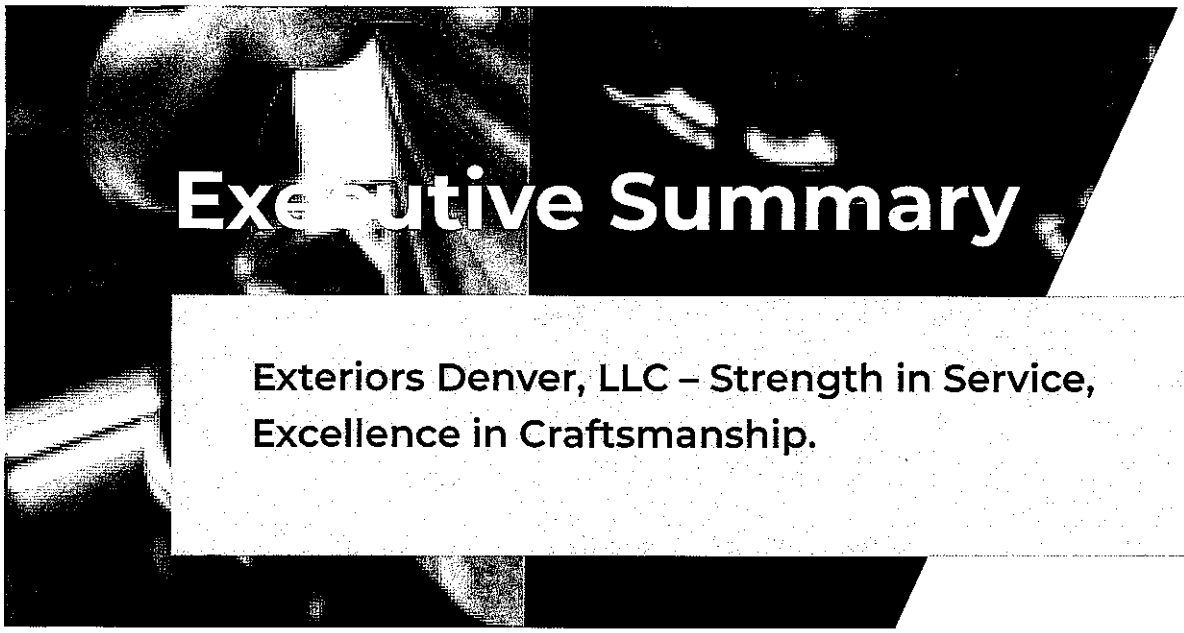
Submtted Date:

December 29, 2025

Statement:

Exteriors Denver certifies that it has reviewed and accepts all terms, conditions, and requirements of IFB No. 038-25.

Service Disabled Veteran Owned Small Business
SDVOSB
CVE



Executive Summary

Exteriors Denver, LLC – Strength in Service, Excellence in Craftsmanship.

Exteriors Denver respectfully submits this bid in response to Douglas County Invitation for Bid (IFB) No. 038-25 for Carcass Removal Services. Exteriors Denver is a Colorado-based service provider experienced in delivering timely, safety-critical field services that support public safety, environmental responsibility, and regulatory compliance.

OUr company has performed animal carcass removal and disposal services in a private capacity for commercial clients and property owners and brings additional operational expertise from military service backgrounds. This combined experience supports Exteriors Denver's ability to meet the County's requirements for 24-hour availability, defined response times, emergency response capability, and disciplined execution under demanding conditions.

Exteriors Denver proposes firm, fixed pricing for carcass removal, disposal, and authorized rabies testing transport services. All services will be performed in accordance with applicable federal, state, and county laws, using properly insured vehicles, trained personnel, and appropriate equipment. The company understands the importance of clear communication, accurate documentation, and coordination with the Douglas County Regional Communications Center and Health Department.

Exteriors Denver is committed to providing Douglas County with reliable, responsive, and professional carcass removal services that protect public safety and maintain roadway conditions throughout unincorporated Douglas County, including the City of Castle Pines and the Town of Larkspur.

Company Name: Exteriors Denver, llc
Address: 5600 Greenwood Plaza Blvd, suite 325B Greenwood Village, CO 80111
Point of Contact (POC) Name: Brian Johnson
Email Address: bjohnson@exteriorsdenver.com
Phone Number: (970) 788-2566
UEI Number: GBBSJZC7HN13

Statement of Understanding

Exteriors Denver understands that Douglas County is seeking a qualified contractor to provide 24-hour, seven-day-a-week carcass removal services for animal carcasses located on roadways within unincorporated Douglas County, including the City of Castle Pines and the Town of Larkspur.

Services include the prompt removal, transport, and lawful disposal of animal carcasses, as well as the transportation of animals requiring rabies testing when authorized by and coordinated with the Douglas County Health Department. Requests for service will be initiated through the Douglas County Regional Communications Center, and Exteriors Denver will respond in accordance with the response-time requirements outlined in the IFB.

Exteriors Denver understands and agrees to meet the County's required response times, including response within 24 hours for small animals, 12 hours for medium and large animals, and one (1) hour or less for emergency situations that present an imminent danger to public safety.

Exteriors Denver further understands that all carcass disposal must be conducted at a licensed landfill in a manner that is environmentally responsible and fully compliant with all applicable federal, state, and local laws, regulations, and codes. The company will maintain appropriate documentation, including disposal records and GPS coordinates, and will provide such documentation as required by Douglas County.

Exteriors Denver acknowledges and accepts the terms, conditions, specifications, and stipulations set forth in IFB No. 038-25 and understands that these requirements will form the basis of any agreement or contract awarded as a result of this solicitation.

Brian Johnson
Owner - U.S. Army Veteran
Exteriors Denver, llc

Company Overview

Exteriors Denver is a Colorado-based service provider experienced in delivering time-sensitive, safety-critical field services that require rapid response, strict compliance, and coordination with local, state, and federal agencies. The company has provided animal carcass removal and disposal services in a private capacity for commercial clients and property owners and performs field operations that support public safety, environmental stewardship, and regulatory compliance.

Exteriors Denver currently provides active services for Arapahoe County, the U.S. Fish and Wildlife Service, and the U.S. Space Force, requiring adherence to defined performance standards, safety protocols, and documentation requirements. This experience demonstrates the company's ability to operate within government environments, follow established procedures, and coordinate effectively with multiple stakeholders.

In addition to private-sector and government service experience, key personnel assigned to this contract bring operational expertise gained through military service, including mission-critical response operations, hazard mitigation, equipment operation, and disciplined execution under time constraints. This background directly supports the requirements of Douglas County's IFB, including 24-hour availability, emergency response capability, and reliable performance.

Exteriors Denver operates properly insured vehicles and maintains trained personnel and equipment suitable for the safe retrieval, transport, and disposal of animal carcasses. The company is accustomed to working under defined response-time requirements and understands the importance of public safety, environmental responsibility, and accurate documentation when performing services on public roadways.

Our operational approach emphasizes reliability, accountability, and professionalism. Exteriors Denver is committed to providing Douglas County with responsive service, clear communication, and full compliance with all applicable federal, state, and county laws and regulations throughout the term of any resulting agreement.

Minimum Requirements Compliance

Exteriors Denver affirms that it meets or exceeds all minimum requirements outlined in Douglas County IFB No. 038-25. Compliance is demonstrated as follows:

Background Checks:
All personnel assigned to perform services under this contract are subject to background screening in accordance with applicable requirements.

Criminal History:
Exteriors Denver affirms that no personnel assigned to this contract have prior felony convictions or pending criminal cases.

Vehicle Insurance:
Exteriors Denver maintains active and valid vehicle insurance for all vehicles used in the performance of services and will provide proof of insurance upon request.

Driver Licensing:
All drivers assigned to perform services under this contract are properly licensed to operate vehicles in the State of Colorado.

Equipment Capability:
Exteriors Denver possesses and maintains adequate vehicles, tools, and equipment necessary to safely retrieve, transport, and dispose of animal carcasses in compliance with all applicable federal, state, and county laws and regulations.

Exteriors Denver understands that qualified bidders may be subject to verification of these requirements and agrees to provide any additional documentation requested by Douglas County to demonstrate ongoing compliance.

Key Personnel

Exteriors Denver will assign qualified personnel with appropriate training and experience to perform carcass removal services under this agreement. Key personnel assigned to Douglas County include:

Brian Johnson, Operations Manager
Responsible for overall contract oversight, dispatch coordination, compliance with response-time requirements, and communication with Douglas County representatives.

Alex Davis, Field Operations Lead
Responsible for on-site carcass retrieval, transport, disposal coordination, and documentation, including GPS location reporting.

Watik Aleem, Office Administrator / Dispatcher
Responsible for receiving service requests, coordinating dispatch activities, maintaining service logs, tracking response times, and supporting documentation and invoicing requirements, including GPS location reporting.

Additional trained personnel are available as needed to ensure 24-hour, seven-day-a-week coverage, emergency response capability, and continuity of service.

References

Below is a summary of three representative projects completed by Exteriors Denver within the past five years. Each project demonstrates our experience with window and door replacement, structural integrity, and work on government or secure-access properties.

References and contact information available upon shortlisting due to federal security sensitivity.

1. Rocky Mountain Arsenal – U.S. Fish & Wildlife Service

Location: Commerce City, CO

Scope of Work: Entry and opening replacements to include windows and doors on secured-use buildings

Completion Date: Ongoing Service Agreement through 2027

Notes: Federal project requiring secure access clearance and adherence to government installation standards.

2. Arapahoe County Sheriff's Office

Location: Arapahoe County, CO

Scope of Work: Facility maintenance including overhead doors, secure entry systems, and building exterior repairs

Completion Date: Ongoing Service Agreement through 2028

Notes: Work completed in active law enforcement facility under tight security and coordination requirements.

3. Buckley Space Force Base – U.S. Department of the Air Force (Multiple Awards)

Location: Aurora, CO

Scope of Work: Exterior door and window weatherproofing and maintenance services as part of federal construction contract

Completion Date: Ongoing Service Agreement through 2030

Notes: Federal contract requiring compliance with military access protocols and project scheduling around mission-critical operations.

Conflict of Interest Disclosure

Exteriors Denver affirms that, to the best of its knowledge, there are no known conflicts of interest that would arise in connection with the performance of services under Douglas County IFB No. 038-25.

Exteriors Denver further affirms that neither the company nor any of its principals, officers, or employees has any financial or personal interest that would improperly influence, or appear to influence, the performance of the services described in this solicitation.

Should any potential conflict of interest arise during the term of any resulting agreement or contract, Exteriors Denver agrees to promptly disclose such conflict to Douglas County in writing.

Legal Disclosures

Exteriors Denver affirms that it has not been involved in any legal disputes, mediations, arbitrations, or lawsuits within the past five (5) years that would materially affect its ability to perform the services described in Douglas County IFB No. 038-25.

Should Douglas County require additional information or clarification regarding this disclosure, Exteriors Denver agrees to provide such information upon request.

Fee Schedule

All pricing is firm and fixed for the initial one-year contract period (approximately January 1, 2026 – December 31, 2026) and includes all labor, equipment, fuel, travel, disposal fees, insurance, overhead, and any other costs required to fully perform the services in compliance with the IFB specifications. Pricing reflects Douglas County's tax-exempt status.

Item	Description	Unit	Unit Price
1	Small Animal Pickup & Disposal (e.g., fox, coyote, dog, cat – generally under 50 lbs)	Per Animal	$200.00
2	Medium Animal Pickup & Disposal (e.g., deer, antelope – generally 50–200 lbs)	Per Animal	$350.00
3	Large Animal Pickup & Disposal (e.g., bear, elk, horse, cow – generally over 200 lbs)	Per Animal	$500.00
4	Carcass Not Located Fee (After reasonable on-site search using provided location information)	Per Call-Out	$125.00
5	Multiple Carcasses Discount (Two or more carcasses within a 5-mile radius of the primary location)	Discount on each additional animal	25% off applicable unit price
6	Rabies Testing Transportation (Transport only to designated laboratory as authorized by Douglas County Health Department; disposal not included)	Per Carcass	$250.00
7	Emergency Response Fee (Applied to calls requiring response within 1 hour or less for imminent public danger situations)	Per Emergency Call	$125.00

Response times will be met as required: 24 hours (small), 12 hours (medium/large or multiple), 1 hour or less (emergency/imminent danger).

All disposal will be performed at a licensed landfill in accordance with federal, state, and local regulations.

Invoices for Items 1–5 will be submitted to Douglas County Department of Public Works.

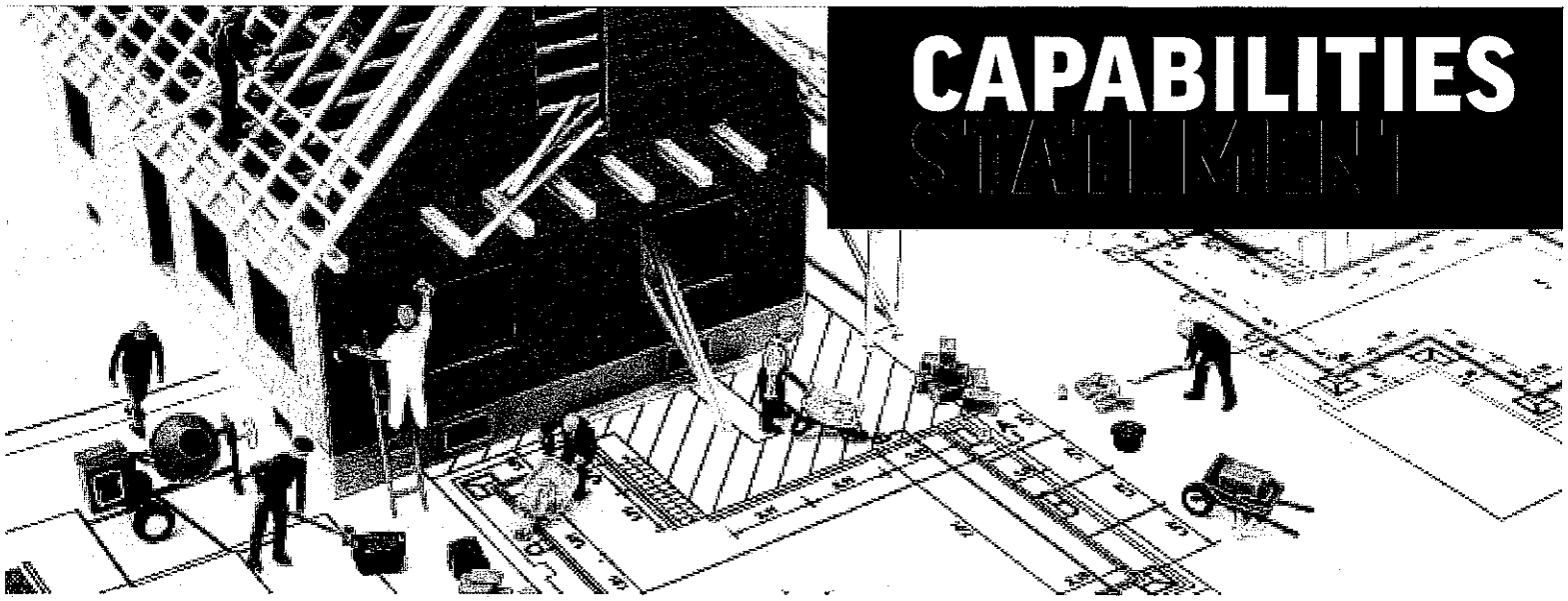
Invoices for Item 6 (rabies testing transportation) will be submitted separately to Douglas County Health Department.

GPS coordinates of each removed carcass will be included on the invoice.

We certify that the above pricing is complete, accurate, and submitted without collusion in accordance with the terms of IFB 038-25.

EXTERIORS DENVER.com

Brian Johnson - Owner - U.S. Army Veteran
bjohnson@exteriorsdenver.com | (970) 788-2566



CAPABILITIES STATEMENT

UEI# GBBSJZC7HN13 | **Cage code:** 8CLN9

Service Disabled Veteran Owned Small Business

About our Company

Exteriors Denver is a Colorado-based service provider specializing in time-sensitive, safety-critical field operations supporting public agencies and commercial clients. The company delivers reliable services requiring rapid response, regulatory compliance, and disciplined execution in dynamic environments. Exteriors Denver currently provides active services for Arapahoe County, the U.S. Fish and Wildlife Service, and the U.S. Space Force, demonstrating proven capability operating within local and federal government frameworks. Leadership experience rooted in military service reinforces a culture of accountability, operational readiness, and mission-focused performance.

Our Differentiators

- **Service Disabled Veteran Owned:** We bring the values of dedication, integrity, and service to all our projects.
- **Experience**: With over a decade of experience in the industry, our skilled professionals deliver superior craftsmanship and customer service.
- **Quality Assurance:** We believe in delivering top-notch services that comply with the highest industry standards.
- **Certified Professionals**: Our team comprises certified installers and technicians, ensuring our clients receive the highest quality of service and expertise.

NAICS codes:

- **238390** Other Building Finishing Contractors
- **238160** Roofing Contractors
- **238190** Other Foundation, Structure, & Building Exteriors
- **561720** Janitorial Services
- **238290** Other Building Equipment Contractors
- **541990** All other Professional, Scientific, and Technical Services
- **561730** Landscaping Services
- **561710** Pest Services

Past Performances:

- **U.S. Fish & Wildlife Services**
- **U.S. Department of Veterans Affairs**
- **Arapahoe County Government**
- **U.S. Space Force**
- **U.S. Army Corps of Engineers**

VA | U.S. Department of Veterans Affairs · ARAPAHOE COUNTY · US Army Corps of Engineers

Additional Documentation

DEPARTMENT OF VETERANS AFFAIRS
Center for Verification and Evaluation
Washington DC 20420

12/2/2019
In Reply Refer To: 00VE

Mr. Brian C. Johnson
Exteriors Denver, LLC
DUNS: 111634805
7265 S. Millbrook Court
Aurora, CO 80016-2561

Dear Mr. Johnson:

On behalf of the U.S. Department of Veterans Affairs (VA), Center for Verification and Evaluation (CVE), I am writing to inform you that Exteriors Denver, LLC has been verified as a Service-Disabled Veteran-Owned Small Business (SDVOSB) and added to the Vendor Information Pages (VIP) at https://www.vip.vetbiz.gov/. Exteriors Denver, LLC will be eligible to participate in Veterans First Contracting Program opportunities with VA.

This verification is valid for three (3) years from the date of this letter. Please retain a copy of this letter to confirm Exteriors Denver, LLC's continued program eligibility in accordance with 38 Code of Federal Regulations (CFR) § 74.12. You may reapply 120 days prior to your expiration date by logging in to your VIP profile.

To promote Exteriors Denver, LLC's verified status, you may use the following link to download the logo for use on marketing materials and business cards: https://www.va.gov/OSDBU/docs/cve_completed_s.jpg. In addition, please access the following link for information on the next steps and opportunities for verified businesses: https://www.va.gov/osdbu/verification/whatsNext.asp.

To ensure that Exteriors Denver, LLC is correctly listed in the Vendor Information Pages, check Exteriors Denver, LLC's profile for the verified logo. Please notify us if the logo is not present within 72 hours of receipt of this letter.

While CVE has confirmed that Exteriors Denver, LLC is presently, as of the issuance of this notice, in compliance with the regulation, Exteriors Denver, LLC must inform CVE of any changes or other circumstances that would adversely affect its eligibility. Eligibility changes not reported to CVE within 30 days could result in a referral to the Office of Inspector General (OIG), a referral to the Debarment and Suspension Committee, and the initiation of cancellation proceedings—all of which could result in Exteriors Denver, LLC being removed from the VIP Verification Program.

Please be advised all verified businesses may be required to participate in one or more post-verification audits at CVE's discretion. Additionally, this letter and other information pertaining to Exteriors Denver, LLC's verification application may be subject to Freedom of Information Act (FOIA) requests. However, FOIA disclosures include exceptions regarding the personal privacy of individuals, and VA policy similarly provides limitations on the release of individual records.

If Exteriors Denver, LLC receives a negative size determination from the U.S. Small Business Administration (SBA), CVE must act in accordance with 38 CFR § 74.2(e). Also note, if at any time Exteriors Denver, LLC discovers that it fails to meet the size standards for any NAICS Code(s) listed on its VIP profile, CVE requires such NAICS Code(s) be removed within five (5) business days. If the NAICS Code(s) are not removed within the allotted five (5) business days, CVE may request SBA conduct a formal size determination. In addition, CVE may initiate a referral to OIG, a referral to the Debarment and Suspension Committee, and pursue cancellation proceedings. All of the aforementioned referrals and procedures could result in Exteriors Denver, LLC being removed from the VIP Verification Program.

Thank you for your service to our country and for continuing to serve America through small business ownership.

Sincerely,

Thomas J. McGrath

Thomas McGrath
Director
Center for Verification and Evaluation

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Amy Strouthopoulos, Pavement Management Supervisor

DESCRIPTION: Amendment No.2 to the On-Call Landscape Services Contract with RG Landscaping Services LLC for an Amount not to Exceed $100,000.00, Douglas County Project Number CI 2025-006.

SUMMARY: This Public Contract for Services (PCS) consists of landscaping and property restoration services at various locations throughout Douglas County that are associated with the 2025 Contracted Maintenance projects, primarily for the projects associated with the 2025 Sidewalk Repair and Curb Ramp Retrofit Project. RG Landscaping Services was selected through an RFP process in December 2024.

The County originally agreed to a Maximum Contact Expenditure for services in the amount of $100,000.00. Amendment 1 added $50,000.00 and this Amendment 1 adds an additional $100,000.00 and extends the contract duration by one year.

Funding for the full amount of $100,000.00 for this amendment will come from Business Unit 800100 in Fund 200.

RECOMMENDED ACTION: Approval of Amendment No. 1 to the On-Call Landscape Services Contract with RG Landscaping Services, LLC for an amount not to exceed $100,000.00, Douglas County Project Number CI 2025-006.

REVIEW:

Kristina Mann	Approve	1/23/2026
Jeff Garcia	Approve	1/30/2026
Christie Guthrie	Approve	1/30/2026
Doug DeBord	Approve	2/4/2026

ATTACHMENTS:

Cover Page
Amendment to PCS - RG Landscaping Services

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Amy Strouthopoulos, Pavement Management Supervisor

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The County originally agreed to a Maximum Contact Expenditure for services in the amount of $100,000.00. Amendment 1 added $50,000.00 and this Amendment 1 adds an additional $100,000.00 and extends the contract duration by one year.

Funding for the full amount of $100,000.00 for this amendment will come from Business Unit 800100 in Fund 200.

RECOMMENDED ACTION: Approval of Amendment No. 1 to the On-Call Landscape Services Contract with RG Landscaping Services, LLC for an amount not to exceed $100,000.00, Douglas County Project Number CI 2025-006.

REVIEW:

Kristina Mann	Approve	1/23/2026
Jeff Garcia	Approve	1/30/2026
Christie Guthrie	Approve	1/30/2026
Doug DeBord	Approve	2/4/2026

ATTACHMENTS:

Amendment to PCS - RG Landscaping Services

AMENDMENT TO PUBLIC CONTRACT FOR SERVICES
ON-CALL LANDSCAPE AND PROPERTY RESORATION SERVICES FOR CONTRACT MAINTENANCE PROJECTS
DOUGLAS COUNTY PROJECT NUMBER CI 2025-006
AMENDMENT NUMBER TWO (2)
PURCHASE ORDER NUMBER: NEW PO (original PO #2025204)
ACCOUNT NUMBER: 800100.444700

THIS AMENDMENT is entered into as of this _____ day of _____, 2026, by and between the Board of County Commissioners of the County of Douglas, State of Colorado (the "County"), and RG Landscaping Services, LLC (the "Consultant").

WHEREAS, the County and the Consultant entered into a certain Public Contract for Services dated February 11, 2025 (the "Contract"); and

WHEREAS, the County and the Consultant originally agreed to a Maximum Contract Expenditure for services in the amount of **$100,000.00.** Compensation for additional work associated with Amendment Number One (1) was **$50,000.00**; and compensation for the additional work associated with this Amendment Number Two (2) shall be **$100,000.00**; and

WHEREAS, the County and the Consultant desire to amend the Contract by increasing the Maximum Contract Expenditure which may be paid to the Consultant, by adding additional payment terms, and extending the Term; and

WHEREAS, the County has budgeted and appropriated the necessary funds to satisfy the financial obligations set forth in the Contract.

NOW, THEREFORE, the parties hereto mutually agree as follows:

1. Section 4 of the Contract is hereby amended to read:

"**Maximum Contract Expenditure.** Any other provision of this Contract notwithstanding and pursuant to Section 29-1-110, C.R.S., the amount of funds appropriated for this Contract is $250,000.00. In no event shall the County be liable for payment under this Contract for any amount in excess thereof. The County is not under obligation to make any future apportionment or allocation to this Contract nor is anything set forth herein a limitation of liability for Consultant. Any potential expenditure for this Contract outside the current fiscal year is subject to future annual appropriation of funds for any such proposed expenditure.

THE COST OF THIS ADDITIONAL WORK SHALL NOT EXCEED: $ 100,000.00

PREVIOUSLY APPROVED PCS REVISIONS: $ 50,000.00

TOTAL FOR ALL PCS REVISIONS (TO DATE): $ 150,000.00

TOTAL FOR ORIGINAL PCS: $ 100,000.00

GRAND TOTAL INCLUDING ALL PCS REVISIONS SHALL NOT EXCEED: $ 250,000.00

ACTUAL TIME AND MATERIALS FOR SERVICES PROVIDED SHALL BE BILLED MONTHLY.

AMENDMENT TO PUBLIC CONTRACT FOR SERVICES
ON-CALL LANDSCAPE AND PROPERTY RESORATION SERVICES FOR CONTRACT MAINTENANCE PROJECTS
DOUGLAS COUNTY PROJECT NUMBER CI 2025-006
AMENDMENT NUMBER TWO (2)
PURCHASE ORDER NUMBER: NEW PO (original PO #2025204)
ACCOUNT NUMBER: 800100.444700

2. Section 5 of the Contract is hereby amended to read:

"Term. It is mutually agreed by the parties that the term of this Contract shall commence as of 12:01 a.m. on February 12, 2025 and terminate at 12:00 a.m. on December 31, 2026. This Contract and/or any extension of its original term shall be contingent upon annual funding being appropriated, budgeted and otherwise made available for such purposes and subject to the County's satisfaction with all products and services received during the preceding term."

3. **Exhibit B** of the Contract is hereby amended by adding the payment terms related to the additional work contained in the attached Exhibit B-2, incorporated herein by this reference.

4. The remainder of the Contract shall remain in full force and effect.

AMENDMENT TO PUBLIC CONTRACT FOR SERVICES
ON-CALL LANDSCAPE AND PROPERTY RESORATION SERVICES FOR CONTRACT MAINTENANCE PROJECTS
DOUGLAS COUNTY PROJECT NUMBER CI 2025-006
AMENDMENT NUMBER TWO (2)
PURCHASE ORDER NUMBER: NEW PO (original PO #2025204)
ACCOUNT NUMBER: 800100.444700

IN WITNESS WHEREOF, the County and Consultant have executed this Amendment as of the date first above written.

RG Landscaping Services, LLC

BY:_____

TITLE:_____

DATE:_____

Signature of Notary Public Required:

STATE OF _____)
) ss.
COUNTY OF _____)

The foregoing instrument was acknowledged before me this _____ day of _____, 2020, by _____.

Witness my hand and official seal

_____
Notary Public

My commission expires: _____

APPROVED AS TO CONTENT:

_____
DOUGLAS J. DEBORD DATE
County Manager

APPROVED BY DEPARTMENT:

_____
JANET HERMAN, P.E. DATE
Director of Public Works

APPROVED AS TO FISCAL CONTENT:

_____
CHRISTIE GUTHRIE DATE
Director of Finance

APPROVED AS TO LEGAL FORM:

_____
CHRIS PRATT DATE
Senior Assistant County Attorney

BOARD OF COUNTY COMMISSIONERS:

_____
GEORGE TEAL
Chair

ATTEST:

_____
HAYLEY HALL
Clerk to Board

AMENDMENT TO PUBLIC CONTRACT FOR SERVICES
ON-CALL LANDSCAPE AND PROPERTY RESORATION SERVICES FOR CONTRACT MAINTENANCE PROJECTS
DOUGLAS COUNTY PROJECT NUMBER CI 2025-006
AMENDMENT NUMBER TWO (2)
PURCHASE ORDER NUMBER: NEW PO (original PO #2025204)
ACCOUNT NUMBER: 800100.444700

PROJECT MANAGER REQUIRED TO COMPLETE:

Name of Contact at Consultant's Place of Business: Ramon Gutierrez

Email Address of Contact: rgls@live.com

Phone # of Contact: 720-621-8603

Address of Contact: 7771 Shoshone St.
Denver, CO 80221

Exhibit B-2

ITEM NO.	DESCRIPTION	QUANTITY	UNIT	UNIT COST	COST
1	MOBILIZATION (M-F)(7am-5pm)	10	EA	$800.00	$8,000.00
2	MOBILIZATION (M-SUN)(5pm-7am)	2	EA	$800.00	$1,600.00
3	LANDSCAPE RESTORATION (LABOR)	415	M/HR	$150.00	$62,250.00
4	LANDSCAPE RESTORATION (EQUIP)	80	HR	$250.00	$20,000.00
5	MAILBOX REPLACEMENT	4	EA	$715.00	$2,860.00
6	F/A MINOR CONTRACT REVISIONS	1	F/A	$5,290.00	$5,290.00
				TOTAL	**$100,000.00**

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Zachary Humbles, P.E., Special Projects Engineer

DESCRIPTION: Professional Services Contract with Water and Earth Technologies, for the 2026 Flood Protection Infrastructure Hydraulics & Hydrology Operations & Maintenance Project in the Amount of $248,010.00, Douglas County Project Number SP 2026-001.

SUMMARY: The Project will enable Douglas County to continue to operate the gauge network, along with related flood protection infrastructure (dams, for example) require on-going technical support. Economizing the antiquated or redundant infrastructure is a priority. As part of this effort, multiple agencies, boards, and, in some instances, public outreach generate the need to develop complex, multifaceted design solutions that respect a myriad of considerations. Advanced hydraulic and hydrologic study and modeling is required to satisfy these requirements which include fully, but are not limited to, 2D (SRH) SEDCAD flow modeling to determine water surfaces elevations base flood elevations for a wide variety of events, Federal Emergency Management Agency permitting, US Army Corps of Engineers 404 and related permitting, city and county Ordinary High Water Mark boundary determinations, Mile High Flood District coordination, US Fish & Wildlife habitat impacts and wetland modeling. An immediate application of the advanced Hydraulics & Hydrology studies is the Douglas County Public Works Engineering Dam Decision teams' interest in ensuring that dam Operations & Maintenance, modification, and related efforts create no impact or enable mitigation design.

Water and Earth Technologies was selected based on their proven performance history serving Douglas County with excellent results and sustaining gauge data delivery through a broad network of remote gauges. In addition, they also provide a very cost-competitive suite of analytical services to inform the continued economization of the same network. There are only two responsive gauge network operators in the front range, and only one of them also has an in-house suite to support infrastructure reduction modeling. Funding for this contract will come from BU 800506, Fund 200.

RECOMMENDED ACTION: Approval of the Professional Services Contract (PCS) with Water and Earth Technologies (WET), for the 2026 Flood Protection Infrastructure Hydraulics & Hydrology Operations & Maintenance Project in the amount of $248,010, Douglas County Project Number SP 2026-001.

REVIEW:

Kristina Mann	Approve	1/28/2026
Jeff Garcia	Approve	1/30/2026
Christie Guthrie	Approve	1/30/2026
Doug DeBord	Approve	2/4/2026

ATTACHMENTS:

Cover Page
Contract - Water and Earth Tech - Flood Gauge

MEETING DATE: February 10, 2026

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REVIEW:

Kristina Mann	Approve	1/28/2026
Jeff Garcia	Approve	1/30/2026
Christie Guthrie	Approve	1/30/2026
Doug DeBord	Approve	2/4/2026

ATTACHMENTS:

Contract - Water and Earth Tech - Flood Gauge

PUBLIC CONTRACT FOR SERVICES

THIS PUBLIC CONTRACT FOR SERVICES (the "Contract") is made and entered into this _____ day of _____, 20___, by and between the **BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF DOUGLAS, STATE OF COLORADO** (the "County"), and WATER AND EARTH TECHNOLOGIES, INC., a Colorado Corporation authorized to do business in Colorado (the "Consultant").

RECITALS

WHEREAS, the County is undertaking certain activities for **2026 Flood Gauge O&M Flood H&H Project, Douglas County Project Number SP 2026-001**; and

WHEREAS, the County desires to engage the Consultant to render certain professional services and assistance in connection with such undertakings of the County; and

WHEREAS, the Consultant has the ability to assist the County through its professional expertise, knowledge, and experience and is ready, willing and able to provide such services, subject to the conditions hereinafter set forth.

NOW, THEREFORE, for and in consideration of the premises and other good and valuable consideration, the parties agree as follows:

1. LINE OF AUTHORITY: Zachary Humbles, P.E. (the "Authorized Representative"), is designated as Authorized Representative of the County for the purpose of administering, coordinating and approving the work performed by the Consultant under this Contract.

2. SCOPE OF SERVICES: All services described in Exhibit A, attached hereto and incorporated herein, shall be performed by Consultant.

The County may, from time to time, request changes to the scope of services to be performed hereunder. Such changes, including any increase or decrease in the amount of the Consultant's compensation, which are mutually agreed upon between the County and Consultant, shall be in writing and shall become part of this Contract upon execution.

The Consultant agrees to diligently and professionally perform all the services described herein in a manner satisfactory to the Authorized Representative. It is also understood and agreed that the Consultant shall not, in performing services hereunder, undertake any action or activity prohibited by the terms of any lease, permit, license or other agreement in effect during the term hereof between the Consultant and the County for the use and occupancy by the Consultant of any County facilities or space.

3. COMPENSATION: Subject to the maximum contract liability and all other provisions of this Contract, the County agrees to pay to the Consultant, and the Consultant agrees to accept payment as described in Exhibit B, attached hereto and incorporated herein, during the term hereof, in accordance with the terms set forth herein.

4. MAXIMUM CONTRACT EXPENDITURE: Any other provision of this Contract notwithstanding and pursuant to Section 29-1-110, C.R.S., the amount of funds appropriated for this Contract is TWO HUNDRED FORTY EIGHT THOUSAND TEN Dollars ($248,010.00) for fiscal year 2026. In no event shall the County be liable for payment under this Contract for any amount in excess thereof. The County is not under obligation to make any future apportionment or allocation to this Contract nor is anything set forth herein a limitation of liability for Consultant. Any potential expenditure for this Contract outside the current fiscal year is subject to future annual appropriation of funds for any such proposed expenditure.

5. TERM: It is mutually agreed by the parties that the term of this Contract shall commence as of 12:01 a.m. on February 5th, 2026, and terminate at 12:00 a.m. on February 4th, 2028. This Contract and/or any extension of its original term shall be contingent upon annual funding being appropriated, budgeted and otherwise made available for such purposes and subject to the County's satisfaction with all products and services received during the preceding term.

6. INVOICING PROCEDURES: Payments shall be made to the Consultant based upon invoices submitted by the Consultant, provided such invoices have been approved by the Authorized Representative. Payments will be made to the Consultant within thirty (30) days, or within a mutually agreed upon period after County has received complete invoices from the Consultant. The County reserves the right to require such additional documentation, including monthly activity reports detailing the Consultant's activities and services rendered, as the County deems appropriate to support the payments to the Consultant. The signature of an officer of the Consultant shall appear on all invoices certifying that the invoice has been examined and found to be correct.

7. CONFLICT OF INTEREST: The Consultant agrees that no official, officer or employee of the County shall have any personal or beneficial interest whatsoever in the services or property described herein, and the Consultant further agrees not to hire, pay, or contract for services of any official, officer or employee of the County. A conflict of interest shall include transactions, activities or conduct that would affect the judgment, actions or work of the Consultant by placing the Consultant's own interests, or the interest of any party with whom the Consultant has a contractual arrangement, in conflict with those of County.

8a. INDEMNIFICATION-GENERAL: The County cannot and by this Contract does not agree to indemnify, hold harmless, exonerate or assume the defense of the Consultant or any other person or entity whatsoever, for any purpose whatsoever. Provided that the claims, demands, suits, actions or proceedings of any kind are not the result of professional negligence, the Consultant shall defend, indemnify and hold harmless the County, its commissioners, officials, officers, directors, agents and employees from any and all claims, demands, suits, actions or proceedings of any kind or nature whatsoever, including Workers' Compensation claims, in any way resulting from or arising from the services rendered under this Contract; provided, however, that the Consultant need not indemnify or save harmless the County, its officers, agents and employees from damages resulting from the sole negligence of the County's commissioners, officials, officers, directors, agents and employees. Further, this indemnification is intended to comply with and be subject to C.R.S. 13-50.5-102 (8), as amended from time to time.

8b. INDEMNIFICATION FOR PROFESSIONAL NEGLIGENCE: The Consultant shall indemnify and hold harmless the County and any of its commissioners, officials, officers, directors, agents and employees from and against damages, liability, losses, costs and expenses, including reasonable attorney's fees, but only to the extent caused by the negligent acts, errors or omissions of the Consultant, its employees, agents or subcontractors, or others for whom the Consultant is legally liable, in the performance of professional services under this Contract. The Consultant is not obligated under this sub-section 8b to indemnify the County for the negligent acts of the County or any of its commissioners, officials, officers, directors, agents and employees.

9. INDEPENDENT CONTRACTOR: The Consultant is an independent contractor and is free to perform services for other clients. Notwithstanding any provision of this Contract, all personnel assigned by the Consultant to perform work under this Contract shall be and remain at all times, employees of the Consultant for all purposes. THE INDEPENDENT CONTRACTOR IS NOT ENTITLED TO WORKERS' COMPENSATION OR UNEMPLOYMENT BENEFITS THROUGH THE COUNTY AND IS OBLIGATED TO PAY FEDERAL AND STATE INCOME TAX ON ANY MONIES EARNED PURSUANT TO THE CONTRACT RELATIONSHIP.

10. NO WAIVER OF GOVERNMENTAL IMMUNITY ACT: The parties hereto understand and agree that the County, its commissioners, officials, officers, directors, agents and employees, are relying on, and do not waive or intend to waive by any provisions of this Contract, the monetary limitations or any other rights, immunities and protections provided by the Colorado Governmental Immunity Act, §§ 24-10-101 to 120, C.R.S., or otherwise available to the County.

11. ASSIGNMENT: The Consultant covenants and agrees that it will not assign or transfer its rights hereunder, or subcontract any work hereunder, either in whole or in part without the prior written approval of the Authorized Representative. Any attempt by the Consultant to assign or transfer its rights hereunder shall, at the option of the Authorized Representative, void the assignment or automatically terminate this Contract and all rights of the Consultant hereunder.

12. COUNTY REVIEW OF RECORDS: The Consultant agrees that, upon request of the Authorized Representative, at any time during the term of this Contract, or three (3) years thereafter, it will make full disclosure to the County and make available for inspection and audit upon request by the Authorized Representative, the County Director of Finance, or any of their authorized representatives, all of its records associated with work performed under this Contract for the purpose of making an audit, examination or excerpts. The Consultant shall maintain such records until the expiration of three (3) years following the end of the term of this Contract.

13. OWNERSHIP OF DOCUMENTS: Drawings, specifications, guidelines and any other documents prepared by the Consultant in connection with this Contract shall be the property of the County.

14. ASSIGNMENT OF COPYRIGHTS: The Consultant assigns to the County the copyrights to all works prepared, developed, or created pursuant to this Contract, including the

right to: 1) reproduce the work; 2) prepare derivative works; 3) distribute copies to the public by sale, rental, lease, or lending; 4) perform the works publicly; and 5) to display the work publicly. The Consultant waives its rights to claim authorship of the works, to prevent its name from being used wrongly in connection with the works, and to prevent distortion of the works.

15. TERMINATION: The County shall have the right to terminate this Contract, with or without cause, by giving written notice to the Consultant of such termination and specifying the effective date thereof, which notice shall be given at least ten (10) days before the effective date of such termination. In such event, all finished or unfinished documents, data, studies and reports prepared by the Consultant pursuant to this Contract shall become the County's property. The Consultant shall be entitled to receive compensation in accordance with this Contract for any satisfactory work completed pursuant to the terms of this Contract prior to the date of notice of termination. Notwithstanding the above, the Consultant shall not be relieved of liability to the County for damages sustained by the County by virtue of any breach of the Contract by the Consultant.

16. NOTICES: Notices concerning termination of this Contract, notices of alleged or actual violations of the terms or provisions of this Contract, and all other notices shall be made as follows:

by the Consultant to:	Zachary Humbles, P.E., Douglas County Department of Public Works 100 Third Street, Suite 220 Castle Rock, CO 80104 (303) 660-7490
with a copy to:	E-mail: zhumbles@douglas.co.us Douglas County Attorney's Office 100 Third Street Castle Rock, CO 80104 (303) 660-7414 E-mail: attorney@douglas.co.us
and by the County to:	Water & Earth Technologies, Inc. 1225 Red Cedar Circle, Suite A Fort Collins, CO. 80524 Attn: Markus Ritsch Phone:(970)225-6080 E-mail: mritsch@water-and-earth.com

Said notices shall be delivered personally during normal business hours to the appropriate office above, or by prepaid first-class U.S. mail, via facsimile, or other method authorized in writing by the Authorized Representative. Mailed notices shall be deemed effective upon receipt or three (3) days after the date of mailing, whichever is earlier. The parties may from time to time designate substitute addresses or persons where and to whom such notices are to be mailed or delivered, but such substitutions shall not be effective until actual receipt of written notification.

17. NONDISCRIMINATION: In connection with the performance of work under this Contract, the Consultant agrees not to refuse to hire, discharge, promote or demote, or to discriminate in matters of compensation against any person otherwise qualified, solely because of race, color, religion, national origin, gender, age, military status, sexual orientation, marital status, or physical or mental disability.

18. GOVERNING LAW; VENUE: This Contract shall be deemed to have been made in and construed in accordance with the laws of the State of Colorado. Venue for any action hereunder shall be in the District Court, County of Douglas, State of Colorado. The Consultant expressly waives the right to bring any action in or to remove any action to any other jurisdiction, whether state or federal.

19. COMPLIANCE WITH ALL LAWS AND REGULATIONS: All of the work performed under this Contract by the Consultant shall comply with all applicable laws, rules, regulations and codes of the United States and the State of Colorado. The Consultant shall also comply with all applicable ordinances, regulations, and resolutions of the County and shall commit no trespass on any public or private property in the performance of any of the work embraced by this Contract.

20. SEVERABILITY: In the event any of the provisions of this Contract are held to be unenforceable or invalid by any court of competent jurisdiction, the validity of the remaining provisions shall not be affected. Should either party fail to enforce a specific term of this Contract it shall not be a waiver of a subsequent right of enforcement, nor shall it be deemed a modification or alteration of the terms and conditions contained herein.

21. NO THIRD-PARTY BENEFICIARIES: The enforcement of the terms and conditions of this Contract and all rights of action relating to such enforcement, shall be strictly reserved to the County and the Consultant, and nothing contained in this Contract shall give or allow any such claim or right of action by any other or third person under such Contract.

22. ADVERTISING AND PUBLIC DISCLOSURE: The Consultant shall not include any reference to this Contract or services performed pursuant to this Contract in any of Consultant's advertising or public relations materials without first obtaining the written approval of the Douglas County Public Affairs Director. Nothing herein, however, shall preclude the transmittal of any information to officials of the County, including without limitation, the County Manager, Assistant County Manager, and the Board of County Commissioners. Notwithstanding the foregoing, upon completion of the project, Consultant shall have the right to accurately represent their role, contractual relationship, and work performed under this Contract in client proposals for the purposes of establishing work experience.

23. PRIORITY OF PROVISIONS: In the event that any terms of this Contract and any Exhibit, attachment, or other referenced document are inconsistent, the following order of priority shall control:

1st This Contract, Sections 1 through 28
2nd Request for Proposal (if applicable)
3rd Exhibit C- Insurance Requirements

4th Exhibit A- Scope of Services
5th Exhibit B- Method of Payment
6th Response to Request for Proposal (if applicable).

24. HEADINGS; RECITALS: The headings contained in this Contract are for reference purposes only and shall not in any way affect the meaning or interpretation of this Contract. The Recitals to this Contract are incorporated herein.

25. ENTIRE AGREEMENT: The parties acknowledge and agree that the provisions contained herein constitute the entire agreement and that all representations made by any commissioner, official, officer, director, agent or employee of the respective parties unless included herein are null and void and of no effect. No alterations, amendments, changes or modifications to this Contract, except those which are expressly reserved herein to the Authorized Representative, shall be valid unless they are contained in writing and executed by all the parties with the same formality as this Contract.

26. INSURANCE: The Consultant shall be required to maintain the insurance requirements provided in Exhibit C, attached hereto and incorporated herein by reference. The Consultant shall provide evidence that such requirements have been met and shall provide updated information to the County in the event any changes are made to the Consultant's insurance coverage during the term of this Contract.

27. COUNTY EXECUTION OF AGREEMENT: This Contract is expressly subject to, and shall not be or become effective or binding on the County, until execution by all signatories of the County.

28. FORCE MAJEURE: No party shall be liable for failure to perform hereunder if such failure is the result of *force majeure*. Any time limit shall be extended for the period of any delay resulting from any *force majeure*, or this Contract may be terminated if such delay makes performance of the Contract impossible or impracticable. *Force majeure* shall mean causes beyond the reasonable control of a party against which it would have been unreasonable for the affected party to take precautions and which the affected party cannot avoid even by using its best efforts, such as, but not limited to, natural disasters of overwhelming proportions, exceptional adverse weather conditions, acts of God, acts of war, strikes, work stoppages, fire or other catastrophic casualty or action of non-party government authorities.

IN WITNESS WHEREOF, the County and the Consultant have executed this Contract as of the above date.

WATER AND EARTH TECHNOLOGIES, INC.

BY:_____ **ATTEST: (if a corporation)**

Printed Name_____ **_____**

Title:_____ **Title:_____**

DATE:_____

Signature of Notary Public Required:

STATE OF _____)
) ss.
COUNTY OF _____)

The foregoing instrument was acknowledged before me this _____ day of _____, 20_____, by _____.

Witness my hand and official seal

_____
Notary Public

My commission expires: _____

BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF DOUGLAS

_____
, CHAIR Date

APPROVED AS TO CONTENT:

_____
DOUGLAS J. DEBORD Date
COUNTY MANAGER

ATTEST

_____
Deputy Clerk **Date**

DEPARTMENT OF PUBLIC WORKS ENGINEERING:

_____
JANET HERMAN, P. E. Date
Director of Public Works

APPROVED AS TO FISCAL CONTENT: **APPROVED AS TO LEGAL FORM:**

ANDREW COPLAND **Date**	**Chris Pratt** **Date**
Director of Finance	**Senior Assistant County Attorney**

I. SCOPE OF WORK

Water & Earth Technologies, Inc. (WET) will provide services to Douglas County (County) for maintaining an ALERT real-time flood warning system, upgrading several of the ALERT stations, and for providing hydrologic and hydraulic engineering services. The scope of work is summarized in this document. The duration of this scope of work is two years (2026 and 2027). This proposal includes several categories of work including: maintaining a Flood Warning System, upgrading two stream gages, upgrading several stations in the Hayman burn area, sound monitoring, and hydrologic and hydraulic engineering services.

A. Maintenance of Real-Time Flood Warning System

Water & Earth Technologies, Inc. will operate and maintain the Real-Time Flood Warning System in the Hayman Burn area, owned by Douglas County (County), for a period of 2-years. This system includes weather stations, stream gages, and reservoir depth gages that remotely-monitor and radio-transmits hydrologic data to a base station. The base station decodes radio transmissions and connects to a database for weather and flood-warning monitoring. There are additional gages owned by the County where Mile High Flood District (MHFD) covers the maintenance costs, while Douglas County covered the original installation cost, and incurs costs for equipment replacement. Most of the gage work will be dedicated to the proactive maintenance of the existing Hayman ALERT stations, and the ALERT2 weather stations.

Routine maintenance of the installed gage hardware is required in order to ensure the collection and transmission of accurate, reliable, and timely data. WET will visit each monitoring site two times per year, once in late spring to inspect and verify all equipment is operational for the system and once in July for a mid-season inspection of equipment. Because of the higher elevations in the Hayman area and the associated snowpack, WET anticipates the spring turn-on will occur in late April or early May of each year. The West Creek Repeater will be visited once per year in the late spring as the weather allows. All stations including the two weather stations at West Creek Fire and Trumbull Fire will remain operational throughout the year. Turning the station on and off will be coordinated with the County.

Labor costs, and other direct costs (ODC's) will be invoiced upon project completion, or monthly if the project is not completed by the end of the month. The labor rates for hydrology and hydraulic analysis are shown in Exhibit B. ODC's will be billed directly in an invoice (there is no markup for ODC's). This task also includes spare equipment.

Gage Locations included in this scope of work:
1. Four Mile Creek (5720) – upgrade to ALERT2
2. Trail Creek (5740) – upgrade to ALERT2
3. Stump Bump (5810) – upgrade to ALERT2
4. Cedar Mountain (5860) – upgrade to ALERT2
5. Hackett Mountain (5880) – upgrade to ALERT2
6. West Creek Radio Repeater – routine maintenance
7. West Creek Fire Station (100270) – routine maintenance
8. Trumbull Fire Station (100260) – upgrade to ALERT2
9. Y Camp Road at Horse Creek– upgrade to ALERT2
10. NRCS FP-B1 Baldwin Gulch Dam – routine maintenance
11. NRCS WCC-7 Dam – routine maintenance

Maintenance Tasks for Real-Time Flood Warning System

Each monitoring station will be visited two times per year to perform the following work.

1 - Power System Checks; Check the battery to ensure it is being charged by the solar panel; Check the battery terminals for signs of corrosion or loose connections; Check the voltage from the solar panel at inputs to the voltage regulator to verify that the solar panel is functioning properly; Clean the solar panel and check the voltage regulator to verify it is functioning properly.

2 - Antenna System Checks. This involves checking the forward and reflected power of the antenna system using a wattmeter, inspecting the antenna cables for signs of deterioration, inspect the antenna cable connectors for signs of corrosion, inspecting the antenna for missing or broken ground plane elements, inspecting the lightning arrestor for signs of corrosion or visible damage.

3 - Rain Gage Checks. Perform a dynamic calibration test on each tipping bucket using 946 milliliters of water and a rainfall rate of 6 inches per hour. Adjust tipping buckets if the dynamic calibration shows a deviation of more than 2 %. Clean the funnels, screens, and tipping bucket mechanism. Re-level the rain gage. Verify the recording and transmission of each tip at the transmitter.

4 - Pressure Transducer Checks. Verify the current pressure versus voltage output curve using a two-point pressure test. If the two-point pressure test shows a deviation in the linear calibration curve, re-calibrate the PT using a five-point pressure test. Flush the riser pipe and hydraulic intake to clear any sediment that may have accumulated. Clear the hydraulic intake if it is buried or clogged with sediment.

5 - Transmitter Checks. Check the sensor connections to the transmitter to ensure there are no loose or broken connectors. Check the radio output power with a wattmeter. Replace desiccant packs twice per year. Verify that rain tips and PT stage readings are being recorded correctly.

6 - General Site Maintenance. Visually inspect the standpipe and PT riser pipe for signs of vandalism. Fill any holes found in the standpipe with silicone sealant. Remove any debris that may have accumulated in the stream channel around the riser pipe and hydraulic intake.

7 - Web Access of Data. Digital information from each ALERT station will be available at no cost to the County from the MHFD NovaStar5 data servers. The MHFD maintains redundant data collection servers that provide web-based access to all ALERT data for their constituency. The MHFD web links for data access and display including real-time flood detection and forecast products are located at:
http://alert5.udfcd.org/LDAD/gmapV3.html
https://alert5.udfcd.org/

8 - Year End Report. WET will provide a year-end report after the monitoring system is shut down in October. The report will include copies of all maintenance activity from our Maintenance Tracker system. These reports will be numbered sequentially and can be inserted to the maintenance records already on file with the County. The final report will document the current installed inventory with associated cost value, spare inventory with cost value and recommendations for system improvements at each site. The final report will document the sites that are transmitting as ALERT2 and those stations requiring ALERT2 upgrades. In the off season, WET will install the ALERT2 upgrade kits, configure and test the new units and make ready for spring deployment.

B. Upgrade Sellers Gulch at Haystack

WET proposes to convert Sellers Gulch at Haystack from a PT to a radar site. The existing PT and riser pipe are buried under several feet of sand, due to channel geomorphological change. A radar measures water surface from above the channel bed, typically from a bridge, which avoids future problems from siltation. The channel would be surveyed and a new stage-discharge rating developed for the radar.

C. Cherry Creek at Prairie Canyon

Several PT's have died at this site (much more frequently than should be expected), and WET personnel believe the old datalogger is causing the problem. WET proposes to upgrade the datalogger to a current model to increase station reliability.

D. Upgrade Hayman Gages from ALERT to ALERT2

This task includes upgrading the last six stations in the Hayman gage network from the legacy ALERT protocol to ALERT2 (all other Hayman gages have already been updated to ALERT2). Five stations are rain gages, and the sixth station is a weather station/repeater. Upgrading to ALERT2 will require additional hardware, and labor for testing and installation. The benefits of upgrading to ALERT2 will be greater reliability of transmissions during adverse weather and flood events.

E. Sound Monitoring

This proposal includes maintenance, and annual data and cloud subscriptions for three sound measuring devices. WET recently procured three sound monitoring devices on behalf of Douglas County and is currently bench testing the equipment. The equipment will be deployed to a shooting range and surrounding communities under the direction of Douglas County to quantify noise and noise reduction at the shooting range after constructing engineering controls.

Each sound monitoring device has a cellular modem that uploads sound data to a cloud-based database. The equipment vendor, Larson Davis, charges an $800 annual fee for the cloud service and data plan per device, and an annual renewal is included in this proposal.

F. Hydrologic & Hydraulic Engineering Services

Water & Earth Technologies, Inc. (WET) will provide analysis of hydrology and hydraulics for the County. These hydrologic and hydraulic analyses will occur on multiple sites as assigned by County PW Engineering Staff primarily in support of the County gages and dams regulatory safety, OEM, and O&M related processes as well as additional related work.

Hydrologic and hydraulic analyses, and any engineering design will be performed by a Colorado-registered professional engineer. A technician may periodically assist with preliminary model set-up, and field reconnaissance, but all projects will be managed by a professional engineer. The County may request specific projects, on an as-needed basis, with WET that may include hydrologic and hydraulic analysis. The as-needed projects will fall under one of the following 10 tasks.

TASKS

1 – Survey and update stage-discharge ratings as needed. Periodically, a stage-discharge rating may need to be updated due to channel geomorphological change. There are several stations that should evaluated for rating updates due to channel geomorphological change including Sellers Gulch at Haystack, Cherry Creek at Cottonwood, East Plum Creek at Columbine, and Plum Creek at Pine Cliff.

2 - Develop conceptual designs that convert jurisdictional dams into non-jurisdictional dams. Site conditions will be directly observed during field reconnaissance and followed by analytical work. Site work may include minor maintenance such as removal of woody vegetation from the embankment and spillway(s). Hydrologic and hydraulic analysis of the 100-year storm will be conducted to compare pre and post-project outflow. Downstream flood inundation will be evaluated with an emphasis on ensuring dwellings are not adversely affected. WET will reconfigure the dam storage area, and principal and emergency spillway(s) as necessary to provide the necessary amount of flood attenuation. WET may also conduct dam-breach analyses if necessary.

3 - Update watershed hydrology. Using contemporary and best practice models for rainfall and infiltration, update and report the estimated flows for different events if and as needed when contrasted against the existing OSP, regulatory flow, or establish one if none are present.

4 – Develop the channel and hydraulic model for the flow at the sections relevant to the assigned location or design in support of the DC PW Engineering Special Projects (DCPWESP) design. This may include but is not limited to linework, survey or topographic data collection through a variety of means and developing an existing condition model to demonstrate the current channel performance. This may also include FEMA regulatory model import, processing, and establishment.

5 – Related to the DCPWESP proposed design, develop H&H design support solutions that enable project delivery within the requested time and location in the format required to support. This may include multiple interactions and a continuing dialogue with the DCPWESP design engineer. Deliverables may include linework, reports, or related documents and files in support of (ISO) project delivery.

6 – Retroactive or in-progress H&H related project control and analysis. WET may be asked to analyze existing designs in construction for run off, transport, effectivity, or related precipitation event affects during the construction phase in effort to further improve the project or to reduce adverse impacts.

7 - Provide engineering observations and construction oversight. Ensure construction complies with the project specifications and identify/document deviations from the plans. Prepare reports with observations such as: BMP evaluations, project quantities, acres seeded, problems encountered, weather conditions, and related regulator required assurance functions as directed by the County.

8 - Prepare stream restoration and hydraulic structure designs that follow guidelines established by the Mile High Flood District's (MHFD) Drainage Criteria Manual. This includes field reconnaissance and analytical work including hydrologic and hydraulic analysis of the appropriate design storms. Analysis of sediment transport capacity may also be included. A no-rise analysis, or CLOMR submittal if necessary, will be completed. Final construction drawings and specifications may be prepared by WET, or by Douglas County, which will be determined on a case-by-case basis.

9 - Prepare grading, erosion, and sediment control (GESC) plans. BMP's will be identified, and properly sized for the unique site conditions. GESC Plan will be revised as necessary based on review comments by Douglas County.

10 - Communicate with other agencies such as the NRCS and MHFD. Present upcoming hydraulic design projects. Conduct and present analyses with the goal of influencing and improving drainage policy. This may include topics such as the effects of watershed discretization on modeled peak discharge. Post-wildfire watershed response and the stream gage monitoring may also be considered.

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EXHIBIT B

Fee Schedule

II.Fee Schedule

The costs for this scope of work, which covers maintenance of a Flood Warning System, several station upgrades, and hydrology and hydraulic engineering services for 2 years (2026 and 2027) are summarized below in Table 1. Total not to exceed amount of contract is **$248,010** (actual time and materials for services provided shall be billed monthly). The total cost shall not be exceeded without written authorization from Douglas County.

Table 1. Summary of Total Costs for 2 Years of Service

	Personnel Category	Field Technician	Professional Engineer 5			
Activity	Rate/hr	$135.00	$170.00	Labor Cost	ODC Cost	Total Cost
Monitoring System Maintenance & Spare Equipment		240	40	$39,200	$9,500	$48,700
Upgrade Sellers Gulch at Haystack		44	0	$5,940	$7,130	$13,070
Upgrade Cherry Cr at Prairie Canyon		40	0	$5,400	$4,700	$10,100
West Creek Repeater and Hayman Upgrade		120	0	$16,200	$16,000	$32,200
Sound Monitoring		64	40	$15,440	$4,800	$20,240
H&H Engineering Labor		200	560	$122,200	$1,500	$123,700
TOTAL COST FOR MONITORING SYSTEM SUPPORT AND H&H SUPPORT				**$204,380**	**$43,630**	**$248,010**

Exhibit C

INSURANCE REQUIREMENTS

CONSULTANT or CONTRACTOR shall procure and maintain for the duration of the contract insurance against claims for injuries to persons or damages to property which may arise from or in connection with the performance of the work hereunder by the Consultant, Contractor, its agents, representatives, or employees.

MINIMUM SCOPE AND LIMIT OF INSURANCE

Coverage shall be at least as broad as:

1. **Commercial General Liability** (CGL): Covering CGL on an "occurrence" basis, including products and completed operations, property damage, bodily injury and personal & advertising injury (including coverage for contractual and employee acts) with limits no less than **$1,000,000** per occurrence. If a general aggregate limit applies, either the general aggregate limit shall apply separately to this project/location (ISO CG 25 03 or 25 04) or the general aggregate limit shall be twice the required occurrence limit. $2,000,000.
2. **Automobile Liability:** Insurance Services Office Form covering, Code 1 (any auto), or if CONSULTANT or CONTRACTOR has no owned autos, Code 8 (hired) and 9 (non-owned), with limit no less than **$1,000,000** per accident for bodily injury and property damage.
3. **Workers' Compensation** insurance as required by the State of Colorado, with Statutory Limits, and Employer's Liability Insurance with limit of no less than **$1,000,000** per accident for bodily injury or disease
4. **Professional Liability** (Errors and Omissions) Insurance appropriate to the CONSULTANT or CONTRACTOR's profession, with limit no less than **$1,000,000** per occurrence or claim, $2,000,000 aggregate.

The Insurance obligations under this agreement shall be the minimum Insurance coverage requirements and/or limits shown in this agreement; whichever is greater. Any insurance proceeds in excess of or broader than the minimum required coverage and/or minimum required limits, which are applicable to a given loss, shall be available to the COUNTY. No representation is made that the minimum Insurance requirements of this agreement are sufficient to cover the obligations of the CONSULTANT or CONTRACTOR under this agreement.

OTHER INSURANCE PROVISIONS:

The insurance policies are to contain, or be endorsed to contain, the following provisions:

Additional Insured Status. Douglas County, its officers, officials, employees, and volunteers are to be covered as additional insureds on the CGL policy with respect to liability arising out of work or operations performed by or on behalf of the CONSULTANT or CONTRACTOR including materials, parts, or equipment furnished in connection with such work or operations. General liability coverage can be provided in the form of an endorsement to the CONSULTANT or CONTRACTOR's insurance (at least as broad as ISO Form CG 20 10 11 85 or **both** CG 20 10, CG 20 26, CG 20 33, or CG 20 38; **and** CG 20 37 forms if later revisions used).

Primary Coverage. For any claims related to this contract, the **CONSULTANT or CONTRACTOR's insurance coverage shall be primary** insurance. Any insurance or self-insurance maintained by Douglas County, its officers, officials, employees, or volunteers shall be excess and non- contributory to the CONSULTANT or CONTRACTOR's insurance.

Notice of Cancellation. Each insurance policy required above shall state that **coverage shall not be canceled, except with notice to Douglas County**.

Waiver of Subrogation. CONSULTANT or CONTRACTOR hereby grants to Douglas County a waiver of any right to subrogation which any insurer of said CONSULTANT or CONTRACTOR may acquire against Douglas County by virtue of the payment of any loss under such insurance. CONSULTANT or CONTRACTOR agrees to obtain any endorsement that may be necessary to affect this waiver of subrogation, but this provision applies regardless of whether or not Douglas County has received a waiver of subrogation endorsement from the insurer.

Self-Insured Retentions, Deductibles and Coinsurance. The CONSULTANT or CONTRACTOR agrees to be fully and solely responsible for any costs or expenses as a result of a coverage deductible, coinsurance penalty, or self-insured retention. Douglas County may require the CONSULTANT or CONTRACTOR to provide proof of ability to pay losses and related investigations, claim administration, and defense expenses within the retention. The policy language shall provide, or be endorsed to provide, that the self-insured retention may be satisfied by either the named insured or Douglas County. The CONSULTANT or CONTRACTOR will indemnify Douglas County, in full, for any amounts related to the above.

Acceptability of Insurers. Insurance is to be placed with insurers with a current A.M. Best's rating of no less than A:VII, unless otherwise acceptable to Douglas County.

Claims Made Policies. If any of the required policies provide coverage on a claims-made basis:

1. The Retroactive Date must be shown and must be before the date of the contract or the beginning of contract work.
2. Insurance must be maintained, and evidence of insurance must be provided ***for at least three (3) years after completion of the contract of work.***
3. If coverage is canceled or non-renewed, and not ***replaced with another claims-made policy form with a Retroactive Dat***e prior to the contract effective date, the Consultant must purchase "extended reporting" coverage for a minimum of ***three (3)*** years after completion of contract work.

Verification of Coverage. CONSULTANT or CONTRACTOR shall furnish Douglas County with original certificates and amendatory endorsements or copies of the applicable policy language effecting coverage required by this clause. All certificates and endorsements are to be received and approved by Douglas County before work commences. However, failure to obtain the required documents prior to the work beginning shall not waive the CONSULTANT or CONTRACTOR's obligation to provide them. Douglas County reserves the right, but not the obligation, to review and revise any insurance requirement, not limited to limits, coverage, and endorsements. Additionally, Douglas County reserves the right, but

not the obligation, to review and reject any insurance policies failing to meet the criteria stated herein. Failure on the part of the CONSULTANT or CONTRACTOR to provide insurance policies within ten (10) working days of receipt of the written request will constitute a material breach of contract upon which Douglas County may immediately terminate this contract.

The completed certificates of insurance with additional insured endorsements and waivers of subrogation and any notices, within 20 days of cancellation or termination will be sent via mail or e-mail to:

Douglas County Government
Attn: Risk Management
100 Third Street
Castle Rock, Colorado 80104
risk@douglas.co.us

Subcontractors. Consultant shall require and verify that all subcontractors maintain insurance meeting all the requirements stated herein, and CONSULTANT or CONTRACTOR shall ensure Douglas County is an additional insured on insurance required from subcontractors. Any subcontractors will not be required to maintain professional liability insurance if their scope of work does not include any: (a) engineering or design; (b) construction inspection; or (c) survey work.

Failure to Procure or Maintain Insurance. The CONTRACTOR will not be relieved of any liability, claims, demands, or other obligations assumed by its failure to procure or maintain insurance, or its failure to procure or maintain insurance in sufficient amounts, durations, or types. Failure on the part of the CONTRACTOR to procure or maintain policies providing the required coverage, conditions and minimum limits will constitute a material breach of contract upon which Douglas County may immediately terminate this contract.

Governmental Immunity. The parties hereto understand and agree that Douglas County is relying on, and does not waive or intend to waive by any provision of this Agreement, the monetary limitations or any other rights, immunities, and protections provided by the Colorado Governmental Immunity Act, C.R.S. §§ 24-10-101 *et seq.* as from time to time amended, or otherwise available to Douglas County, its officers, or its employees

Special Risks or Circumstances
Douglas County reserves the right to modify these requirements, including limits, based on the nature of the risk, prior experience, insurer, coverage, or other special circumstances.

_____

Megan Datwyler, Risk Manager Date

Zak Humbles

From: Christopher Pratt
Sent: Thursday, January 15, 2026 8:30 AM
To: Zak Humbles
Cc: Amy Williams; Ashley Pennick
Subject: Re: Contract Review

Looks good Zak.

From: Zak Humbles <zhumbles@douglas.co.us>
Sent: Wednesday, January 14, 2026 10:31 AM
To: Christopher Pratt <cpratt@douglas.co.us>
Cc: Amy Williams <awilliam@douglas.co.us>; Ashley Pennick <apennick@douglas.co.us>
Subject: Contract Review

Chris,

Would greatly appreciate your review of the attached PCS.

Thank you!

Zachary Humbles, PE | Special Projects Engineer
Douglas County Department of Public Works Engineering
Address | 100 Third St., Castle Rock, CO 80104
Office | 303-660-7490 Ext. 4030
Cell | 720-498-4144

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Al Peterson, Engineer IV

DESCRIPTION: Acceptance of these Sidewalk Easements from Scott Ave Land Holdings, LLC, whose Address is 210 University Blvd., Ste. 460, Denver, CO., 80206, Douglas County Project Number DV 2023-282

SUMMARY: These Sidewalk Easements enclose all pedestrian sidewalks that fall outside of the Right-of-Way along Pinery Center Blvd. These easements will provide the County with legal access to maintain the sidewalks enclosed within the easements.

RECOMMENDED ACTION: Approval of these Sidewalk Easements

REVIEW:

Kristina Mann	Approve	1/27/2026
Jeff Garcia	Approve	1/30/2026
Christie Guthrie	Approve	1/30/2026
Doug DeBord	Approve	2/4/2026

ATTACHMENTS:

Cover Page
DC - Sidewalk Easement - Scott Land Holdings - AP 2-10

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Al Peterson, Engineer IV

DESCRIPTION: Acceptance of these Sidewalk Easements from SCOTT AVE LAND HOLDINGS, LLC, whose address is 210 University Blvd., Ste. 460, Denver, CO., 80206, Douglas County Project Number DV 2023-282

SUMMARY: These Sidewalk Easements enclose all pedestrian sidewalks that fall outside of the Right-of-Way along Pinery Center Blvd. These easements will provide the County with legal access to maintain the sidewalks enclosed within the easements.

RECOMMENDED ACTION: Approval of these Sidewalk Easements

REVIEW:

Kristina Mann	Approve	1/27/2026
Jeff Garcia	Approve	1/30/2026
Christie Guthrie	Approve	1/30/2026
Doug DeBord	Approve	2/4/2026

ATTACHMENTS:

DC - Sidewalk Easement - Scott Land Holdings - AP 2-10

GRANT OF EASEMENT
SIDEWALK

THIS GRANT OF EASEMENT ("Grant of Easement") is given this ___ day of _____, 2026, by Scott Ave Land Holdings LLC, a Delaware limited liability company ("Grantor"), whose address is 210 University Blvd., Suite 460, Denver, Colorado 80206, to **THE BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF DOUGLAS, STATE OF COLORADO** ("Grantee"), whose address is 100 Third Street, Castle Rock, Colorado 80104.

The parties hereby covenant and agree as follows:

1. Easement Property. The "Easement Property" shall mean the real property owned by Grantor and located in the County of Douglas, State of Colorado, more particularly described and substantially as depicted on **Exhibits A, B, C and D**, attached hereto and incorporated herein.

2. Consideration. Grantor makes this Grant of Easement as a gift without consideration other than the keeping by Grantee of the covenants and agreements herein contained.

3. Grant of Easement. Grantor hereby grants to Grantee, its successors and assigns, a non-exclusive sidewalk easement ("Easement") on, over, through and across the Easement Property for the purpose of owning, maintaining and repairing a public sidewalk and utility improvements, including, but not limited to, paving, curb, gutter, lighting and signage (collectively, the "Facilities"). Grantee shall have the right, consistent with the rules, regulations and standards of Grantee, to permit and allow use of the Easement Property by third parties, including utility providers and other governmental entities, for uses that are consistent with use of the Easement Property as a public right-of-way.

4. Maintenance and Repair. The maintenance and repair of the Facilities located on the Easement Property shall be the responsibility of Grantee. It is Grantee's responsibility to maintain and repair the Facilities in a manner consistent with the Douglas County Roadway Design and Construction Standards, as amended.

5. Retained Rights of Grantor. Grantor reserves the right of ownership, use and occupancy of the Easement Property insofar as said ownership, use and occupancy does not impair the rights granted to Grantee by this Grant of Easement. Notwithstanding the foregoing, Grantor shall obtain the written consent of Grantee prior to installing or constructing any improvements or granting any additional easements or other rights to use the Easement Property. Grantee agrees it will not unreasonably withhold such consent provided all such proposed uses or improvements shall be reviewed, approved, permitted and inspected by Grantee in accordance with Grantee's criteria, standards and regulations, as amended.

6. No Waiver of Governmental Immunity Act. The Grantor understands and agrees that Grantee, its commissioners, officials, officers, directors, agents and employees, are relying on, and do not waive or intend to waive by any provisions of this Grant of Easement, the monetary limitations or any other rights, immunities and protections provided by the Colorado Governmental Immunity Act, §§ 24-10-101 to 120, C.R.S., or otherwise available to the Grantee.

7. Annual Appropriation. The financial obligations of Grantee shall extend only to monies duly and lawfully appropriated and budgeted by Grantee and encumbered for the purpose of this Grant of Easement, pursuant to § 29-1-110, C.R.S., as amended.

8. Binding Effect. This Grant of Easement shall be recorded by Grantee with the Douglas County Clerk and Recorder and shall extend to and be binding upon and enforceable against the successors and assigns of Grantor and Grantee. The terms, covenants, agreements and conditions in this Grant of Easement shall be construed as covenants running with the land.

[REMAINDER OF PAGE LEFT INTENTIONALLY BLANK – SIGNATURE FOLLOWS]

IN WITNESS WHEREOF, this Grant of Easement is made by Grantor and accepted by Grantee as of the day and year first above written.

GRANTOR:

Scott Ave Land Holdings LLC,
a Delaware limited liability company

By: _____
Name: Jonathan A. Gruskin, Manager

STATE OF COLORADO)
)SS
CITY AND COUNTY OF DENVER)

The foregoing instrument was acknowledged before me this 13th day of January, 2026 by Jonathan A. Gruskin, as Manager of Scott Ave Land Holdings, a Delaware limited liability company.

MICHELLE AFFRUNTI
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID# 20174015895
MY COMMISSION EXPIRES 04/13/2029

_____
My commission expires: 04.13.

GRANTEE:

THE BOARD OF COUNTY COMMISSIONERS
OF THE COUNTY OF DOUGLAS,
STATE OF COLORADO

BY:_____
Chair

STATE OF COLORADO)
) ss.
COUNTY OF DOUGLAS)

The foregoing instrument was acknowledged before me this ____ day of _____, 20___, by Roger A. Partridge, as Chair of the Board of County Commissioners of the County of Douglas, State of Colorado.

_____
My commission expires: _____

EXHIBIT A

SHEET 1 OF 2

SIDEWALK EASEMENT DESCRIPTION

A PARCEL OF LAND SITUATED IN THE SOUTHEAST 1/4 OF SECTION 10, TOWNSHIP 7 SOUTH, RANGE 66 WEST, OF THE 6TH P.M., BEING A PORTION OF THAT TRACT OF LAND DESCRIBED IN RECEPTION NUMBER 2022077816, COUNTY OF DOUGLAS, STATE OF COLORADO, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID TRACT, ALSO BEING THE NORTHWEST CORNER OF THAT PARCEL OF LAND DESCRIBED IN BOOK 1195, PAGE 196, FROM WHICH THE SOUTHEAST CORNER OF SAID SECTION BEARS S53°01'20"E, A DISTANCE OF 1365.73 FEET, AND CONSIDERING THE EAST LINE OF SAID SECTION TO BEAR S00°33'39"E, A DISTANCE OF 2656.70 FEET, MONUMENTED BY A 3 1/4" ALUMINUM CAP STAMPED PLS 37929 ON THE NORTH, AND A 3 1/4" ALUMINUM CAP STAMPED LS 13212 ON THE SOUTH, WITH ALL BEARINGS CONTAINED HEREIN RELATIVE THERETO;

THENCE S89°43'27"W, A DISTANCE OF 714.07 FEET ALONG THE NORTH LINE OF SAID TRACT, TO THE POINT OF INTERSECTION WITH THE EAST LINE OF A 60-FOOT RIGHT-OF-WAY BY SEPARATE DOCUMENT;

THENCE ALONG SAID EAST LINE, S19°44'46"E, A DISTANCE OF 83.10 FEET TO THE POINT OF BEGINNING;

THENCE S42°43'52"E, A DISTANCE OF 25.44 FEET;

THENCE S19°44'46"E, A DISTANCE OF 66.30 FEET;

THENCE S03°44'15"W, A DISTANCE OF 24.93 FEET TO SAID EAST LINE;

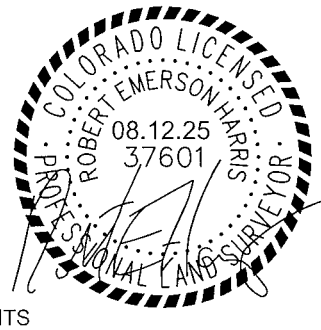
THENCE ALONG SAID EAST LINE N19°44'46"W, A DISTANCE OF 112.59 FEET TO THE POINT OF BEGINNING CONTAINING 889 SQUARE FEET MORE OR LESS.

THIS IS NOT A MONUMENTED LAND SURVEY, IMPROVEMENT SURVEY PLAT OR IMPROVEMENT LOCATION CERTIFICATE. IT IS INTENDED ONLY TO DEPICT THE ATTACHED PROPERTY DESCRIPTION.

Gillians

GILLIANS LAND CONSULTANTS
P.O. BOX 375
BENNETT, CO 80102
303-972-6640 www.gilliansIc.com

JOB NO.: 23159
DRAWN: RH-DRH
ISSUE DATE: 08-12-2025
FILE: ESMT2

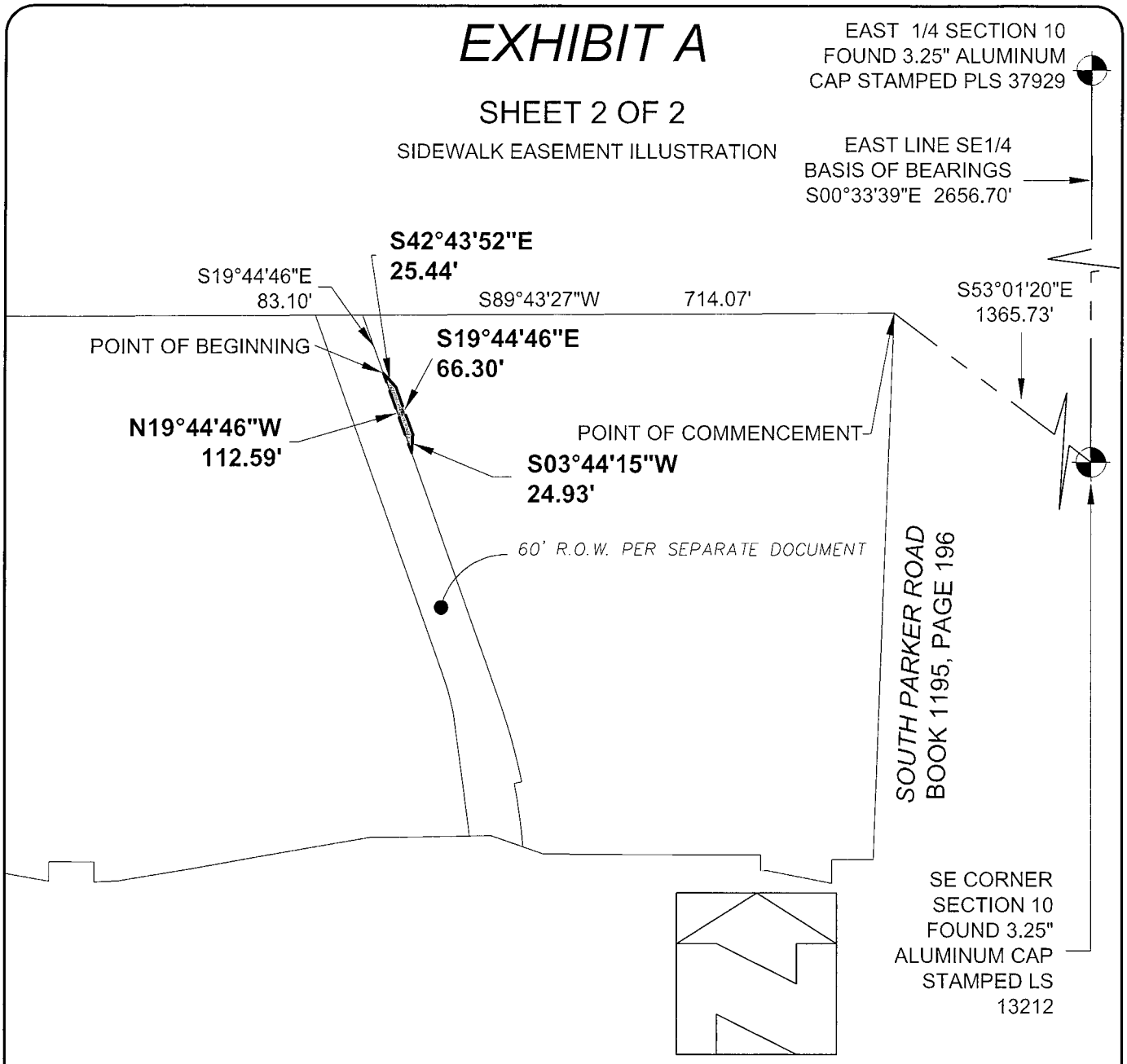


ROBERT E. HARRIS
COLORADO P.L.S. 37601
FOR & ON BEHALF OF
GILLIANS LAND CONSULTANTS

EXHIBIT A

SHEET 2 OF 2

SIDEWALK EASEMENT ILLUSTRATION



SCALE: 1" = 200 US SURVEY FEET

200' 0 100' 200'

THIS IS NOT A MONUMENTED LAND SURVEY, IMPROVEMENT SURVEY PLAT OR IMPROVEMENT LOCATION CERTIFICATE. IT IS INTENDED ONLY TO DEPICT THE ATTACHED PROPERTY DESCRIPTION.

Gillians

GILLIANS LAND CONSULTANTS
P.O. BOX 375
BENNETT, CO 80102
303-972-6640 www.gilliansIc.com

JOB NO.: 23159
DRAWN: RH-DRH
ISSUE DATE: 08-12-2025
FILE: ESMT2

COLORADO LICENSED
ROBERT EMERSON HARRIS
08.12.25
37601
PROFESSIONAL LAND SURVEYOR

ROBERT E. HARRIS
COLORADO P.L.S. 37601
FOR & ON BEHALF OF
GILLIANS LAND CONSULTANTS

EXHIBIT B

SHEET 1 OF 2

SIDEWALK EASEMENT DESCRIPTION

A PARCEL OF LAND SITUATED IN THE SOUTHEAST 1/4 OF SECTION 10, TOWNSHIP 7 SOUTH, RANGE 66 WEST, OF THE 6TH P.M., BEING A PORTION OF THAT TRACT OF LAND DESCRIBED IN RECEPTION NUMBER 2022077816, COUNTY OF DOUGLAS, STATE OF COLORADO, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID TRACT, ALSO BEING THE NORTHWEST CORNER OF THAT PARCEL OF LAND DESCRIBED IN BOOK 1195, PAGE 196, FROM WHICH THE SOUTHEAST CORNER OF SAID SECTION BEARS S53°01'20"E, A DISTANCE OF 1365.73 FEET, AND CONSIDERING THE EAST LINE OF SAID SECTION TO BEAR S00°33'39"E, A DISTANCE OF 2656.70 FEET, MONUMENTED BY A 3 1/4" ALUMINUM CAP STAMPED PLS 37929 ON THE NORTH, AND A 3 1/4" ALUMINUM CAP STAMPED LS 13212 ON THE SOUTH, WITH ALL BEARINGS CONTAINED HEREIN RELATIVE THERETO;

THENCE S89°43'27"W, A DISTANCE OF 714.07 FEET ALONG THE NORTH LINE OF SAID TRACT, TO THE POINT OF INTERSECTION WITH THE EAST LINE OF A 60-FOOT RIGHT-OF-WAY BY SEPARATE DOCUMENT;

THENCE ALONG SAID EAST LINE, S19°44'46"E, A DISTANCE OF 299.23 FEET TO THE POINT OF BEGINNING;

THENCE S38°11'12"E, A DISTANCE OF 30.03 FEET;

THENCE S19°44'46"E, A DISTANCE OF 41.75 FEET;

THENCE S07°53'26"W, A DISTANCE OF 20.48 FEET TO SAID EAST LINE;

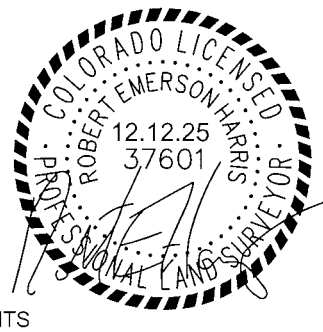
THENCE ALONG SAID EAST LINE N19°44'46"W, A DISTANCE OF 88.38 FEET TO THE POINT OF BEGINNING CONTAINING 618 SQUARE FEET MORE OR LESS.

THIS IS NOT A MONUMENTED LAND SURVEY, IMPROVEMENT SURVEY PLAT OR IMPROVEMENT LOCATION CERTIFICATE. IT IS INTENDED ONLY TO DEPICT THE ATTACHED PROPERTY DESCRIPTION.

Gillians

GILLIANS LAND CONSULTANTS
P.O. BOX 375
BENNETT, CO 80102
303-972-6640 www.gilliansllc.com

JOB NO.: 23159
DRAWN: RH-DRH
ISSUE DATE: 12-12-2025
FILE: ESMT2

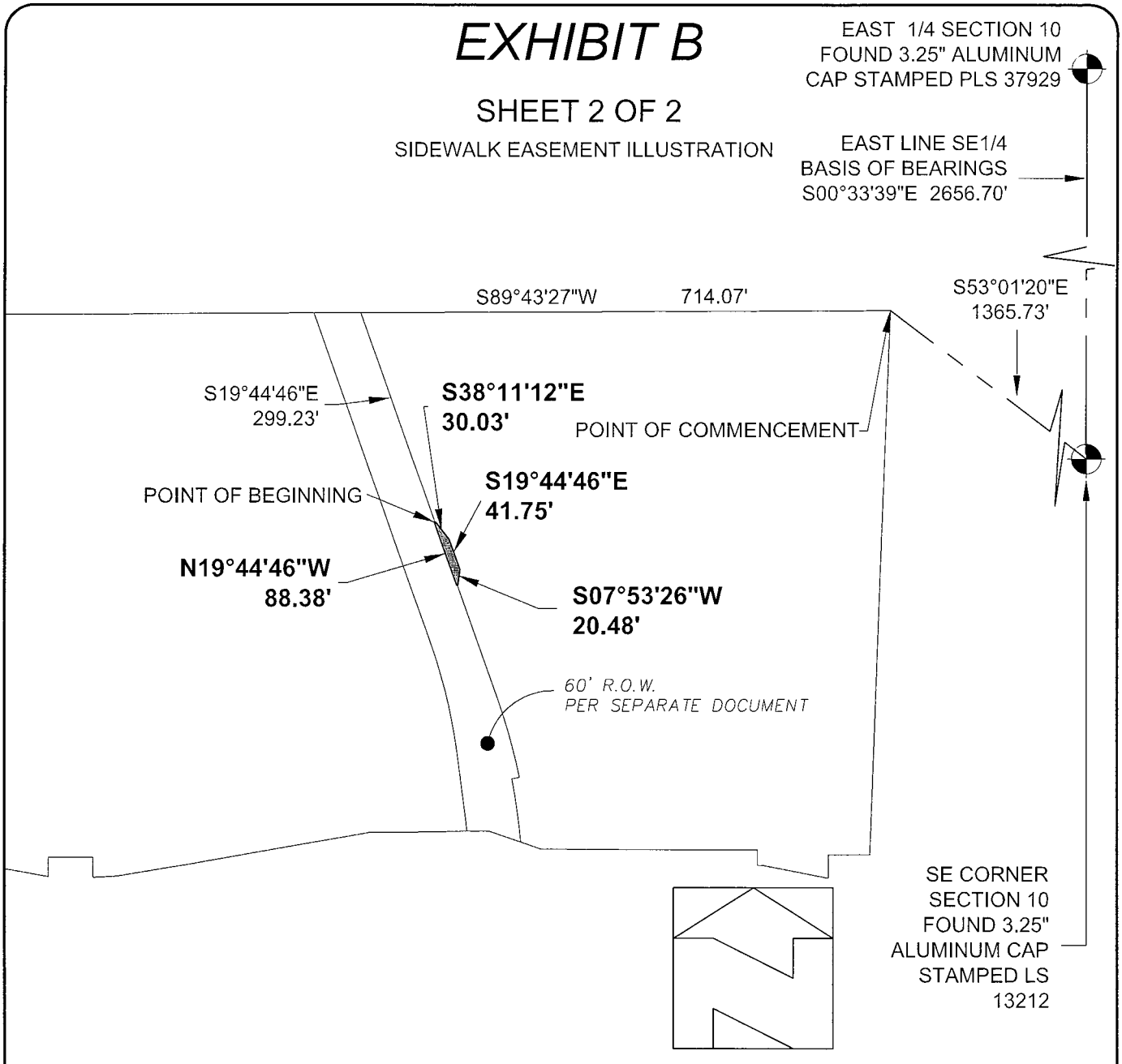


ROBERT E. HARRIS
COLORADO P.L.S. 37601
FOR & ON BEHALF OF
GILLIANS LAND CONSULTANTS

EXHIBIT B

SHEET 2 OF 2

SIDEWALK EASEMENT ILLUSTRATION



SCALE: 1" = 200 US SURVEY FEET

200' 0 100' 200'

THIS IS NOT A MONUMENTED LAND SURVEY, IMPROVEMENT SURVEY PLAT OR IMPROVEMENT LOCATION CERTIFICATE. IT IS INTENDED ONLY TO DEPICT THE ATTACHED PROPERTY DESCRIPTION.

Gillians

GILLIANS LAND CONSULTANTS
P.O. BOX 375
BENNETT, CO 80102
303-972-6640 www.gilliansIc.com

JOB NO.: 23159
DRAWN: RH-DRH
ISSUE DATE: 12-12-2025
FILE: ESMT2

COLORADO LICENSED
ROBERT EMERSON HARRIS
12.12.25
37601
PROFESSIONAL LAND SURVEYOR

ROBERT E. HARRIS
COLORADO P.L.S. 37601
FOR & ON BEHALF OF
GILLIANS LAND CONSULTANTS

EXHIBIT C

SHEET 1 OF 2

SIDEWALK EASEMENT DESCRIPTION

A PARCEL OF LAND SITUATED IN THE SOUTHEAST 1/4 OF SECTION 10, TOWNSHIP 7 SOUTH, RANGE 66 WEST, OF THE 6TH P.M., BEING A PORTION OF THAT TRACT OF LAND DESCRIBED IN RECEPTION NUMBER 2022077816, COUNTY OF DOUGLAS, STATE OF COLORADO, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID TRACT, ALSO BEING THE NORTHWEST CORNER OF THAT PARCEL OF LAND DESCRIBED IN BOOK 1195, PAGE 196, FROM WHICH THE SOUTHEAST CORNER OF SAID SECTION BEARS S53°01'20"E, A DISTANCE OF 1365.73 FEET, AND CONSIDERING THE EAST LINE OF SAID SECTION TO BEAR S00°33'39"E, A DISTANCE OF 2656.70 FEET, MONUMENTED BY A 3 1/4" ALUMINUM CAP STAMPED PLS 37929 ON THE NORTH, AND A 3 1/4" ALUMINUM CAP STAMPED LS 13212 ON THE SOUTH, WITH ALL BEARINGS CONTAINED HEREIN RELATIVE THERETO;

THENCE S89°43'27"W, A DISTANCE OF 771.71 FEET ALONG THE NORTH LINE OF SAID TRACT, TO THE POINT OF INTERSECTION WITH THE WEST LINE OF A 60-FOOT RIGHT-OF-WAY BY SEPARATE DOCUMENT;

THENCE ALONG SAID WEST LINE, S19°44'46"E, A DISTANCE OF 371.35 FEET TO THE POINT OF BEGINNING;

THENCE CONTINUING ON SAID WEST LINE, S19°44'46"E, A DISTANCE OF 47.15 FEET;

THENCE N33°46'57"W, A DISTANCE OF 14.43 FEET;

THENCE N19°44'46"W, A DISTANCE OF 21.48 FEET;

THENCE N03°02'49"W, A DISTANCE OF 12.18 FEET TO THE POINT OF BEGINNING.

CONTAINING 120 SQUARE FEET MORE OR LESS.

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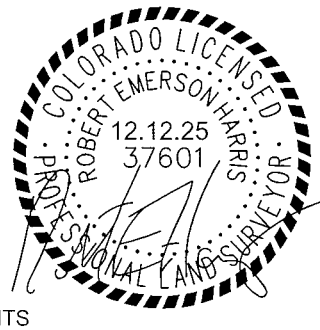
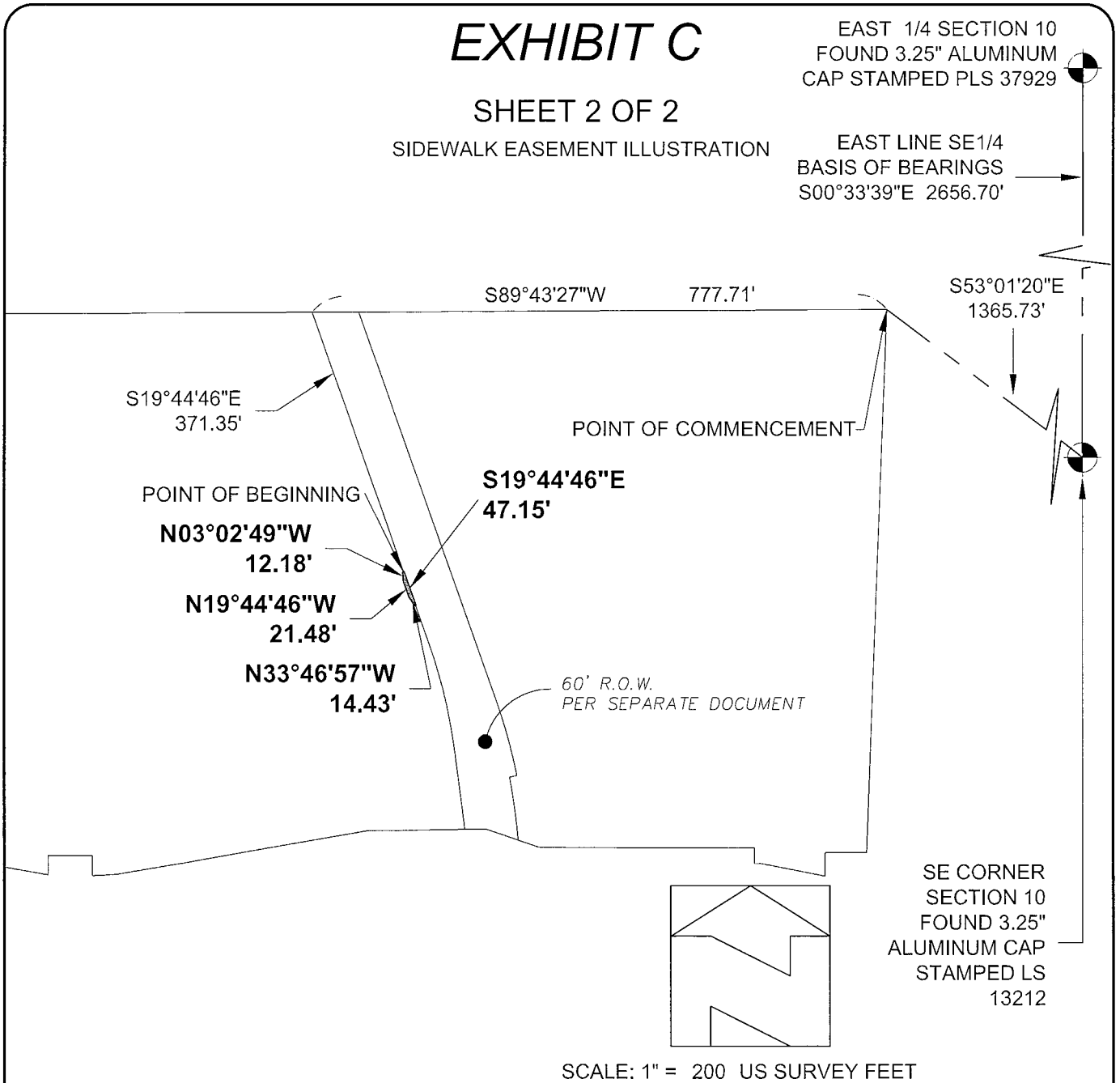


ROBERT E. HARRIS
COLORADO P.L.S. 37601
FOR & ON BEHALF OF
GILLIANS LAND CONSULTANTS

EXHIBIT C

SHEET 2 OF 2

SIDEWALK EASEMENT ILLUSTRATION



SCALE: 1" = 200 US SURVEY FEET

200' 0 100' 200'

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ROBERT E. HARRIS
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GILLIANS LAND CONSULTANTS

COLORADO LICENSED
ROBERT EMERSON HARRIS
12.12.25
37601
PROFESSIONAL LAND SURVEYOR

EXHIBIT D

SHEET 1 OF 2

SIDEWALK EASEMENT DESCRIPTION

A PARCEL OF LAND SITUATED IN THE SOUTHEAST 1/4 OF SECTION 10, TOWNSHIP 7 SOUTH, RANGE 66 WEST, OF THE 6TH P.M., BEING A PORTION OF THAT TRACT OF LAND DESCRIBED IN RECEPTION NUMBER 2022077816, COUNTY OF DOUGLAS, STATE OF COLORADO, DESCRIBED AS FOLLOWS:

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THENCE S89°43'27"W, A DISTANCE OF 714.07 FEET ALONG THE NORTH LINE OF SAID TRACT, TO THE POINT OF INTERSECTION WITH THE EAST LINE OF A 60-FOOT RIGHT-OF-WAY BY SEPARATE DOCUMENT;

THENCE ALONG SAID EAST LINE, S19°44'46"E, A DISTANCE OF 552.83 FEET;

THENCE ON A CURVE TO THE RIGHT 105.35 FEET, WITH A RADIUS OF 730.00 FEET, A DELTA OF 8°16'06", AND A CHORD WHICH BEARS S15°36'44"E, A DISTANCE OF 105.25 FEET, TO THE POINT OF BEGINNING;

THENCE N78°31'19"E, A DISTANCE OF 0.50 FEET;

THENCE ON A CURVE NON-TANGENT TO THE RIGHT 91.16 FEET, WITH A RADIUS OF 730.50 FEET, A DELTA OF 7°09'01", AND A CHORD WHICH BEARS S07°54'10"E, A DISTANCE OF 91.10 FEET, TO THE NORTH RIGHT OF WAY LINE DESCRIBED IN RECEPTION NUMBER 2019007557;

THENCE N71°11'43"W, A DISTANCE OF 11.98 FEET ON SAID NORTH RIGHT OF WAY LINE, TO SAID EAST LINE;

THENCE ON A CURVE NON-TANGENT TO THE LEFT 85.09 FEET, WITH A RADIUS OF 719.50 FEET, A DELTA OF 6°46'32", AND A CHORD WHICH BEARS N08°05'25"W, A DISTANCE OF 85.04 FEET, ON SAID EAST LINE;

THENCE N78°31'19"E, A DISTANCE OF 10.50 FEET, TO THE POINT OF BEGINNING.

CONTAINING 969 SQUARE FEET MORE OR LESS.

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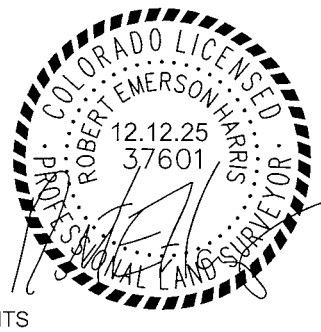

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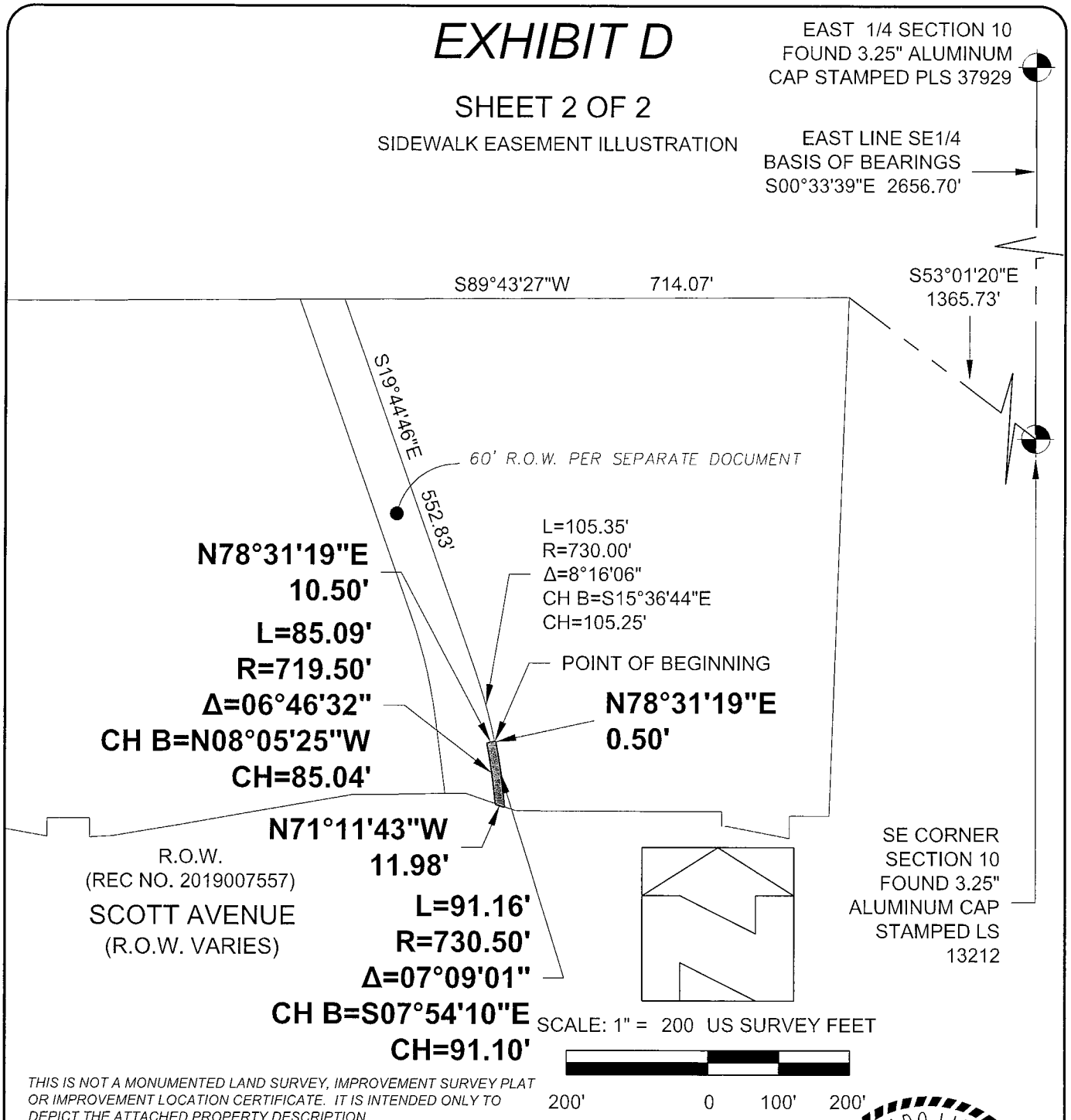
ROBERT E. HARRIS
COLORADO P.L.S. 37601
FOR & ON BEHALF OF
GILLIANS LAND CONSULTANTS

EXHIBIT D

SHEET 2 OF 2

SIDEWALK EASEMENT ILLUSTRATION



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COLORADO LICENSED
ROBERT EMERSON HARRIS
12.12.25
37601
PROFESSIONAL LAND SURVEYOR

ROBERT E. HARRIS
COLORADO P.L.S. 37601
FOR & ON BEHALF OF
GILLIANS LAND CONSULTANTS

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Al Peterson, Engineer IV

DESCRIPTION: Acceptance of this Drainage Easement from Scott Ave Land Holdings, LLC, whose Address is 210 University Blvd, Ste. 460, Denver, CO, 80206, Douglas County Project Number DV 2023-282

SUMMARY: This Drainage Easement encloses all onsite storm sewer structures associated with this lot. This easement will give the County the right, but not the obligation, to enter the easement property in the event the owner fails to properly maintain the drainage structure. This easement is being dedicated to the County at no cost to the County.

RECOMMENDED ACTION: Approval of these Drainage Easements

REVIEW:

Kristina Mann	Approve	1/27/2026
Jeff Garcia	Approve	1/30/2026
Christie Guthrie	Approve	1/30/2026
Doug DeBord	Approve	2/4/2026

ATTACHMENTS:

Cover Page
DC - Drainage Easement - Scott Ave Land Holdings - AP 2-10

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Al Peterson, Engineer IV

DESCRIPTION: Acceptance of this Drainage Easement from SCOTT AVE LAND HOLDINGS, LLC, whose address is 210 University Blvd, Ste. 460, Denver, CO, 80206, Douglas County Project Number DV 2023-282

SUMMARY: This Drainage Easement encloses all onsite storm sewer structures associated with this lot. This easement will give the County the right, but not the obligation, to enter the easement property in the event the owner fails to properly maintain the drainage structure. This easement is being dedicated to the County at no cost to the County.

RECOMMENDED ACTION: Approval of these Drainage Easements

REVIEW:

Kristina Mann	Approve	1/27/2026
Jeff Garcia	Approve	1/30/2026
Christie Guthrie	Approve	1/30/2026
Doug DeBord	Approve	2/4/2026

ATTACHMENTS:

DC - Drainage Easement - Scott Ave Land Holdings - AP 2-10

GRANT OF EASEMENT
STORM DRAINAGE

THIS GRANT OF EASEMENT ("Grant") is given this _____ day of _____, 2026, by Scott Ave Land Holdings LLC, a Delaware limited liability company ("Grantor"), whose address is 210 University Blvd., Suite 460, Denver, Colorado 80206, to THE BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF DOUGLAS, STATE OF COLORADO ("Grantee"), whose address is 100 Third Street, Castle Rock, Colorado, 80104.

The parties hereby covenant and agree as follows:

1. Easement Property. The "Easement Property" shall mean the real property owned by Grantor and located in the County of Douglas, State of Colorado, more particularly described and substantially as depicted on **Exhibits A, B, C and D**, attached hereto and incorporated herein.

2. Consideration. Grantor makes this Grant as a gift without consideration other than the keeping by Grantee of the covenants and agreements herein contained.

3. Grant of Easement. Grantor hereby grants to Grantee, its successors and assigns, a non-exclusive easement ("Easement") on, over, under, through and across the Easement Property for the purpose of accessing, maintaining, and repairing storm water management improvements, including, but not limited to, inlets, pipes, culverts, channels, ditches, hydraulic structures, riprap, detention basins, forebays, micro-pools, and water quality facilities, as applicable (collectively, the "Facilities") in the event Grantor fails to satisfactorily maintain or repair said Facilities.

4. Maintenance and Repair. The maintenance and repair of the Facilities located on the Easement Property shall be the responsibility of Grantor. In the event such maintenance and repair are not performed by Grantor to the satisfaction of Grantee, then Grantee shall have the right, but not the obligation, to enter said Easement Property after ten (10) days prior written notice to Grantor, unless there is an emergency, in which case Grantee shall give notice as soon as practicable, to perform all necessary work, the cost of which shall be paid by Grantor upon billing. In the event Grantor fails to reimburse Grantee within thirty (30) days after submission of the bill for the costs incurred, Grantee shall have the right to enforce such obligation by appropriate legal action. It is Grantor's responsibility to construct, maintain and repair the Facilities in a manner consistent with all applicable plans approved or accepted by Grantee.

5. Retained Rights of Grantor. Grantor reserves the right of ownership, use and occupancy of the Easement Property insofar as said ownership, use and occupancy does not impair the rights granted to Grantee in this Grant. Grantee's rights hereunder are non-exclusive, and Grantor shall have the full right and authority to grant other easements or rights to use the Easement Property. It is also understood by Grantee that Grantor may in the future desire to modify and/or eliminate the Facilities. Such a modification and/or elimination shall not be realized until written approval is obtained for said modifications and/or elimination from Grantee. Upon such approval, both the Grantee and Grantor agree to vacate this Easement.

6. Binding Effect. This Grant shall extend to and be binding upon the successors and assigns of the respective parties hereto. The terms, covenants, agreements and conditions in this Grant shall be construed as covenants running with the land.

[REMAINDER OF PAGE LEFT INTENTIONALLY BLANK – SIGNATURE FOLLOWS]

IN WITNESS WHEREOF, the parties hereto have executed this Grant the day and year first above written.

GRANTOR:
Scott Ave Land Holdings LLC,
a Delaware limited liability company

By: _____
Name: Jonathan A. Gruskin
Title: Manager

STATE OF COLORADO)
)SS
CITY AND COUNTY OF DENVER)

The foregoing instrument was acknowledged before me this 13th day of January, 2026 by Jonathan A. Gruskin, as Manager of Scott Ave Land Holdings, a Delaware limited liability company.

MICHELLE AFFRUNTI
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID# 20174015895
MY COMMISSION EXPIRES 04/13/2029

_____
My commission expires: 04.13.2029

GRANTEE:

THE BOARD OF COUNTY COMMISSIONERS
OF THE COUNTY OF DOUGLAS,
STATE OF COLORADO

BY:_____
Chair

STATE OF COLORADO)
) ss.
COUNTY OF DOUGLAS)

The foregoing instrument was acknowledged before me this ____ day of _____, 20___ by the Chair of the Board of County Commissioners of the County of Douglas, State of Colorado.

My commission expires:_____

Witness my hand and official seal.

_____
Notary Public

EXHIBIT A

SHEET 1 OF 3

DRAINAGE EASEMENT DESCRIPTION

A PARCEL OF LAND SITUATED IN THE SOUTHEAST 1/4 OF SECTION 10, TOWNSHIP 7 SOUTH, RANGE 66 WEST, OF THE 6TH P.M., BEING A PORTION OF THAT TRACT OF LAND DESCRIBED IN RECEPTION NUMBER 2022077816, COUNTY OF DOUGLAS, STATE OF COLORADO, DESCRIBED AS FOLLOWS:

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THENCE S89°43'27"W, A DISTANCE OF 777.71 FEET, ALONG THE NORTH LINE OF SAID TRACT, TO THE POINT OF BEGINNING;

THENCE ALONG THE WEST LINE OF A PROPOSED RIGHT-OF-WAY CONVEYED BY SEPARATE DOCUMENT, S19°44'46"E, A DISTANCE OF 472.64 FEET;

THENCE CONTINUING ALONG SAID WEST LINE AND ON A TANGENT CURVE TO THE RIGHT WITH A RADIUS OF 689.00 FEET, A DELTA OF 12°12'02", AND A CHORD WHICH BEARS S13°38'45"E, A DISTANCE OF 146.44 FEET FOR AN ARC LENGTH OF 146.72 FEET;

THENCE CONTINUING ALONG SAID WEST LINE S07°32'44"E, A DISTANCE OF 95.09 FEET;

THENCE CONTINUING ALONG SAID WEST LINE AND ON A TANGENT CURVE TO THE RIGHT WITH A RADIUS OF 649.00 FEET, A DELTA OF 1°03'57", AND A CHORD WHICH BEARS S07°00'46"E, A DISTANCE OF 12.07 FEET FOR AN ARC LENGTH OF 12.07 FEET TO THE NORTH RIGHT OF WAY LINE DESCRIBED IN RECEPTION NUMBER 2019007557;

CONTINUED ON SHEET 2

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Gillians

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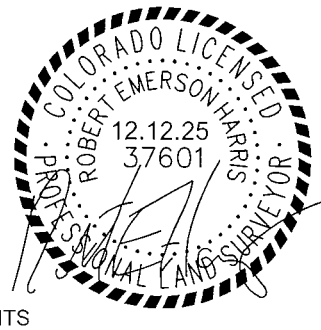

ROBERT E. HARRIS
COLORADO P.L.S. 37601
FOR & ON BEHALF OF
GILLIANS LAND CONSULTANTS

EXHIBIT A

SHEET 2 OF 3

DRAINAGE EASEMENT DESCRIPTION

THENCE ALONG SAID NORTH RIGHT-OF-WAY AND THE THE SOUTH LINE OF SAID TRACT THE FOLLOWING 25 COURSES:

1) S89°04'47"W, A DISTANCE OF 93.74 FEET;
2) N90°00'00"W, A DISTANCE OF 37.14 FEET;
3) S80°19'09"W, A DISTANCE OF 152.50 FEET;
4) S80°06'17"W, A DISTANCE OF 98.18 FEET;
5) S80°18'53"W, A DISTANCE OF 94.80 FEET;
6) S87°20'19"W, A DISTANCE OF 32.76 FEET;
7) N00°00'00"E, A DISTANCE OF 26.58 FEET;
8) N90°00'00"W, A DISTANCE 60.35 FEET;
9) S00°00'00"E, A DISTANCE OF 25.54 FEET;
10) N80°04'10"W, A DISTANCE OF 151.03 FEET;
11) THENCE ON A CURVE TO THE LEFT WITH A RADIUS OF 50.00 FEET, A DELTA OF 100°13'27", A CHORD BEARING S49°49'18"W, A DISTANCE OF 76.73 FEET FOR AN ARC LENGTH OF 87.46 FEET;
12) S00°17'13"E, A DISTANCE OF 22.75 FEET;
13) S89°42'32"W, A DISTANCE OF 141.84 FEET;
14) N00°17'13"W, A DISTANCE OF 18.51 FEET;
15) THENCE ON A CURVE TO THE LEFT WITH A RADIUS OF 50.00 FEET, A DELTA OF 90°17'28", A CHORD BEARING N45°25'26"W, A DISTANCE OF 70.89 FEET FOR AN ARC LENGTH OF 78.79 FEET;
16) S89°25'21"W, A DISTANCE OF 21.95 FEET;
17) S00°00'00"E, A DISTANCE OF 25.33 FEET;
18) S85°39'22"W, A DISTANCE OF 182.30 FEET;
19) S87°59'01"W, A DISTANCE OF 92.86 FEET;
20) N88°51'18"W, A DISTANCE OF 162.47 FEET;
21) S87°10'55"W, A DISTANCE OF 20.33 FEET;
22) N00°00'00"E, A DISTANCE OF 37.97 FEET;
23) N90°00'00"W, A DISTANCE 50.16 FEET;
24) S00°00'00"E, A DISTANCE OF 43.54 FEET;
25) S82°12'29"W, A DISTANCE OF 21.35 FEET TO A POINT ON THE WEST LINE OF SAID TRACT;

THENCE ON THE WEST LINE OF SAID TRACT, N00°19'54"W, A DISTANCE OF 774.77 FEET;

THENCE N63°22'05"E, A DISTANCE OF 0.68 FEET;

THENCE ON THE NORTH LINE OF SAID TRACT, N89°43'27"E, A DISTANCE OF 1310. 43 FEET TO THE POINT OF BEGINNING, CONTAINING 24.51 ACRES, MORE OR LESS.

Gillians

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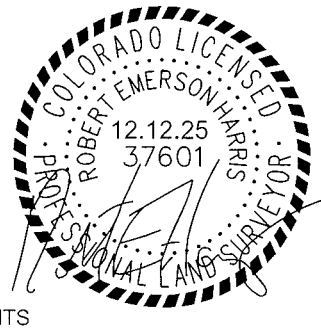

ROBERT E. HARRIS
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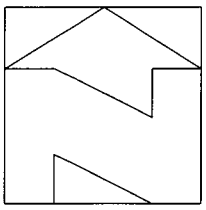
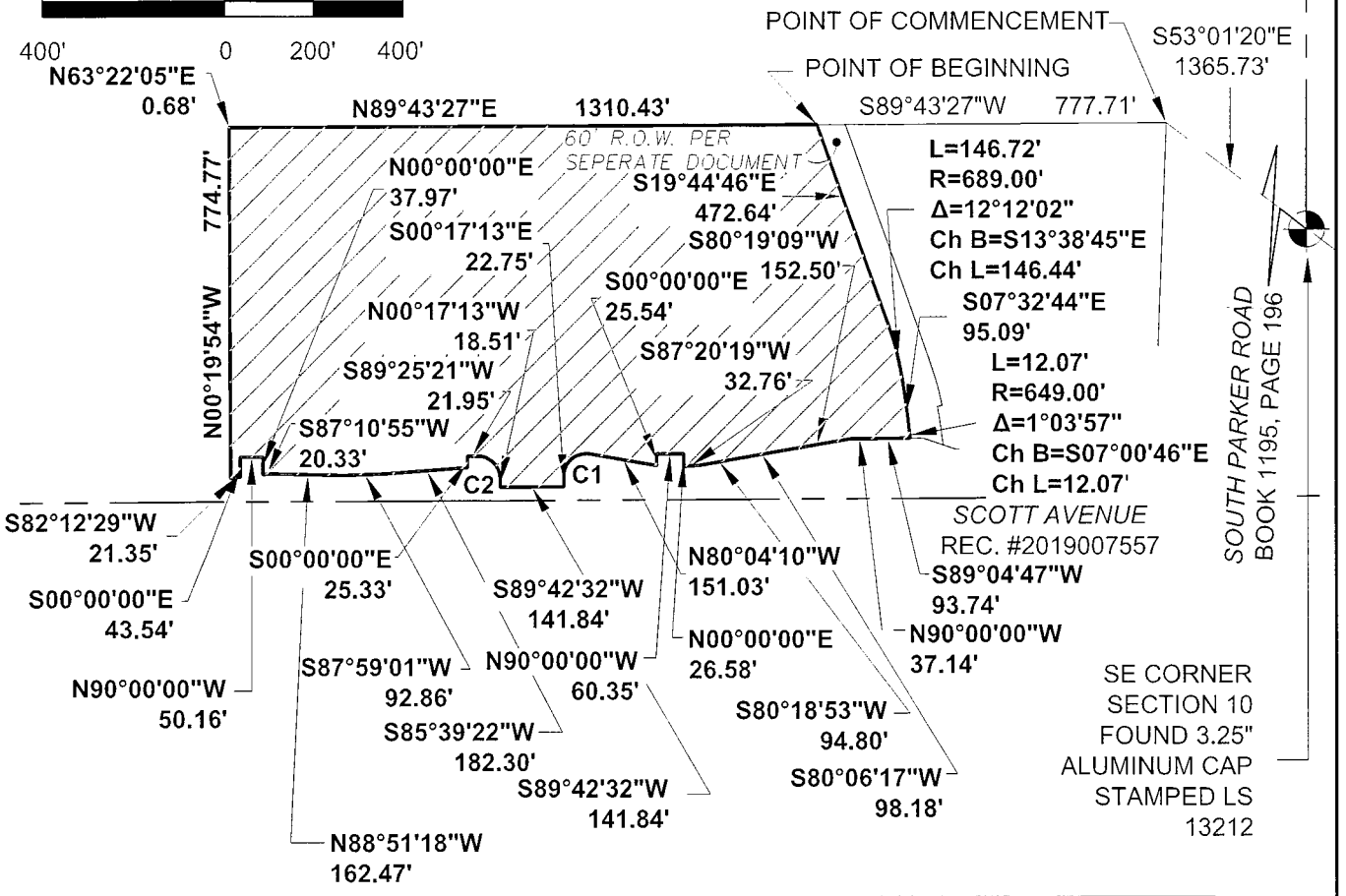
EXHIBIT A

SHEET 3 OF 3

DRAINAGE EASEMENT ILLUSTRATION



SCALE: 1" = 400 US SURVEY FEET



CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	CH BEARING	
C1	87.46'	50.00'	100°13'27"	S49°49'18"W	76.73'
C2	78.79'	50.00'	90°17'28"	N45°25'26"W	70.89'

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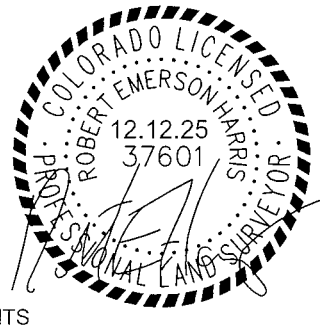

ROBERT E. HARRIS
COLORADO P.L.S. 37601
FOR & ON BEHALF OF
GILLIANS LAND CONSULTANTS

EXHIBIT B

SHEET 1 OF 3

DRAINAGE EASEMENT DESCRIPTION

A PARCEL OF LAND SITUATED IN THE SOUTHEAST 1/4 OF SECTION 10, TOWNSHIP 7 SOUTH, RANGE 66 WEST, OF THE 6TH P.M., BEING A PORTION OF THAT TRACT OF LAND DESCRIBED IN RECEPTION NUMBER 2022077816, COUNTY OF DOUGLAS, STATE OF COLORADO, DESCRIBED AS FOLLOWS:

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THENCE S89°43'27"W, A DISTANCE OF 714.07 FEET ALONG THE NORTH LINE OF SAID TRACT, TO THE POINT OF INTERSECTION WITH THE EAST LINE OF A 60-FOOT RIGHT-OF-WAY BY SEPARATE DOCUMENT;

THENCE ALONG SAID EAST LINE, S19°44'46"E, A DISTANCE OF 36.48 FEET TO THE POINT OF BEGINNING;

THENCE N70°31'28"E, A DISTANCE OF 48.96 FEET;
THENCE S90°00'00"E, A DISTANCE OF 591.44 FEET;
THENCE S00°00'00"E, A DISTANCE OF 201.75 FEET;
THENCE N90°00'00"W, A DISTANCE OF 49.54 FEET;
THENCE N00°00'00"E, A DISTANCE OF 25.00 FEET;
THENCE N90°00'00"E, A DISTANCE OF 24.54 FEET;
THENCE N00°00'00"E, A DISTANCE OF 120.92 FEET;
THENCE N90°00'00"W, A DISTANCE OF 31.33 FEET (E1);
THENCE N00°00'00"E, A DISTANCE OF 30.83 FEET (E2);
THENCE N90°00'00"W, A DISTANCE OF 169.45 FEET (E3);
THENCE S00°00'00"E, A DISTANCE OF 22.67 FEET (E4);
THENCE N90°00'00"W, A DISTANCE OF 25.00 FEET (E5);
THENCE N00°00'00"E, A DISTANCE OF 22.67 FEET (E6);
THENCE N90°00'00"W, A DISTANCE OF 83.38 FEET (E7);
THENCE S00°00'00"E, A DISTANCE OF 238.03 FEET;
THENCE S45°00'00"E, A DISTANCE 36.38 FEET (E8);
THENCE S00°00'00"E, A DISTANCE OF 130.11 FEET;
THENCE N90°00'00"W, A DISTANCE OF 35.67 FEET;
THENCE N00°00'00"W, A DISTANCE OF 25.00 FEET (E9);
THENCE N90°00'00"E, A DISTANCE OF 10.67 FEET (E10);
THENCE N00°00'00"W, A DISTANCE OF 94.76 FEET (E11);
THENCE N45°00'00"W, A DISTANCE 36.38 FEET (E12);
THENCE N00°00'00"E, A DISTANCE OF 101.18 FEET;

CONTINUED ON SHEET 2

Gillians

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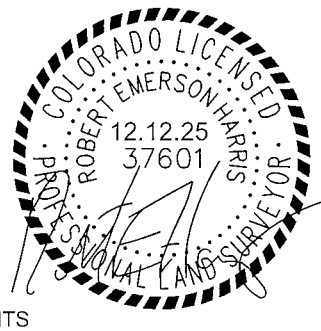
P.O. BOX 375
BENNETT, CO 80102
303-972-6640 www.gilliansIc.com

JOB NO.: 23159
DRAWN: RH-DRH
ISSUE DATE: 12-12-2025
FILE: ESMT



ROBERT E. HARRIS
COLORADO P.L.S. 37601
FOR & ON BEHALF OF
GILLIANS LAND CONSULTANTS

EXHIBIT B

SHEET 2 OF 3

DRAINAGE EASEMENT DESCRIPTION

THENCE N90°00'00"W, A DISTANCE OF 10.67 FEET (E13);
THENCE N00°00'00"E, A DISTANCE OF 25.00 FEET (E14);
THENCE N90°00'00"E, A DISTANCE OF 10.67 FEET (E15);
THENCE N00°00'00"E, A DISTANCE OF 95.73 FEET (E16);
THENCE S90°00'00"W, A DISTANCE OF 23.55 FEET (E17);
THENCE N00°00'00"E, A DISTANCE OF 26.47 FEET (E18);
THENCE N90°00'00"W, A DISTANCE OF 89.49 FEET;
THENCE S00°00'00"E, A DISTANCE OF 24.00 FEET (E19);
THENCE S90°00'00"W, A DISTANCE OF 25.00 FEET (E20);
THENCE N00°00'00"W, A DISTANCE OF 24.00 FEET (E21);
THENCE S90°00'00"W, A DISTANCE OF 89.96 FEET (E22);
THENCE S70°31'28"W, A DISTANCE OF 44.55 FEET (E23);
THENCE N19°44'46"W, A DISTANCE OF 25.00 FEET TO THE POINT OF BEGINNING, CONTAINING 34,337 SQUARE FEET (0.79 ACRES), MORE OR LESS.

LINE TABLE			LINE TABLE		
LINE	BEARING	LENGTH	LINE	BEARING	LENGTH
E1	N90°00'00"W	31.33'	E13	N90°00'00"W	10.67'
E2	N00°00'00"E	30.83'	E14	N00°00'00"E	25.00'
E3	N90°00'00"W	169.45'	E15	N90°00'00"E	10.67'
E4	S00°00'00"E	22.67'	E16	N00°00'00"E	95.73'
E5	N90°00'00"W	25.00'	E17	S90°00'00"W	23.55'
E6	N00°00'00"E	22.67'	E18	N00°00'00"E	26.47'
E7	N90°00'00"W	83.38'	E19	S00°00'00"E	24.00'
E8	S45°00'00"E	36.38'	E20	S90°00'00"W	25.00'
E9	N00°00'00"W	25.00'	E21	N00°00'00"W	24.00'
E10	N90°00'00"E	10.67'	E22	S90°00'00"W	89.96'
E11	N00°00'00"W	94.76'	E23	S70°31'28"W	44.55'
E12	N45°00'00"W	36.38'			

THIS IS NOT A MONUMENTED LAND SURVEY, IMPROVEMENT SURVEY PLAT OR IMPROVEMENT LOCATION CERTIFICATE. IT IS INTENDED ONLY TO DEPICT THE ATTACHED PROPERTY DESCRIPTION.

Gillians

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BENNETT, CO 80102
303-972-6640 www.gilliansllc.com

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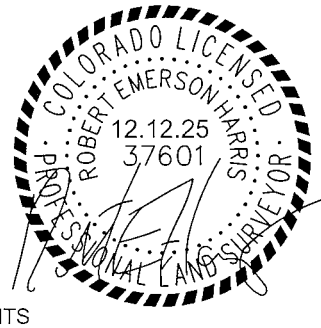
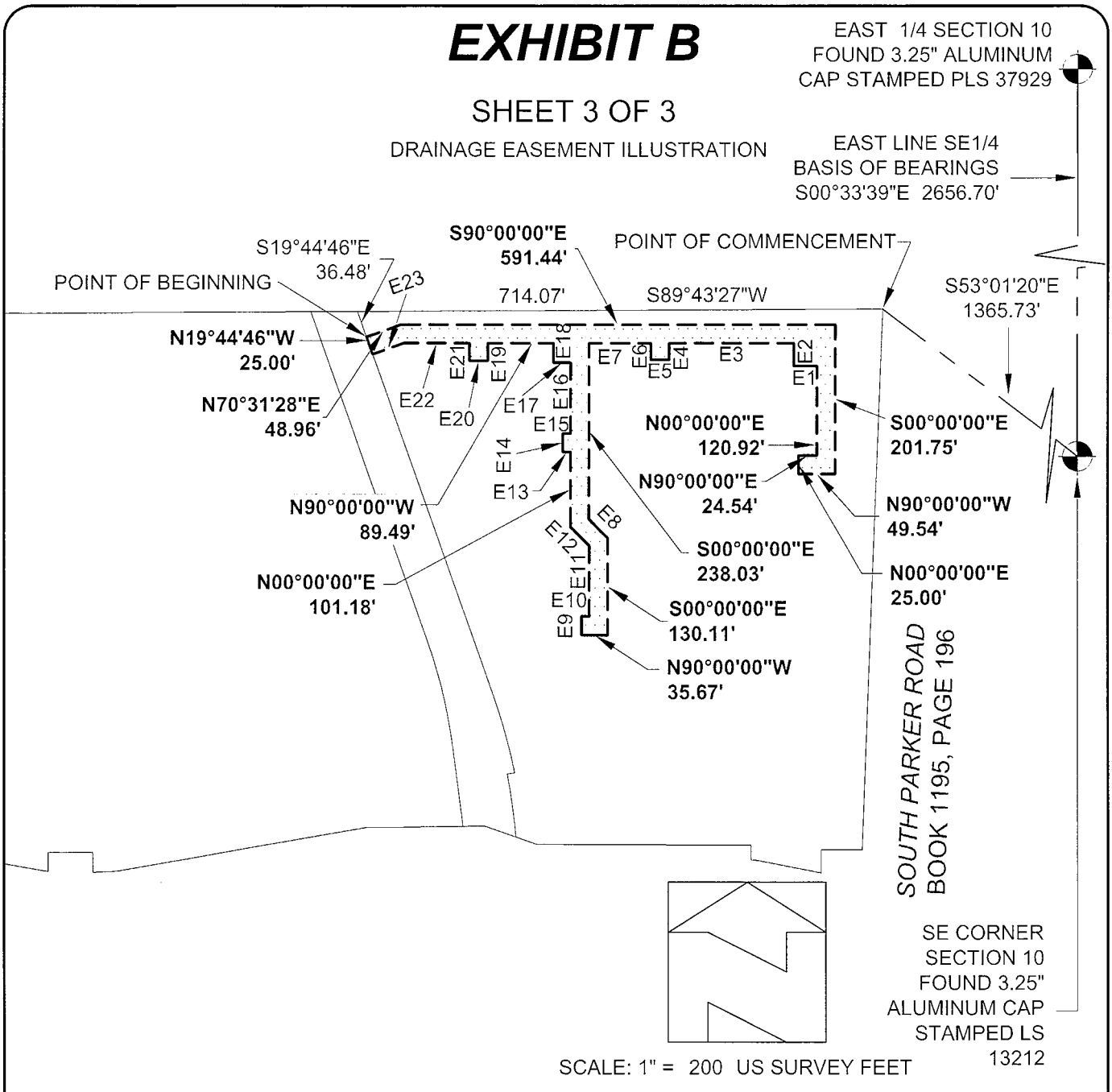


ROBERT E. HARRIS
COLORADO P.L.S. 37601
FOR & ON BEHALF OF
GILLIANS LAND CONSULTANTS

EXHIBIT B

SHEET 3 OF 3

DRAINAGE EASEMENT ILLUSTRATION



SCALE: 1" = 200 US SURVEY FEET

200' 0 100' 200'

THIS IS NOT A MONUMENTED LAND SURVEY, IMPROVEMENT SURVEY PLAT OR IMPROVEMENT LOCATION CERTIFICATE. IT IS INTENDED ONLY TO DEPICT THE ATTACHED PROPERTY DESCRIPTION.

Gillians

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BENNETT, CO 80102
303-972-6640 www.gilliansIc.com

JOB NO.: 23159
DRAWN: RH-DRH
ISSUE DATE: 12-12-2025
FILE: ESMT2

COLORADO LICENSED
ROBERT EMERSON HARRIS
12.12.25
37601
PROFESSIONAL LAND SURVEYOR

ROBERT E. HARRIS
COLORADO P.L.S. 37601
FOR & ON BEHALF OF
GILLIANS LAND CONSULTANTS

EXHIBIT C

SHEET 1 OF 2

DRAINAGE EASEMENT DESCRIPTION

A PARCEL OF LAND SITUATED IN THE SOUTHEAST 1/4 OF SECTION 10, TOWNSHIP 7 SOUTH, RANGE 66 WEST, OF THE 6TH P.M., BEING A PORTION OF THAT TRACT OF LAND DESCRIBED IN RECEPTION NUMBER 2022077816, COUNTY OF DOUGLAS, STATE OF COLORADO, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID TRACT, ALSO BEING THE NORTHWEST CORNER OF THAT PARCEL OF LAND DESCRIBED IN BOOK 1195, PAGE 196, FROM WHICH THE SOUTHEAST CORNER OF SAID SECTION BEARS S53°01'20"E, A DISTANCE OF 1365.73 FEET, AND CONSIDERING THE EAST LINE OF SAID SECTION TO BEAR S00°33'39"E, A DISTANCE OF 2656.70 FEET, MONUMENTED BY A 3 1/4" ALUMINUM CAP STAMPED PLS 37929 ON THE NORTH, AND A 3 1/4" ALUMINUM CAP STAMPED LS 13212 ON THE SOUTH, WITH ALL BEARINGS CONTAINED HEREIN RELATIVE THERETO;

THENCE S89°43'27"W, A DISTANCE OF 714.07 FEET ALONG THE NORTH LINE OF SAID TRACT, TO THE POINT OF INTERSECTION WITH THE EAST LINE OF A 60-FOOT RIGHT-OF-WAY BY SEPARATE DOCUMENT;

THENCE S19°44'46"E, A DISTANCE OF 552.83 FEET, ON SAID EAST LINE;

THENCE ON A CURVE TO THE RIGHT 47.12 FEET, WITH A RADIUS OF 730.00 FEET, A DELTA OF 3°41'55", AND A CHORD WHICH BEARS S17°53'49"E, A DISTANCE OF 47.12 FEET, TO THE POINT OF BEGINNING;

THENCE N90°00'00"E, A DISTANCE OF 64.58 FEET;

THENCE S00°00'00"E, A DISTANCE OF 25.00 FEET;

THENCE S90°00'00"W, A DISTANCE OF 57.87 FEET TO SAID EAST LINE;

THENCE ON A CURVE TO THE LEFT 25.89 FEET, WITH A RADIUS OF 730.00 FEET, A DELTA OF 2°01'55", AND A CHORD WHICH BEARS N15°01'54"W, A DISTANCE OF 25.89 FEET, ON SAID EAST LINE TO THE POINT OF BEGINNING.

CONTAINING 1,529 SQUARE FEET (0.035 ACRES), MORE OR LESS.

THIS IS NOT A MONUMENTED LAND SURVEY, IMPROVEMENT SURVEY PLAT OR IMPROVEMENT LOCATION CERTIFICATE. IT IS INTENDED ONLY TO DEPICT THE ATTACHED PROPERTY DESCRIPTION.

Gillians

GILLIANS LAND CONSULTANTS
P.O. BOX 375
BENNETT, CO 80102
303-972-6640 www.gilliansIc.com

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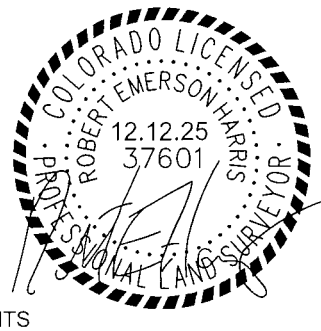
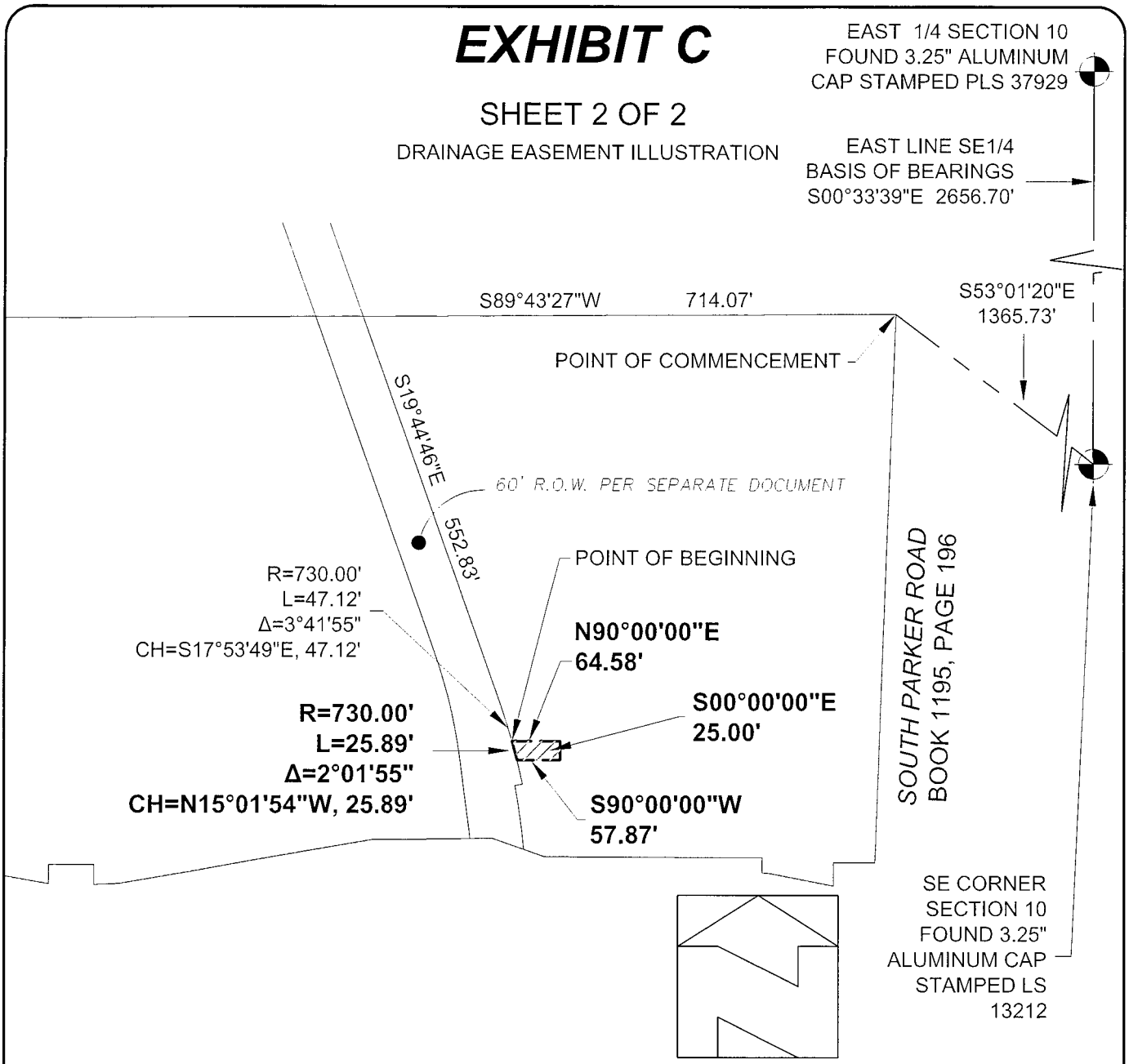


ROBERT E. HARRIS
COLORADO P.L.S. 37601
FOR & ON BEHALF OF
GILLIANS LAND CONSULTANTS

EXHIBIT C

SHEET 2 OF 2

DRAINAGE EASEMENT ILLUSTRATION



SCALE: 1" = 200 US SURVEY FEET

200' 0 100' 200'

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COLORADO LICENSED
ROBERT EMERSON HARRIS
12.12.25
37601
PROFESSIONAL LAND SURVEYOR

ROBERT E. HARRIS
COLORADO P.L.S. 37601
FOR & ON BEHALF OF
GILLIANS LAND CONSULTANTS

EXHIBIT D

SHEET 1 OF 2

DRAINAGE EASEMENT DESCRIPTION

A PARCEL OF LAND SITUATED IN THE SOUTHEAST 1/4 OF SECTION 10, TOWNSHIP 7 SOUTH, RANGE 66 WEST, OF THE 6TH P.M., BEING A PORTION OF THAT TRACT OF LAND DESCRIBED IN RECEPTION NUMBER 2022077816, COUNTY OF DOUGLAS, STATE OF COLORADO, DESCRIBED AS FOLLOWS:

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THENCE S89°43'27"W, A DISTANCE OF 714.07 FEET ALONG THE NORTH LINE OF SAID TRACT, TO THE POINT OF INTERSECTION WITH THE EAST LINE OF A 60-FOOT RIGHT-OF-WAY BY SEPARATE DOCUMENT;

THENCE S19°44'46"E, A DISTANCE OF 167.76 FEET, ON SAID EAST LINE;

THENCE N70°15'14"E, A DISTANCE OF 50.68 FEET;

THENCE S19°44'46"E, A DISTANCE OF 25.00 FEET;

THENCE S70°15'14"W, A DISTANCE OF 50.68 FEET, TO SAID EAST LINE;

THENCE N19°44'46"W, A DISTANCE OF 25.00 FEET, ON SAID EAST LINE TO THE POINT OF BEGINNING.

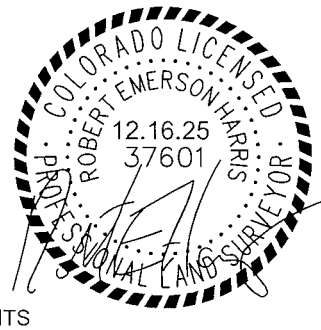
CONTAINING 1,267 SQUARE FEET (0.029 ACRES), MORE OR LESS.

THIS IS NOT A MONUMENTED LAND SURVEY, IMPROVEMENT SURVEY PLAT OR IMPROVEMENT LOCATION CERTIFICATE. IT IS INTENDED ONLY TO DEPICT THE ATTACHED PROPERTY DESCRIPTION.

Gillians

GILLIANS LAND CONSULTANTS
P.O. BOX 375
BENNETT, CO 80102
303-972-6640 www.gilliansIc.com

JOB NO.: 23159
DRAWN: RH-DRH
ISSUE DATE: 12-16-2025
FILE: ESMT2

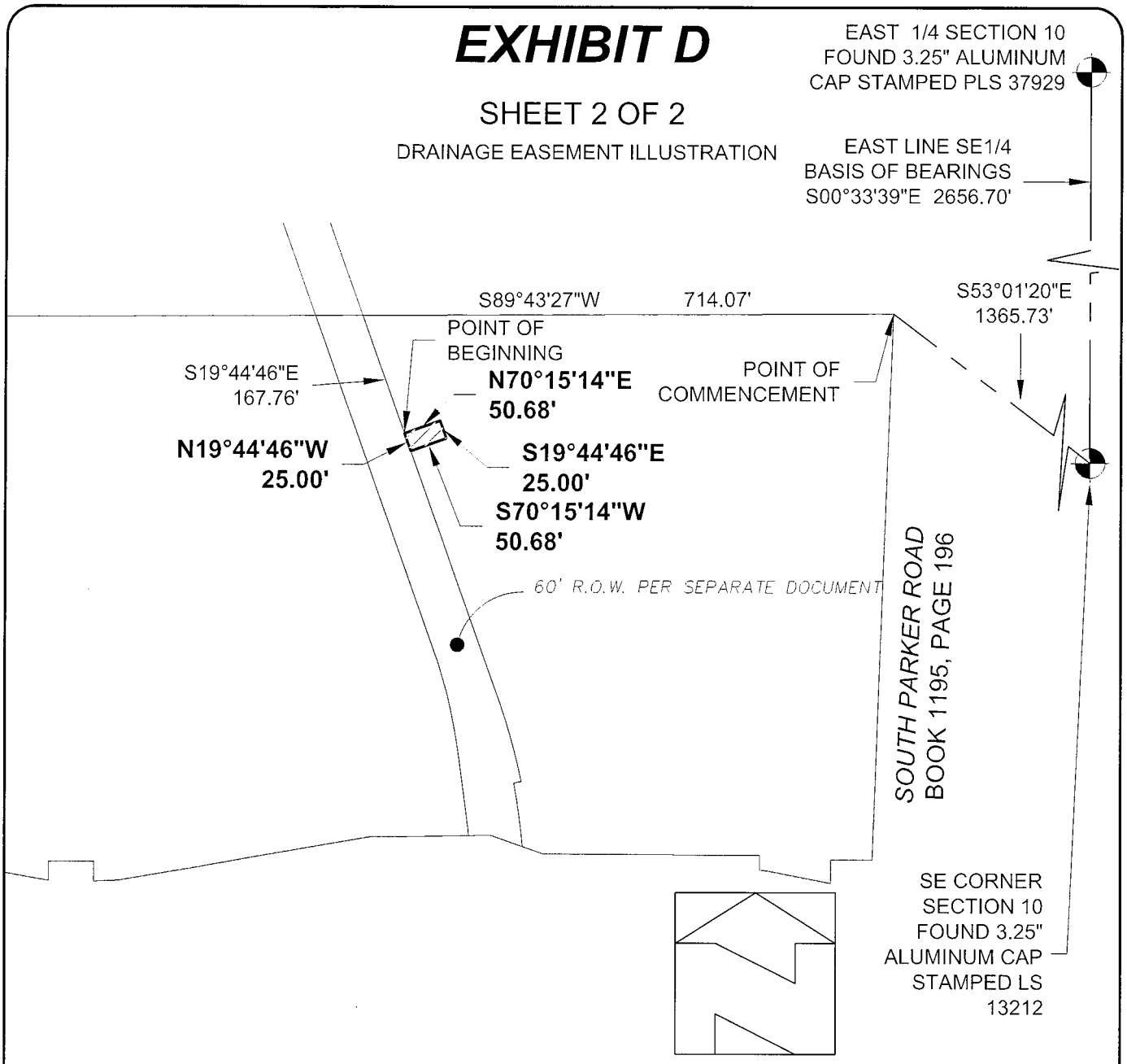


ROBERT E. HARRIS
COLORADO P.L.S. 37601
FOR & ON BEHALF OF
GILLIANS LAND CONSULTANTS

EXHIBIT D

SHEET 2 OF 2

DRAINAGE EASEMENT ILLUSTRATION



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303-972-6640 www.gilliansIc.com

JOB NO.: 23159
DRAWN: RH-DRH
ISSUE DATE: 12-16-2025
FILE: ESMT2

COLORADO LICENSED
ROBERT EMERSON HARRIS
12.16.25
37601
PROFESSIONAL LAND SURVEYOR

ROBERT E. HARRIS
COLORADO P.L.S. 37601
FOR & ON BEHALF OF
GILLIANS LAND CONSULTANTS

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Chuck Smith, Engineer III

DESCRIPTION: Acceptance of a Secondary Storm Drainage Easement from Storage Yard, LLC for 2096 South Interstate 25 to Provide Access to the Private Stormwater System to Perform Maintenance in the Event the Owner Fails to Adequately Maintain said Facilities, Douglas County Project Number DV 2024-276.

SUMMARY: This Storm Drainage Easement is located at 2096 South Interstate 25 and encompasses swales, pipes, and a detention/water quality pond. The stormwater infrastructure serves the site improvements. This Storm Drainage Easement will provide Douglas County with access to the private stormwater system to perform maintenance in the event the owner fails to adequately maintain said facilities.

RECOMMENDED ACTION: Approval of the Storm Drainage Easement

REVIEW:

Kristina Mann	Approve	1/23/2026
Jeff Garcia	Approve	1/30/2026
Christie Guthrie	Approve	1/30/2026
Doug DeBord	Approve	2/4/2026

ATTACHMENTS:

Cover Page
DC - Drainage Easement - Storage Yard LLC- CS 2-10

DOUGLAS COUNTY
COLORADO

www.douglas.co.us

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Chuck Smith, Engineer III

DESCRIPTION: Acceptance of a Secondary Storm Drainage Easement from Storage Yard, LLC for 2096 South Interstate 25 to provide access to the private stormwater system to perform maintenance in the event the owner fails to adequately maintain said facilities, Douglas County Project Number DV 2024-276.

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RECOMMENDED ACTION: Approval of the Storm Drainage Easement

REVIEW:

Kristina Mann	Approve	1/23/2026
Jeff Garcia	Approve	1/30/2026
Christie Guthrie	Approve	1/30/2026
Doug DeBord	Approve	2/4/2026

ATTACHMENTS:

DC - Drainage Easement - Storage Yard LLC- CS 2-10

GRANT OF EASEMENT
STORM DRAINAGE

THIS GRANT OF EASEMENT ("Grant") is given this _____ day of _____, 20__, by Storage Yard LLC ("Grantor"), whose address is 2096 S Interstate 25 Castle Rock, CO 80104, to THE BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF DOUGLAS, STATE OF COLORADO ("Grantee"), whose address is 100 Third Street, Castle Rock, Colorado, 80104.

The parties hereby covenant and agree as follows:

1. Easement Property. The "Easement Property" shall mean the real property owned by Grantor and located in the County of Douglas, State of Colorado, more particularly described on **Exhibit A**, attached hereto and incorporated herein, and substantially as depicted on **Exhibit B**, attached hereto and incorporated herein.

2. Consideration. Grantor makes this Grant as a gift without consideration other than the keeping by Grantee of the covenants and agreements herein contained.

3. Grant of Easement. Grantor hereby grants to Grantee, its successors and assigns, a non-exclusive easement ("Easement") on, over, under, through and across the Easement Property for the purpose of accessing, maintaining, and repairing storm water management improvements, including, but not limited to, inlets, pipes, culverts, channels, ditches, hydraulic structures, riprap, detention basins, forebays, micro-pools, and water quality facilities (collectively, the "Facilities") in the event Grantor fails to satisfactorily maintain or repair said Facilities.

4. Maintenance and Repair. The maintenance and repair of the Facilities located on the Easement Property shall be the responsibility of Grantor. In the event such maintenance and repair are not performed by Grantor to the satisfaction of Grantee, then Grantee shall have the right, but not the obligation, to enter said Easement Property after ten (10) days prior written notice to Grantor, unless there is an emergency, in which case Grantee shall give notice as soon as practicable, to perform all necessary work, the cost of which shall be paid by Grantor upon billing. In the event Grantor fails to reimburse Grantee within thirty (30) days after submission of the bill for the costs incurred, Grantee shall have the right to enforce such obligation by appropriate legal action. It is Grantor's responsibility to construct, maintain and repair the Facilities in a manner consistent with all applicable plans approved or accepted by Grantee.

5. Retained Rights of Grantor. Grantor reserves the right of ownership, use and occupancy of the Easement Property insofar as said ownership, use and occupancy does not impair the rights granted to Grantee in this Grant. Grantee's rights hereunder are non-exclusive, and Grantor shall have the full right and authority to grant other easements or rights to use the Easement Property. It is also understood by Grantee that Grantor may in the future desire to modify and/or eliminate the Facilities. Such a modification and/or elimination shall not be realized until written approval is obtained for said modifications and/or elimination from Grantee. Upon such approval, both the Grantee and Grantor agree to vacate this Easement.

6. Binding Effect. This Grant shall extend to and be binding upon the successors and assigns of the respective parties hereto. The terms, covenants, agreements and conditions in this Grant shall be construed as covenants running with the land.

IN WITNESS WHEREOF, the parties hereto have executed this Grant the day and year first above written.

GRANTOR:

STORAGE YARD LLC

By: _____

Name: Brian VanTassel

Title: Owner

Attest:

By: N/A

Name: _____

Title: _____

STATE OF COLORADO)
) ss.
COUNTY OF DOUGLAS)

The foregoing instrument was acknowledged before me this 8th day of DECEMBER, 2025, by Brian VanTassel as OWNER of STORAGE YARD LLC.

My commission expires: 8/14/26.

Witness my hand and official seal.

KATHERINE SORAH
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 20144031904
MY COMMISSION EXPIRES AUGUST 14, 2026

_____
Notary Public

GRANTEE:

THE BOARD OF COUNTY COMMISSIONERS
OF THE COUNTY OF DOUGLAS,
STATE OF COLORADO

BY: _____
Chair

STATE OF COLORADO)
) ss.
COUNTY OF DOUGLAS)

The foregoing instrument was acknowledged before me this ____ day of _____, 20___ by the Chair of the Board of County Commissioners of the County of Douglas, State of Colorado.

My commission expires: _____

Witness my hand and official seal.

_____
Notary Public

DAVID E. ARCHER & ASSOCIATES, INC.
PROFESSIONAL LAND SURVEYORS & ENGINEERS
105 Wilcox Street * Castle Rock, CO 80104
PHONE (303) 688-4642 * FAX (303) 688-4675 * karcher@davidearcher.com

Exhibit A

Job No. 19-1288
September 10, 2025

Drainage Easement:

A Drainage Easement situated in part of Sections 22 and 27, Township 8 South, Range 67 West of the 6th Principal Meridian, Douglas County, Colorado, more particularly described as follows:

Commencing at the intersection of the South line of said Section 22 and the East line of Interstate Highway 25, and considering the South line of the said Section 22 to bear S 89°00'00"E, per Reception Number 2012057258, with all bearings contained herein relative thereto;

Thence N 15°43'00"E, along the East line of Interstate Highway 25, a distance of 215.10 feet, to the Point of Beginning;

Thence N 15°43'00"E, continuing along the East line of Interstate Highway 25, a distance of 12.00 feet; Thence S 75°28'02" E, a distance of 119.92 feet to a point of curve; Thence Southeasterly along the arc of a curve to the right, a distance of 20.66 feet, said curve has a Radius of 106.00 feet, and a Central Angle of 11°09'59"; Thence S 64°18'03" E, a distance of 71.47 feet to a point of curve; Thence Southerly along the arc of a curve to the right, a distance of 118.55 feet, said curve has a Radius of 91.00 feet, and a Central Angle of 74°38'33"; Thence S 10°20'30" W, a distance of 50.42 feet, to a point of curve; Thence Southerly along a curve to the left, a distance of 58.31 feet, said curve has a Radius of 79.00 feet, and a Central Angle of 42°17'20"; Thence S 31°56'50" E, a distance of 50.30 feet, to a point of curve; The Southeasterly along a curve to the left, a distance of 72.23 feet, said curve has a Radius of 94.00 feet, and a Central Angle of 44°01'45"; Thence S 75°58'35" E, a distance of 159.11 feet; Thence N 29°49'18" E, a distance of 115.72 feet; Thence N 13°30'24" E, a distance of 211.84 feet, Thence S 76°32'00" E, a distance of 23.84 feet, to a point on the West line of the Dosland Property described in Book 163 at Page 402 of the Douglas County Records; Thence S 13°28'00" W, a distance 770.98 feet along the West

COLORADO LICENSED
DARRELL EUGENE ROBERTS JR
9/10/25
36057
PROFESSIONAL LAND SURVEYOR

line of the Dosland Property described in Book 163 at Page 402 of the Douglas County Records; Thence N 89°26'07" W, a distance of 326.86 feet; Thence N 07°06'58" E, a distance of 213.82 feet; Thence S 80°30'48" E, a distance of 83.91 feet; Thence S 07°52'35" W, a distance of 32.65 feet; Thence S 76°56'31" E, a distance of 146.27 feet; Thence N 15°08'29" E, a distance of 256.02 feet; Thence N 75°58'35" W, a distance of 114.23 feet, to a point of curve; The Northwesterly along a curve to the right, a distance of 81.46 feet, said curve has a Radius of 106.00 feet, and a Central Angle of 44°01'45"; Then N 31°56'50" W, a distance of 50.30 feet, to a point of curve; Thence Northerly along a curve to the right, a distance of 67.17 feet, said curve has a Radius of 91.00 feet, and a Central Angle of 42°17'20"; Thence N 10°20'30" E, a distance of 50.42 feet, to a point of curve; Thence Northwesterly along a curve to the left, a distance of 102.92 feet, said curve has a Radius of 79.00 feet, and a Central Angle of 74°38'33"; Thence N 64°18'03" W, a distance of 71.47 feet, to a point of curve; Thence Northwesterly along a curve to the left, a distance of 18.32 feet, said curve has a Radius of 94.00 feet, and a Central Angle of 11°09'59"; Thence N 75°28'02" W, a distance of 120.17 feet, to the Point of Beginning.

Containing 2.286 Acres, (99591.37 Square Feet), more or less.

This description was prepared under the direct supervision of Darrell Eugene Roberts, PLS36057, for and on behalf of David E. Archer and Assoc., Inc

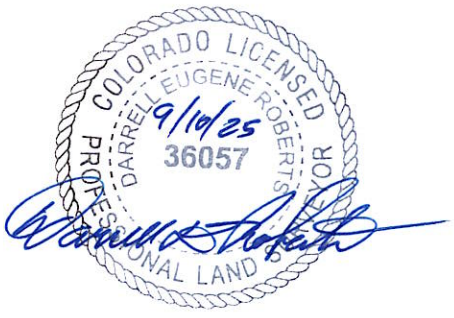
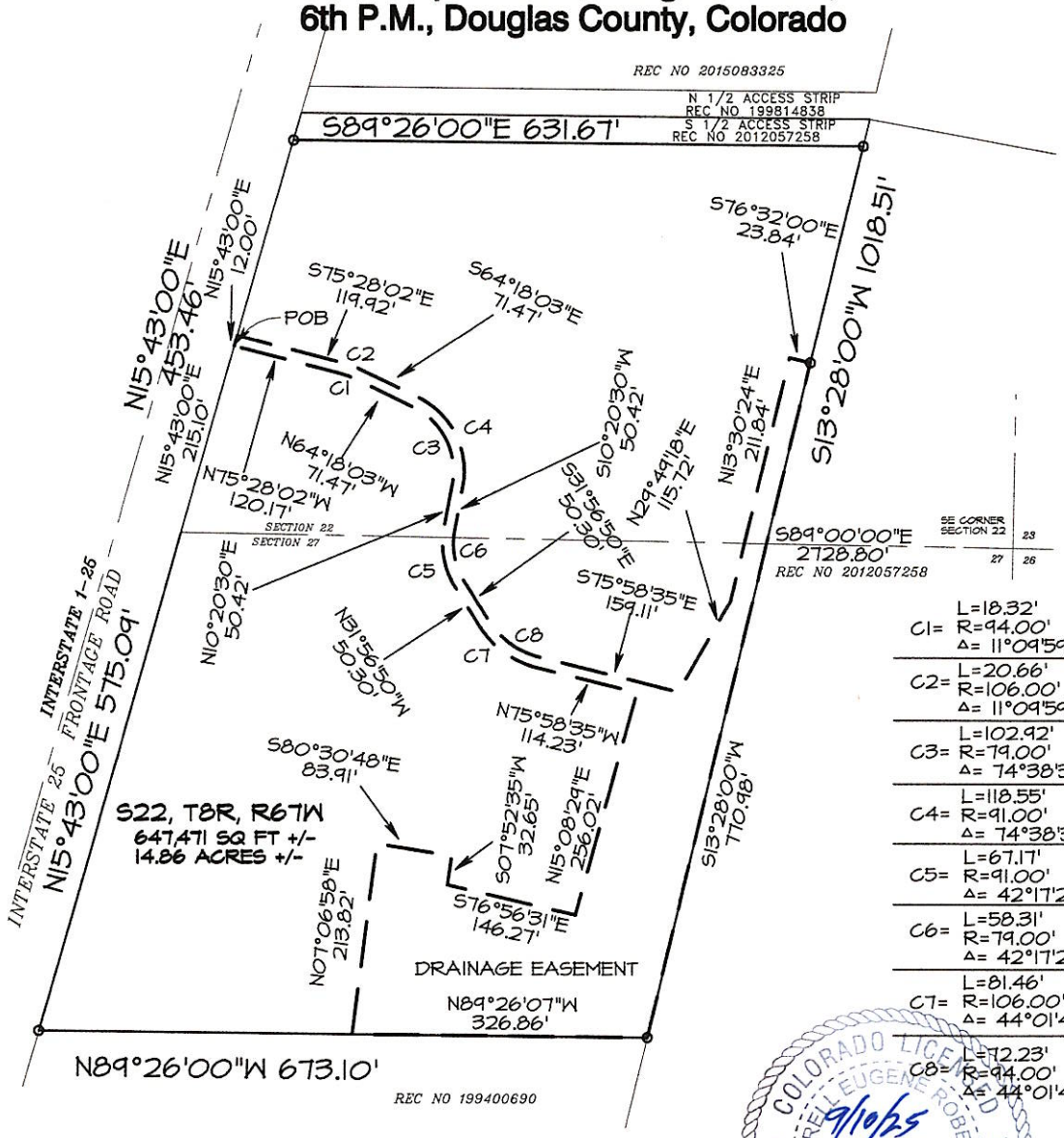


Exhibit B

DRAINAGE EASEMENT EXHIBIT

2096 South Highway 25
In South 1/2 of Section 22 & North 1/2 of Section 27,
Township 8 South, Range 67 West,
6th P.M., Douglas County, Colorado



C1=	L=18.32' R=94.00' Δ= 11°09'59"
C2=	L=20.66' R=106.00' Δ= 11°09'59"
C3=	L=102.92' R=79.00' Δ= 74°38'33"
C4=	L=118.55' R=91.00' Δ= 74°38'33"
C5=	L=67.17' R=91.00' Δ= 42°17'20"
C6=	L=58.31' R=79.00' Δ= 42°17'20"
C7=	L=81.46' R=106.00' Δ= 44°01'45"
C8=	L=72.23' R=94.00' Δ= 44°01'45"

COLORADO LICENSED
DARRELL EUGENE ROBERTS
PROFESSIONAL LAND SURVEYOR
9/10/25
36057

Signed _____

Darrell E Roberts
for and on behalf of
David E. Archer & Assoc., Inc.

GRAPHIC SCALE 1"=200'

0 200 400

G:\Drawings\2019\19-1288\EXHIBIT 19-1288 drainage - 9-4-25DR.pro
Thu Sep 04 10:16:51 2025

Job No. 19-1288

SCALE: 1"=200'
DATE: 9-4-2025
REVISIONS

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Dirk Zender, Real Property Acquisition Specialist II

DESCRIPTION: Acceptance of Special Warranty Deed from Scott Ave Land Holdings LLC Regarding the Dedication of a Segment of Right-of-Way for Pinery Center Boulevard.

SUMMARY: Scott Ave Land Holdings LLC ("SALH") is developing certain workforce housing development improvements know as 6793 Scott Avenue Apartments at the northwest corner of the Scott Avenue/South Parker Road Intersection. As part of the subdivision development, a segment of Pinery Center Boulevard needs to be constructed to intersect with Scott Avenue to provide access to the workforce housing development. SALH is dedicating an approximately 60-feet wide segment of public right-of-way to the County to accommodate this segment of the Pinery Center Boulevard improvements.

RECOMMENDED ACTION: Staff recommends the BCC approve the dedication of the right-of-way for Pinery Center Boulevard and authorize the Chair to accept and record the special warranty deed.

REVIEW:

Kristina Mann	Approve	1/27/2026
Jeff Garcia	Approve	1/30/2026
Christie Guthrie	Approve	1/30/2026
Doug DeBord	Approve	2/4/2026

ATTACHMENTS:

Cover Page
Special Warranty Deed - Scott Ave Land Holdings LLC - Pinery Center Blvd

DOUGLAS COUNTY
COLORADO

www.douglas.co.us

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Dirk Zender, Real Property Acquisition Specialist II

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RECOMMENDED ACTION: Staff recommends the BCC approve the dedication of the right-of-way for Pinery Center Boulevard and authorize the Chair to accept and record the special warranty deed.

REVIEW:

Kristina Mann	Approve	1/27/2026
Jeff Garcia	Approve	1/30/2026
Christie Guthrie	Approve	1/30/2026
Doug DeBord	Approve	2/4/2026

ATTACHMENTS:

Special Warranty Deed - Scott Ave Land Holdings LLC - Pinery Center Blvd

Following recordation, return to:

Dirk Zender
Douglas County Department of Public Works Engineering
100 Third Street
Castle Rock, CO 80104

NO DOCUMENTARY FEE REQUIRED PER C.R.S. § 39-13-104(1)(a)

SPECIAL WARRANTY DEED

THIS SPECIAL WARRANTY DEED (the "Deed"), made this _____ day of _____, 2026, is made by and between SCOTT AVE LAND HOLDINGS LLC, a Delaware limited liability company, whose address is 210 University Blvd., Suite 460, Denver, Colorado 80206 (hereinafter **"Grantor"**), and the **BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF DOUGLAS, STATE OF COLORADO**, a political subdivision of the State of Colorado, whose address is 100 Third Street, Castle Rock, Colorado 80104 (hereinafter **"Grantee"**):

WITNESSETH,

THAT GRANTOR, for and in consideration of the sum of TEN DOLLARS AND NO CENTS (US $10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, has granted, bargained, sold and conveyed, and by these presents does grant, bargain, sell, convey and confirm in fee simple, unto Grantee, its successors and assigns forever, all the real property, together with improvements, if any, situate, lying and being in the County of Douglas, State of Colorado, described as follows:

See Exhibit "A", attached hereto and incorporated herein by this reference.

Grantor hereby reserves and retains from this conveyance all subsurface nontributary and not nontributary groundwater rights that are appurtenant to or underlie the above described real property. However, this reservation of water rights does not waive any applicable statutes, regulations, resolutions, policies, ordinances, or permits of the State of Colorado or Douglas County with respect to Grantor's reserved and retained water rights, including all applicable statutes, regulations, resolutions, policies, ordinances, or permits with respect to well placement. No well, ditch, pipe, pipeline, pump, headgate or other structure associated with Grantor's reserved and retained water rights shall be allowed to interfere in any way with Grantee's use and enjoyment of the property herein conveyed.

TOGETHER with all and singular the rights, tenements, easements, appendages, ways, privileges, hereditaments and appurtenances thereto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues, profits and incorporeal rights thereof, and all the estate, right, title, interest, claim and demand whatsoever of Grantor, either in

law or equity, of, in and to the above bargained premises, with the hereditaments, easements, rights-of-way and appurtenances (collectively the "Property");

TO HAVE AND TO HOLD the Property above bargained and described with the appurtenances, unto Grantee, its successors and assigns forever. Grantor, for itself, its successors, official representatives and assigns, does covenant, grant, bargain and agree to and with Grantee, that Grantor shall and will WARRANT AND FOREVER DEFEND the above described Property in the quiet and peaceable possession of Grantee, its successors and assigns, against all and every person or persons lawfully claiming the whole or any part thereof, BY, THROUGH OR UNDER Grantor**,** subject, however, to **all matters of record, real property taxes and assessments, and matters that would be disclosed by a land survey or other inspection of the Property.**

[REMAINDER OF PAGE LEFT INTENTIONALLY BLANK – SIGNATURE FOLLOWS]

IN WITNESS WHEREOF, Grantor has executed this deed on the date set forth above.

SCOTT AVE LAND HOLDINGS LLC,
A DELAWARE LIMITED LIABILITY COMPANY

BY: _____
NAME: JONATHAN A. GRUSKIN
TITLE: MANAGER

ATTEST:
BY: _____
NAME: SARAH GORTON
TITLE: EXECUTIVE ASSISTANT

STATE OF COLORADO)
)SS
CITY AND COUNTY OF DENVER)

The foregoing instrument was acknowledged before me this 13th day of January, 2026 by Jonathan A. Gruskin, as Manager of Scott Ave Land Holdings, a Delaware limited liability company.

MICHELLE AFFRUNTI
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID# 20174015895
MY COMMISSION EXPIRES 04/13/2029

_____
My commission expires: 04.13.2029

EXHIBIT A

SHEET 1 OF 2

A SIXTY FOOT WIDE STRIP OF LAND LYING IN THE SOUTHEAST 1/4 OF SECTION 10, TOWNSHIP 7 SOUTH, RANGE 66 WEST, OF THE 6TH P.M., BEING A PORTION OF THAT TRACT OF LAND DESCRIBED IN RECEPTION NUMBER 2022077816, COUNTY OF DOUGLAS, STATE OF COLORADO, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID TRACT, ALSO BEING THE NORTHWEST CORNER OF THAT PARCEL OF LAND DESCRIBED IN BOOK 1195, PAGE 196, FROM WHICH THE SOUTHEAST CORNER OF SAID SECTION BEARS S53°01'20"E, A DISTANCE OF 1365.73 FEET, AND CONSIDERING THE EAST LINE OF SAID SECTION TO BEAR S00°33'39"E, A DISTANCE OF 2656.70 FEET, MONUMENTED BY A 3 1/4" ALUMINUM CAP STAMPED 37929 ON THE NORTH, AND A 3 1/4" ALUMINUM CAP STAMPED 13212 ON THE SOUTH, WITH ALL BEARINGS CONTAINED HEREIN RELATIVE THERETO;

THENCE S89°43'27"W, A DISTANCE OF 714.07 FEET, ON THE NORTH LINE OF SAID TRACT, TO THE POINT OF BEGINNING;

THENCE S19°44'46"E, A DISTANCE OF 552.83 FEET;
THENCE ON A CURVE TO THE RIGHT 105.35 FEET, WITH A RADIUS OF 730.00 FEET, A DELTA OF 8°16'06", AND A CHORD WHICH BEARS S15°36'44"E, A DISTANCE OF 105.25 FEET;
THENCE S78°31'19"W, A DISTANCE OF 10.50 FEET;
THENCE ON A CURVE TO THE RIGHT 85.09 FEET, WITH A RADIUS OF 719.50 FEET, A DELTA OF 6°46'32", AND A CHORD WHICH BEARS S08°05'25"E, A DISTANCE OF 85.04 FEET, TO THE NORTH RIGHT OF WAY LINE DESCRIBED IN RECEPTION NUMBER 2019007557;
THENCE ON SAID NORTH RIGHT OF WAY LINE THE FOLLOWING 2 COURSES:

1) N71°11'43"W, A DISTANCE OF 45.68 FEET
2) S89°04'47"W, A DISTANCE OF 28.99 FEET

THENCE ON A NON-TANGENT CURVE TO THE LEFT 12.07 FEET, WITH A RADIUS OF 649.00 FEET, A DELTA OF 1°03'57", AND A CHORD WHICH BEARS N07°00'46"W, A DISTANCE OF 12.07 FEET;
THENCE N07°32'44"W, A DISTANCE OF 95.09 FEET;
THENCE ON A CURVE TO THE LEFT 146.72 FEET, WITH A RADIUS OF 689.00 FEET, A DELTA OF 12°12'02", AND A CHORD WHICH BEARS N13°38'45"W, A DISTANCE OF 146.44 FEET;
THENCE N19°44'46"W, A DISTANCE OF 472.64 FEET, TO SAID NORTH LINE OF SAID TRACT;
THENCE N89°43'27"E, A DISTANCE OF 63.64 FEET, ON SAID NORTH LINE, TO THE POINT OF BEGINNING.

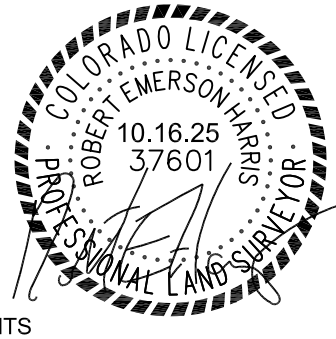
CONTAINING 46,222+/- SQUARE FEET (1.061+/- ACRES)

THIS IS NOT A MONUMENTED LAND SURVEY, IMPROVEMENT SURVEY PLAT OR IMPROVEMENT LOCATION CERTIFICATE. IT IS INTENDED ONLY TO DEPICT THE ATTACHED PROPERTY DESCRIPTION.

Gillians

GILLIANS LAND CONSULTANTS
P.O. BOX 375
BENNETT, CO 80102
303-972-6640 www.gilliansllc.com

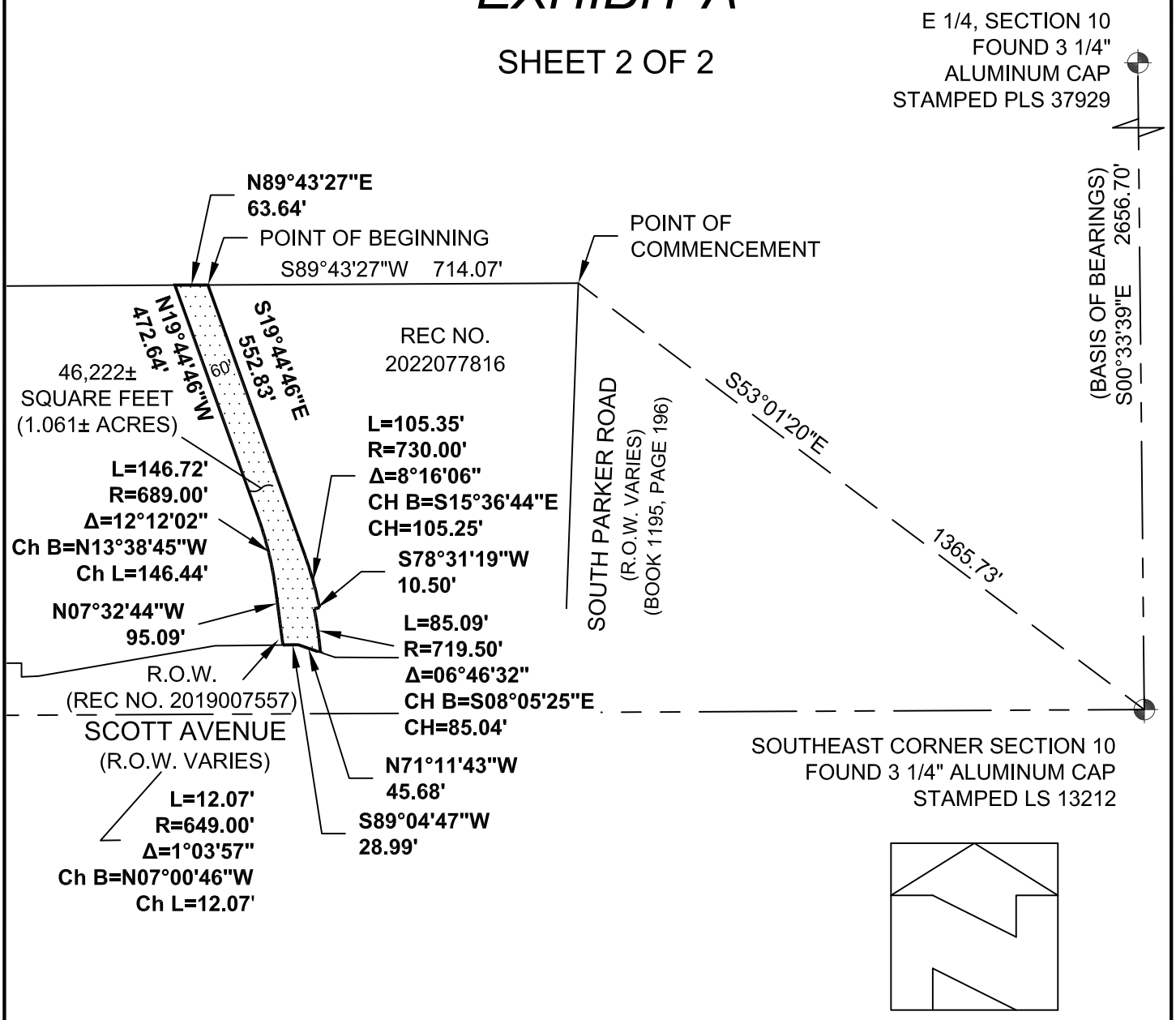
JOB NO.: 23159
DRAWN: DRH
ISSUE DATE: 10-16-2025
FILE: 23159 LSP



ROBERT E. HARRIS
COLORADO P.L.S. 37601
FOR & ON BEHALF OF
GILLIANS LAND CONSULTANTS

EXHIBIT A

SHEET 2 OF 2



SCALE: 1" = 300 US SURVEY FEET

300' 0 150' 300'

THIS IS NOT A MONUMENTED LAND SURVEY, IMPROVEMENT SURVEY PLAT OR IMPROVEMENT LOCATION CERTIFICATE. IT IS INTENDED ONLY TO DEPICT THE ATTACHED PROPERTY DESCRIPTION.

Gillians

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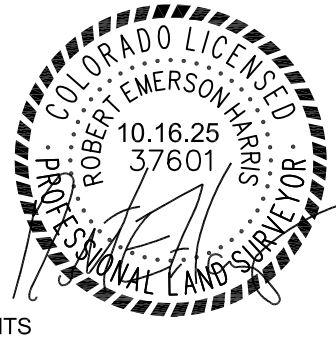


ROBERT E. HARRIS
COLORADO P.L.S. 37601
FOR & ON BEHALF OF
GILLIANS LAND CONSULTANTS

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Valerie Brewster, Sr. Assistant County Attorney

DESCRIPTION: Ordinance Establishing Business Licensure Requirements to Regulate Massage Facilities and to Regulate and Prohibit Unlawful Activities for the Sole Purpose of Deterring Illicit Massage Business and Preventing Human Trafficking, within Douglas County, Colorado.

SUMMARY: Updated Ordinance Establishing Business Licensure Requirements to Regulate Massage Facilities and to Regulate and Prohibit Unlawful Activities for the Sole Purpose of Deterring Illicit Massage Business and Preventing Human Trafficking, within Douglas County, Colorado, to be in compliance with state law.

RECOMMENDED ACTION: Approve Ordinance.

REVIEW:

Jeff Garcia	Approve	2/3/2026
Christie Guthrie	Approve	2/3/2026
Doug DeBord	Approve	2/4/2026

ATTACHMENTS:

Cover Page
Final updated Massage Facility Ordinance for reading 2.10.2026

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Valerie Brewster, Sr. Assistant County Attorney

DESCRIPTION: Ordinance Establishing Business Licensure Requirements to Regulate Massage Facilities and to Regulate and Prohibit Unlawful Activities for the Sole Purpose of Deterring Illicit Massage Business and Preventing Human Trafficking, within Douglas County, Colorado.

SUMMARY: Updated Ordinance Establishing Business Licensure Requirements to Regulate Massage Facilities and to Regulate and Prohibit Unlawful Activities for the Sole Purpose of Deterring Illicit Massage Business and Preventing Human Trafficking, within Douglas County, Colorado, to be in compliance with state law.

RECOMMENDED ACTION: Approve Ordinance.

REVIEW:

Jeff Garcia	Approve	2/3/2026
Christie Guthrie	Approve	2/3/2026
Doug DeBord	Approve	2/4/2026

ATTACHMENTS:

Final updated Massage Facility Ordinance for reading 2.10.2026

ORDINANCE NO. O-026-___

THE BOARD OF COUNTY COMMISSIONERS
OF THE COUNTY OF DOUGLAS, COLORADO

AN ORDINANCE ESTABLISHING BUSINESS LICENSURE REQUIREMENTS TO REGULATE MASSAGE FACILITIES AND TO REGULATE AND PROHIBIT UNLAWFUL ACTIVITIES FOR THE SOLE PURPOSE OF DETERRING ILLICIT MASSAGE BUSINESS AND PREVENTING HUMAN TRAFFICKING, WITHIN DOUGLAS COUNTY, COLORADO

WHEREAS, the Board of County Commissioners of the County of Douglas, Colorado, ("Board") was authorized to enact this ordinance pursuant to C.R.S. § 30-15-401.4, to establish a licensing authority that regulates massage businesses and to deter and shut down illicit massage businesses; and

WHEREAS, the Board exercised its authority to enact this ordinance and establish a massage facility licensing authority in April of 2023 through Douglas County Ordinance No. 0-024-005; and

WHEREAS, C.R.S. § 30-15-401.4 and Colorado Senate Bill 25-146 impose new regulations pertaining to massage facility licensure, which take effect in July of 2026, and which require amendment of the original ordinance; and

WHEREAS, C.R.S. § 12-235-101 et seq., known as "The Massage Therapy Practice Act" ("the Act"), regulates the profession of massage therapy to provide for consistent statewide certification and oversight of massage therapy professionals; and

WHEREAS, the Board finds that the purpose and intent of the Act and C.R.S. § 30-15-401.4 is to regulate and protect legitimate massage therapists and massage therapy businesses and safeguard and promote the public health, safety, and welfare of County residents, while recognizing that massage is a legitimate health care professional activity that provides benefits to County residents; and

WHEREAS, the reputation and success of legitimate massage therapy businesses is denigrated and undermined by persons who mask their unlawful sexual activities and human trafficking by falsely posing as massage therapy businesses; and

NOW THEREFORE BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF DOUGLAS, COLORADO, THAT:

PART I: GENERAL

Section 1. **Definitions**: Except as otherwise indicated by context, the following words, terms, and phrases shall have the following meanings for purposes of this ordinance:

(a) “Advertise” or “advertisement” means to publish, display, or disseminate information and includes, but is not limited to, the issuance of any card, sign, or direct mail, or causing or permitting any sign or marking to be placed on or in any building or structure or in any newspaper, magazine, or directory, or any announcement or display via any televised, computerized electronic or telephonic networks or media.

(b) “Agent” means a person designated by a massage facility to act on behalf of the massage facility under this ordinance.

(c) “Applicant” means a person who has submitted an application to the licensing authority for an initial license or renewal of a license to operate a massage facility.

(d) “Background Check” means a fingerprint-based criminal history record check as described in section 5 of this ordinance, conducted in accordance with C.R.S. §§ 24-33.5-424.5 and 30-15-401.4, as amended from time to time, and includes, to the extent allowed or required, as applicable, when a fingerprint-based criminal history record check cannot be completed or reveals a record of arrest without disposition, a criminal history record check using the Colorado Bureau of Investigation (“CBI”) records and a name-based judicial record check, as defined in C.R.S. § 22-2-119.3(6)(d).

(e) “Client” means a person who enters into an agreement for massage therapy for a fee, income, or compensation of any kind within the County.

(f) “Control” means the power to direct or cause the direction of the management and policies of an applicant, licensee, controlling person, manager, agent, or employee, in any way.

(g) “Controlling Person” means a person directly or indirectly possessing control of an applicant or licensee.

(h) “Director” means one who manages, guides, or orders, exercising control over other employees or officers.

(i) “Employee” means a person who is employed by a massage facility or an independent contractor who is hired by a massage facility to perform work that is part of the routine operations of the massage facility; except that, for the purpose of determining who is required to submit to a background check under this ordinance, “employee” does not include a massage therapist, or an independent contractor who performs janitorial services or other routine facility maintenance services for a massage facility and has no contact with or only incidental contact with clients of the massage facility.

(j) “Erotic parlor” means a facility that entices clients through advertising or other business practices directed towards sexual desire, lust, or passion.

(k) “Fully clothed” means entirely opaque, nontransparent material that must not expose an employee’s genitalia or substantially expose an employee’s undergarments.

(l) “Home business” means a business, profession, occupation, or trade that is conducted within a residential dwelling unit for the economic gain or support of a resident of the dwelling and is incidental and secondary to the residential use of the lot, and that does not adversely or perceptively affect the character of the lot or surrounding area. This use shall not include an animal hospital, day care, health clinic, hospital, kennel, tearoom, or hemp fabrication, manufacturing, or processing.

(m) “Illicit massage business” means a business that may provide massage and engages in human trafficking-related offenses, as described in C.R.S. §§ 18-3-503, 18-3-504, and 18-3-502.

(n) “Licensing authority” means the governing body of the Board or any other government employee or hearing officer appointed by the Board to act on their behalf to receive, review, and approve or deny, applications for licensure of a massage facility and investigate and determine the eligibility of a person to be an owner or employee of a massage facility.

(o) “Designee” means any other government employee or government hearing officer appointed by the Board to act on their behalf.

(p) “Manager” is a person authorized by the licensee to exercise overall operational control of the business, to supervise employees, or to fulfill any of the functions required of a licensee or massage facility by this ordinance.

(q) “Massage facility” means any place of business where massage therapy or full-body-massage is practiced or administered. The term “massage facility” shall not include:

(1) Training rooms in public and nonpublic institutions of higher education, as defined in C.R.S. § 23-3.1-102(5).

(2) Training rooms of recognized professional or amateur athletic teams.

(3) Offices, clinics, and other facilities at which medical professionals licensed by the state of Colorado, or any other state, provide massage services to the public in the ordinary course of their medical profession.

(4) Medical facilities licensed by the state.

(5) Barber shops, beauty salons, and other facilities at which barbers and cosmetologists licensed by the state provide massage services to the public in the ordinary course of their professions.

(6) Bona fide athletic clubs not engaged in the practice of providing massage therapy to members or to the public for remuneration, or an athletic club that does not receive more than 10 percent of its gross income providing massages to the athletic club’s members or to the public.

(7) A place of business where a person offers to perform or performs massage therapy:

(i) For 72 hours or less in any six-month period; and

(ii) As part of a public or charity event, the primary purpose of which is not to provide massage therapy.

(8) A place of business where a licensed massage therapist practices as a solo practitioner, and:

(i) Does not use a business name or assumed name; or

(ii) Uses a business name or assumed name and provides the massage therapist's full legal name or license number in each advertisement, and each time the business name or assumed name appears in writing; and

(iii) Does not maintain or operate a table shower.

(9) The licensing authority may verify the exempt status of a business or facility in keeping with the intent of this ordinance.

(10) The licensing authority may promulgate additional exemptions to the definition of "massage facility."

(11) If there is a pattern of criminal behavior regarding sexual misconduct, or criminal intent that is related to human trafficking disguised as a legitimate exemption, the licensing authority may, at its discretion, determine that a practice is no longer exempt from the definition of "massage facility."

(r) "Massage" or "massage therapy" means a system of structured touch, palpation, or movement of the soft tissue of another person's body in order to enhance or restore the general health and well-being of the recipient. Such system includes, but is not limited to, techniques such as effleurage, commonly called stroking or gliding; petrissage, commonly called kneading; tapotement or percussion; friction; vibration; compression; passive and active stretching within the normal anatomical range of movement; hydro massage; and thermal massage. Such techniques may be applied with or without the aid of lubricants, salt or herbal preparations, water, heat, or a massage device that mimics or enhances the actions of human hands.

(s) "Massage therapist" means a person that has fulfilled the requirements for state licensure under C.R.S. § 12-235-108 and has a valid massage therapist license issued by the state of Colorado to engage in the practice of massage therapy. The terms "masseuse" and "masseur" are synonymous with the term "massage therapist."

(t) "Member" means one of the people composing a group.

(u) "Mobile Massage Unit" means a vehicle or other movable enclosure specifically equipped for a massage therapist to provide massage therapy inside the vehicle or enclosure.

(v) "Officer" means a person who holds an office of trust, authority, or command in relation to a massage facility.

(w) "Operator" means a person that is licensed by a licensing authority to operate a massage facility or, before a license is required to legally operate a massage facility only, a person who is operating a massage facility without a license.

(x) "Owner" means a person other than an operator that holds a legal ownership interest in a massage facility; except that a person that is not involved in the operation of a massage facility and whose ownership interest consists only of stock in a publicly traded company that owns or operates a massage facility is not an owner.

(y) "Principal Owner" means an owner who stands first in rank, importance, or fundamental value with respect to legal ownership interest in a massage facility. The term "principal owner" shall not include a person that is not involved in the operation of a massage facility and whose ownership interest consists only of stock in a publicly traded company that owns or operations a massage facility.

(z) "Partner" means a person who shares or takes part with another in a massage facility venture with shared benefits and shared risks.

(aa) "Person" means a natural person, owner, principal owner, officer, director, manager, partner, member, controlling person, agent, operator or employee of any of them.

(bb) "Sexual Act" means sexual contact, sexual intrusion, or sexual penetration as defined in C.R.S. § 18-3-401.

(cc) "Solo practitioner" means a licensed massage therapist, as defined in this ordinance, independently performing the practice of massage therapy.

(dd) "Table shower" means an apparatus for the bathing or massaging of a person on a table or in a tub.

PART II: MASSAGE FACILITY LICENSES AND BACKGROUND CHECKS

Section 2. **Licenses and background checks generally; minimum requirements.**

(a) The licenses and background checks required by this ordinance are in addition to any other applicable licenses, permits, or background checks required by municipality, county, or state. Massage facilities licensed and persons authorized to be employed under this ordinance shall comply with all other applicable ordinances and laws, including zoning ordinances. Background checks required by this ordinance shall comply with the requirements laid forth in C.R.S. § 24-33.5-424.5.

Section 3. **Licenses and background checks required.**

(a) As of May 11, 2023, each new massage facility in unincorporated Douglas County or where Douglas County was the licensing authority pursuant to a legal agreement, was required to obtain a massage facility license prior to opening for business and operating as a massage facility; and

(b) As of May 11, 2023 each existing massage facility that operated in unincorporated Douglas County or where Douglas County was the licensing authority pursuant to a legal agreement prior to May 11, 2023, and which continued to operate in Douglas County, thereafter, was required to submit a complete application for a massage facility license on or before December 31, 2023; and

(c) Now to maintain compliance with new regulations imposed by House Bill 24-1371, each existing massage facility without a current massage facility license that operated in unincorporated Douglas County or where Douglas County is the licensing authority pursuant to a legal agreement prior to [the second reading of this ordinance] must submit a complete application for a massage facility license on or before June 30, 2026.

(d) No person shall be permitted to own or operate a massage facility in Douglas County without a valid massage facility license; and

(e) On or after July 1, 2026, every prospective owner and prospective employee of a massage facility in unincorporated Douglas County or where Douglas County is the licensing authority pursuant to a legal agreement shall submit to a background check as described in section 5 of this ordinance before being granted a license to operate a massage facility, assuming an ownership interest in a massage facility that would make the prospective owner an owner, or commencing employment with a massage facility; and

(f) In addition to any existing background check requirements, on or after July 1, 2026, no person shall become or remain an owner, principal owner, officer, director, manager, partner, controlling person, employee, agent or operator of a massage facility in unincorporated Douglas County or where Douglas County is the licensing authority pursuant to a legal agreement without first submitting to a background check as described in section 5 of this ordinance.

Section 4. **Applications.**

(a) In addition to the requirements of any other applicable laws, codes, or regulations, each application for a massage facility license shall contain the following information:

(1) If the applicant is a person: satisfactory proof that he or she is 18 years of age or older.

(2) If the applicant is a legal entity: satisfactory proof that each of the applicants,

owners, principal owners, officers, directors, managers, partners, members, controlling persons, employees, agents, operators, and/or anyone with a 10 percent or more financial interest of such entity are 18 years or older.

(3) Whether the applicant, or any of the other people required to be listed in the application pursuant to subsection (a)(2) of this section 4, have been convicted of, or entered a plea of guilty or "nolo contendere" that is accepted by the court, for a felony or misdemeanor, in any Federal, State, or Municipal court in any of the United States jurisdictions or possessions, for solicitation of prostitution, any human trafficking related offense, fraud, theft, embezzlement, money laundering, or similar crimes. Failure to disclose any such criminal conviction may result in denial of the license application.

(4) Whether the applicant, or any of the other people required to be listed in the application pursuant to subsection (a)(2) of this section 4, is registered as a sex offender or is required by law to register as a sex offender, as described in C.R.S. § 16-22-103.

(5) Whether the applicant, or any of the other people required to be listed in the application pursuant to subsection (a)(2) of this section 4, has a pending criminal action that involves or is related to any offense described in subsections (a)(3) or that could subject them to the registration requirements in subsection (a)(4) of this section 4.

(6) Whether the applicant, or any of the other people required to be listed in the application pursuant to subsection (a)(2) of this section 4, has had a previous license under this or any other similar massage facility law or regulation in another jurisdiction or possession of the United States, denied, suspended, or revoked, and if so, the name and location of the massage facility for which such license was denied, suspended, or revoked, as well as the date of such denial, suspension, or revocation.

(7) Whether the applicant, or any of the other people required to be listed in the application pursuant to subsection (a)(2) of this section 4, has been an owner, principal owner, officer, director, manager, partner, member, controlling person, employee, agent, or operator of any legal entity which currently operates or previously operated a massage facility or business meeting the definition of massage facility in this ordinance and the name, dates of operation, and location of such business or businesses.

(8) Satisfactory proof of the applicant's ownership or right to possession of the premises wherein the massage facility will be operated. The applicant shall have a continuing obligation to provide, where applicable, subsequent evidence of the right to possession of the premises.

(9) Satisfactory proof that local government zoning or subdivision regulations allows

for the operation of a massage facility at the premises wherein the massage facility will be operated.

(b) In addition to the requirements of any other applicable laws, codes, or regulations, each application for a person's background check shall contain the following information:

(1) Satisfactory proof that the applicant is 18 years of age or older.

(2) Whether the applicant or any of the other people required to be listed in the application pursuant to subsection (a)(2) of this section 4, has been convicted of or entered a plea of guilty, or "nolo contendere" that is accepted by the court for a felony or misdemeanor, in any Federal, State, or Municipal court in any of the United States jurisdictions or possessions, for prostitution, solicitation of prostitution, any human trafficking related offense, fraud, theft, embezzlement, money laundering, or similar crimes. Failure to disclose any such criminal conviction may result in denial of the application.

(3) Whether the applicant or any of the other people required to be listed in the application pursuant to subsection (a)(2) of this section 4, is registered as a sex offender or is required by law to register as a sex offender, as described in C.R.S. § 16-22-103.

(4) Whether the applicant or any of the other people required to be listed in the application pursuant to subsection (a)(2) of this section 4, has a pending criminal action that involves or is related to any offense described in subsections (b)(2) or that could subject them to the registration requirements in subsection (b)(3) of this section 4.

(6) Whether the applicant or any of the other people required to be listed in the application pursuant to subsection (a)(2) of this section 4, has had a previous license under this or any other similar massage facility law or regulation in another jurisdiction or possession of the United States, denied, suspended, or revoked, and if so, the name and location of the massage facility for which such license was denied, suspended, or revoked, as well as the date of such denial, suspension, or revocation.

(7) Whether the applicant has been an owner, principal owner, officer, director, manager, partner, member, controlling person, employee, agent or operator of any legal entity which currently operates or previously operated a massage facility or business meeting the definition of massage facility in this ordinance and the name, dates of operation, and location of such business or businesses.

(c) The licensing authority shall receive, review, approve, or deny license and background check applications for applicants, owners, principal owners, officers, directors, managers, partners, members, controlling persons, employees, agents and operators.

(d) The licensing authority may require the applicant to issue a reasonable administrative fee for issuing or renewing licensure as outlined pursuant to C.R.S. § 30-15-401.4.

Section 5. **Fingerprinting check; Sheriff's Office review.**

(a) In investigating the fitness of any applicant, or any of the other people required to be listed in the application pursuant to subsection (a)(2) of this section 4, the licensing authority shall require the applicant, or any of the other persons required to be listed in the application pursuant to subsection (a)(2) of this section 4, to submit to a fingerprint-based criminal history record check. The applicant, or any of the other persons required to be listed in the application pursuant to subsection (a)(2) of this section 4, shall have fingerprints taken by a local law enforcement agency or any third party approved by the CBI for the purpose of obtaining a fingerprint-based criminal history record check and shall pay the associated costs. The applicant, or any of the other persons required to be listed in the application pursuant to subsection (a)(2) of this section 4, shall authorize the entity taking the fingerprints to submit, and the entity shall submit, the complete set of fingerprints to the CBI for the purpose of conducting a fingerprint-based criminal history check.

(b) If an approved third party takes the applicant's fingerprints or the fingerprints of any of the other persons required to be listed in the application pursuant to subsection (a)(2) of this section 4, the fingerprints may be electronically captured using CBI -approved livescan equipment. Third party vendors must be approved by the CBI for the purpose of obtaining a fingerprint-based criminal history record check. Third party vendors shall not keep the applicant's information or the information for or any of the other persons required to be listed in the application pursuant to subsection (a)(2) of this section 4, for more than 30 days. The CBI shall use the applicant's fingerprints or the fingerprints of the other persons required to be listed in the application pursuant to subsection (a)(2) of this section 4, to conduct a criminal history record check using the CBI's records. The CBI shall also forward the fingerprints to the Federal Bureau of Investigation ("FBI") for the purpose of conducting a national fingerprint-based criminal history check. The CBI, the applicant, any of the other persons required to be listed in the application pursuant to subsection (a)(2) of this section 4, the licensing authority, and the entity taking fingerprints shall all comply with the FBI's requirements to conduct a fingerprint-based criminal history check.

(c) The CBI shall return the results of its criminal history record check to the licensing authority, and the licensing authority is authorized to receive the results of the FBI's criminal history check.

(d) When the results of a fingerprint-based criminal history record check reveal a record of arrest without a disposition, or when a finger-print based criminal history record check cannot be completed, the licensing authority shall require the applicant to submit to a name-based judicial record check, as defined in C.R.S. § 22-2-119.3(6)(d).

(e) The corresponding application and background check information shall be referred to the Douglas County Sheriff's Office ("DSCO"). The licensing authority, or the licensing authority's designee, shall utilize the criminal history records to determine whether the

applicant, or any of the other persons required to be listed in the application pursuant to subsection (a)(2) of this section 4, are approved or denied a license or employment eligibility based on the criminal history information. This ordinance authorizes the use of the FBI records for the screening of applicants identified herein.

(f) The DCSO shall not be authorized to approve or disapprove any license application.

Section 6. **Issuance; denial.**

(a) If, after reviewing the application and conducting an investigation, the licensing authority finds that the applicant and each of the persons required to be listed in the corresponding license or background check application satisfy the requirements in section 4 of this ordinance:

(1) Are 18 years of age or older; and

(2) Have not been convicted of, or pleaded guilty or nolo contendere to, an offense involving prostitution, solicitation of prostitution, any human trafficking related offense, fraud, theft, embezzlement, money laundering, or similar crimes; and

(3) Are not a registered sex offender or required by law to register as a sex offender; and

(4) Have not had (a) a license to operate a massage facility or similar license revoked or suspended by the State of Colorado, or a political subdivision of Colorado, or a regulatory board in another United States jurisdiction; or (b) has possession over a massage facility during an act that occurred in that jurisdiction that would be a violation of this ordinance; and

(5) The proposed location of the applied-for massage facility, as applicable, has not had a similar license revoked for cause; and

(6) Have paid the administrative fee.

Then the licensing authority shall, following receipt of the complete license application and background check, approve the issuance of a massage facility license to the applicant for use at the location identified in the license application as the situs of the business, or determine that an applicant, or any of the other persons required to be listed in the application pursuant to subsection (a)(2) of this section 4, are eligible to be an owner, principal owner, officer, director, manager, partner, controlling person, employee, agent, or operator.

(b) The licensing authority shall be empowered to place reasonable conditions and restrictions, on a case-by-case basis, upon any massage facility license that would otherwise be denied, revoked, or suspended.

(c) The licensee shall have the right to a hearing before the licensing authority to review any such conditions or restrictions.

(d) If, after reviewing the application, the licensing authority finds, in addition to findings required by any other law, code, or regulation, that:

(1) The applicant has not paid the required administrative fee; or

(2) The County zoning or subdivision regulations do not allow for the operation of a massage facility at the proposed location; or

(3) The applicant or any of the other persons required to be listed in the application pursuant to subsection (a)(2) of this section 4, has been convicted of, or has entered a plea of guilty or nolo contendere that is accepted by the court for a felony or misdemeanor for Solicitation of a Prostitute, as described in C.R.S. § 18-7-202; a human trafficking-related offense, as described in C.R.S. § 18-3-503 or 18-3-504; Money Laundering, as described in C.R.S. § 18-5-309; or similar crimes; or

(4) The applicant, or any of the other persons required to be listed in the application pursuant to subsection (a)(2) of this section 4, is registered as a sex offender or is required by law to register as a sex offender, as described in C.R.S. § 16-22-103; or

(5) The applicant or any of the other persons required to be listed in the application pursuant to subsection (a)(2) of this section 4, has one or more previous revocations or suspensions of a license to operate a massage facility.

Then the licensing authority may, following receipt of the complete license application and background check, issue a denial of the application, or determine that an owner or prospective owner or employee or prospective employee or any of the other persons required to be listed in the application pursuant to subsection (a)(2) of this section 4, is ineligible to be an owner or employee. In the event of a denial or ineligibility determination, the licensing authority shall explain in writing, with reasonable detail, the reason for the denial or determination.

(e) The licensing authority or its designee shall have discretion to deny an application or determine that an owner or prospective owner, or employee or prospective employee, or any of the other persons required to be listed in the application pursuant to subsection (a)(2) of this section 4, is ineligible to be an owner or employee after considering, in accordance with C.R.S. § 24-5-101, an person's conviction of, or plea of guilty or nolo contendere that is accepted by the court for felony or misdemeanor Fraud, Theft, or Embezzlement, as described in C.R.S. § 18-4-401.

(f) In the event that the licensing authority takes into consideration information concerning criminal history, the licensing authority shall also consider any information provided by the applicant, owner or prospective owner, or employee or prospective employee regarding

the criminal history, including, but not limited to, evidence of mitigating factors, rehabilitation, character references, and educational achievements, especially the mitigating factors pertaining to the period of time between the last criminal conviction and the consideration of the person's application for a license or renewal, ownership or prospective ownership of a massage facility, or employment or prospective employment by a massage facility.

Section 7. **Temporary license.**

(a) The licensing authority may issue a temporary massage facility license upon receipt of a complete massage facility license application involving the sale or change in ownership of a business. Such temporary license shall be valid for thirty days, and the licensing authority shall renew the temporary license every thirty days until approval or denial of the massage facility license.

PART III: REGULATION

Section 8. **Limitations on operation – prohibited acts.**

(a) It shall be unlawful for any person in the business of owning or operating a massage facility, or any manager or employee thereof, to:

(1) Allow a person who does not hold a valid massage therapy license pursuant to C.R.S. § 12-235-107 to perform massage in a massage facility.

(2) Fail to submit to a background check as required by this ordinance.

(3) Employ a person who has not submitted to a background check as required by this ordinance.

(4) Advertise to a prospective client that services including prostitution, sexual acts, escort services, sexual services, or services related to human trafficking disguised as legitimate services, are available.

(5) Permit sexual acts or sexual services within or near a massage facility or in relation to massage therapy.

(6) Deny inspection of a massage facility by law enforcement, a licensing authority, or a licensing authority's designees.

(7) Refuse, interfere with, or elude immediate identification of employees of the massage facility to law enforcement, a licensing authority, or a licensing authority's designees.

(8) Fail to immediately report to the DCSO any act of sexual misconduct occurring in a massage facility.

(9) Allow an employee of a massage facility to provide massage therapy without being fully clothed.

(10) Require client nudity as part of a massage without the client's prior consent.

(11) Allow a massage facility to be open and practice massage therapy without a licensed massage therapist on the premises.

(12) Permit a person in a massage facility to make an agreement with an employee or independent contractor to engage in any prostitution-related offense in the massage facility or any other location.

(13) Permit a massage facility to be used for housing, sheltering, or harboring any person, or as living or sleeping quarters for any person; except that an owner and the owner's family members who operate a massage facility as a home business are exempt from the prohibited activity in this subsection (a)(13).

(14) Operate an erotic parlor on the premises of a massage facility.

(15) Operate a massage facility without a valid massage facility license.

Section 9. **Required Acts.**

(a) Every licensed massage facility shall be required to:

(1) Maintain a list of all employees on site including each employee's full legal name, date of birth, home address, telephone number, start date of employment, and employment position.

(2) Require that all licensees, operators, and employees have at least one of the following forms of valid government identification, and immediately present such identification to the licensing authority or the licensing authority's designees upon request:

(i) A United States military card or military dependent's identification card; or

(ii) A United States Coast Guard Merchant Mariner card; or

(iii) A Native American tribal document; or

(iv) A valid Colorado driver's license or Colorado identification card issued pursuant to Article 2 of Title 42, C.R.S., unless the applicant holds a license or card issued pursuant to Part 5 of Article 2 of Title 42, C.R.S.; or

(v) A valid driver's license or identification card issued by another state, the

District of Columbia, Puerto Rico, the United States Virgin Islands, or any territory or insular possession subject to the jurisdiction of the United States that is compliant with the federal "REAL ID Act" as amended; or

(vi) A valid United States passport; or

(vii) A valid United States permanent resident card; or

(viii) Any other valid type of identification that is required to prove authorization to obtain employment in the United States.

(3) Require licensed massage therapists to maintain copies of valid massage therapy licensure, as required by C.R.S. § 12-235-107, and a form of identification containing the therapist's name, address, and social security number or person taxpayer identification number, that must be immediately presented to the licensing authority, the licensing authority's designees, or law enforcement upon request.

(4) Maintain a complete set of records including a log of all massage therapy administered at the facility. The records shall include all accounts, invoices, payroll, and employment records of the massage facility. The log shall include the date, time, and type of each massage therapy administered, and the name of the massage therapist administering the massage therapy. The licensee shall retain the records and log book for a minimum of one year following any massage therapy. The records and log book shall be subject to inspection upon request by the licensing authority, the licensing authority's designees, and law enforcement, during normal business hours, in compliance with applicable law.

(5) Operate or conduct business under only the designation specified in the license.

(6) Ensure that all operators, employees, and independent contractors remain fully clothed in professional attire while administering massage or otherwise visible to clients on business premises, including premises designated by the client through an outcall massage service or mobile massage unit.

(7) Maintain a valid massage facility license prior to and during all hours of operation.

Section 10. **Inspections.**

(a) The licensing authority, or the licensing authority's designees, shall be responsible for enforcement of this ordinance including inspection of massage facilities.

(b) No owner, operator, manager, massage therapist, or employee shall fail to immediately grant full massage facility access any time such establishment is open for business, to the licensing authority, the licensing authority's designees, or any other person authorized or required by law to inspect the massage facility.

(c) All rooms, cabinets, and storage areas shall be subject to inspection and any locked rooms, cabinets, or storage areas shall be promptly opened for inspection.

(d) Each massage facility shall keep a complete book of records to include a log of all massage therapy administered at the facility, as required in section 9 (a)(4) of this ordinance, open to inspection without unreasonable delay.

(e) Inspectors may request to review a State-issued massage therapist license for any massage therapist or employee of the massage facility at any time during an inspection. All owners, managers, massage therapists, employees, independent contractors, or persons occupying the facility other than clients shall present identification and shall not elude identification.

Section 11. **Revocation or suspension of license; penalties.**

(a) The licensing authority, or the licensing authority's designees, may revoke or suspend a license for violating any prohibited act pursuant to section 8 of this ordinance.

(b) The licensing authority, or the licensing authority's designees, may temporarily suspend a massage facility license with a hearing to be scheduled within 15 days when the licensing authority finds:

(1) The licensee willfully failed to disclose any information on the application as required; or

(2) The licensee knowingly permitted a person who does not hold a valid license pursuant to C.R.S. § 12-235-107 to perform massage therapy; or

(3) A pattern of activity that the massage facility is committing human trafficking-related offenses as described in C.R.S. §§ 18-3-503 and 18-3-504; or

(4) The licensee failed to permit an inspection in accordance with section 10 of this ordinance any time the facility is open for business.

(c) A law enforcement officer may follow the penalty assessment procedure described in C.R.S. § 16-2-201 for any violation of this ordinance.

(d) The licensing authority or its designees may impose the following additional penalties when it is found that a licensee, owner, or employee has violated any of the prohibited activities described in section 8 of this ordinance:

(1) A fine of $300.00 for a first violation.

(2) A fine of $600.00 for a second violation by the same person or licensee.

(3) A fine of $1,000.00 for a third or subsequent violation by the same person or licensee.

(e) A massage facility that engages in two or more violations of this ordinance is a public nuisance, as described in C.R.S. § 16-13-303, unless the violation is already a public nuisance, as described in C.R.S. § 16-13-303. The County Attorney of Douglas County or the District Attorney acting pursuant to C.R.S. § 16-13-302 may bring an action in the District Court of Douglas County for an injunction against any massage facility that violates this ordinance.

(f) The licensee may appeal the revocation or suspension of a license in accordance with C.R.C.P. 106(a)(4).

Section 12. **Fees.**

(a) The application and annual license fees shall be established by the licensing authority in accordance with the provisions of section 4(d) of this ordinance.

Section 13. **Repeal.**

(a) All ordinances or parts of ordinances of the County of Douglas, Colorado, in conflict herewith are expressly repealed.

Section 14. **Adoption.**

(a) Pursuant to C.R.S. §§ 30-15-405 and 406, County ordinances are typically adopted on First Reading at a Board of County Commissioner Business Meeting. Subsequently, after notice has been provided in the newspaper, the Board will adopt an ordinance at Second and Final Reading, which is conducted at a public hearing. If adopted as an "emergency ordinance," the ordinance will take effect immediately. Otherwise, all ordinances go into effect 30 days after publication after Second and Final Reading.

PART IV: CERTIFICATION

The Douglas County Clerk shall certify to the passage of this ordinance and shall have on file copies of this ordinance available for inspection by the public during regular business hours.

INTRODUCED, READ AND ADOPTED ON FIRST READING on February 10, 2026, and ordered published in the DOUGLAS COUNTY NEWS-PRESS.

THE BOARD OF COMMISSIONERS
OF THE COUNTY OF DOUGLAS, COLORADO

By:_____
George Teal, Chair

ATTEST:

_____
Deputy Clerk

ADOPTED ON SECOND AND FINAL READING on March 10, 2026, and ordered published by reference to title only in the DOUGLAS COUNTY NEWS-PRESS.

THE BOARD OF COMMISSIONERS
OF THE COUNTY OF DOUGLAS, COLORADO

By:_____
George Teal, Chair

ATTEST:

_____
Deputy Clerk

CERTIFICATE

I hereby certify that the original version of the foregoing Ordinance No. O-024-005 was introduced, read and adopted on first reading at the regular meeting of the Board of County Commissioners of the County of Douglas on November 4, 2024, and the same was published in full in the DOUGLAS COUNTY NEWS-PRESS, a newspaper of general circulation published in Douglas County, on or before January 16, 2025 and thereafter was adopted on second and final reading at a regular public hearing of the Board of County Commissioners of the County of Douglas on January 28, 2025. Said ordinance was published by reference to title only on or before February 6, 2025. Said ordinance was effective as of March 8, 2025.

The amended version of the foregoing Ordinance No. O-026-____ was introduced, read and adopted on first reading at the regular meeting of the Board of County Commissioners of the County of Douglas on, February 10, 2026, and the same was published in full in the DOUGLAS COUNTY NEWS-PRESS, a newspaper of general circulation published in Douglas County, on or before February 19, 2026, and thereafter was adopted on second and final reading at a regular public hearing of the Board of County Commissioners of the County of Douglas on March 10, 2026. Said amended ordinance was published by reference to title only on or before March 19, 2026. Said amended ordinance shall become effective as of April 19, 2026.

_____
Deputy Clerk

State of Colorado)
)ss.
County of Douglas)

Subscribed and sworn to before me this _____ day of _____, 2026, by Hayley Hall, Deputy Clerk.

_____
Notary Public

My commission expires: _____

CERTIFICATION

I, Hayley Hall, Douglas County Deputy Clerk, do hereby certify that the foregoing Ordinance No.O-026-____, entitled, **AN ORDINANCE ESTABLISHING BUSINESS LICENSURE REQUIREMENTS TO REGULATE MASSAGE FACILITIES AND TO REGULATE AND PROHIBIT UNLAWFUL ACTIVITIES FOR THE SOLE PURPOSE OF DETERRING ILLICIT MASSAGE BUSINESS AND PREVENTING HUMAN TRAFFICKING, WITHIN THE UNINCORPORATED PORTIONS OF DOUGLAS COUNTY, COLORADO**, is a true, correct and complete copy from the records in my office, that said ordinance was duly adopted by the Board of County Commissioners of Douglas County and is in full force and effect.

_____
Hayley Hall, Deputy Clerk

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: DJ Beckwith, Principal Planner

DESCRIPTION: Resolution for Expeditious Review of Electric Vehicle Charging Stations.

SUMMARY: The request is for approval of a Resolution Committing to Expeditious Review of Land Use Applications for Development and Intallation of Electric Vehicle Charging Stations.

STAFF ASSESSMENT: Staff recommends approval of the Resolution Committing to Expeditious Review of Land Use Applications for the Development and Installation of Electric Vehicle Charging Stations.

REVIEW:

Steven E Koster	Approve	1/28/2026
Jeff Garcia	Escalated	2/4/2026
Amy Williams	Approve	2/5/2026
Christie Guthrie	Approve	2/5/2026
Doug DeBord	Approve	2/5/2026
Samantha Hutchison - FYI	Notified - FYI	2/5/2026

ATTACHMENTS:

Cover Page
Staff Report- Resolution for Expeditious Review of EV Charging Stations

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: DJ Beckwith, Principal Planner

DESCRIPTION: Resolution for Expeditious Review of Electric Vehicle Charging Stations.

SUMMARY: The request is for approval of a Resolution Committing to Expeditious Review of Land Use Applications for Development and Intallation of Electric Vehicle Charging Stations.

STAFF ASSESSMENT: Staff recommends approval of the Resolution Committing to Expeditious Review of Land Use Applications for the Development and Installation of Electric Vehicle Charging Stations.

REVIEW:

Steven E Koster	Approve	1/28/2026
Jeff Garcia	Escalated	2/4/2026
Amy Williams	Approve	2/5/2026
Christie Guthrie	Approve	2/5/2026
Doug DeBord	Approve	2/5/2026

ATTACHMENTS:

Staff Report- Resolution for Expeditious Review of EV Charging Stations

DOUGLAS COUNTY
COLORADO

Resolution Approval Staff Report

Date:	February 10, 2026
To:	Douglas County Board of County Commissioners
Through:	Douglas J. DeBord, County Manager
From:	Kati Carter, AICP, Director of Community Development
CC:	DJ Beckwith, Principal Planner Lauren Pulver, Planning Supervisor Steven E. Koster, AICP, Deputy Director of Community Development
Subject:	**Resolution for Expeditious Review of Electric Vehicle Charging Stations**

Board of County Commissioners Business Meeting: **February 10, 2026 @ 1:30 p.m.**

I. EXECUTIVE SUMMARY

In 2024, the Colorado General Assembly passed HB24-1173, which requires that counties with a population of 20,000 or more take one of three possible actions regarding expedited permit review of electric vehicle ("EV") charging stations. The County must report to the Colorado Energy Office which of the three options it has implemented no later than March 1, 2026.

II. REQUEST

Approval of a Resolution Committing to Expeditious Review of Land Use Applications for the Development and Installation of EV Charging Stations.

III. BACKGROUND

In passing HB24-1173, the General Assembly declared that "it is in the best interest of Coloradans and a matter of mixed state and local concern to facilitate the permitting of electric vehicle charging systems by streamlining the process for local governments to approve permits for developing electric vehicle charging infrastructure." The bill created Section 30-28-213 of the Colorado Revised Statutes, which directs counties with a population of 20,000 or more to take one of three actions:

- Adopt a model code developed by the Colorado Energy Office setting standards and permit processes for EV charging stations.
- Adopt regulations to establish "objective standards and an administrative review process" for permitting EV charging stations.
- Adopt a resolution stating that the County does not intend to take either of the first two options and will continue to utilize its existing review process.

At a Board of County Commissioners (Board) work session, the Board directed staff to prepare a resolution that complies with the third option for its consideration.

Douglas County does not have regulations that are specific to EV charging stations. To the extent that land use review of an EV charging station is necessary, Douglas County utilizes the same administrative process applicable to any other site development request. Staff determined that, since January 1, 2020, Douglas County has processed 20 requests to develop EV charging stations within an average time of 27 calendar days, and a median time of 15 calendar days.

IV. RECOMMENDED ACTION

Staff recommends approval of the Resolution Committing to Expeditious Review of Land Use Applications for the Development and Installation of EV Charging Stations.

ATTACHMENTS **PAGE**

Proposed Resolution 3

RESOLUTION NO. 2026-____

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF DOUGLAS, COLORADO, COMMITTING TO EXPEDITIOUS REVIEW OF LAND USE APPLICATIONS FOR THE DEVELOPMENT AND INSTALLATION OF ELECTRIC VEHICLE CHARGING STATIONS

WHEREAS, §30-28-213, C.R.S., requires Douglas County to either (1) adopt a model code setting standards and procedures for the review and permitting of Electric Vehicle ("EV") Charging Stations as prescribed by the Colorado Energy Office ("CEO"), (2) amend its regulations to establish standards and procedures for the review and permitting of EV Charging Stations that conform to the CEO's model code, or (3) adopt a resolution stating that the County will continue to utilize its existing standards and processes for the review and permitting of EV Charging Stations; and

WHEREAS, Douglas County has no specialized standards or procedures for the review and permitting of EV Charging Stations; and

WHEREAS, Douglas County considers EV Charging Stations to be accessory to most residential, commercial, retail, office, industrial, and community uses; and

WHEREAS, Douglas County considers EV Charging Stations to be equivalent to automobile or motor vehicle service stations and, thus, a principal use in the zone districts and planning areas of Planned Developments where automobile or motor vehicle service stations are allowed, including, but not limited to, its Business ("B"), Commercial ("C"), Light Industrial("LI"), and General Industrial ("GI") zone districts; and

WHEREAS, Douglas County is committed to expeditious review of all site development proposals; and

WHEREAS, since January 1, 2020 Douglas County has completed administrative processing of 20 applications for the development of accessory and principal use EV Charging Stations within an average time of 27 calendar days and a median time of 15 calendar days.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Douglas County, Colorado, that County staff shall use its existing site development review processes to expeditiously review EV Charging Stations wherever they are allowed as a principal or accessory use.

PASSED AND ADOPTED this ___ day of _____, 2026, in Castle Rock, Douglas County, Colorado.

THE BOARD OF COUNTY COMMISSIONERS
OF THE COUNTY OF DOUGLAS, COLORADO

BY: _____
Chair, Board of County Commissioners

ATTEST:

BY: _____
Clerk to the Board

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Jeff Garcia, County Attorney

DESCRIPTION: Resolution Committing County Support to Douglas County Sheriff's Deputies in Matters of Civil Litigation.

SUMMARY: A resolution in support of Douglas County Sheriff's Deputies in civil litigation matters.

RECOMMENDED ACTION: Approve Resolution.

REVIEW:

Jeff Garcia	Approve	2/6/2026
Doug DeBord	Approve	2/6/2026

ATTACHMENTS:

Cover Page
Resolution Support Law Enforcement 2.6.26

MEETING DATE: February 10, 2026

STAFF PERSON RESPONSIBLE: Jeff Garcia, County Attorney

DESCRIPTION: Resolution Committing County Support to Douglas County Sheriff's Deputies in Matters of Civil Litigation.

SUMMARY: A resolution in support of Douglas County Sheriff's Deputies in civil litigation matters.

RECOMMENDED ACTION: Approve Resolution.

REVIEW:

Jeff Garcia	Approve	2/6/2026
Doug DeBord	Approve	2/6/2026

ATTACHMENTS:

Resolution Support Law Enforcement 2.6.26

RESOLUTION NO. 2026-___

THE BOARD OF COUNTY COMMISSIONERS
OF THE COUNTY OF DOUGLAS, COLORADO

A RESOLUTION COMMITTING COUNTY SUPPORT TO DOUGLAS COUNTY SHERIFF'S DEPUTIES IN MATTERS OF CIVIL LITIGATION

WHEREAS, the Douglas County Board of County Commissioners (the "Board") through this Resolution commits County resources to support Douglas County Sheriff's deputies made a party to litigation arising from the performance of their duties; and

WHEREAS, the Board adopts this Resolution pursuant to the authority granted under C.R.S. §30-25-107;

WHEREAS, the Board recognizes supporting law enforcement and public safety are County priorities and one of the Board's governing principles;

WHEREAS, the Board recognizes Douglas County Sheriff's deputies bravely risk their lives every day to ensure the safety of Douglas County residents. In addition, Douglas County Sheriff's deputies risk their family's welfare, and careers when they are made parties to civil litigation for the just performance of their duties, often to meritless claims; and

WHEREAS, where state laws and policies attempt to disincentivize law enforcement by leaving police officers and sheriff's deputies vulnerable to civil litigation, Douglas County embraces and stands with the courageous members of the Douglas County Sheriff's Office.

NOW, THEREFORE BE RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF DOUGLAS, STATE OF COLORADO, THAT:

The Douglas County Board of County Commissioners hereby commits County resources to Douglas County Sheriff's deputies made a party to litigation arising from the performance of their duties, including providing a legal defense and indemnification as permitted by law.

PASSED AND ADOPTED this _____day of _____ , 2026, in Castle Rock, Colorado.

THE BOARD OF COUNTY COMMISSIONERS OF
THE COUNTY OF DOUGLAS, COLORADO

BY: _____
Goerge Teal, Chair

ATTEST: _____
Haley Hall, Clerk to the Board

MEETING DATE: February 10, 2026

DESCRIPTION: County Manager Report.

ATTACHMENTS:

County Manager Report 2.10.26

TO: The Board of County Commissioners
FROM: Douglas J. DeBord, County Manager
DATE: February 10, 2026
RE: **County Manager Report**

- **$2.75 million in federal funding approved for Douglas County water infrastructure projects** - Two critical water projects in Douglas County will receive federal funding this year. On Jan. 23, President Donald Trump signed the Commerce, Justice, Science; Energy and Water Development; and Interior and Environment Appropriations Act into law, securing funding for a drinking water project in Louviers and a new pipeline to move water from Plum Creek to Rueter-Hess Reservoir. The $2.75 million allocation is a direct result of federal engagement by the Board of Douglas County Commissioners in Washington, D.C., last year. Visit our webpage for details on these projects.

Douglas County Economic Development Corporation

- **A New Star in Douglas County: Welcoming Sodern America to Our Aerospace Hub -** We are beyond thrilled to officially welcome Sodern America, a global leader in satellite defense and communications technology, into Douglas County! Full story

Announced on February 2, 2026, by Governor Jared Polis and the Colorado Office of Economic Development and International Trade (OEDIT), this expansion marks a significant milestone for our local economy and solidifies Douglas County's reputation as a top destination for international aerospace innovation.

Sodern America, a subsidiary of the France-based ArianeGroup, conducted a competitive multi-state search that considered sites in Alabama, California, and Texas before choosing Colorado. Ultimately, the company selected Englewood in Douglas County for its first ever U.S. expansion.

- A Thriving Ecosystem: Colorado is home to over 2,000 aerospace companies. Sodern America joins a prestigious neighborhood that includes industry titans like Lockheed Martin and Blue Origin.
- Unrivaled Talent: With more than 27,000 aerospace workers already in Douglas County, our region offers the highly skilled workforce necessary for advanced optronic manufacturing.
- Strategic Collaboration: This win was the result of a year-long effort involving the DCEDC, Metro Denver EDC, Denver South, and the Colorado Space Coalition.

Sodern is world-renowned for its high-precision optronic equipment. Their new 14,000-square-foot facility in Englewood will feature a state-of-the-art clean room for the assembly, integration, and testing of:

- Star Trackers: Essential navigation instruments that allow satellites to determine their orientation by "mapping" the stars.
- Space Cameras: High-performance imaging systems used for everything from national security to deep-space exploration missions.

Sheriff's Office

- **Introducing Our Upgraded Online Incident Reporting System -** We are proud to announce the launch of our upgraded Online Incident Reporting system, a new and improved platform designed to better serve our community by making non-emergency reporting easier, faster, and more accessible than ever before.

This system allows community members to securely report non-emergency incidents directly from a smartphone, tablet, or computer, and saving valuable time and eliminating the need to travel to the Sheriff's Office to file a report. By offering a convenient online option, we can streamline the reporting process while allowing our deputies to focus their efforts on calls for service that require immediate, in-person response.

The Online Incident Reporting system can be used to report incidents such as vandalism, theft, lost property, and other qualifying non-emergency situations. It is available 24 hours a day, 7 days a week, allowing residents to submit reports at a time that is most convenient for them.

In addition, the system supports direct uploads of photos and videos, enabling citizens to provide detailed documentation as part of their report. All submitted media is securely transferred to Evidence.com, ensuring information is properly stored and readily accessible for investigative purposes. To better serve our community, the system also includes five language options that can be selected and translated with the touch of a button: English, Spanish, Chinese, Hindi, and Russian.

This upgraded platform reflects our commitment to using modern technology to enhance public safety, improve efficiency, and provide our community with user-friendly tools to stay connected with our agency. We encourage residents to take advantage of this convenient reporting option when a non-emergency situation arises. Learn more and report: https://www.services.tryrubicon.com/douglas-county-sheriffs-office/online-reports

- **DougCoAlert Replaces CodeRed Emergency Alerts -** DougCoAlert is now available to all residents, replacing the previous CodeRed system. DougCoAlert is a free service that allows individuals to receive notifications sent from state and local authorities to stay informed on potentially hazardous situations involving natural disasters (wildfires, floods, severe storms), evacuations and shelter-in-place orders, law enforcement activities, and public safety emergencies. Sign up here today.

Individuals who were previously signed up for CodeRed will not be automatically enrolled in DougCoAlert and are encouraged to sign up for DougCoAlert to add information to the new platform.

Emergency Management

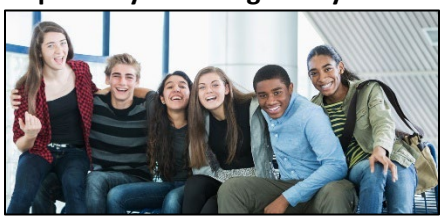
- Staff continue developing and supporting the regional workshop series on Wildfire Initiated Community Conflagrations.

- Staff are working with DCSO, Fire Departments, and Municipalities on updating policies and procedures related to Alert, Warning, and Evacuations.
- Staff met with USFS representatives to improve coordination and wildfire response to Turkey Tracks Shooting Area in the Pike National Forest.
- Staff facilitated a COOP Tabletop Exercise to validate and improve current COOP plans.
- Douglas County IMT held their quarterly training and administrative meeting.

Community Services

Activity Report January 23 – February 5, 2026

- **Inspired by a teenager in your life? Nominate them for the 2026 Douglas County Outstanding Youth Award.** Do you know a Douglas County teenager, between the ages of 13 and 19, who has overcome adversity and created positive change in their life, and the lives of others? Nominations for the 2026 Douglas County Outstanding Youth Awards are now being accepted. Ten award recipients will have the opportunity to share their special night with family members, their adult supporters, and elected officials at a reception on Thursday, May 7, hosted by the Douglas County Youth Initiative at the Douglas County Commissioners' Hearing Room in Castle Rock. Visit our webpage to learn more and submit a nomination.



Projects or Grants:

- **HEART Success Story** – In March 2025, HEART Navigators engaged with a newly unhoused woman who had lost her housing after falling behind on rent and losing her job. She was experiencing significant mental and behavioral health challenges. The HEART team provided comprehensive support, including connecting her with a mechanic to repair her vehicle, making multiple referrals to employment specialists through AD Works! and mental and behavioral health resources.

Despite these efforts, the client was unable to secure employment or housing, and her mental health deteriorated. Recognizing the urgency, HEART Navigators coordinated with the Community Response Team (CRT). The CRT Clinician successfully located an agency with an available bed and transported the client to the center, where she is currently receiving care. Following this intervention, HEART received an email from the client expressing gratitude for the team's persistence and support during her most critical time of need.

> *Hello,*
> *I am writing in reference to my experience with the Douglas County HEART Teams. What an amazing and talented group of men and women. It takes a special person with just the right combination of empathy, knowledge, temperament and practicality to interact with the County's homeless population. The teams I have encountered have those qualities in abundance.*
>
> *I am not alone in my experience with alcoholism and its close ties to homelessness. Despite my most recent relapse, never once did I feel judgement or censure from any of them. Quite the opposite in fact; I was met with concern and compassion. Their careful interaction brought feelings of support and safety. Their empathetic approach and wealth of resources proved invaluable to me. When I relapsed, a team came and picked me up, sat with me and waited while yet another team arrived in support. The second team proceeded to phone numerous in-patient facilities until they found an available bed for me. But their help didn't stop there. The second team actually drove me*

to the Center (part of the Colorado Addiction Recovery Services program) where I have been ever since.

This second chance has been informative and inspiring. I have never been as hopeful for a complete lifestyle change as I am now. Much of that hope I credit to the Douglas County HEART Teams who have been in my corner from the very first time I met them.

Somehow just saying thank you doesn't seem adequate. I can emphatically state that the HEART teams provide a vital service to the community as a whole. With their help and perseverance, I feel my success with lifelong sobriety is possible. I owe them all a debt of gratitude! I also want to inform you that I will be writing a letter to the Governor and state senators in support of the program and its vital role.
Eternally Grateful

- At their Tuesday, Jan. 13, Business Meeting, the Board of County Commissioners recognized the Community Response Team (CRT) of Deputy Ryan Burch and Clinician Kristina Brown for their supportive response in helping Jessica M., a County resident, change the course of her life in recovering from alcohol abuse.

CRT pairs a law enforcement officer with a mental health professional to help adults and youth experiencing mental health crises find the support they need to heal. The team was honored not only for their compassionate care and dedication to help Jessica in her time of crisis but also for following up to ensure she received the continued support necessary for her recovery.

- **2026 Winter Point in Time Survey of Homelessness** - The Homeless Engagement Assistance and Resource Team (HEART), along with community partners and local law enforcement joined together to conduct the annual Point in Time (PIT) Survey of Homelessness. The PIT surveys all sheltered and unsheltered individuals across the metro region on a single night of the year, January 26, 2026. PIT surveys are submitted to the Metro Denver Homeless Initiative (MDHI), who is responsible for collecting all surveys and reporting data to the Department of Housing and Urban Development (HUD). Final PIT results should be available in early Summer of 2026.

- **Grants for older adults for December 2025:**

Grant	# Of Trips/Units	Grant Amount Expended
CDOT MMOF – Transportation	19	$665
DRCOG 5310 – Transportation	525	$19,425
DRCOG AAA – Homemaker	416	$15,421
DRCOG AAA – Personal Care	425	$16,001
DRCOG AAA – Transportation	868	$29,394
OAI – Connect and Care Calls	123	$1,845
OAI – Transportation	316	$11,692
OAI – Shuttle Trips	86	

Outreach and Engagement:

- **Coffee with a Co-Responder** – On January 21, the HEART team joined the "Coffee with a Co-Responder" event at Nixon's Coffee House in Highlands Ranch. The gathering brought together Community Co- Response Teams from Lone Tree Police, Douglas County Sheriff's Office, Parker Police, and Castle Rock Police, providing an opportunity for meaningful engagement with the public over a cup of coffee.

- **Strive to Thrive** - Strive to Thrive is a bi-annual resource and service fair, presented by the Community of Care Network, that coincides with the Winter Point-in-Time survey of homelessness. Calvary Castle Rock hosted the fair on January 27. Douglas County residents were able to access resources and services from 26 local non-profits and providers. The fair offered a hot meal, grocery items, employment opportunities, emergency assistance applications, health insurance information, and food and nutrition assistance to 122 attendees.

Parks and Recreation

- **Douglas County Planning Commission approves Zebulon Site Infrastructure Plans -** Douglas County has officially taken the next step toward development of the Zebulon Regional Sports Complex in northwest Douglas County. On Monday, Feb. 2, the Douglas County Planning Commission voted to approve a Location and Extent request for site-wide grading and essential infrastructure that will support future development of both Zebulon and the Emergency Vehicle Operations Center (EVOC) in northwest Douglas County. This request approved site-wide grading and essential infrastructure, including drainage, water and sewer lines, utilities, and roadway improvements near Moore and Waterton Roads. **Visit our webpage to learn about this step, what's next for the project and how you can stay informed**.

- **Building new connections for our neighbors with Intellectual and Developmental Disabilities (I/DD) -** You know that mobility and access to open spaces greatly increase a person's quality of life. That's why Douglas County, in partnership with Tall Tales Ranch, Lone Tree, Parker Water and Sanitation District and South Suburban Parks and Recreation, is building a vital trail connection for residents of Tall Tales Ranch near RidgeGate and Havana. In January, Commissioners approved a Public Contract for Services for $215,150 for the construction of a footbridge that will span Happy Canyon Creek and serve as a critical connection to the Happy Canyon Creek Trail in Lone Tree. Visit our webpage to learn more.

- **Department of Parks and Recreation Overview -** The Department of Parks and Recreation oversees a diverse portfolio that includes regional parks, local parks, trail systems, trailheads, reservoirs, open spaces, easements, historic sites, and the landscapes of eighteen County buildings. In 2025, Park Rangers conducted

nearly 625 patrols, ensuring fun, safe, and high-quality experiences for all visitors. Additionally, Park Technicians dedicated approximately 31,200 hours to maintenance, supporting recreation and youth sports while protecting County-owned assets. Finally, about 400 volunteers donated approximately 975 hours of service during nearly 95 events.

Park Operations

- **Winter Watering -** Maintaining the health of trees throughout Douglas County is a year-round task. With the lack of precipitation this year, Parks staff have been diligent in providing the water needed by hand to protect County resources. Utilizing pumps, tanks, and slow-release water bags, Staff have been able to supplement the water needs of more than 2,500 trees throughout the County.

- **Christmas Tree Recycling Program -** Every year, Douglas County offers drop-off sites for recycling Christmas trees. The sites are open to the public from Christmas to January 31 at 4 locations across the County. This year, staff processed 2,812 Christmas trees by running them through a chipper and hauling the mulch off-site. The recycled mulch is available to the public free of charge at the Castle Rock slash mulch site.

- **Fence Repair -** Douglas County Parks maintains nearly 100 miles of fence across the County. These fences range from barbed wire and decorative to outfield chain-link. They all serve an individual purpose and have individual maintenance needs. Recently, staff have been making repairs to barbed-wire fencing that runs parallel to trails. These fences help contain cattle from neighboring properties and keep trail users safe. Additionally, staff have been repairing internal fencing at several Regional Parks. These fences help separate park sections into distinct areas, encourage the public to use designated walkways, and limit vehicle access.

Parks Programing

- **Counter Updates:**

Location	January 2025 Totals	January 2026 Totals
Bayou Gulch Regional Park – Dog Park	1,496	2,663
Bingham Lake	2,410	5,662
Bluffs Regional Park	5,626	11,907
Cherry Creek Regional Trail – Pinery	826	1,440
East/West Regional Trail – Grigs Trailhead	1,243	2,658
East/West Regional Trail – High Point	N/A	3,179
East/West Regional Trail – Monarch Trailhead	380	933
East/West Regional Trail – Schweiger Ranch	492	963
East/West Regional Trail – Stepping Stone	1,234	3,316

Fairgrounds Regional Park – Dog Park	3,120	4,253
High Line Canal – East	N/A	1,215
High Line Canal – West	2,938	2,415
Rueter-Hess Reservoir – Coyote Run Loop	222	668
Rueter-Hess Reservoir – Incline Trailhead	2,639	4,520
Rueter-Hess Reservoir – Newlin's Gold	33	28
Totals	**22,659**	**45,820**

Rueter-Hess Reservoir

- **Rueter-Hess Recreation Milestones -** In 2025, significant improvements to recreational facilities and management practices led to improved visitor experiences. The addition of paddle sport docks and a fishing dock, along with enhancements to the fishing access paths and the roadway entrance, attracted over 100,000 visitors and special-use participants to this regional recreation destination. Park Rangers played a crucial role in ensuring a safe and enjoyable experience, logging approximately 1,600 hours of interactions with visitors. During these interactions, Rangers answered questions, shared fishing tips and tricks, and provided assistance. Notably, Colorado Parks and Wildlife awarded two Master Angler Certificates for the first time at Rueter-Hess: one for a 12-inch Yellow Perch and another for a 19-inch Large Mouth Bass.

- **Rueter-Hess Visitation**

Rueter-Hess Recreation Visitation	Jan 2025	Jan 2026
Reservations	**2**	**30**
Reservoir	**9**	**65**
Trails	**2894**	**5216**
Total	**2903**	**5281**

Public Works

Activity Report January 26 – February 6, 2026

Active Projects (Cone Zone Webpage)

- **County Line Road Widening and Reconstruction** – Construction on County Line Road began in September 2025. Beginning Tuesday, Jan. 6, 2026, County Line Road will be fully closed for approximately 100 days between Clarkson Street and the U-Haul business access. This closure is required for crews to safely import, move and place large quantities of dirt, equal to filling 40,000 washing machines, at Lee Gulch. The fill operations, which are a key component of the widening and reconstruction work, will level out the roadway by removing the dip at Lee Gulch, improving drainage, driver line of sight and overall public safety. Visit our webpage for closure details beginning in January 2026 and lasting through mid-April

Since 2019, Douglas County has worked with partners to advance the final design, acquire right-of-way, and prepare utility relocation design for a major water line located within the project area. Douglas County is partnering with the Denver Regional Council of Governments, City of Littleton, and City of Centennial to fund the project.

- **I-25 Douglas County Monument Signs** – Cushing Terrell has begun producing construction plans for both the north and south monument signs. The project team has received initial comments from CDOT and is working to address them. Once CDOT approves the design the application will continue to the Federal Highway Administration for approval. Approval is expected to take several months.

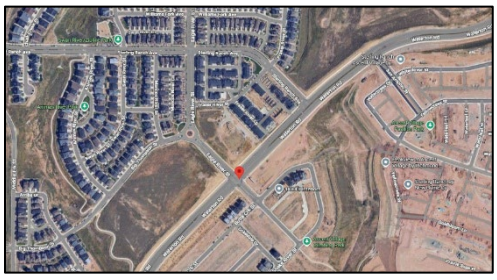
- **Hilltop Road (Legend High School to Crest View Drive) Improvements Project** – For segment 1 of this project, the construction began on April 16, 2025, and the contractor began implementing public notifications on message boards. This is the first of three projects planned over the next few years to reconstruct and widen the Hilltop Road and Singing Hills Road corridors. The project has a 16-month completion date and is anticipated to be finished in September 2026. Phase 2 of Construction is anticipated to begin in 2027; and will take 9 to 12 months to construct. Phase 3 of construction is anticipated to begin in 2029 (pending funding); and will take 12 to 18 months to construct.

    - **Week of February 8:** Watch for increased truck traffic and minor traffic holds up to five minutes on Hilltop Road between Legend High School and Crestview Drive as trucks deliver materials to the construction site daily. Single lane closures on Hilltop Road between Hilltop Road and Crestview Drive will be ongoing daily throughout the next two weeks.

  There have been questions from citizens about the new roundabout construction at the intersection of Crestview Dr and Village Rd on Hilltop Rd, which will eliminate the existing two-way stop-controlled intersection. Here is the map: Roundabout Rendition/Map.

- **Pine Creek and Highway 67 Culvert Replacement Project** - Two culverts on Pine Creek Rd and three culverts on Douglas County Highway 67 need to be replaced. The existing storm culverts vary in size from 36" diameter to 48" diameter and are made of metal. We are anticipating that this work will occur Fall 2025 – Spring 2026. These culvert replacements will have roadway impacts and travelers to the area should expect long delays.

- **Waterton and Eagle River Roundabout Project** - Construction started on December 8, 2025, and is anticipated to be completed by March 8, 2026. **View Roundabout Plan here**



    - **Phase 1** paving will be completed on Friday, February 6, 2026.
    - **Phase 2** Traffic switch will take place by end-of-day on Friday, February 6th or noon on Saturday, February 7th. This will include opening lanes on Waterton Road to both directions of traffic, as well as opening Eagle River Street to the south. The north side of Waterton Road will be closed; and access from Eagle River Street to the north of the intersection will also be closed. Detour Map for the Work Zone

- **Broadway at Northridge Recreation Center Storm Sewer Maintenance Project** – Staff have begun the maintenance phase of this project for the 54" Corrugated Metal Pipe (CMP) located along the front of the Northridge Recreation Center in Highlands Ranch, and the dual 126" CMP storm culverts that are located under Broadway at the Northridge Recreation Center.

On Monday, February 16, 2026, the contractor will start to line the 90" storm sewer from Wildcat Reserve Parkway & University to the outfall north of Lark Sparrow Drive. The right turn lane from northbound Wildcat Reserve Parkway to eastbound University will be closed for approximately 6 weeks and the through lane will become the through/right turn lane during this time; and the sidewalk on the east side will also be closed. Pedestrians will need to cross from the east side of Wildcat Reserve Parkway to the west side at the signalized intersection south of the work zone which is Grace Boulevard/Cresthill Lane or cross to the west side of Wildcat Reserve Parkway to access Fallbrooke or to head south to Grace Boulevard. The contractor will also be staging on the north side of Lark Sparrow Dr and there will be a traffic shift there also, but lanes will remain open. Access to Eastridge Rec Center and Falcon Park will not be impacted.

- **2026 Pavement Management**
  - The 2026 Sidewalk Repair Project was bid on December 9th. Chato's Concrete LLC was the apparent low bidder with a bid of $2,279,120.00. This is 9% below the engineer's estimate. Work is expected to begin in March.
  - The 2026 Guardrail Repair Project bid on December 16th. The apparent low bidder submitted a bid package that was found to be insufficient; the next low bidder is Cruz Construction. The bid amount from Cruz Construction was $150,090.00 which was 25% under the engineer's estimate. A pre-construction meeting is scheduled for February 5th.
  - The 2026 Asphalt Overlay Project bid on December 2nd. The apparent low bidder was Martin Marietta Materials, Inc. with a bid of $10,230.041.55 which was 13% below the engineer's estimate. Work is expected to begin in May.

- **Highlands Ranch Pkwy Reconstruction, Broadway to Burntwood** - County received final design on February 6th and are beginning to assemble the bid documents. The project is planned to bid April 7th, and construction will begin in early summer of 2026.

- **Grigs Road Paving Project – Phase 2** - RS&H was selected as the design consultant for phase 2 of the Grigs Road project. Phase 2 will start where phase 1 ends, near the East-West Trailhead Parking Lot and will continue north onto the existing concrete road. The project includes realignment of the road, drainage improvements, a parallel pedestrian trail, and asphalt paving. The consultant has developed concept-level designs for the roadway and adjacent trail. A virtual open house is being developed to share the concept designs and solicit feedback from the public. Survey and geotechnical work continue. This project is scheduled to be constructed in 2027.

- **Jones Road** – Matrix Design Group was selected as the design consultant for the design of the Jones Road project. The project includes asphalt paving of the roughly 3-mile road as well as drainage improvements. The project will be constructed in phases. A concept design has been selected, and the team is working towards the final design of the first phase.

- **2023 Bannock LID** - The design consultant, TST, is working on the design, with a preliminary design expected by the end of the year. County staff have reviewed the initial roadway design and provided feedback. The consultant is continuing the roadway design and beginning the drainage design. Once the preliminary design is complete, financing will be executed, and plans will be prepared for bidding. (Design work performed in advance of finalizing financing will be reimbursed to the County by the lender as part of the construction loan.)

- **Quebec and Park Meadows Dr Intersection Improvements** – Basis Partners met with County staff as well as RTD, CDOT, HRMD and Lone Tree staff in mid-December to review the concept designs. The concept design includes improvements from C470 to the lighted intersection south of Park Meadows Dr. The first phase of work is planned for 2026 and may include retiming of signals and upgrades to signs and striping. County staff is preparing the contract for final design with Basis Partners. They are expected to begin on final design in March.

- **2025 Pavement Management Projects**
  - The **2026 Sidewalk Repair Project** was bid on December 9th. Chato's Concrete, LLC was the apparent low bidder with a bid of $2,279,120.00. This is 9% below the engineer's estimate. The contract is scheduled to go to the Board for approval on January 13th and work is expected to begin in March.
  - The **2026 Asphalt Overlay Project** bid on December 2nd. The apparent low bidder was Martin Mareitta Materials, Inc. with a bid of $10,230.041.55 which was 13% below the engineer's estimate. The contract will go to the Board for approval on January 13th and work is expected to begin in May.
  - The **2026 Guardrail Repair Project** bid on December 16th. The apparent low bidder submitted a bid package that was found to be insufficient; the next low bidder is Cruz Construction. The bid amount from Cruz Construction was $150,090.00 which was 25% under the engineer's estimate. The contract is scheduled to go to the Board for approval on January 13th and work will begin shortly after.

- **2023 Spring Canyon LID** – The design consultant, TST, is nearing the end of preliminary design and will continue into final design. The CDPHE approval process for the proposed lift station continues. CORE and Black Hills Energy continue to work on the designs for electric and gas services. The county has received rough construction cost estimates as well as a proposal for final design work and the project is still on schedule for mid-2026 construction bidding. TST will begin reaching out to property owners in December to discuss design considerations. (Design work performed in advance of finalizing financing will be reimbursed to the County by the lender as part of the construction loan.)

Development Review

- **Letters of Credit and Warranties**: Warranty Resolution - Cielo Filing 1, Model Lot Phase Agenda & Resolution for February 17, 2026, BOCC - DV2021-313

- **Sterling Ranch John Adam's School -** Three Sons LLC is installing storm sewer (DV #2025-191). (see far right)
- **The Canyons Subdivision Filing #5 -** WW Clyde is removing sandstone and rock prior to backfilling sanitary sewer pipe (DV #2021-287). (see near right)
- **Cherry Creek upstream of Scott Road -** Naranjo Civil is installing sidewalk (FC #2020-014). (see far right)
- **The Fields Subdivision Filing #1 -** Liberty Infrastructure is installing storm sewer infrastructure (DV #2024-322). (see near right)

Operations

- **Street Sweeping**: 389 lane miles swept YTD
- **Grading**: 193 total lane miles graded YTD
- **Paved Surface Report**
  - Pothole Patching YTD: 7,850 pounds of material
  - Crack Sealing YTD: 26,650 pounds of material
- **Culvert Inspections**: 90 inspections completed YTD. During this reporting period, 15 inspections were completed in the following locations: S. Quebec St, Cherry Creek Dr, Bayou Gulch Rd, Miriam Ln, Old Schoolhouse Rd, Interlocken St, Ox Pl and Fonder Dr.
  - 0: Excellent Condition
  - 0: Good Condition
  - 10: Fair Condition
  - 5: Poor Condition
  - 0: Severe Condition

Building

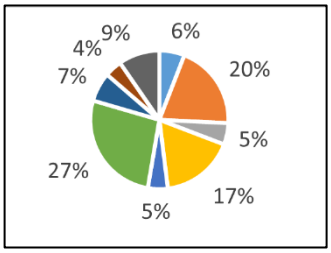
- **Inspections, Permits and Valuations for Jan 22 – Feb 4, 2026**:

Inspections	
Building	552
Electrical	587
Mechanical/Plumbing	388
Roofing	64
Permits	
Accessory Use	18
New Commercial	15
Residential Alteration	0
New Residential	12
Roofing	27
Valuations	
Accessory Use	$398,640
Commercial	$22,714,602
Residential Alteration	$1,548,869
New Residential	$4,123,247

Open Space and Natural Resources

- **Join Agents of Discovery in learning about wildlife this February -** 🐾 Have you ever seen animal tracks on a trail and wanted to learn more about the animal that left them? 🐾 Learn about local wildlife, their tracks and habitat in February's Agents of Discovery mission – now live on the app. Take part in this month's mission on the open trails at Spruce Meadows Open Space just outside Larkspur or explore from the comfort of your own home. Visit our webpage to get started on your 2026 Agents of Discovery mission.

- **2025 Volunteer Hour Totals -** In 2025, Open Space and Natural Resources (OSNR) volunteers contributed **8,100** hours across 11 programs, including our two partner programs, Bluebird Monitoring with Douglas Land Conservancy and the Astronomy/Dark Skies program with the Denver Astronomical Society.



Volunteers play a critical role in managing Open Space (OS) properties, promoting public safety, creating a welcoming environment and help decrease operational costs. OSNR is grateful for the dedication of its volunteers and the department is looking forward to growing the program in 2026.

- **Volunteer Mounted Patrol -** OSNR staff directly manage over 17,000 acres of land, including 115 miles of trails and volunteers play a significant role. One program is volunteer Mounted Patrol. This is a group of trained equestrians who promote public safety, education, and the protection of the County's land and resources. In 2026 these volunteers have logged 100 hours already.

Mounted Patrol assists during Search and Rescue (SAR) operations on OS properties. Their ability to see areas from the height of a horse provides a valuable tool useful for seeing an obstacle or other object further out on the trail that staff or another person would not see while on foot. Not only do they receive training through the Douglas County Sheriff's office, but they also host 'spook' and 'scent' training for the horses on OS properties to be more efficient during SAR missions.

Arapahoe/Douglas Works!

Successes/Highlights

- After relocating to Douglas County, Layne was facing some financial hardship and having a difficult time finding a doorway into a career in the trades. Being unsure of how to find the opportunities he was looking for, he enrolled with Future U to receive support with launching his dream career.

The **Future U program utilized Workforce Innovation and Opportunity Act (WIOA)** funding to pay for The Master's Apprentice pre-apprenticeship program where Layne received training to launch a career as an apprentice in the trades and was able to tap into their network of employers and ultimately find employment. Future U also provided this participant with supportive services to help him make ends meet so he could attend training full time and focus on his education and career goals. He received gas vouchers to help him attend training and clothing, boots, and tools to help him transition into his apprentice role post-graduation.

Layne was able to obtain full-time employment upon graduation and officially launched his career in the trades in the role of Apprentice Electrician. The training and support he received allowed him to officially launch his dream career! Layne has a goal of starting a family in a few years and now feels he will have a career that will provide the necessary stability to do just that.

- A **Douglas County Youth Employment Program (DCYEP)** participant successfully completed an occupational skills training for Commercial Driver License (CDL). This participant is currently working with their Workforce Specialist and Business Services to determine appropriate work-based learning opportunities. This participant is interested in starting their career with Waste Management, where the typical starting salary is around $57,000/year in the Denver Metro area!

Events/Workshops

- ***Colorado Works & Youth Employment Programs:*** On January 27th, the Colorado Works and Youth Employment Program teams from A/D Works! participated in the Winter 2026 **Strive to Thrive Resource and Service Fair**. Staff connected with job seekers to share information on employment services, youth workforce opportunities, and supportive resources that promote stability and long-term self-sufficiency. The strong community turnout highlighted the value of collaborative partnerships in expanding access to vital services.

- On January 27th, A/D Works! Business Services hosted a virtual Youth Employment Law Class to prepare employers for summer hiring!

- On January 30th, Dee Wittmer, Arapahoe/Douglas Works! Business Development Representative and co-convener of the Aerospace Sector Partnership, participated in the Colorado Workforce Development Council's panel on sector partnerships.

- A/D Works! presented on the Homeless Veterans Reintegration Program (HVRP) at January's Douglas County Homeless Initiative (DCHI) meeting.

- On February 11th, A/D Works! Business Services will host a virtual Business Education class (**Reimagining Futures: The Business Case for Fair Chance Hiring**). Businesses can register at https://www.adworks.org/event/reimagining-futures-the-business-case-for-fair-chance-hiring-virtual/.

- A/D Works! will provide a $3,000 stipend to 3 local teachers to participate in the **Colorado Space Business Roundtable 2026 Teacher externship program**. The virtual week will be from June 8-12, and the in-person week will be from June 22-27. Teachers must commit to attending the entire externship. A virtual information session will be held from 4:00-5:00 pm on Thursday, April 16th, 2026. During this event, participants will receive an overview of the externship and will also have an opportunity to ask questions. Register here for this event. Teachers must apply by April 24th, 2026. Apply here (selection decisions will be made by May 1st, 2026).

- A/D Works! has continued to strengthen community partnerships through several collaborative efforts. The team continues its work with Manna Resource Center, receiving additional referrals and establishing a connection with their food bank, which A/D Works! plans to attend one to two times per month.

- A/D Works! has also partnered with the Douglas County Library's GED program and is scheduled to present at April's graduation ceremony to share information about DCYEP and other agency services.

- Collaboration with Douglas County Diversion remains active, with presentations planned for February and March.

- A/D Works! has also connected with Colorado Legal Services' Low-Income Taxpayer Clinic to explore developing a presentation for the workforce center located in Douglas County.

- A/D Works! reconnected with the Douglas County's Women, Infants, and Children (WIC) program and presented at a recent team meeting.

Human Services

- **Sign up for free Mental Health First Aid training -** Do you know what to do if you see a friend, coworker, neighbor or family member in distress? Learn the life-saving tools of Mental Health First Aid at free upcoming training sessions coming up in March.

    - Join individually or as a group to learn how to help youth of all ages from 9 a.m. to 4 p.m. on Monday, March 9, in Parker. **Learn more and register online.**
    - Join a two-day course for those who work with older adults from 9 a.m. to 1 p.m. on Monday, March 23, and Tuesday, March 24, at the Highlands Ranch Senior Center. **Learn more and register online.** *Please note that there is a nominal fee to attend this class at the Highlands Ranch Senior Center.*

Community Development

Historic Preservation

- **Highlands Ranch Historical Society Presentation –** The County Repository Contractor gave a presentation to the Highlands Ranch Historical Society on Monday, January 19 on the shared history of Mission Veijo in Highlands Ranch, Aurora, and California. Around 75 people attended the presentation including society members and the general public. Staff and the contractor brought artifacts from the Repository to display for the presentation. All artifacts were from Highlands Ranch.

Facilities, Fleet and Emergency Support Services

Douglas County Fairgrounds and James R. Sullivan Events Center

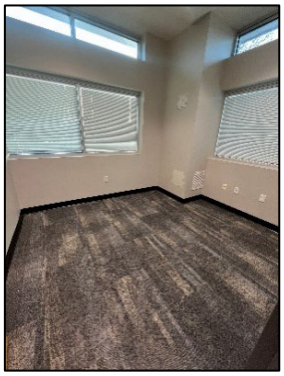
- **Fairgrounds Events**: Colorado Reigned Cow Horse, Western Suburban Wrestling League, Fair Foundation Meeting, PE +, Castle Rock Winter Ball, RMKS Gathering, Parker Trail Riders, Taekwondo Holiday Party, Aurora Horseman, Victor Marx Rally (Pictured), Plum Creek Kennel, Honor Guard, Discover 4-H Volunteer Training, 4-H Running Rovers, Battle for the Mountain Top Martial Arts, DC GOP Governor Debate, Mile High Barrels, Mounted Shoot, Parker Barkers, Cowboys 4-H Practice, Tanner Gun Show, Castle Rock Bull Challenge, Douglas Conserves Workshop.

- **Event Spotlight:** From February 13–15, the Douglas County Fairgrounds will host the Tanner Gun Show in the Event Center, one of the largest and most consistently attended events held at the Fairgrounds each year. The three-day show features a large number of vendors from across the region and represents a significant use of the Event Center, drawing steady attendance throughout the weekend.

  This event marks the first gun show hosted at the Fairgrounds since new state gun show laws went into effect. As a result, the event has required additional planning and coordination, including enhanced documentation requirements, adjusted entry and vendor check-in procedures, and clearly defined security protocols to ensure full compliance. The level of collaboration and professionalism demonstrated by Fairgrounds event staff, Douglas County Security and Legal Departments, Tanner Gun Show management, and the Douglas County Sheriff's Office has been impressive. Their collective efforts have ensured the event is being conducted safely, efficiently, and in complete compliance with all applicable regulations, highlighting the Fairgrounds' ability to successfully host complex, high-profile events under evolving regulatory conditions.

- **Fair & Rodeo Committee Meetings:**
  - Show Management 2/2; Livestock Sale 2/2; Marketing 2/9; Guest Experience 2/9; Entertainment 2/12; Executive 2/12; Fair Board 1/19

Facilities:



- **Fairgrounds:**
  - Premium Seating Deck Ceiling: 5% complete
  - Fair Grounds Office Remodel: 99% complete
- **Justice Center**
  - Detention Kitchen Apoxy Floor Reseal (10% complete)
- **LED Lighting Conversions**
  - Substation (25% complete)
- **Lansing Point**: Phase II (14% complete)
- **PMC Clerk & Recorder Remodel**: 1st Floor (25% complete) (see right)

Fleet

- **Working On:**
  - Fuel site controller/pedestal upgrades with IT
  - Replacing old diagnostic laptops with newer assets with IT
  - Sheriff's Office Harley Davidson Service IFB
  - 2026 asset acquisition specifications
  - Assisting the Sheriff's Office in setting up Hi/Low Sirens in all patrol units

- **Recently Completed:**
  - In-serviced unit 24051 (see right)
  - Decommissioned units 12023 and 23917
  - All John Deere motor grader leases have reached maturity. Assets have been purchased or returned in accordance with our contract and as approved by the BOCC.
  - PO issued for County Attorney vehicle acquisition.
  - Agendas submitted for approval by the BOCC
    - John Elway Chevrolet – Sheriff's Office patrol Tahoes
    - Sil TerHar Ford – Sheriff's Office patrol Explorers
    - TransWest Trailer – Road and Bridge low boy trailer

- **Fleet Acquisitions:**
  - 2024 Asset Replacements & ADDs
    - Budgeted (69) – 9 at upfitter, 60 Received.
  - 2025 Asset Replacements & ADDS
    - Budgeted (64) – 36 at upfitter, 28 received.
  - 2026 Asset Replacements & ADDS
    - Budgeted (60) – 60 in Progress

- **Safety and Security/Emergency Support Services:**
  - **Workplace Safety and Security Training** sessions are scheduled for 2026. An email notification was sent to all employees during the first week of February.
  - Please monitor your email in the coming weeks for updates to our emergency notification process.
  - The **Hazard Mitigation Plan** will be released for public review in early March. Announcements will be made to inform both employees and the public where the plan can be accessed.

Commissioner Administrative Meeting - January 26, 2026

- **Boards and Commissions**: The Board of County Commissioners reviewed vacancies and appointments across multiple boards and commissions and took formal action to appoint John "Chip" Kennedy to the Library Board (District 1) and Keith Worley to the Noxious Weed Advisory Commission, addressing existing vacancies. Staff clarified that Water Commission reappointments will follow the existing three-year term standard, correcting earlier discussion of two-year terms. Direction was given to actively promote applications for District 1 and District 3 vacancies, particularly for the Cultural Council, Parks Advisory Board, and other boards with few applicants. Staff was directed to notify appointees, report back on Parks Advisory Board attendance and engagement, prepare for an upcoming Planning Commission vacancy, and continue evaluating the future role of the CSU Extension Advisory Council.
  Motion: The Board appointed John "Chip" Kennedy to the Library Board (District 1) and Keith Worley to the Noxious Weed Advisory Commission. Passed 2-0.

Commissioner Work Session - January 26, 2026

- **Douglas County Economic Development Corporation** - The Board determined that the absence of one commissioner prevented meaningful discussion of the primary agenda items and postponed those items to a future meeting. The Board unanimously approved a motion to enter executive session pursuant to C.R.S. 24-6-402(4) for purposes of negotiations, which passed 2-0. Following the executive session, the Board publicly expressed confidence in the performance and strategic direction of the Douglas County Economic Development Corporation. Commissioners specifically commended Executive Director Ellie Reynolds for effective leadership and cited the EDC as delivering a strong return on investment, with county funding generating substantial economic reinvestment locally. While specific projects discussed in executive session remain confidential, the Board reported optimism regarding several high-value economic development prospects in the pipeline and affirmed alignment with the strategic direction provided to staff.

Legislative Session Briefing – January 30, 2026

- **State Lobbyist Review and Board Positions** - The Board met with state lobbyists to discuss active legislative matters. The Board approved a motion to enter executive session under C.R.S. 24-6-402(4)(e) to discuss the County's negotiating position and legislative strategy. Following the executive session, the Board formalized several legislative positions and action items.
  Motion: The Board unanimously approved a motion to support Senate Bill 26-075 related to human trafficking offenses, an amend position regarding HB26-1030 - Data Center and Utility Modernization, encouraging amendments to ensure balanced representation on a proposed data center board. The Board

took a monitor position on SB26-001 Workforce Housing and Housing Tax Credit, and HB26-1038 - County Commissioner Redistricting. Staff was asked to further research HB26-1065 - Transit and Housing Investment Zones and report back at a future briefing. SB26-046 - Property Tax Administration Procedures, was referred to the Assessor and Treasurer for comment. SB26-070 - License Plate Reader limitations and other public safety bills to be identified by staff were referred to the Sheriff for feedback. Passed 3-0.

Administrative Meeting – February 3, 2026

- The Board received detailed briefings and provided strategic direction on **nonprofit restructuring, the 2026 Fair and Rodeo, building code updates, and legislative priorities**. Commissioners affirmed direction to move forward with establishing the Douglas County Foundation to better serve County nonprofits and residents. The Board took action on one Fair Board appointment, while identifying additional vacancies for future consideration. Public affairs updates included finalization of the County magazine, discussion of upcoming town halls, and a summary of videos in production. The Board reviewed citizen correspondence related to development projects, public safety inquiries, and concerns about mayoral lunches, which commissioners defended as a high-value coordination tool. Staff briefly discussed a bill of interest identified by the County's lobbyist regarding state preemption of local drone authority and received Board feedback to continue prioritizing advocacy for a human trafficking bill currently in committee, along with direction to develop a focused legislative news landing page that could be used to highlighting high-impact policy issues when directed by the Board.

  Motion: The Board directed staff to redirect the County's nonprofit sponsorship efforts away from the Douglas County Community Foundation and to begin the legal establishment of a new 501(c)(3) entity, tentatively named the Douglas County Foundation. Passed 2-0.

  Motion: The Board appointed Ed Hairfield to the Fair Board. Passed 2-0.

Commissioner Work Session – February 3, 2026

- The Board received detailed briefings on the **2026 Fair and Rodeo, and building code updates**. The Fairgrounds staff discussed planned goal-setting activities to occur with the Fair Board and the Board expressed interest in providing feedback through that process. Staff received direction to pursue a second concert (Rock or 90s Alternative) on Saturday, July 25th, the same day as the parade, and to relocate the Hometown Rodeo to the weekend prior to the Fair to reduce operational congestion. Strong early concert ticket sales were reported, and the Board reaffirmed support for specific events, including Farm to Table and staff appreciation events. Staff also briefed the Board on adoption of the 2024 International Building Codes and the state-mandated Wildfire Resiliency Code, with direction to continue evaluating the potential for Intergovernmental Agreements with fire districts to provide streamlined enforcement of the future Wildland Resiliency Code.

Public Works Bid Calendar

Project Description	Plans Available to Contractors	Contractor Pre-Bid Conference	Project Bid Opening	Tentative BCC Approval Date
Pine Drive and Pine Lane Improvements CI 2020-019 and CI 2020-020	Dec. 22, 2025	Jan. 14, 2026	Jan. 27, 2026	Mar. 10, 2026 *10 bids under review*
Extending the 4-lane roadway section north from Lincoln Ave to approximately 700-ft north of the intersection with Pine Ln and includes installing traffic signals at Ponderosa Dr and Pine Ln Intersections; and widening Pine				

Ln from a 2-lane roadway section (1 through lane in each direction) to include a center 2-way left-turn lane between Dixon Dr and Pine Dr and provide a westbound right-turn deceleration lane at Dixon Dr.				
Crowfoot Valley Road / Macanta Blvd. Temp Signal Project TF 2025-023	Jan. 12, 2026	Jan. 21, 2026	Feb. 3, 2026	Mar. 10, 2026 *4 bids under review*
Repairing or replacing guardrail components within unincorporated Douglas County.				

Planning Services Activity Report

Completed Projects

Dist.	Date	Project Title	Project Description	Project Type	Project No.
2	01/22/26	Kelty Farms, Lot 17	Minor adjustment to recently approved secondary building envelope for a barn.	Administrative Replat	SB2025-037
2	01/23/26	Larkspur Meadows Exemption, 7th Amd	Amend the height-restricted accessory building envelope on Tract 4.	Exemption	EX2026-001
2	01/26/26	9560 S East Cherry Creek Rd	Request to allow 14 horse lessons per day.	Use by Special Review	US2025-003
3	01/26/26	Highlands Ranch Filing 110F, Tract A (Open Space), 4th Mod	Request for a Site Improvement Plan (SIP) Modification to existing cell site to add a generator.	SIP Modification	SP2026-004
3	01/26/26	Chatfield Ind'l Park, Block 1, Lot 7, 1st Rev	Request to add additional outdoor vehicle storage areas at existing auto repair shop.	SIP Revision	SP2023-039
3	01/26/26	6490 N. US Hwy. 85, 1st Amendment	Request for minor operational changes to existing wildlife rescue facility.	Administrative Amendment	US2025-006
2	01/26/26	Perry Park Filing 7, 1st Amd, Lot 11 and Lot 17	Request to adjust the common lot line between two residential lots.	Administrative Replat	SB2025-035
2	01/26/26	Keene Ranch Planned Development, 3rd Amd	Change fencing standards relating to allowed distance from right-of-way.	Planned Dev - Major Amd	ZR2023-007
	01/27/26	Jefferson County Wildfire Resiliency Code	2nd referral request - Jefferson County for updates to their code to meet requirements of the Colorado Wildfire Resiliency Code.	External Referral	RE2026-002
1	01/27/26	Castle View Filing 1, 2nd Amd, Lots 1A and 2A	Request for Use by Special Review for 317-unit multi-family residential development.	Use by Special Review	US2024-009
1	01/29/26	Antelope Crossing	Request for 4 single family residential lots.	Minor Dev Residential	SB2024-066
3	01/29/26	7745 Moore Rd	2 events on 10/18/25 & 12/6/25, at Zuma's Rescue Ranch.	Minor Ent Event	EE2025-010
1	01/30/26	Hillcamp Sub-Area Plan	City of Lone Tree - create a sub-area plan comprised of 2 previous PD Districts	External Referral	RE2025-198
1	01/30/26	Hillcamp Drive Filing 1	City of Lone Tree - final plat of Hillcamp Dr	Ext Referral	RE2025-201
3	02/02/26	5635 Kelly Ct	Outdoor storage facility.	Site Imp Plan	SP2023-102
1	02/02/26	Bradbury Blowdown Modifications Project	Town of Parker for a gravity pipeline and stormwater system for the PWSD	External Referral	RE2026-005
2	02/02/26	The Oaks Filing 2 and 2B, Amendment 1	Town of Castle Rock for the Oaks Filing 2 and 2B, Amendment 1 Plat.	External Referral	RE2026-006
2	02/03/26	Echo Valley Road Zone Map Change	Zone Map Change from ER to A1 to bring into compliance with the Master Plan.	Zoning Map Change	DR2025-009

Referrals

Dist.	Date	Project Title	Project Description	Project Type	Project No.
2	01/20/26	Larkspur Meadows Exemption, 7th Amd	Amend the height-restricted accessory building envelope on Tract 4.	Exemption	EX2026-001
2	01/22/26	Jam Ranch Rezone	Rezone 3 parcels from Agricultural One (A1) to Estate Residential (ER).	Rezoning	ZR2025-015
2	01/27/26	Westcreek Lakes Filing 1, Block 2, Lots 30 & 31	Request to vacate a common lot line between two residential lots.	Administrative Replat	SB2026-001
1	01/28/26	Vacation of a portion of Cottonwood Ave	Request for Vacation with ownership split between Block 13, Lot 5 & Block 24, Lot 1A.	Roadway Vacation	SB2026-004
3	01/30/26	Highlands Ranch Filing 89A, Tract E	Request for a Site Improvement Plan (SIP) for new cell tower.	Site Imp Plan	SP2026-009
3	01/30/26	Owens Ind'l Park Filing 1, 1st Amd, Lot 1A & M/B Parcel, 4th Amd	Install a South Metro Fire District heated enclosure to cover fire equipment, add additional fencing and clarify paved surfacing within the loop road.	Administrative Amendment	US2026-001
1	02/02/26	Redemption Church	Final Plat for Redemption Church.	Minor Dev Non-Residential	SB2026-005
	02/03/26	Nonfunctional Turf, DCZR Amendment, Sections 27, 32, and 36	Proposed County Regulations for Nonfunctional Turf.	Document and Regulation	DR2026-001
2	02/03/26	Remuda Ranch Rural Site Plan, 3rd Revision	Reduce side setbacks by five to ten feet based on property acreage.	SIP Revision	SP2026-010

Upcoming PC Hearings

Dist.	Date	Project Title	Project Description	Project Type	Project No.
	02/23/26	Building Code Adoption Work Session	Work Session with the Planning Commission for Building Code Adoption.		
2	02/23/26	Ramblewood Preliminary Plan	Request to subdivide into 70 single family residential lots and 8 tracts.	Preliminary Plan	SB2025-040
	02/23/26	Large Day-Care Homes, DCZR Amd, Section 21	Remove the USR requirement for Large Day Care Homes to comply with State Statutes.	DCZR Amendment	DR2025-007
1	03/02/26	Pinery Village Filing 2, Minor Development	Establish four commercial lots and six tracts in Pinery Village.	Minor Dev Non-Residential	SB2021-049
3	03/02/26	Highlands Ranch Filing 159 Minor Development Final Plat	Request for approval to plat one multi-family residential lot for future senior apartment development.	Minor Development Final Plat	SB2023-022
	03/02/26	Recommendation for Building Code Adoption	Recommendation from the Planning Commission for Building Code Adoption.	Code Adoption	
1	03/02/26	Driskill Subdivision	Create one 10.16-acre lot, and one 20-acre lot.	Minor Dev Residential	SB2025-042

Upcoming BCC Land Use Hearings or Meetings

Dist.	Date	Project Title	Project Description	Project Type	Project No.
2	02/10/26	Hemphill Subdivision, 2nd Amendment	Subdivide the 30-acre lot into 10 and 20 acre lots.	Replat	SB2025-013
3	02/10/26	Sterling Ranch Planned Dev, 15th Amd	Expand the boundary by rezoning 595 acres to PD and the addition of 4,000 units.	Planned Dev - Major Amd	ZR2025-014

Dist.	Date	Project Title	Project Description	Project Type	Project No.
	02/10/26	Resolution of Compliance with Statutory Requirements of Electric Vehicle (EV) Charging Stations	Request for approval of a Resolution Committing to Expeditious Review of EV Charging Station Land Use Applications for the Development and Installation of Electric Vehicle Charging Stations as required by state statute.	Resolution	
1	02/24/26	Pinery Meadows	136 residential lots, and 11 tracts on approximately 39.5 acres	Final Plat	SB2025-045
2	03/10/26	Ramblewood Preliminary Plan	Request to subdivide into 70 single family residential lots and 8 tracts.	Preliminary Plan	SB2025-040
1	03/10/26	Driskill Subdivision	Create one 10.16-acre lot, and one 20-acre lot.	Minor Dev Residential	SB2025-042
3	03/10/26	Sterling Ranch Filing No. 7C	The applicant has made revisions to the layout since Plat approval and is seeking Board approval of the revised exhibit.	Final Plat	SB2024-060
2	03/10/26	Bennet, Benedik, and Colander Exemption	Request for approval of an exemption for 3 residential lots.	Exemption	EX2025-007
3	03/10/26	Sterling Ranch Filing No. 6A, 1st Amendment	Request for an extension to the recordation period for a minor development final plat.	Minor Dev Final Plat	SB2023-060
3	03/10/26	Highlands Ranch Filing 159	Approval to plat 1 multi-family residential lot for future senior apartments	Minor Dev Final Plat	SB2023-022
1	03/10/26	Pinery Village Filing 2	Establish four commercial lots and six tracts in Pinery Village.	Minor Development	SB2021-049
	03/10/26	Large Day-Care Homes, DCZR Amd, Section 21	Remove the USR requirement for Large Day Care Homes to comply with State Statutes.	Resolution	DR2025-007

Pre-submittals

Dist.	Date	Project Title	Project Description	Project Type	Project No.
2	01/21/26	436 & 441 Fox Farm Rd	Allow 8 residential lots.	CMP Amd	PS2026-013
2	01/28/26	Preserve at Deerfield, Lot 1	The applicant proposes a Replat to split the property into two residential lots.	Replat	PS2026-011
2	01/28/26	Tract in SE ¼ 14-7-66	Creation of 38 single family homes on 47 acres.	Preliminary Plan	PS2026-004
1	01/29/26	6997 N Delbert Rd	Allow event operations in an agricultural barn currently under construction	Use by Special Review	PS2026-014
2	01/29/26	3211 S Interstate 25	Capture existing conditions and to layout two additional structures.	Site Imp Plan	PS2025-267
2	01/29/26	567 Lake Gulch Rd	Rezoning from Large Rural Residential to Commercial for resale purposes.	Rezoning	PS2026-020
2	01/29/26	Oak Hills Filing 1, Tract A, lot 48 and a portion of Oak Hills Drive	The applicant proposes a Replat to absorb unused property in two adjacent residential lots.	Replat	PS2026-010
3	01/29/26	Highland Heritage Regional Park	Douglas County Parks proposes construction & operation of 2 baseball fields.	Location and Extent	PS2026-005

Dist.	Date	Project Title	Project Description	Project Type	Project No.
3	01/30/26	High Line Canal Trailhead and Platte Canyon Reservoir Project	The applicant proposes a Location and Extent for trailhead and amenity improvements to the High Line Canal trailhead and Platte Canyon Reservoir.	Location and Extent	PS2026-029
3	02/03/26	Sterling Ranch Filing 6A, Lot 229	Establish a Day care facility.	Minor Dev Non-Residential	PS2026-001

Streamline Pre-submittals

Dist.	Date	Project Title	Project Description	Project Type	Project No.
2	01/28/26	Perry Pines Filing 2, Tract G	Land Disposal to absorb Tract G from the neighboring Perry Pines subdivision.	Replat	PS2026-019
2	01/29/26	Refiling of Westcreek Lakes Filing 2, Lots 4 & 5, Block 5	Eliminate the lot line between his two lots to allow for an improved building area.	Administrative Replat	PS2026-016
2	02/02/26	Remuda Ranch RSP Amendment	Reduce side setbacks by five to ten feet based on property acreage.	Exemption	PS2026-030
2	02/03/26	Pinery Filing 24B, Lot 6	Building Envelope Adjustment to allow construction of a new deck.	Administrative Replat	PS2026-027

New Applications

Dist.	Date	Project Title	Project Description	Project Type	Project No.
3	01/21/26	Owens Ind'l Park Filing 1, 1st Amd, Lot 1A and M/B Parcel, 4th Amd	Install a South Metro Fire District heated enclosure to cover fire equipment, add additional fencing and clarify paved surfacing within the loop road.	Administrative Amendment	US2026-001
1	01/21/26	Meridian Office Park Filing 1, 28th Amd, Block 6A, Lot 2B-1C-1A, 1st Rev, 1st Mod	Request for a Site Improvement Plan (SIP) Modification to add a 400 square foot addition to an existing commercial building.	SIP Modification	SP2026-006
1	01/26/26	Vacation of a portion of Cottonwood Ave	Vacation with ownership to be split between Block 13, Lot 5 & Block 24, Lot 1A.	Roadway Vacation	SB2026-004
2	01/26/26	Triple G Ridge, Lot 2, 3rd Rev, 5th Mod	Eligible Facilities Request (EFR) to remove and replace existing equipment.	SIP Modification	SP2026-008
3	01/26/26	Metes and Bounds Parcel	Request to rezone a parcel from Rural Residential and Business to Light Industrial.	Rezoning	ZR2026-001
3	01/26/26	Highlands Ranch Filing 61B, 1st Amd, Lot 1D, 2nd Rev	Request for a change use from retail to retail and restaurant.	SIP Revision	SP2026-007
2	01/26/26	Chateau Valley SDP Project	Town of Castle Rock for 126 duplex lots and 297 single family detached residential lots.	External Referral	RE2026-004
2	01/28/26	The Oaks Filing 2 and 2B, Amendment 1	Town of Castle Rock for the Oaks Filing 2 and 2B, Amendment 1 Plat.	External Referral	RE2026-006
1	01/28/26	Redemption Church	Final Plat for Redemption Church.	Minor Dev Non-Res	SB2026-005
1	01/28/26	Bradbury Blowdown Modifications Project	Town of Parker for a gravity pipeline and stormwater system for the PWSD	External Referral	RE2026-005
3	01/30/26	Highlands Ranch Filing 89A, Tract E	Request for a Site Improvement Plan (SIP) for new cell tower.	Site Imp Plan	SP2026-009

Dist.	Date	Project Title	Project Description	Project Type	Project No.
1	02/02/26	Compark Village Planned Dev, 8th Amd	2nd referral request - Town of Parker - amend certain areas and guide text.	External Referral	RE2026-007
2	02/02/26	Canyons South Filing 5, Lots 95 and 96	Request for a lot line adjustment between two existing lots.	Administrative Replat	SB2026-006
2	02/02/26	Remuda Ranch Rural Site Plan, 3rd Revision	Reduce side setbacks by five to ten feet based on property acreage.	SIP Revision	SP2026-010
1	02/03/26	Pinery Meadows, Lots 16-53, 119 and 120	Request for Site Improvement Plan (SIP) for Pinery Meadows.	Site Imp Plan	SP2026-011
	02/03/26	Single Family Attached Res Development Process Streamlining, DCZR Amd, Section 27	Proposed amendments to streamline review of single-family attached residential developments.	Document and Regulation	DR2026-002

New Miscellaneous Jobs

Dist.	Date	Project Title	Project Description	Project No.
2	01/30/26	Perry Pines Filing 2, Tract G	Land Disposal request for Perry Pines Filing 2, Tract G.	MI2026-002

New Sign Permits

Dist.	Date	Project Title	Project Description	Project No.
3	01/26/26	Highlands Ranch Filing 26, Lot 1	Fitness Premier - 2680 E County Line Rd Unit #C	SG2026-007
3	01/29/26	Highlands Ranch Filing 26, 1st Amd, Lot 3A	Adelaide Apartment Homes - 3290 E County Line Rd	SG2026-008

Liquor Licenses

Dist.	Date	License Type	Business Name & Address	License No.
2	01/27/26	Hotel and Restaurant Opt premises	Country Club at Castle Pines - 6400 Country Club Dr	LL2026-012

Special Event Liquor Permits

Dist.	Date	Event Name	Permittee Name & Event Address	Permit No.
3	01/08/26	Cold Cases and Cocktails	Highlands Ranch Community Assoc - 4800 McArthur Ranch Rd	LL2026-001
2	01/21/26	Mardi Gras Bingo	St. Francis of Assisi Catholic Church - 2746 Fifth St	LL2026-011
3	01/29/26	Jazz Concert at Southridge	Highlands Ranch Cultural Affairs Assoc - 4800 McArthur Ranch Rd	LL2026-013