BOARD OF COUNTY COMMISSIONERS BUSINESS MEETING
TUESDAY, OCTOBER 14, 2025
AGENDA

Tuesday, October 14, 2025 **1:30 PM** **Hearing Room**

Invocation – Reverend. Dr. Caressa Murray

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. Resolution Recognizing October 2025 as National Domestic Violence Awareness Month. Steven Dodrill, Community Programs Administrator — *Department of Community Development*

Attachments: Cover Page
DC Proclamation DVAM2025 SD CF Final

3. Consent Agenda

a. Approval of Business Meeting Minutes from September 23, 2025.

Attachments: Minutes Business Meeting 09.23.2025

b. Approval of Land Use/Public Hearing Minutes from September 23, 2025.

Attachments: Minutes LU_PH Meeting 09.23.2025

c. Approval of Vouchers September 30, 2025
Christie Guthrie, Director of Finance — *Finance Department*

Attachments: Cover Page
09.30.25 BOCC

d. Approval of Vouchers October 7, 2025
Christie Guthrie, Director of Finance — *Finance Department*

Attachments: Cover Page
10.07.25 BOCC

e. Approval of Vouchers October 14, 2025
Christie Guthrie, Director of Finance — *Finance Department*

Attachments: Cover Page
10.14.25 BOCC

f. Following the Recommendation of Assessor's Office to Settle BAA Appeal.
Jeff Garcia, County Attorney — *County Attorney*

Attachments: Cover Page
Board Memo 10.14.25

g. Resolution Approving the Recommendation of the Abatement Hearing Referee.
Ashley Chamberlain, Paralegal — *County Attorney*

Attachments: Cover Page
Abatement Approval Resolution - September 2025
Abatement Approval Resolution Attachment - Sept 2025

h. Resolution Certifying Costs of Prosecuting Crimes Alleged to Have Been Committed by Persons in the Custody of the Colorado Department of Corrections.
Dan Avery, Special Projects Manager — *County Administration*

Attachments: Cover Page
23rd DA CDOC costs

i. Fee Waiver Request in the Amount of $1,382.02 for Sedalia Water and Sanitation District.
Dan Avery, Special Projects Manager — *County Administration*

Attachments: Cover Page
SWSD Fee waiver request and invoices

j. Change Order to Motorola Solutions, Inc to Purchase a Generator for Placement at the Deckers Radio/Cheesman Reservoir Site in the Amount of $39,526.60.
Taylor Davis, Division Chief — *Sheriff*

Attachments: Cover Page
Deckers Generator Change Order
QT025A Submittal Package (1)

k. Purchase Order Request for the DC North Simulcast Cell 48V Power Plants With ThinAir Communications in the Amount of $145,506.96.
Jeff Vaughn, Radio Systems Supervisor — *Sheriff*

Attachments: Cover Page
ThinAir Communications_09302025
6202_001_ DCSO Rev. 1 Proposal

l. Temporary Contract Dispatchers for Douglas Regional 9-1-1 in the Amount of $359,000.00.
Division Chief Taylor Davis — *Sheriff*

Attachments: Cover Page
getResQ911_09122025

m. Sempera Public Contract for Services for Enterprise Collaboration Support in the Amount of $112,000.00.
Jim Brown, Chief Technology Officer — *Information Technology*

Attachments: Cover Page
Sempera PCS 112,000 NextGen Jan-Jun2026

n. Resolution Approving an Intergovernmental Agreement Between the Twin Mesa Metropolitan District and the Board of County Commissioners of the County of Douglas, State of Colorado, Concerning Maintenance of Vacated Sections of Twin Oaks Road and Clarkes Circle.
Daniel R. Roberts, P.E., Assistant Director, Operations — *Public Works Operations*

Attachments: Cover Page
IGA Twin Mesa Metropolitan District Maintenance Agreement - BOCC 9_23_2025 - Dan R
RESOLUTION - Twin Mesa IGA BOCC 09_23_2025 - Dan Roberts

o. Amendment No. 4 to the Public Contract for Services for the Baldwin Dam, 7627 Ponderosa Lane Pasture Restoration Contract, Douglas County Project No. SP2021-002, with Back 40 Acres, LLC for an amount not to exceed $50,000.00.
Dan Roberts, Assistant Director, Operations — *Public Works Operations*

Attachments: Cover Page
CORRECTED-Amendment 4 new PO-Back 40 Acres-7627 Ponderosa-SP2021-002-Dan Roberts

p. Construction Contract with Inliner Solutions, LLC for the Highlands Ranch Small Storm Sewer UV CIPP Lining Project in the Amount of $275,000.00, Douglas County Project # SP 2025-015.
Deborah E. Kula, P.E., Special Projects Engineer — *Department of Public Works Engineering*

Attachments: Cover Page
Contract Inliner Solutions -SP2025-015 HR Small UV CONSTRUCTION -Debbie k

q. Construction Contract with Three Sons Construction, LLC for the Highlands Ranch - Bell Flower Way Manhole Project in the Amount of $225,000.00, Douglas County Project # SP2025-013.
Deborah E. Kula, P.E., Special Projects Engineer — *Department of Public Works Engineering*

Attachments: Cover Page
Contract Three Sons Const SP2025-013_Bell Flower

r. Construction Contract with Mocon Pacific, Inc. for the 2025 Rural Culvert UV CIPP Lining Project in the Amount of $245,000.00, Douglas County Project # SP 2025-012.
Deborah E. Kula, P.E., Special Projects Engineer — *Department of Public Works Engineering*

Attachments: Cover Page
Contract Mocon Pacific-SP2025-012 Small Rural Culvert Lining

s. Acceptance of a Secondary Storm Drainage Easement from Grace Chapel for Castle View #1 - 2nd Amendment - Lots 1A & 1B (Echelon at County Line Apartments) 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 No. DV2024-332.
Chuck Smith, Engineer III — *Department of Public Works Engineering*

Attachments: Cover Page
DC - Secondary Storm Drainage Easement - Grace Chapel - CS 10-14

t. Acceptance of this Drainage Easement from 380 Inverness Owner, LLC Whose Address is 808 Washington Street, Suite 500, Vancouver, WA. 98660. Douglas County project #DV2024-394.
Al Peterson, Engineer IV — *Department of Public Works Engineering*

Attachments: Cover Page
DC - Drainage Easement - 380 Inverness Owner LLC - AP 10-14

u. Three Resolutions Approving the Draw of Three Irrevocable Letters of Credit, issued by BMO Bank, N.A., In Connection with Stone Creek Ranch Filing 1, Village A, (DV2014-380) Warranty Performance Security.
Janet Peterson, Engineering Agreements Technician

Attachments: Cover Page
Resolution BMO Bank - Stone Creek Ranch East Offsite Security
Resolution BMO Bank - Stone Creek Ranch Offsite Security
Resolution BMO Bank - Stone Creek Ranch West Offsite Security
Stone Creek Ranch Filing 1, Village A Correspondence

4. Regular Agenda

a. First Amendment to Contract to Exchange Real Property Between Douglas County, SR Acquisitions LLC, SR Waterton LLC, and SR Conservation LLC
Dan Avery, Special Projects Manager — *County Administration*

Attachments: Cover Page
Sterling Ranch - First Amendment to Contract to Exchange Real Property _FINAL_(34653179.11)

5. Citizen Comments / Organization Comments - If Time Allows

- At this time, you are welcome to comment about any topic other than those that appeared on today's agenda. This is an opportunity to share your thoughts and ideas with us.
- Please state your name and where you reside prior to making comments. You will have up to 3 minutes.
- Any Disruptive behavior, such as impeding officials, refusing to leave when asked, or attempting to disrupt the meeting, may result in criminal charges.
- Commissioner comments, if any, will follow all citizen comments.

6. Commissioner Comments

7. Other Business

8. County Manager

a. County Manager Report.

Attachments: County Manager Report 10.14.25

9. Adjournment

The Next Business Meeting Will be Held on Tuesday, October 28, 2025 @ 1:30 p.m.

MEETING DATE: October 14, 2025

STAFF PERSON RESPONSIBLE: Steven Dodrill, Community Programs Administrator

DESCRIPTION: Resolution Recognizing October 2025 as National Domestic Violence Awareness Month.

RECOMMENDED ACTION: Approve Resolution

REVIEW:

Doug DeBord	Approve	10/10/2025
Jeff Garcia	Approve	10/10/2025

ATTACHMENTS:

Cover Page
DC Proclamation DVAM2025 SD CF Final

MEETING DATE: October 14, 2025

STAFF PERSON RESPONSIBLE: Steven Dodrill, Community Programs Administrator

DESCRIPTION: Resolution Recognizing October 2025 as National Domestic Violence Awareness Month.

RECOMMENDED ACTION: Approve Resolution

REVIEW:

Doug DeBord	Approve	10/10/2025
Jeff Garcia	Approve	10/10/2025

ATTACHMENTS:

DC Proclamation DVAM2025 SD CF Final

RESOLUTION NO. _____ - 25

A RESOLUTION RECOGNIZING OCTOBER 2025 AS NATIONAL DOMESTIC VIOLENCE AWARENESS MONTH

WHEREAS, domestic violence is a serious crime that affects people of all races, ages, income levels, sexual orientations, religions, abilities, and sexes; and

WHEREAS, the crime of domestic violence violates an individual's privacy, dignity, security, and humanity, through the systematic use of physical, emotional, sexual, psychological, and economic power, control, or abuse; and

WHEREAS, 1 in 3 American women and 1 in 4 American men have experienced some form of physical violence by a partner in their lifetime; and

WHEREAS, in Colorado, approximately 37% of women and 31% of men have experienced physical violence, sexual violence, or stalking by an intimate partner in their lifetime; and

WHEREAS, the Centers for Disease Control and Prevention found that the estimated cost of intimate partner violence in the U.S. exceeds $5.8 billion and over a victim's lifetime was over $103,000 for women and over $23,000 for men; and

WHEREAS, domestic violence fatalities (DVFs) account for roughly 10–11% of all homicides in Colorado annually; in 2023 there were 58 domestic violence–related fatalities, among which 30 were victims killed by a current or former intimate partner and 7 were collateral victims (including children or bystanders); and

WHEREAS, many victims never reported prior abuse—nearly 80% of domestic violence fatality cases had no known prior report to law enforcement or system involvement—and few had active protection orders at the time of death, underscoring the hidden nature of domestic violence; and

WHEREAS, The Board of Douglas County Commissioners this year invested in a new building and a $350,000 contract to provide 35 safehouse beds in Douglas County through a new partnership with TESSA; and

WHEREAS, TESSA, a Douglas County provider of domestic violence shelter, advocacy, support and outreach, provided nearly 7,000 nights of shelter to 462 individuals and their families in 2024 and close to 1,000 calls come through the crisis line each month; and

WHEREAS, The Crisis Center served a total of 220 Douglas County adults and children in 2024, providing emergency shelter, therapy, community-based advocacy, and legal advocacy; additionally, The Crisis Center supported approximately 875 Douglas County residents through its 24-hour crisis line and reached an estimated 1,800 residents through community outreach and education presentations; and

WHEREAS, the citizens of Douglas County have identified domestic violence as a major community health problem. Douglas County thanks TESSA and the Crisis Center for their collaboration to provide support to victims in our community.

NOW, THEREFORE, BE IT RESOLVED BY DOUGLAS COUNTY:

Section 1. The County solemnly recognizes October 2025 as Domestic Violence Awareness Month, encourages all citizens to support victims and survivors, to increase awareness, to strengthen prevention efforts, and to support resources in Douglas County and across Colorado for ending domestic violence.

Dated at Castle Rock, Colorado this 14th day of October, 2025.

_____
Abe Laydon, Commissioner, Board Chair

_____
George Teal, Commissioner, Board Vice Chair

_____
Kevin Van Winkle, Commissioner

ATTEST:

_____
XXXXX , Clerk to the Board

MEETING DATE: October 14, 2025

DESCRIPTION: Approval of Business Meeting Minutes from September 23, 2025.

ATTACHMENTS:

Minutes Business Meeting 09.23.2025

BOARD OF COUNTY COMMISSIONERS BUSINESS MEETING

TUESDAY, SEPTEMBER 23, 2025

MINUTES

Tuesday, September 23, 2025 **1:30 PM** **Hearing Room**

Invocation – Jason Van Divier

1:30 PM

Rollcall

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

1. Call to Order

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

6. Commissioner Comments

Commissioner Laydon provided comment.

Commissioner Van Winkle provided comment.

Commissioner Laydon provided comment.

Commissioner Teal provided comment.

Commissioner Laydon provided comment.

2. Ceremonies/Proclamations

a. Memorial Bench Program Recognition – Carol Hansen, Douglas County resident and Caroline Frizell, Communication and Public Affairs.

Caroline Frizell, Communication and Public Affairs, addressed the Board to present on this Item.

Carol Hansen addressed the Board to further present on this Item.

Ally Hansen addressed the Board to further present on this Item.

Commissioner Laydon commented on this Item.

Morgan Morehart, Parks Operations, addressed the Board to comment on this Item.

Ms. Frizell addressed the Board to comment on this Item.

Commissioner Laydon commented on this Item.

b. Resolution Proclaiming September as Workforce Development Month.

DJ Beckwith, Department of Community Development, addressed the Board to present on this Item and read the Resolution.

Emily Tapia, Arapahoe Douglas Works, addressed the Board to further present on this Item.

Commissioner Laydon commented on this Item.

Commissioner Van Winkle commented on this Item.

Public Comment: None

This is Motion No. 025-148

Commissioner Van Winkle moved that the Board approve Resolution Proclaiming September as Workforce Development Month.

RESULT:	ADOPTED
MOVER:	Kevin Van Winkle
SECONDER:	George Teal
AYES:	Laydon, Van Winkle, Teal
	Resolution No: R-025-078

3. Consent Agenda

This is Motion No. 025-149

Commissioner Teal moved that the Board approve the requests in All Items "a" through "x" of the consent agenda.

RESULT:	ADOPTED THE CONSENT AGENDA
MOVER:	George Teal
SECONDER:	Kevin Van Winkle
AYES:	Laydon, Van Winkle, Teal

a. Approval of Business Meeting Minutes from September 2, 2025.

b. Approval of Land Use/Public Hearing Minutes from September 2, 2025.

c. Approval of Business Meeting Minutes from September 9, 2025.

d. Approval of Land Use/Public Hearing Minutes from September 9, 2025.

e. Approval of Vouchers September 16, 2025

f. Approval of Vouchers September 23, 2025

g. Resolution of the Board of County Commissioners of Douglas County Regarding Participation in the Centennial State Liquid Investment Pool.
Resolution No: R-025-080

h. 2025-2026 Public Contract for Services with ForceMetrics in the Amount of $124,880.00, and No-Cost Extension MOU Amendment Between the Office of Civil and Forensic Mental Health (Colorado Department of Human Services), Douglas County Sheriff's Office, and the Competency Fines Committee.

i. Fee Waiver Request in the Amount of $175.00 for the Platte River Academy Cross Country Meet at Bluffs Regional Trail.

j. Public Contract for Services with Bolton & Menk, Inc. for the University Boulevard & Post Office (9611) Traffic Signal Design Project in the Amount of $110,763.00, Douglas County Project Number TF-2025-25.

k. Purchase Order to HSS, for Turnstiles for Lansing Point 1st Floor Remodel. County Locations per Award of IFB #035-24 with an Estimated Amount of $134,640.00.

l. Purchase Order to Four Rivers Equipment (formerly Honnen Equipment) for $2,047,027.98 under Douglas County IFB#042-22.

m. Contract with Loclyz Media Services for Video Production and State of the County Livestream Services with an Amount not to Exceed $175,000.00.

n. Crowe, LLP WorkSMART Microsoft Dynamics Implementation in the Amount of $597,070.00.

o. Akkodis Extension of Services for WorkSMART Support in the Amount of $277,760.00 with a Cumulative Spend of $552,760.00 in 2026.

p. DevIQ WorkSMART Middleware Construction Phase in the Amount of $132,561.00

q. Public Contract for Services with Benesch, Inc. for the University Boulevard and Cresthill Lane Traffic Signal Design Project in the Amount of $119,545.00, Douglas County Project Number TF-2025-26.

r. State Historical Fund Grant Application for Prairie Canyon Ranch Restoration in the Amount of $250,000.00 and a County Contribution of $106,951.00.

s. State Historical Fund Grant Agreement for Site Stewardship Project 5DA.265 Restoration in the Amount of $250,000.00 and a County Contribution of $62,500.00.

t. Grant of Easement – Storm Drainage

u. Vacation of 2 Storm Drainage Easements from Grace Chapel for Castle View #1 - 2nd Amendment - Lots 1A & 1B (Reception Numbers 2005016023 & 2005016024). The storm Drainage Improvements Were Never Constructed. Grace Chapel is the Current Owner of the Property, and The Garrett Companies are Purchasing the Property to Construct an Apartment Complex. Douglas County Project No. DV 2024-332.

v. Compark Business Campus Metropolitan District – Service Plan Amendment – Project File: SV2025-006.

w. Larkspur Shareback Request from the Parks, Trails, Historic Resources and Open Space Sales Tax in the Amount of $25,000.00.

x. Intergovernmental Agreement Between the City of Castle Pines and the Board of County Commissioners of the County of Douglas, State of Colorado Regarding a Financial Contribution of $600,000.00 for the Construction of a Roundabout at the Intersection of Monarch Boulevard and Buffalo Trail, and Approval of Two Budget Reallocations, Associated with Douglas County Project Number CI 2025-028.

4. Regular Agenda

a. First Amendment to an Intergovernmental Agreement Between the Colorado Department of Transportation, Highlands Ranch Metropolitan District, and the Board of County Commissioners of the County of Douglas, State of Colorado, Regarding Permanent Water Quality Facilities Associated the C-470 Tolled Express Lanes Design-Build Project Segment 1, Douglas County Project Number CI 2011-011.

Art Griffith, Department of Public Works Engineering, addressed the Board to present on this Item.

Public Comment: None

Commissioner Van Winkle commented on this Item.

This is Motion No. 025-150

Commissioner Van Winkle moved that the Board approve First Amendment to an Intergovernmental Agreement Between the Colorado Department of Transportation, Highlands Ranch Metropolitan District, and the Board of County Commissioners of the County of Douglas, State of Colorado, Regarding Permanent Water Quality Facilities Associated the C-470 Tolled Express Lanes Design-Build Project Segment 1, Douglas County Project Number CI 2011-011.

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

b. Request to Approve and Sign the Secondary Manufacturers Participation Forms.

Maureen Waller, County Administration, addressed the Board to present on this Item.

Commissioner Laydon commented on this Item.

Public Comment: None

This is Motion No. 025-151

Commissioner Teal moved that the Board approve Request to Approve and Sign the Secondary Manufacturers Participation Forms.

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

c. Resolution Endorsing the County's Inclusion into the DRCOG Economic Development District.

DJ Beckwith, Department of Community Development, addressed the Board to present on this Item and read the Resolution.

Commissioner Laydon commented on this Item.

Public Comment: None

Commissioner Van Winkle commented on this Item.

Commissioner Teal commented on this Item.

This is Motion No. 025-152

Commissioner Van Winkle moved that the Board approve Resolution Endorsing the County's Inclusion into the DRCOG Economic Development District.

RESULT: ADOPTED
MOVER: Kevin Van Winkle
SECONDER: George Teal
AYES: Laydon, Van Winkle, Teal
Resolution No: R-025-079

5. Citizen Comments / Organization Comments - If Time Allows

7. Other Business

Commissioner Van Winkle provided comment.

Commissioner Laydon provided comment.

Commissioner Teal provided comment.

Commssioner Laydon provided comment.

Commissioner Van Winkle provided comment.

Commissioner Van Winkle moved that the Board approve the planning and exploration of an Annual Fall Festival.

RESULT: ADOPTED

MOVER: Kevin Van Winkle
SECONDER: George Teal
AYES: Laydon, Van Winkle, Teal

8. County Manager

a. County Manager Report.

9. Adjournment

The Next Business Meeting Will be Held on Tuesday, October 14, 2025 @ 1:30 p.m.

MEETING DATE: October 14, 2025

DESCRIPTION: Approval of Land Use/Public Hearing Minutes from September 23, 2025.

ATTACHMENTS:

Minutes LU_PH Meeting 09.23.2025

BOARD OF COUNTY COMMISSIONERS LAND USE MEETING/PUBLIC HEARING

TUESDAY, SEPTEMBER 23, 2025

MINUTES

Tuesday, September 23, 2025 **2:30 PM** **Hearing Room**

2:30 PM

Rollcall

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

1. Call to Order

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

a. Pinery Village Filing 1, 1st Amendment – Replat – Project File: SB2024-043.

Trevor Bedford, Department of Community Development, addressed the Board to present on this Item.

Nathan Abbott, applicant representative, addressed the Board to further present on this Item.

Public Comment:

Sonia Eyre, Pinery HOA, addressed the Board to provide public comment.

Commissioner Teal commented on this Item.

Commissioner Laydon commented on this Item.

This is Motion No. 025-155

Commissioner Teal moved that the Board approve Pinery Village Filing 1, 1st Amendment – Replat because it does meet all of the approval criteria, with 2 Conditions as presented – Project File: SB2024-043.

RESULT: ADOPTED
MOVER: George Teal
SECONDER: Kevin Van Winkle
AYES: Vice Chair Teal, Laydon and Commissioner Van Winkle

b. Crest View Filing No. 1, 2nd Amendment – Replat – Project File: SB2025-020.

Trevor Bedford, Department of Community Development, addressed the Board to present on this Item.

Commissioner Van Winkle asked clarifying questions.
Mr. Bedford addressed the Board to help answer the Commissioner's questions.

Bruce Williams, applicant, addressed the Board to further present on this Item.

Commissioner Laydon asked the applicant if they were in agreement to the conditions as presented.
The applicant agreed to the conditions as presented.

Public Comment:
Jason Williams addressed the Board to comment on this Item.

Commissioner Van Winkle commented on this Item.

Commissioner Teal commented on this Item.

This is Motion No. 025-156

Commissioner Van Winkle moved that the Board approve Crest View Filing No. 1, 2nd Amendment – Replat because it does meet all of the approval criteria, with 8 conditions as presented – Project File: SB2025-020.

RESULT: ADOPTED
MOVER: Kevin Van Winkle
SECONDER: George Teal
AYES: Vice Chair Teal, Laydon and Commissioner Van Winkle

3. Public Hearing Agenda Items

a. Meribel Village Filing 1, 9th Amendment – Replat – Project File: SB2025-008.

Mike Pesicka, Department of Community Development, addressed the Board to present on Item 3a and Item 3b.

Walt Kowalski, applicant, addressed the Board to further present on this Item.

Public Comment: None

Commissioner Laydon asked if the applicant agreed to the conditions as presented.
The applicant addressed the Board to agree to the conditions as presented.

Commissioner Teal commented on this Item.

Commissioner Laydon commented on this Item.

This is Motion No. 025-157

Commissioner Teal moved that the Board approve Meribel Village Filing 1, 9th Amendment – Replat because it does meet all of the approval criteria, with 2 conditions as presented – Project File: SB2025-008.

RESULT: ADOPTED
MOVER: George Teal
SECONDER: Kevin Van Winkle
AYES: Vice Chair Teal, Laydon and Commissioner Van Winkle

b. Meribel Village Filing 1, 9th Amendment – Zone Map Change – Project File: DR2025-003.

Item 3b was presented with Item 3a.

This is Motion No. 025-158

Commissioner Van Winkle moved that the Board approve Meribel Village Filing 1, 9th Amendment – Zone Map Change, because it does meet all of the approval criteria – Project File: DR2025-003.

RESULT: ADOPTED
MOVER: Kevin Van Winkle
SECONDER: George Teal
AYES: Vice Chair Teal, Laydon and Commissioner Van Winkle
Zone District Map Change No: R-025-081

c. Sundown Oaks Metropolitan District – New Service Plan – Project File: SV2025-005.

DJ Beckwith, Department of Community Development, addressed the Board to present on this Item.

Commissioner Van Winkle asked clarifying questions.
Mr. Beckwith addressed the Board to help answer the Commissioner's questions.

Nicole Peykov, applicant representative, addressed the Board to present on this Item.

Steven Gage, applicant, addressed the Board to comment on this Item.

Ms. Peykov addressed the Board to further present on this Item.

Alan Westfall, applicant, addressed the Board to further present on this Item.

Commissioner Van Winkle asked a clarifying question.
Ms. Peykov addressed the Board to help answer the Commissioner's question.

Commissioner Laydon commented on this Item and asked clarifying questions.
Ms. Peykov addressed the Board to help answer the Commissioner's questions.

Public Comment:

Diana Love, Franktown, addressed the Board to provide public comment.

Joe Vrablik, Bannockburn, addressed the Board to provide public comment.

Debra Rich, Burning Tree Ranch HOA, addressed the Board to provide public comment.

David Jacobs, Deerfield Homeowners and Property Owners Inc, addressed the Board to provide public comment.

Tom Bowles, Franktown, addressed the Board to provide public comment.

Rich Love, Deerfield, addressed the Board to provide public comment.

Jack Shuler, Franktown, addressed the Board to provide public comment.

Kaye Wilcox, Franktown, addressed the Board to provide public comment.

Sarah Mitchell, Burning Tree Ranch, addressed the Board to provide public comment.

Alan Erickson, Franktown, addressed the Board to provide public comment.

Malcolm Redell addressed the Board to provide public comment.

Richard Hagen, Burning Tree, addressed the Board to provide public comment.

Steve Shkilevich, Franktown, addressed the Board to provide public comment.

Ms. Peykov addressed the Board to comment on this Item.

Commissioner Laydon asked a clarifying question.
Jeff Garcia, County Attorney, answered the Commissioner's question.

Ms. Peykov re-addressed the Board to comment on this Item.

Mike Persichitte, applicant representative, addressed the Board to comment on this Item.

Commissioner Laydon commented on this Item and asked clarifying questions.

Ms. Peykov addressed the Board to help answer the Commissioner's questions.
Lauren Pulver, Department of Community Development, addressed the Board to help answer the Commissioner's questions.

Commissioner Teal asked clarifying questions.
Ms. Peykov addressed the Board to help answer the Commissioner's question.

Commissioner Van Winkle asked clarifying questions.
Ms. Peykov addressed the Board to help answer the Commissioner's question.

Commissioner Laydon commented on this Item and asked clarifying questions.
Ms. Peykov addressed the Board to help answer the Commissioner's question.

Commissioner Van Winkle commented on this Item.

Commissioner Teal commented on this Item.

Jeff Garcia, County Attorney, commented on this Item.

Commissioner Laydon commented on this Item.

DJ Beckwith addressed the Board to comment on this Item.

Commissioner Van Winkle commented on this Item.

Commissioner Laydon commented on this Item.

Commissioner Teal commented on this Item.

Commissioner Laydon commented on this Item.

Commissioner Teal commented on this Item.

Commissioner Van Winkle commented on this Item.

This is Motion No. 025-159

Commissioner Teal moved that the Board approve Sundown Oaks Metropolitan District – New Service Plan, because it does meet all of the approval criteria – Project File: SV2025-005.

RESULT:	ADOPTED
MOVER:	George Teal
SECONDER:	Kevin Van Winkle
AYES:	Vice Chair Teal and Commissioner Van Winkle
NAYS:	Laydon
	Special District Service Plan No: R-025-084

d. Acceptance of 3 ROW and 3 Slope & Drainage Easements for Hammerhead Turnarounds Associated with the Twin Mesa Metro District Road Vacation Request. Douglas County Project Number DV2025-300

Eric Pavlinek, Department of Community Development, addressed the Board to present on Item 3d and Item 3e.

Damian Cox, applicant, addressed the Board to present on this Item.

Commissioner Van Winkle asked clarifying questions.
Mr. Cox addressed the Board to help answer the Commissioner's question.

Commissioner Teal commented on this Item.

Commissioner Van Winkle commented on this Item.

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

Commissioner Teal commented on this Item.

Public Comment: None

Commissioner Van Winkle commented on this Item.

Commissioner Teal commented on this Item.

This is Motion No. 025-160

Commissioner Teal moved that the Board approve Acceptance of 3 ROW and 3 Slope & Drainage Easements for Hammerhead Turnarounds Associated with the Twin Mesa Metro District Road Vacation Request. Douglas County Project Number DV2025-300

RESULT: ADOPTED
MOVER: George Teal
SECONDER: Kevin Van Winkle
AYES: Vice Chair Teal, Laydon and Commissioner Van Winkle

e. Twin Oaks Road and Clarkes Circle Road Vacations – Project File: SB2025-026.

This Item was presented with Item 3d.

This is Motion No. 025-161

Commissioner Van Winkle moved that the Board approve Twin Oaks Road and Clarkes Circle Road Vacations because it does meet all of the approval criteria, with 6 conditions as presented – Project File: SB2025-026.

RESULT: ADOPTED
MOVER: Kevin Van Winkle

SECONDER: George Teal
AYES: Vice Chair Teal, Laydon and Commissioner Van Winkle
Road Vacation No: R-025-082

f. Cottonwood Metropolitan District – Service Plan 1st Amendment – Project File: SV2025-004.

DJ Beckwith, Department of Community Development, addressed the Board to present on this Item.

George Rowley, applicant representative, addressed the Board to further present on this Item.

Public Comment:

Laurie Padlock addressed the Board to provide public comment.

This is Motion No. 025-162

Commissioner Van Winkle moved that the Board approve Cottonwood Metropolitan District – Service Plan 1st Amendment because it does meet all of the approval criteria – Project File: SV2025-004.

RESULT: ADOPTED
MOVER: Kevin Van Winkle
SECONDER: George Teal
AYES: Vice Chair Teal, Laydon and Commissioner Van Winkle
Special District Service Plan No: R-025-083

g. Pinery Meadows Preliminary Plan and Water Supply Appeal – Project File: SB2025-009.

Eric Pavlinek, Department of Community Development, addressed the Board to present on this Item.

Commissioner Teal asked clarifying questions.
Mr. Pavlinek addressed the Board to help answer the Commissioner's questions.

Carl Runge, applicant representative, addressed the Board to present further on this Item.

Commissioner Laydon asked the applicant if they were in agreement to the conditions as presented.
The applicant addressed the Board to agree to the conditions.

Public Comment: None

Commissioner Teal commented on this Item.

This is Motion No. 025-163

Commissioner Teal moved that the Board approve Pinery Meadows Water Supply Appeal because it does meet all of the approval criteria with 1 condition as presented, Project File:

SB2025-009.

RESULT: ADOPTED
MOVER: George Teal
SECONDER: Kevin Van Winkle
AYES: Vice Chair Teal, Laydon and Commissioner Van Winkle

Commissioner Van Winkle moved that the Board approve the Pinery Meadows Preliminary Plan because it does meet all of the approval criteria, with 11 conditions as presented, Project File: SB2025-009

RESULT: ADOPTED
MOVER: Kevin Van Winkle
SECONDER: George Teal
AYES: Vice Chair Teal, Laydon and Commissioner Van Winkle

4. Adjournment

The Next Land Use Meeting / Public Hearing Will be Held on Tuesday, October 14, 2025 @ 2:30 p.m.

MEETING DATE: October 14, 2025

STAFF PERSON RESPONSIBLE: Christie Guthrie, Director of Finance

DESCRIPTION: Approval of Vouchers September 30, 2025

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

Vouchers	$ 4,918,680.75
Electronic Funds Transfers	$
Handwritten Checks	$ 1,490,779.28
Purchasing Card Charges	$
Election Judges	$
TOTAL:	**$ 6,409,460.03**

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	9/23/2025
Jeff Garcia	Escalated	9/29/2025
Amy Williams	Escalated	9/30/2025
Christy Gordon	Approve	10/1/2025
Doug DeBord	Approve	10/1/2025

ATTACHMENTS:

Cover Page
09.30.25 BOCC

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ATTACHMENTS:

09.30.25 BOCC

Payment Number	Payment Date	Vendor Name	Invoice Number	Fund	Business Unit	Business Unit Description	Object Acct	Account Description	Amount	Remark
110962	10/01/25	1ST RESPONDER HEALTHCARE	1133	100	802022	LAW ENFORCEMENT WORKFORCE RRT	443100	Medical, Dental & Vet Services	7,410.00	EMPLOYEE WELLNESS
110963	10/01/25	4 RIVERS EQUIPMENT LLC	1831237	100	19910	FLEET MAINTENANCE	436200	Equip. & Motor Vehicle Parts	69.37	FLEET PARTS
110964	10/01/25	76 GROUP	INV012250	100	802000	LEGISLATIVE SERVICES	443600	Other Professional Services	10,000.00	LOBBYING SERVICES
110965	10/01/25	ACORN PETROLEUM INC	24088IN	100	19910	FLEET MAINTENANCE	436150	Fleet Tanks Fuel	16,690.54	FUEL FOR CASTLE ROCK
			24084IN	100	19910	FLEET MAINTENANCE	436150	Fleet Tanks Fuel	19,868.28	FUEL FOR PARKER
			24486IN	100	19910	FLEET MAINTENANCE	436150	Fleet Tanks Fuel	16,198.74	FUEL FOR CASTLE ROCK
								Total Payment	**52,757.56**	
110966	10/01/25	ADVANCED NETWORK MANAGEMENT	IN109667	250	53500	OPEN SPACE	474500	Computer Equipment	2,121.08	SANDSTONE HARDWARE
			IN109665	250	53500	OPEN SPACE	474500	Computer Equipment	575.34	SANDSTONE HARDWARE
			IN109669	100	802009	IT INFRASTRUCTURE	444550	Software/Hardware Subscription	11,970.00	INFRASTRUCTURE MODERNIZATION
								Total Payment	**14,666.42**	
110967	10/01/25	AGING RESOURCES OF DOUGLAS COUNTY	ARDCOAIT0825	100	861587	ARPA - AGING RESOURCES OLDER A	443600	OPS/ ARPA OAI ARDC Trips	21,053.00	2025 OAI TRANSPORTATION GRANT
110968	10/01/25	AKKODIS INC	13587388	100	800900	TECHNOLOGY FUND	432100	Contract Work/Temporary Agency	22,680.00	WORKFORCE DEVELOPER
110969	10/01/25	ALCOHOL MONITORING SYSTEMS INC	352091	100	19700	COMMUNITY JUSTICE SERVICES	443600	Other Professional Services	3,894.00	ALCOHOL MONITORING FEES
110970	10/01/25	ALDRIDGE, ADIANA	041425-091825	200	31100	ROAD AND BRIDGE ADMIN	445300	Travel Expense	139.02	MILEAGE REIMBURSEMENT
110971	10/01/25	ALKU TECHNOLOGIES LLC	624663	100	800900	TECHNOLOGY FUND	443600	Other Professional Services	4,190.00	TECHNOLOGY CONSULTANTS
			626049	100	800900	TECHNOLOGY FUND	443600	Other Professional Services	4,885.00	TECHNOLOGY CONSULTANTS
								Total Payment	**9,075.00**	
110972	10/01/25	ALL OUT SECURITY	INV13916	100	18900	SOFTWARE MAINTENANCE	444550	Software/Hardware Subscription	9,657.00	IT JDE E-LEARNING
110973	10/01/25	ALLEGRETTI, ANNA	3	210	44500	CHILD WELFARE	443600	Other Professional Services	27.00	SEP 2025 INTAKE
			3	210	44500	CHILD WELFARE	443600	Other Professional Services	2,173.50	AUG 2025 INTAKE
			3	210	44150	ADULT PROTECTION	443600	Other Professional Services	256.50	AUG 2025 INTAKE
								Total Payment	**2,457.00**	
110974	10/01/25	ALLHEALTH NETWORK	2387	296	861582	ARPA - CARE COMPACT	443600	Other Professional/Partner Svs	9,560.13	AUG 2025 SERVICES
110975	10/01/25	ALLIED UNIVERSAL SECURITY SERVICE	17519481	100	21400	COURT SERVICES	443350	Security Services	52,663.22	GUARD SERVICES - JUSTICE CENTER
			17521224	100	21400	COURT SERVICES	443350	Security Services	6,238.89	GUARD SERVICES - HIGHLANDS RANCH SUBSTATION
			17519483	100	19100	FACILITIES ADMINISTRATION	443350	Security Services	6,271.90	GUARD SERVICES - WILDCAT
			17519484	100	19100	FACILITIES ADMINISTRATION	443350	Security Services	6,238.89	GUARD SERVICES - HHS
			17519486	100	19100	FACILITIES ADMINISTRATION	443350	Security Services	6,238.89	GUARD SERVICES - PMC
			17519485	100	19100	FACILITIES ADMINISTRATION	443350	Security Services	13,037.61	GUARD SERVICES - DOWNTOWN
								Total Payment	**90,689.40**	
110976	10/01/25	AMRIZE WEST CENTRAL INC	CI2020015APP11RTNG	230	800129	I-25 FRONTAGE RD(TOMAH-DAWSON)	211810	Retainage Payable	(78,401.41)	HAVANA/LINCOLN/INTERSECTION
			CI2020015APP11	230	800129	I-25 FRONTAGE RD(TOMAH-DAWSON)	473200	Road-St Drainage Construction	1,568,028.13	HAVANA/LINCOLN/INTERSECTION
			721641397	200	31400	MAINTENANCE OF CONDITION	448200	Aggregate Products	34,920.71	ROAD BASE
			721647908	200	31400	MAINTENANCE OF CONDITION	448200	Aggregate Products	27,903.49	ROAD BASE
			721634533	200	31400	MAINTENANCE OF CONDITION	448200	Aggregate Products	1,866.54	ROAD BASE
								Total Payment	**1,554,317.46**	
110977	10/01/25	ARCHITERRA GROUP INC	8269	250	850817	MACANTA REGIONAL PARK	473500	Parks & Recreation Improvement	19,590.75	MACANTA CONTRACT MANAGEMENT
110978	10/01/25	ARGIS SOLUTIONS INC	2183	100	800900	TECHNOLOGY FUND	443600	Other Professional Services	2,944.00	GIS PLATFORM MIGRATION
110979	10/01/25	AURORA MENTAL HEALTH & RECOVERY	7661	210	44500	CHILD WELFARE	443600	Other Professional Services	512.00	AUG 2025 INTERPRETING SERVICES

Payment Number	Payment Date	Vendor Name	Invoice Number	Fund	Business Unit	Business Unit Description	Object Acct	Account Description	Amount	Remark
110980	10/01/25	AUTOAUTO WASH LLC	WO58638	100	19920	FLEET-CAR WASH FACILITY	444700	Other Repair & Maint. Service	1,367.13	PARKER CARWASH REPAIRS
			WO52200B	100	19920	FLEET-CAR WASH FACILITY	444700	Other Repair & Maint. Service	589.25	PARKER CARWASH REPAIRS
			WO52199B	100	19920	FLEET-CAR WASH FACILITY	436600	Other Repair & Maint. Supplies	2,882.00	PARKER CARWASH REPAIRS
			WO58607	100	19920	FLEET-CAR WASH FACILITY	444400	Service Contracts	167.16	PARKER CARWASH REPAIRS
								Total Payment	**5,005.54**	
110981	10/01/25	AUTOMATED BUILDING SOLUTIONS	10133125MARCH	100	19100	FACILITIES ADMINISTRATION	444400	Service Contracts	705.00	MAR 2025 BUILDING AUTOMATION
110982	10/01/25	AXON ENTERPRISE INC	INUS373077	100	18900	SOFTWARE MAINTENANCE	444550	Software/Hardware Subscription	303.18	7TH AMENDMENT SOFTWARE
			INUS373741	100	18900	SOFTWARE MAINTENANCE	444550	Software/Hardware Subscription	123,551.52	7TH AMENDMENT SOFTWARE
			INUS373077	100	18900	SOFTWARE MAINTENANCE	444500	Software/Hardware Supp./Maint.	3,965.23	7TH AMENDMENT SOFTWARE
								Total Payment	**127,819.93**	
110983	10/01/25	AZTEC CONSULTANTS INC	190371	200	800100	CONTRACTED MAJOR ROAD MAINT	478100	Road Repair, Maint. & Overlay	1,500.00	SURVEYING SERVICES
110984	10/01/25	AZTEC SURVEYING AND LOCATING	1639	200	800100	CONTRACTED MAJOR ROAD MAINT	473100	Roads, St., Drainage-Eng.	3,480.00	TRAFFIC UTILITY LOCATE
110985	10/01/25	BASIS PARTNERS	2155	230	800854	HAZARD ELIM/CONGESTION MGMT	443600	Other Professional Services	16,673.39	QUEBEC/PARK MEADOWS DR DESIGN SERVICES
			2152	230	800156	HILLTOP RD (REATA-SINGING HILL	473100	Roads, St., Drainage-Eng.	74,444.53	QUEBEC/PARK MEADOWS DR DESIGN SERVICES
								Total Payment	**91,117.92**	
110986	10/01/25	BEACON COMMUNICATIONS LLC	38655	100	18100	IT ADMINISTRATION	436600	Other Repair & Maint. Supplies	1,515.00	HEARING ROOM SUPPORT
110987	10/01/25	BEYOND THE BADGE LLC	082025DCSO	100	802024	PEACE OFFICER MENTAL HEALTH	443600	Other Professional Services	8,100.00	EMPLOYEE WELLNESS
110988	10/01/25	BJORK, PATSY	060525-062625	100	19250	YOUTH SERVICES PROGRAM MGMT	445300	Travel Expense	98.98	MILEAGE REIMBURSEMENT
			071025-072525	100	19250	YOUTH SERVICES PROGRAM MGMT	445300	Travel Expense	126.84	MILEAGE REIMBURSEMENT
								Total Payment	**225.82**	
110989	10/01/25	BOWMAN CONSTRUCTION SUPPLY	BCS191746	200	31400	MAINTENANCE OF CONDITION	448700	Other Constr/Maint. Materials	2,317.15	VEGETATION SUPPLIES
110990	10/01/25	BRADLEY, JUSTIN	090925-091125	295	861305	RMHIDTA INTELLIGENCE	445300	Travel Expense	858.08	COLORADO DRUG INVESTIGATORS ASSOCIATION CONFERENCE, VAIL, CO
110991	10/01/25	BRIDGEVIEW IT INC	20383	100	18900	SOFTWARE MAINTENANCE	444500	Software/Hardware Supp./Maint.	7,742.00	IT SUPPORT
			20385	100	18100	IT ADMINISTRATION	432100	Contract Work/Temporary Agency	8,968.00	IT SUPPORT
			20384	100	18900	SOFTWARE MAINTENANCE	444500	Software/Hardware Supp./Maint.	4,320.00	IT SUPPORT
								Total Payment	**21,030.00**	
110992	10/01/25	BRODY CHEMICAL	INV69805	100	51100	PARK MAINTENANCE	436600	Other Repair & Maint. Supplies	7,217.49	SNOW MELT
110993	10/01/25	BROWNSTEIN HYATT FARBER SCHRECK LLP	1051093	100	11200	COUNTY ATTORNEY	443200	Legal Services	364.90	LEGAL SERVICES
110994	10/01/25	BUCKEYE CLEANING CENTER OF DENVER	90698600	100	21500	DETENTION	433900	Janitorial Supplies	490.84	DETENTION SUPPLIES
110995	10/01/25	CARAHSOFT TECHNOLOGY CORPORATION	IN2065219	100	18900	SOFTWARE MAINTENANCE	444500	Software/Hardware Supp./Maint.	288,600.00	SOFTWARE SUBSCRIPTION
110996	10/01/25	CARBON DYNAMICS LLP	122	200	31400	MAINTENANCE OF CONDITION	443600	Other Professional Services	9,150.00	PROJECT DEVELOPMENT
110997	10/01/25	CASTLE ROCK SENIOR ACTIVITY CENTER	CRSCOAIT0825	100	861587	ARPA - AGING RESOURCES OLDER A	443600	OPS/ ARPA OAI CRSAC Trips	14,467.00	OAI SENIOR TRANSPORTATION GRANT
			CRSCOAICC0825	100	861587	ARPA - AGING RESOURCES OLDER A	443600	OPS/ ARPA OAI CRSAC Calls	1,800.00	OAI SENIOR TRANSPORTATION GRANT
								Total Payment	**16,267.00**	
110998	10/01/25	CENTER COPY BOULDER, INC.	71074	220	22100	PATROL-LEA	440100	Printing/Copying/Reports	169.00	IMPOUND FORMS
			71068	220	22100	PATROL-LEA	440100	Printing/Copying/Reports	966.57	DOMESTIC VIOLENCE PACKETS
			71069	100	21525	RESTRICTED BOOKING FEES (40%)	440100	Printing/Copying/Reports	1,372.80	MANUALS
			71071	100	21175	CIVIL WARRANTS SECTION	440100	Printing/Copying/Reports	42.00	BUSINESS CARDS
			71070	100	14100	ASSESSOR ADMINISTRATION	440100	Printing/Copying/Reports	33.60	BUSINESS CARDS

Payment Number	Payment Date	Vendor Name	Invoice Number	Fund	Business Unit	Business Unit Description	Object Acct	Account Description	Amount	Remark
								Total Payment	**2,583.97**	
110999	10/01/25	CHRYSO INC	99102447	200	31400	MAINTENANCE OF CONDITION	448700	Other Constr/Maint. Materials	4,328.14	CONCRETE REPAIR SUPPLIES
111000	10/01/25	CINTAS CORPORATION	9336026289	220	22100	PATROL-LEA	444400	Service Contracts	1,700.00	PATROL AED'S
111001	10/01/25	CODE-4 COUNSELING	1203	100	802024	PEACE OFFICER MENTAL HEALTH	443600	Other Professional Services	4,300.00	COUNSELING SERVICES
111002	10/01/25	COLLINS ENGINEERS INC	169500003	200	31660	TRAFFIC SIGNAL ASSET MGMT PROG	443400	General Engineering Services	9,000.00	TRAFFIC INSPECTIONS
			169500002	200	31660	TRAFFIC SIGNAL ASSET MGMT PROG	443400	General Engineering Services	9,000.00	TRAFFIC INSPECTIONS
								Total Payment	**18,000.00**	
111003	10/01/25	COLORADO COMMUNITY MEDIA	2025CI10019	100	30300	STORMWATER MANAGEMENT	440200	Newspaper Notices/Advertising	437.38	AUG 2025 STORMWATER ADS
			8OBW90FK0007	100	11100	OFFICE OF THE BOARD	440200	Newspaper Notices/Advertising	940.92	LEGAL NOTICE
			2025CI10191	100	30300	STORMWATER MANAGEMENT	440200	Newspaper Notices/Advertising	887.60	SEP 2025 STORMWATER ADS
								Total Payment	**2,265.90**	
111004	10/01/25	COLORADO VETERINARY SPECIALTY GROUP LLC	761313	217	46200	EMERGENCY PREP/DISEASE CONTROL	443100	Medical, Dental & Vet Services	50.00	ANIMAL SERVICES
111005	10/01/25	COMMUNICATION INFRASTRUCTURE GROUP	25498	230	800156	HILLTOP RD (REATA-SINGING HILL	443600	Other Professional Services	762.25	HILLTOP RD PUBLIC INFORMATION SERVICES
111006	10/01/25	COMPUTRONIX (USA) INC	7533	100	18900	SOFTWARE MAINTENANCE	444500	Software/Hardware Supp./Maint.	2,600.00	DBA SERVICES AUG 2025
			7545	100	18900	SOFTWARE MAINTENANCE	444500	Software/Hardware Supp./Maint.	109,268.00	POSSE ANNUAL SUPPORT
			7550	100	800900	TECHNOLOGY FUND	443600	Other Professional Services	3,055.00	POSSE SUSTAIN
								Total Payment	**114,923.00**	
111007	10/01/25	CONTINUUM OF COLORADO	TANF46	210	44400	TANF BLOCK GRANT	443600	Other Professional Services	9,215.00	AUG 2025 TANF
111008	10/01/25	CORDANT HEALTH SOLUTIONS	FS1341083125	100	21500	DETENTION	443115	Drug Testing	100.40	MONTHLY SUBSCRIPTION
			FS2560083125	100	19700	COMMUNITY JUSTICE SERVICES	443115	Drug Testing	283.17	TESTING FEES
								Total Payment	**383.57**	
111009	10/01/25	CORE ELECTRIC COOPERATIVE	95694350/090325	100	19100	FACILITIES ADMINISTRATION	450210	Electric	93.76	410 S WILCOX ST
111010	10/01/25	CORE ELECTRIC COOPERATIVE	23095300/091125	200	31650	ENG-ITS/TRAFFIC SIGNAL OPS	450250	Traffic Signal Utilities	37.91	BURNING TREE
111011	10/01/25	CORE ELECTRIC COOPERATIVE	95557336/091025	250	807011	SANDSTONE RANCH	450210	Electric	31.10	SANDSTONE RANCH
111012	10/01/25	CORE ELECTRIC COOPERATIVE	23838700/091125	200	31650	ENG-ITS/TRAFFIC SIGNAL OPS	450250	Traffic Signal Utilities	84.85	THIRD ST LIGHT
111013	10/01/25	CORE ELECTRIC COOPERATIVE	26633300/091125	200	31650	ENG-ITS/TRAFFIC SIGNAL OPS	450250	Traffic Signal Utilities	76.42	BAYOU GULCH RD
111014	10/01/25	CORE ELECTRIC COOPERATIVE	26989800/091125	200	31650	ENG-ITS/TRAFFIC SIGNAL OPS	450250	Traffic Signal Utilities	39.83	SKY VIEW LN
111015	10/01/25	CPS HR CONSULTING	17806	100	13100	TREASURER	447900	Recruitment Costs	5,000.00	RECRUITMENT SERVICES
111016	10/01/25	CRISIS CENTER	DV181862	210	44400	TANF BLOCK GRANT	443600	Other Professional Services	8,050.00	AUG 2025 SERVICES
111017	10/01/25	DENVER TRAINING GROUP LLC	DTGIN000033	200	31100	ROAD AND BRIDGE ADMIN	446100	Conference,Seminar, Train Fees	5,918.00	COACHING SERVICES
111018	10/01/25	DEVELOPMENTAL PATHWAYS INC	11	296	861582	ARPA - CARE COMPACT	443600	Other Professional/Partner Svs	1,651.63	AUG 2025 CASE MANAGEMENT
111019	10/01/25	DEVIQ	14573	100	800900	TECHNOLOGY FUND	443600	Other Professional Services	15,425.00	DYNAMICS INTEGRATION
111020	10/01/25	DLH ARCHITECTURE LLC	25096	330	870080	SEDALIA PW FACILITY	472100	Construction	25,567.63	SEDALIA FACILITY DESIGN SERVICES
			24334	296	861572	AMERICAN RESCUE PLAN ACT	472200	Design/Soft Costs/IDD	2,445.00	HUMAN SERVICES DESIGN SERVICES

Payment Number	Payment Date	Vendor Name	Invoice Number	Fund	Business Unit	Business Unit Description	Object Acct	Account Description	Amount	Remark
			24069	100	33215	JUSTICE CNTR FACIL IMPRVMNTS	472300	Improvements	1,449.00	JUSTICE CENTER RECEPTION REMODEL
			24078	100	33215	JUSTICE CNTR FACIL IMPRVMNTS	472300	Improvements	1,875.00	JUSTICE CENTER SECURITY REMODEL
								Total Payment	**31,336.63**	
111021	10/01/25	DOUGLAS COUNTY DEPUTY SHERIFF'S ASSOCIATION	12517	250	53500	OPEN SPACE	443350	Security Services	2,720.00	SAFETY PATROLS
			12457	100	100	GENERAL FUND	211400	A/P - General	816.00	SAFETY PATROLS
			12564	100	100	GENERAL FUND	211400	A/P - General	340.00	SAFETY PATROLS
								Total Payment	**3,876.00**	
111022	10/01/25	DOVE CREEK FORESTRY INC	146154	250	861063	FRWRM PROGRAM SB23-214	447500	Other Purchased Services	25,750.00	WILDFIRE MITIGATION PROGRAM
111023	10/01/25	ERO RESOURCES CORPORATION	108759	100	51125	PARK MAINTENANCE-Cash in Lieu	443600	Other Professional Services	41.50	HAPPY CANYON CREEK
111024	10/01/25	ESKER SOFTWARE INC	460312152	100	18100	IT ADMINISTRATION	444500	Software/Hardware Supp./Maint.	867.34	FAX SERVICES
111025	10/01/25	FIND SOLUTIONS LLC	090325	200	800100	CONTRACTED MAJOR ROAD MAINT	443600	Other Professional Services	312.50	CONTRACT SERVICES
111026	10/01/25	FINLINSON, KATIE	071225-071425	295	861305	RMHIDTA INTELLIGENCE	445300	Travel Expense	385.96	FENTANYL PRESS CONFERENCE, SALT LAKE CITY, UT
111027	10/01/25	FIRESIDE MASONRY & CONSTRUCTION	1539	250	53500	OPEN SPACE	444700	Other Repair & Maint. Service	4,248.00	OBSERVATORY REPAIRS
111028	10/01/25	FORSGREN ASSOCIATES INC	19162	100	890020	WATER INITIATIVES	443600	Other Professional Services	37,869.92	PROJECT COORDINATION & ADMINISTRATION
111029	10/01/25	GALLS LLC	1001751958/083125	100	21120	ACADEMY TRAINING	433500	Clothing & Uniforms	2,210.25	BALLISTIC VESTS
			1001751958/083125	100	21120	ACADEMY TRAINING	433500	Clothing & Uniforms	1,917.65	BALLISTIC VESTS
			1001751958/083125	100	21120	ACADEMY TRAINING	433500	Clothing & Uniforms	2,210.25	BALLISTIC VESTS
			1001751958/083125	100	21120	ACADEMY TRAINING	433500	Clothing & Uniforms	2,210.25	BALLISTIC VESTS
			1001751958/083125	100	21120	ACADEMY TRAINING	433500	Clothing & Uniforms	2,210.25	BALLISTIC VESTS
			1001751958/083125	100	21120	ACADEMY TRAINING	433500	Clothing & Uniforms	2,210.25	BALLISTIC VESTS
			1001751958/083125	100	21150	PROFESSIONAL STANDARDS	433500	Clothing & Uniforms	282.66	SHIRTS
			1001751958/083125	100	21150	PROFESSIONAL STANDARDS	433500	Clothing & Uniforms	18.12	NAME STRIP
			1001751958/083125	100	21150	PROFESSIONAL STANDARDS	433500	Clothing & Uniforms	281.98	SHIRTS & PANTS
			1001751958/083125	100	21175	CIVIL WARRANTS SECTION	433500	Clothing & Uniforms	311.50	BALLISTIC PLATE
			1001751958/083125	100	21500	DETENTION	433500	Clothing & Uniforms	155.70	JACKET
			1001751958/083125	100	21500	DETENTION	433400	Operating Supplies	188.44	SHIRTS
			1001751958/083125	100	21500	DETENTION	433500	Clothing & Uniforms	156.08	SHIRTS
			1001751958/083125	100	21500	DETENTION	433500	Clothing & Uniforms	357.60	NAME TAGS
			1001751958/083125	100	21500	DETENTION	433500	Clothing & Uniforms	18.12	NAME TAGS
			1001751958/083125	100	21500	DETENTION	433500	Clothing & Uniforms	310.06	PANTS & SHIRTS
			1001751958/083125	100	21500	DETENTION	433500	Clothing & Uniforms	156.08	SHIRTS
			1001751958/083125	100	21500	DETENTION	433500	Clothing & Uniforms	76.99	PANTS
			1001751958/083125	100	21500	DETENTION	433500	Clothing & Uniforms	153.98	PANTS
			1001751958/083125	100	21500	DETENTION	433500	Clothing & Uniforms	591.03	PANTS, SHIRTS, BELT
			1001751958/083125	100	21500	DETENTION	433500	Clothing & Uniforms	289.56	PANTS & SHIRTS
			1001751958/083125	100	21500	DETENTION	433500	Clothing & Uniforms	135.58	SHIRTS
			1001751958/083125	100	21500	DETENTION	433500	Clothing & Uniforms	621.79	PANTS, SHIRTS, BELT
			1001751958/083125	100	21500	DETENTION	433500	Clothing & Uniforms	35.84	TIES
			1001751958/083125	100	21500	DETENTION	433500	Clothing & Uniforms	9.06	NAME TAGS
			1001751958/083125	100	21500	DETENTION	433500	Clothing & Uniforms	141.26	PANTS
			1001751958/083125	100	21650	CSV PROGRAM	433500	Clothing & Uniforms	314.46	SHIRTS
			1001751958/083125	100	21650	CSV PROGRAM	433500	Clothing & Uniforms	27.18	NAME TAGS
			1001751958/083125	100	22100	PATROL-LEA	433500	Clothing & Uniforms	291.66	SHIRTS
			1001751958/083125	100	22100	PATROL-LEA	433500	Clothing & Uniforms	211.89	PANTS
			1001751958/083125	100	22100	PATROL-LEA	433500	Clothing & Uniforms	222.82	PANTS & SHIRTS
			1001751958/083125	100	22100	PATROL-LEA	433500	Clothing & Uniforms	357.60	NAME TAGS
			1001751958/083125	100	22100	PATROL-LEA	433500	Clothing & Uniforms	32.75	NAME TAGS
			1001751958/083125	100	22100	PATROL-LEA	433500	Clothing & Uniforms	9.06	NAME TAGS

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			1001751958/083125	100	22100	PATROL-LEA	433500	Clothing & Uniforms	59.60	NAME TAGS
			1001751958/083125	100	22100	PATROL-LEA	433500	Clothing & Uniforms	230.97	PANTS
			1001751958/083125	100	22100	PATROL-LEA	433500	Clothing & Uniforms	264.32	BADGES
			1001751958/083125	100	22100	PATROL-LEA	433500	Clothing & Uniforms	307.96	PANTS
			1001751958/083125	100	22100	PATROL-LEA	433500	Clothing & Uniforms	2,210.25	BALLISTIC VEST
			1001751958/083125	100	22100	PATROL-LEA	433500	Clothing & Uniforms	76.99	PANTS
			1001751958/083125	100	22100	PATROL-LEA	433500	Clothing & Uniforms	257.32	BADGES
			1001751958/083125	100	22100	PATROL-LEA	433500	Clothing & Uniforms	35.84	TIES
			1001751958/083125	100	22100	PATROL-LEA	433500	Clothing & Uniforms	11.05	NAME TAGS
			1001751958/083125	100	22100	PATROL-LEA	433500	Clothing & Uniforms	234.12	SHIRTS
			1001751958/083125	100	22100	PATROL-LEA	433500	Clothing & Uniforms	282.66	SHIRTS
			1001751958/083125	100	22100	PATROL-LEA	433500	Clothing & Uniforms	387.05	PANTS & SHIRTS
			1001751958/083125	100	22150	TRAFFIC SECTION	433500	Clothing & Uniforms	281.70	COAT
			1001751958/083125	100	22150	TRAFFIC SECTION	433500	Clothing & Uniforms	281.70	COAT
			1001751958/083125	100	22150	TRAFFIC SECTION	433500	Clothing & Uniforms	(281.70)	COAT
			1001751958/083125	100	22150	TRAFFIC SECTION	433500	Clothing & Uniforms	(281.70)	COAT
			1001751958/083125	100	22150	TRAFFIC SECTION	433500	Clothing & Uniforms	492.28	SHIRTS
			1001751958/083125	100	22260	PATROL-DISTRICT 8	433500	Clothing & Uniforms	211.89	PANTS
			1001751958/083125	100	22400	COMMUNITY RESOURCES	433500	Clothing & Uniforms	144.00	JACKET
			1001751958/083125	100	22400	COMMUNITY RESOURCES	433500	Clothing & Uniforms	32.75	NAME TAG
			1001751958/083125	100	22500	IMPACT UNIT/LEA	433500	Clothing & Uniforms	278.79	PANTS & SHIRTS
			1001751958/083125	100	23150	MAJOR CRIMES SECTION	433500	Clothing & Uniforms	113.53	BADGES
			1001751958/083125	100	23150	MAJOR CRIMES SECTION	433500	Clothing & Uniforms	220.99	PANTS & JACKET
			1001751958/083125	100	23150	MAJOR CRIMES SECTION	433500	Clothing & Uniforms	113.53	BADGES
			1001751958/083125	100	23150	MAJOR CRIMES SECTION	433500	Clothing & Uniforms	220.99	PANTS & JACKET
			1001751958/083125	100	23200	EVIDENCE	433500	Clothing & Uniforms	307.96	PANTS
			1001751958/083125	100	27150	SCHOOL RESOURCE OFFICERS	433500	Clothing & Uniforms	2,210.25	BALLISTIC VEST
			1001751958/083125	100	27150	SCHOOL RESOURCE OFFICERS	433500	Clothing & Uniforms	354.59	COATS
			1001751958/083125	100	800595	MOUNTED PATROL	433500	Clothing & Uniforms	233.72	PANTS
			1001751958/083125	100	861611	COMMUNITY RESPONSE TEAM- LEA	433500	Clothing & Uniforms	211.89	PANTS
			1001751958/083125	100	21100	SHERIFF ADMINISTRATION	433500	Clothing & Uniforms	471.97	PANTS & SHIRTS
			1001751958/083125	100	21100	SHERIFF ADMINISTRATION	433500	Clothing & Uniforms	154.80	BADGES
			1001751958/083125	100	21100	SHERIFF ADMINISTRATION	433500	Clothing & Uniforms	82.80	BOOTS
			1001751958/083125	100	21120	ACADEMY TRAINING	433500	Clothing & Uniforms	2,210.25	BALLISTIC VEST
			1001751958/083125	100	21120	ACADEMY TRAINING	433500	Clothing & Uniforms	1,873.65	BALLISTIC VEST
								Total Payment	**33,026.51**	
111030	10/01/25	GENTEGRA LLC	25239	100	23100	CORONER	433400	Operating Supplies	548.00	CORONER SUPPLIES
111031	10/01/25	GIS PEACE LLC	2158	100	18900	SOFTWARE MAINTENANCE	444500	Software/Hardware Supp./Maint.	6,550.00	GIS ANALYSIS & MANAGED SERVICES
111032	10/01/25	GRAINGER	9629009763	200	31600	ENG - TRAFFIC SIGNS/STRIPING	436400	Consumable Tools	159.72	HAND TOOLS
			9629195570	200	31600	ENG - TRAFFIC SIGNS/STRIPING	436400	Consumable Tools	365.88	HAND TOOLS
								Total Payment	**525.60**	
111033	10/01/25	GRAYBAR ELECTRIC COMPANY INC	9300241466	100	55200	FAIRGROUND OPERATIONS	438800	C.A.-Other Equipment	111.33	FAIRGROUNDS LIGHTING REPAIRS
			9300080868	100	55200	FAIRGROUND OPERATIONS	438800	C.A.-Other Equipment	1,634.22	FAIRGROUNDS LIGHTING REPAIRS
			9300118608A	100	55200	FAIRGROUND OPERATIONS	438800	C.A.-Other Equipment	7,733.50	FAIRGROUNDS LIGHTING REPAIRS
								Total Payment	**9,479.05**	
111034	10/01/25	HC PECK & ASSOCIATES INC	15871	230	800770	PINE DRIVE WIDENING	443600	Other Professional Services	80.00	TITLE COMMITMENT
111035	10/01/25	HC PECK & ASSOCIATES INC	15870	200	800503	EMERGENCY STORM DRAINAGE	443600	Other Professional Services	160.00	TITLE COMMITMENT
111036	10/01/25	HDR ENGINEERING INC	1240028501	230	800156	HILLTOP RD (REATA-SINGING HILL	473100	Roads, St., Drainage-Eng.	3,752.00	DESIGN SERVICES - HILLTOP RD
111037	10/01/25	HEALTHCARE MEDICAL WASTE SERVICES	W155314	100	23100	CORONER	442700	Biohazard Waste Removal	53.90	BIOMEDICAL WASTE

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111038	10/01/25	HIRERIGHT LLC	G4190115	100	17100	HR ADMIN	447900	Recruitment Costs	3,870.99	BACKGROUND SCREENING SERVICES
111039	10/01/25	HOPSKIPDRIVE INC	31613	210	44500	CHILD WELFARE	443600	Other Professional Services	776.40	AUG 2025 CLIENT TRANSPORTATION
111040	10/01/25	HSS SECURITY LLC	MEM25039	100	21500	DETENTION	444700	Other Repair & Maint. Service	1,196.25	MEDICAL EQUIPMENT REPAIRS
111041	10/01/25	INSIGHT PUBLIC SECTOR INC	1101303282	100	18900	SOFTWARE MAINTENANCE	444550	Software/Hardware Subscription	27,824.40	MICROSOFT DYNAMICS
111042	10/01/25	INTECH SOFTWARE SOLUTIONS INC	2421	100	12500	ELECTIONS AND REGISTRATION	446100	Conference,Seminar, Train Fees	2,000.00	TIMEKEEPING TRAINING
			2421	100	12500	ELECTIONS AND REGISTRATION	444550	Software/Hardware Subscription	2,160.00	TIMEKEEPING SOFTWARE
								Total Payment	**4,160.00**	
111043	10/01/25	JOHN ELWAY CHEVROLET	301060	100	19210	VEHICLE REPLACEMENT	474300	Cars, Vans, Pickups	39,042.00	2025 CHEVROLET BLAZER
			301175	100	19210	VEHICLE REPLACEMENT	474300	Cars, Vans, Pickups	39,042.00	2025 CHEVROLET BLAZER
			301061	100	19210	VEHICLE REPLACEMENT	474300	Cars, Vans, Pickups	39,042.00	2025 CHEVROLET BLAZER
			301059	100	19210	VEHICLE REPLACEMENT	474300	Cars, Vans, Pickups	39,042.00	2025 CHEVROLET BLAZER
								Total Payment	**156,168.00**	
111044	10/01/25	JON P DICKEY LLC	25DC17	100	24100	BUILDING DEVELOPMENT SERVICES	443600	Other Professional Services	6,495.00	CONTRACTOR ROOFING INSPECTIONS
111045	10/01/25	KIMLEY-HORN & ASSOCIATES INC	677600100825	230	800267	WATERTON ROAD	473100	Roads, St., Drainage-Eng.	56,155.00	ZEBULON ENGINEERING SERVICES
111046	10/01/25	KNOTHEAD TREE AND LAWN CARE	22990	200	31400	MAINTENANCE OF CONDITION	444700	Other Repair & Maint. Service	2,250.00	TREE REMOVAL
111047	10/01/25	LANGUAGE TESTING INTERNATIONAL	L102675IN	100	862310	DA23 - VALE Restitution (601)	447900	Recruitment Costs	63.00	LANGUAGE TESTING
			L102675IN	100	16600	HOMELESSNESS INITIATIVES	447900	Recruitment Costs	63.00	LANGUAGE TESTING
			L102675IN	100	46400	COMMUNITY HEALTH	447900	Recruitment Costs	126.00	LANGUAGE TESTING
								Total Payment	**252.00**	
111048	10/01/25	LEVEL 3 COMMUNICATIONS	5GJSRDGHR/090125	100	18100	IT ADMINISTRATION	442440	Data Communication Lines	(952.23)	DCSO CIRCUITS
			5KK5TQCBQ/090125	100	100	GENERAL FUND	121314	Acct. Rec. - Sheriff Admin	7,758.49	10G INTERNET CIRCUITS
			55R7HCHDM/090125	100	18100	IT ADMINISTRATION	442400	Telephone/Communications	1,286.74	SEP 2025 LONG DISTANCE SERVICES
			5KK5TQCBQ/090125	100	18100	IT ADMINISTRATION	442440	Data Communication Lines	528.32	DCSO CIRCUITS
			205293003/090125	100	18100	IT ADMINISTRATION	442440	Data Communication Lines	3,514.41	DCSO CIRCUITS
								Total Payment	**12,135.73**	
111049	10/01/25	LEXISNEXIS RISK SOLUTIONS	1300172487	100	21350	TECHNOLOGY SECTION	444550	Software/Hardware Subscription	178.27	TRAX SUBSCRIPTION
111050	10/01/25	LIGHTHOUSE TRANSPORTATION GROUP	25038	200	800916	TRAFFIC SIG RPLMNT & MAJ MAINT	478300	Major Maint. Repair Projects	820.00	TRAFFIC SIGNAL MAINTENANCE
111051	10/01/25	LIGHTING ACCESSORY & WARNING SYSTEMS	26057	220	822120	BOMB SQUAD	449057	Fleet Outside Repairs	966.69	VEHICLE UPFIT
111052	10/01/25	LOOK DDS, KIM M	1045	100	23100	CORONER	443100	Medical, Dental & Vet Services	400.00	ODONTOLOGY SERVICE
111053	10/01/25	LOSE DESIGN	20250668	245	850902	Trailhead Plan & Construction	443600	Other Professional Services	2,500.00	PROJECT SERVICES & DESIGN
111054	10/01/25	LYLES, CELESTENE (TENA)	070125-073025	100	19250	YOUTH SERVICES PROGRAM MGMT	445300	Travel Expense	242.76	MILEAGE REIMBURSEMENT
111055	10/01/25	MAINTENANCE RESOURCES	2509043	100	19180	UNIFIED METROPOLITAN FORENSIC	444400	Service Contracts	1,725.00	JANITORIAL SERVICES
			2509042	100	19175	HIGHLANDS RANCH SUBSTATION FAC	444400	Service Contracts	5,512.00	JANITORIAL SERVICES
			2509040	100	19100	FACILITIES ADMINISTRATION	444400	Service Contracts	618.00	JANITORIAL SERVICES
			2509038	100	19100	FACILITIES ADMINISTRATION	444400	Service Contracts	30,707.00	JANITORIAL SERVICES
			2509128	100	55200	FAIRGROUND OPERATIONS	444400	Service Contracts	1,029.36	JANITORIAL SERVICES
			2509039	100	55200	FAIRGROUND OPERATIONS	444400	Service Contracts	422.00	JANITORIAL SERVICES
			2509044	100	55200	FAIRGROUND OPERATIONS	444400	Service Contracts	1,497.00	JANITORIAL SERVICES
								Total Payment	**41,510.36**	
111056	10/01/25	MANNA RESOURCE CENTER	MMOFAUG25	100	802039	CDOT MMOF - MULIT-MODAL OPTION	443600	OPS/2024 MRC TRIPS	147.50	CDOT MMOF TRANSPORTATION GRANT

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111057	10/01/25	MIURA, RICHARD	090824-091125	217	46100	DC HEALTH DEPT ADMIN	445300	Travel Expense	126.35	MILEAGE REIMBURSEMENT
111058	10/01/25	MORGAN, ALICIA	071525-091125	210	44500	CHILD WELFARE	445300	Travel Expense	746.41	MILEAGE REIMBURSEMENT
111059	10/01/25	MOTOROLA SOLUTIONS INC	8330311997	100	21127	RADIO SYSTEMS	444700	Other Repair & Maint. Service	700.00	RADIO REPAIR
111060	10/01/25	NEW GMCO LLC	CD202522030	200	31400	MAINTENANCE OF CONDITION	448800	Dust Suppressant	5,850.00	SOIL STABILIZATION MATERIAL
111061	10/01/25	OLDCASTLE INFRASTRUCTURE	110320521	200	31400	MAINTENANCE OF CONDITION	448700	Other Constr/Maint. Materials	4,798.00	CONSTRUCTION MATERIALS
111062	10/01/25	OUTPUT SERVICES INC	INV125819	100	12400	MOTOR VEHICLE	444400	Service Contracts	4,267.56	MV RENEWAL CARDS
111063	10/01/25	PACIFIC OFFICE AUTOMATION INC	377135	100	19100	FACILITIES ADMINISTRATION	440300	Copier Charges	91.28	PRINTER ROLLER
111064	10/01/25	PERRY WEATHER INC	11250	100	51125	PARK MAINTENANCE-Cash in Lieu	444550	Software/Hardware Subscription	3,900.00	WEATHER STATION SUBSCRIPTION
111065	10/01/25	PETERSON, AUDRA	090925-091225	295	861350	RMHIDTA TRAINING	445300	Travel Expense	430.00	COLORADO DRUG INVESTIGATORS ASSOCIATION CONFERENCE, VAIL, CO
111066	10/01/25	PIPES, CONNIE	PIP0825	100	15100	FINANCE ADMINISTRATION	432100	Contract Work/Temporary Agency	940.00	PROFESSIONAL SERVICES
			PIP0725	100	15100	FINANCE ADMINISTRATION	432100	Contract Work/Temporary Agency	660.00	PROFESSIONAL SERVICES
								Total Payment	**1,600.00**	
111067	10/01/25	PMAM CORPORATION	202508095	220	822150	FALSE ALARM REDUCTION PROGRAM	447260	Alarm Administration Expenses	5,832.75	ALARM REGISTRATION AUG 2025
111068	10/01/25	POO CREW LLC, THE	939223625090182411563	100	51100	PARK MAINTENANCE	450240	Waste Disposal Services	633.93	WASTE REMOVAL
111069	10/01/25	PROCOM LLC	142960	100	17100	HR ADMIN	443115	Drug Testing	3,635.00	EMPLOYEE TESTING
111070	10/01/25	PSYCHOLOGICAL DIMENSIONS LLC	9980	100	28001	DA 23RD - DISTRICT MO ALLOC	447900	Recruitment Costs	425.00	EMPLOYEE TESTING
111071	10/01/25	RESPEC CONSULTING & SERVICES	INV08250222	100	16200	PLANNING & ZONING SERVICES	443600	Other Professional Services	791.25	ON-CALL WATER CONSULTING SERVICES
111072	10/01/25	RIVER NORTH TRANSIT LLC	INV00115439	230	801016	DC TRANSIT & MOBILITY PROGRAM	443600	Other Professional Services	222,625.19	HIGHLANDS RANCH LINK
111073	10/01/25	RMS RECOVERY MONITORING SOLUTIONS	10141789	100	19700	COMMUNITY JUSTICE SERVICES	443115	Drug Testing	1,684.00	TESTING SERVICES
111074	10/01/25	ROBERT HALF TECHNOLOGY	65404047	100	800900	TECHNOLOGY FUND	432100	Contract Work/Temporary Agency	3,655.80	TEMPORARY POSITION - BUDGET
111075	10/01/25	ROCKY TOP RESOURCES INC	920907	100	32100	WASTE TRANSFER SITES	450240	Waste Disposal Services	14,562.50	GRINDING OF SLASH SITE
111076	10/01/25	RUNBECK ELECTION SERVICES INC	257490	100	12500	ELECTIONS AND REGISTRATION	440100	Printing/Copying/Reports	142,788.00	ENVELOPES
			C001948	100	12500	ELECTIONS AND REGISTRATION	444500	Software/Hardware Supp./Maint.	25,750.00	SOFTWARE SUPPORT
								Total Payment	**168,538.00**	
111077	10/01/25	SANDOVAL ELEVATOR COMPANY LLC	12116	100	19100	FACILITIES ADMINISTRATION	444400	Service Contracts	177.00	ELEVATOR MAINTENANCE
111078	10/01/25	SEMPERA	DCO083125RF	100	18100	IT ADMINISTRATION	432100	Contract Work/Temporary Agency	4,744.00	DATA MANAGEMENT CONSULTING SERVICES
			DCO083125BC	100	800900	TECHNOLOGY FUND	432100	Contract Work/Temporary Agency	6,000.00	DATA MANAGEMENT CONSULTING SERVICES
			DCO083125RF/083125	100	18100	IT ADMINISTRATION	432100	Contract Work/Temporary Agency	6,456.00	DATA MANAGEMENT CONSULTING SERVICES
								Total Payment	**17,200.00**	
111079	10/01/25	SEWALD HANFLING PUBLIC AFFAIRS	7658	100	802000	LEGISLATIVE SERVICES	443600	Other Professional Services	6,250.00	CONSULTING SERVICES
111080	10/01/25	SHUMS CODA ASSOCIATES	19576	100	24100	BUILDING DEVELOPMENT SERVICES	447270	Elevator Witness Test	600.00	ELEVATOR WITNESS TEST
111081	10/01/25	SK GLOBAL SOFTWARE LLC	PJINV106614	100	800900	TECHNOLOGY FUND	444500	Software/Hardware Supp./Maint.	1,960.00	MICROSOFT DYNAMICS

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111082	10/01/25	SMARTEL LLC	10101	100	18900	SOFTWARE MAINTENANCE	444500	Software/Hardware Supp./Maint.	2,679.00	MOBILE MANAGED SERVICE
111083	10/01/25	SOURCE OFFICE & TECHNOLOGY	49899720	100	21500	DETENTION	433200	Office Supplies	625.98	OFFICE SUPPLIES
			49899721	100	21500	DETENTION	433200	Office Supplies	13.20	OFFICE SUPPLIES
			49899720	100	21500	DETENTION	433400	Operating Supplies	10.51	OFFICE SUPPLIES
								Total Payment	**649.69**	
111084	10/01/25	SOURCES INC	50446	200	31100	ROAD AND BRIDGE ADMIN	443600	Other Professional Services	25.00	UNIFORMS
			50446	200	31100	ROAD AND BRIDGE ADMIN	433510	PPE Personal Protection Equip	38.82	UNIFORMS
			50370	200	31550	WEED CONTROL	433500	Clothing & Uniforms	166.20	UNIFORMS
			50370	200	31400	MAINTENANCE OF CONDITION	443600	Other Professional Services	4.50	UNIFORMS
			50338	100	802043	COMMUNITY MENTAL HEALTH SFY26	433500	Clothing & Uniforms	143.57	UNIFORMS
			50433	100	802043	COMMUNITY MENTAL HEALTH SFY26	433500	Clothing & Uniforms	53.38	UNIFORMS
								Total Payment	**431.47**	
111085	10/01/25	SOUTHLAND MEDICAL LLC	INV143936	100	23100	CORONER	433400	Operating Supplies	131.83	CORONER SUPPLIES
111086	10/01/25	TCC CORPORATION	TCC2025595APP2	330	870078	FAIRGROUNDS SHADE/DECK	472100	Construction	15,374.07	FAIRGROUNDS CONSTRUCTION
			TCC2025595APP2RTNG	100	870078	FAIRGROUNDS SHADE/DECK	211810	Retainage Payable	(768.70)	FAIRGROUNDS CONSTRUCTION
								Total Payment	**14,605.37**	
111087	10/01/25	TELLIGEN	INV0000124219	100	17100	HR ADMIN	447975	Wellness Programs - Carrier	1,740.52	DISEASE MANAGEMENT
			INV0000124233	100	17100	HR ADMIN	447975	Wellness Programs - Carrier	2,692.88	WELLNESS PORTAL
			INV0000124231	100	17100	HR ADMIN	447975	Wellness Programs - Carrier	1,297.18	AT RISK/LIFESTYLE COACHING
								Total Payment	**5,730.58**	
111088	10/01/25	THOMSON REUTERS WEST	852502034	223	28001	DA 23RD - DISTRICT MO ALLOC	446400	Books & Subscription	310.00	SOFTWARE SUBSCRIPTION
			852467864	100	21350	TECHNOLOGY SECTION	444550	Software/Hardware Subscription	1,206.46	CLEAR SERVICE
								Total Payment	**1,516.46**	
111089	10/01/25	TRANS AERO LIMITED	3632A	100	19275	COUNTY EMERGENCY PREPAREDNESS	443600	Other Professional Services	7,071.00	HELICOPTER SERVICES
			3632A1	100	21750	EMERGENCY SERVICES UNIT	447510	Emergency Response Services	6,910.56	HELICOPTER SERVICES
			3632	100	19275	COUNTY EMERGENCY PREPAREDNESS	443600	Other Professional Services	127,785.32	HELICOPTER SERVICES
								Total Payment	**141,766.88**	
111090	10/01/25	TRINITY SERVICES GROUP INC	3011500199	100	21500	DETENTION	447150	Inmate Meals	16,279.09	INMATE MEALS
111091	10/01/25	TSCHUMPER, REBEKAH	080125-082825	210	44500	CHILD WELFARE	445300	Travel Expense	257.18	MILEAGE REIMBURSEMENT
111092	10/01/25	TST INFRASTRUCTURE LLC	11863	350	800732	BANNOCK DR 2023 LID	443600	Other Professional Services	39,726.20	BANNOCK LID DESIGN
			11862	350	800731	SPRING CANYON LID	443600	Other Professional Services	64,036.10	SPRING CANYON LID
			11861	200	800100	CONTRACTED MAJOR ROAD MAINT	473100	Roads, St., Drainage-Eng.	300.00	LID GIS MAINTENANCE
								Total Payment	**104,062.30**	
111093	10/01/25	UNIFIRST CORPORATION	2260193303	100	19910	FLEET MAINTENANCE	433500	Clothing & Uniforms	229.89	UNIFORM SERVICE
			2260193161	100	19910	FLEET MAINTENANCE	433500	Clothing & Uniforms	61.32	UNIFORM SERVICE
								Total Payment	**291.21**	
111094	10/01/25	US IMAGING	26943	100	871000	E-RECORDING	443600	Other Professional Services	21,261.06	AUG 2025 INDEXING
111095	10/01/25	VANCE BROTHERS LLC	AC00094858	100	19910	FLEET MAINTENANCE	436200	Equip. & Motor Vehicle Parts	40.00	FLEET PARTS
111096	10/01/25	WEIS, KEITH	091025-091125	295	861300	RMHIDTA MGMT & COORDINATION	445300	Travel Expense	491.04	COLORADO DRUG INVESTIGATORS ASSOCIATION CONFERENCE, VAIL, CO
111097	10/01/25	WELLPATH LLC	INV0131984	100	21500	DETENTION	443100	Medical, Dental & Vet Services	40,258.33	SEP 2025 MAT PHARMACY
			INV0131983	100	21500	DETENTION	443100	Medical, Dental & Vet Services	386,999.17	SEP 2025 MEDICAL SERVICES

Payment Number	Payment Date	Vendor Name	Invoice Number	Fund	Business Unit	Business Unit Description	Object Acct	Account Description	Amount	Remark
								Total Payment	**427,257.50**	
111098	10/01/25	WEMBER INC	20253102	250	850844	ZEBULON PARK PROJECT	472200	Design/Soft Costs	15,555.00	ZEBULON SPORTS FACILITY DESIGN SERVICES
111099	10/01/25	WESTERN PAPER DISTRIBUTORS	5268664	100	21500	DETENTION	433900	Janitorial Supplies	4,520.44	JANITORIAL SUPPLIES
			5268664	100	21500	DETENTION	433400	Operating Supplies	330.24	JANITORIAL SUPPLIES
			5270669	100	55200	FAIRGROUND OPERATIONS	433900	Janitorial Supplies	1,584.31	JANITORIAL SUPPLIES
			5268371	100	19125	FACILITIES MANAGEMENT	433900	Janitorial Supplies	4,963.60	JANITORIAL SUPPLIES
								Total Payment	**11,398.59**	
111100	10/01/25	WESTON SOLUTIONS INC	SEP202501780	200	31400	MAINTENANCE OF CONDITION	443600	Other Professional Services	2,335.00	ROADSIDE SOIL STUDY
111101	10/01/25	WESTSIDE TOWING	255565701	100	23200	EVIDENCE	444600	Vehicle Tow Services	270.00	TOWING SERVICES
			255565701	100	23200	EVIDENCE	444600	Vehicle Tow Services	15,181.90	TOWING SERVICES
			25155451	100	21116	REGULATORY TRAINING	444600	Vehicle Tow Services	120.00	TOWING SERVICES
								Total Payment	**15,571.90**	
111102	10/01/25	WICHT, JEREMY	090925-091225	295	861350	RMHIDTA TRAINING	445300	Travel Expense	327.73	COLORADO DRUG INVESTIGATORS ASSOCIATION CONFERENCE, VAIL, CO
529474	09/30/25	ADVANTAGE TREATMENT CENTER	B2508000190	100	861061	Community Corrections Alloc.	447500	Other Purchased Services	2,132.70	COMMUNITY CORRECTIONS
529475	09/30/25	ALLEGIANT MORTUARY TRANSPORT	AUGUST2025	100	23100	CORONER	443600	Other Professional Services	835.00	TRANSPORT SERVICES
529476	09/30/25	AMERICAN ASSOCIATION OF MOTOR VEHICLE ADMINISTRATORS	112092	100	12400	MOTOR VEHICLE	446300	Prof. Membership & Licenses	825.00	ANNUAL MEMBERSHIP DUES
529477	09/30/25	ANGELSENSE INC	35853	100	803077	Angel Sense Program	444550	Software/Hardware Subscription	622.93	ANNUAL SUBSCRIPTION FEE
529478	09/30/25	BONETTI, CAROL L	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	71.14	REGISTRATION REFUNDS
529479	09/30/25	CASTLE ROCK COMPOSTING	205	100	32100	WASTE TRANSFER SITES	450240	Waste Disposal Services	11,969.00	GREEN YARD WASTE DISPOSAL
529480	09/30/25	CASTLE ROCK FORD	247886/083125	100	19910	FLEET MAINTENANCE	436200	Equip. & Motor Vehicle Parts	9,149.31	FLEET PARTS
529481	09/30/25	COLORADO TRAINING SOLUTIONS	DE92	200	31650	ENG-ITS/TRAFFIC SIGNAL OPS	446100	Conference,Seminar, Train Fees	4,510.00	CLASS B TRAINING
529482	09/30/25	COMMERCIAL FENCE & IRON WORKS	20925	296	861572	AMERICAN RESCUE PLAN ACT	472300	Improvements	13,640.00	FENCE REPLACEMENT
529483	09/30/25	CORECIVIC INC	B2508000068	100	861061	Community Corrections Alloc.	447500	Other Purchased Services	16,167.50	COMMUNITY CORRECTIONS
			B2508000119	100	861061	Community Corrections Alloc.	447500	Other Purchased Services	6,829.62	COMMUNITY CORRECTIONS
								Total Payment	**22,997.12**	
529484	09/30/25	COVA TREE	27202	200	800100	CONTRACTED MAJOR ROAD MAINT	443600	Other Professional Services	2,983.32	ARBORIST SERVICES
529485	09/30/25	DEBERRY, DRUE L & ELIZABETH L	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	69.54	REGISTRATION REFUNDS
529486	09/30/25	DIAMOND CLEANING LLC	3851	100	100	GENERAL FUND	211400	A/P - General	210.00	CLEANING SERVICES
529487	09/30/25	DOUGLAS COUNTY SCHOOL DISTRICT	10003529	210	44500	CHILD WELFARE	443600	Other Professional Services	1,052.41	AUG 2025 ESSA BILLING
			10003530	210	44500	CHILD WELFARE	443600	Other Professional Services	2,767.18	AUG 2025 ESSA BILLING
			10003531	210	44500	CHILD WELFARE	443600	Other Professional Services	944.53	AUG 2025 ESSA BILLING
			10003532	210	44500	CHILD WELFARE	443600	Other Professional Services	2,588.80	AUG 2025 ESSA BILLING
								Total Payment	**7,352.92**	
529488	09/30/25	ECONOMY, JACOB	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	759.26	REGISTRATION REFUNDS
529489	09/30/25	EL PASO COUNTY SHERIFF	4490	223	28501	DA 23RD - STATE MANDATED COSTS	443650	Process Services-State Mandate	6.20	PROCESS SERVER

Payment Number	Payment Date	Vendor Name	Invoice Number	Fund	Business Unit	Business Unit Description	Object Acct	Account Description	Amount	Remark
			4492	223	28501	DA 23RD - STATE MANDATED COSTS	443650	Process Services-State Mandate	8.70	PROCESS SERVER
								Total Payment	**14.90**	
529490	09/30/25	EMBRAVE	B2508000228	100	861061	Community Corrections Alloc.	447500	Other Purchased Services	139.38	COMMUNITY CORRECTIONS
529491	09/30/25	ET TECHNOLOGIES INC	86650	200	31400	MAINTENANCE OF CONDITION	443600	Other Professional Services	10,560.00	FLEET SERVICES
			86650	200	31400	MAINTENANCE OF CONDITION	443600	Other Professional Services	34,902.00	FLEET SERVICES
			86650	200	31400	MAINTENANCE OF CONDITION	443600	Other Professional Services	14,418.00	FLEET SERVICES
								Total Payment	**59,880.00**	
529492	09/30/25	FIKANY, SUSAN C	659	223	28001	DA 23RD - DISTRICT MO ALLOC	443630	Transcription Services -not PH	90.00	TRANSCRIPTS
529493	09/30/25	FIRST RESPONDER COMMUNICATIONS	92508	100	21700	EMERGENCY MGMT.	474350	Capital Com.SystemsRadio	7,778.20	HELICOPTER COMMUNICATION EQUIPMENT
529494	09/30/25	FRONTIER BUSINESS PRODUCTS	992508	295	861305	RMHIDTA INTELLIGENCE	444500	Software/Hardware Supp./Maint.	3,192.00	IT & NETWORK SUPPORT
529495	09/30/25	GEISSELE AUTOMATICS	93033	220	822110	SWAT TEAM	438800	C.A.-Other Equipment	7,805.00	RIFLE PARTS
529496	09/30/25	GEO REENTRY INC	B2508000081	100	861061	Community Corrections Alloc.	447500	Other Purchased Services	20,104.00	COMMUNITY CORRECTIONS
			B2508000172	100	861061	Community Corrections Alloc.	447500	Other Purchased Services	2,182.09	COMMUNITY CORRECTIONS
								Total Payment	**22,286.09**	
529497	09/30/25	GILLESPIE, MEGAN E	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	159.63	REGISTRATION REFUNDS
529498	09/30/25	HALL, ERIC B	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	65.64	REGISTRATION REFUNDS
529499	09/30/25	HAMRE, RODRIGUEZ, OSTRANDER & PRESCOTT	3559	100	11200	COUNTY ATTORNEY	443200	Legal Services	1,405.00	LEGAL SERVICES
			3558	100	11200	COUNTY ATTORNEY	443200	Legal Services	427.50	LEGAL SERVICES
								Total Payment	**1,832.50**	
529500	09/30/25	HONEY BUCKET	292863/090125	245	47100	RUETER-HESS REC OPS & MAINT	450240	Waste Disposal Services	3,424.00	PORTABLE RESTROOMS
			268834/090125	100	51100	PARK MAINTENANCE	450240	Waste Disposal Services	14,825.00	PORTABLE RESTROOMS
								Total Payment	**18,249.00**	
529501	09/30/25	HOWARD, DAVID K & SUSAN A	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	394.68	REGISTRATION REFUNDS
529502	09/30/25	ID EDGE INC	105287	100	21600	RECORDS	433200	Office Supplies	108.86	BADGE CLIPS
529503	09/30/25	IMAGEFIRST	266964347	100	23100	CORONER	443600	Other Professional Services	63.73	LAUNDRY SERVICE
			267022208	100	23100	CORONER	443600	Other Professional Services	64.69	LAUNDRY SERVICE
								Total Payment	**128.42**	
529504	09/30/25	INTERVENTION COMMUNITY CORRECTION SERVICES	B2508000035	100	861061	Community Corrections Alloc.	447500	Other Purchased Services	2,182.09	COMMUNITY CORRECTIONS
529505	09/30/25	J WITT CONSULTING INC	090225	296	861572	AMERICAN RESCUE PLAN ACT	447500	PURCH SVCS/2025 FMWRM Wildfire	3,000.00	WILDFIRE MITIGATION PROGRAM
529506	09/30/25	J&H SERVICES LLC	925	223	28001	DA 23RD - DISTRICT MO ALLOC	443600	Other Professional Services	300.00	SCREENING SERVICES
529507	09/30/25	JEFFERSON COUNTY DEPARTMENT OF HUMAN SERVICES	AUG2025/09102025	210	44500	CHILD WELFARE	443600	Other Professional Services	964.52	AUG 2025 COLLAB EXPENSES
529508	09/30/25	JIMENEZ, PHILIP T & ANGELLA R	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	1,007.86	REGISTRATION REFUNDS
529509	09/30/25	JRBADGES	20806	221	27100	SCHOOL PROGRAM ADMINISTRATION	433400	Operating Supplies	1,224.00	BADGES
529510	09/30/25	KEN GARFF FORD GREELEY	27192	220	22120	FLEET - LEA	474300	Cars, Vans, Pickups	80,327.00	2023 FORD TRANSIT VAN

Payment Number	Payment Date	Vendor Name	Invoice Number	Fund	Business Unit	Business Unit Description	Object Acct	Account Description	Amount	Remark
529511	09/30/25	KERR, AVERY H	081825-082125	210	44500	CHILD WELFARE	445300	Travel Expense	115.03	EMPLOYEE MEAL REIMBURSEMENT
			081825-082125	210	44500	CHILD WELFARE	445300	Travel Expense	111.60	MILEAGE REIMBURSEMENT
								Total Payment	**226.63**	
529512	09/30/25	LARRY H MILLER CHRYSLER DODGE JEEP RAM	32167	630	19450	LIABILITY AND PROPERTY INS.	458100	Insurance Claims-Property	54,914.00	2025 DODGE RAM
529513	09/30/25	LEVINE, NICHOLAS J & VENESSA	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	47.88	REGISTRATION REFUNDS
529514	09/30/25	LIFELOC TECHNOLOGIES INC	419486	220	22100	PATROL-LEA	433400	Operating Supplies	3,443.21	DETENTION SUPPLIES
529515	09/30/25	LILLY, DEBORAH T & CHARLES E	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	246.95	REGISTRATION REFUNDS
529516	09/30/25	MARKOVIC, STEFAN & CHELSEY L	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	1,038.94	REGISTRATION REFUNDS
529517	09/30/25	MARTYNENKO, DMITRY A	MV REFUND/091625	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	630.98	REGISTRATION REFUNDS
529518	09/30/25	MASTERSON, KEITH A & LORI K	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	314.25	REGISTRATION REFUNDS
529519	09/30/25	MENENDEZ, DANIEL R & KATE M	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	366.37	REGISTRATION REFUNDS
529520	09/30/25	MESA COUNTY GOVERNMENT	B2508000053	100	861061	Community Corrections Alloc.	447500	Other Purchased Services	2,247.50	COMMUNITY CORRECTIONS
529521	09/30/25	MULLER ENGINEERING COMPANY INC	41035	200	800100	CONTRACTED MAJOR ROAD MAINT	473100	Roads, St., Drainage-Eng.	11,087.25	AUG 2025 DESIGN SERVICES
529522	09/30/25	NAPA AUTO PARTS	15572335/083125	100	19910	FLEET MAINTENANCE	436200	Equip. & Motor Vehicle Parts	3,006.17	FLEET PARTS
			15572335/083125	100	19910	FLEET MAINTENANCE	433400	Operating Supplies	1,440.43	FLEET SUPPLIES
			15572337/083125	100	19910	FLEET MAINTENANCE	433400	Operating Supplies	567.57	FLEET SUPPLIES
			15572337/083125	100	19910	FLEET MAINTENANCE	436200	Equip. & Motor Vehicle Parts	2,212.88	FLEET PARTS
								Total Payment	**7,227.05**	
529523	09/30/25	NATIONAL FIRE & SAFETY INC	10009163	100	19100	FACILITIES ADMINISTRATION	444400	Service Contracts	315.00	EXTINGUISHER INSPECTION
			10010144A	100	19150	JUSTICE CENTER FACILITY MGMT	444400	Service Contracts	252.50	EXTINGUISHER INSPECTION
								Total Payment	**567.50**	
529524	09/30/25	NMS LABS	1286172	100	23100	CORONER	443560	Forensic Testing	6,677.00	TESTING SERVICES
529525	09/30/25	OMNI INSTITUTE INC	8516	217	46100	DC HEALTH DEPT ADMIN	443600	Other Professional Services	1,500.00	SEMINAR REGISTRATION
529526	09/30/25	ORACLE AMERICA INC	101776527	100	18900	SOFTWARE MAINTENANCE	444500	Software/Hardware Supp./Maint.	33,663.42	JDE SUPPORT
529527	09/30/25	PARK, JISOOK	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	71.94	REGISTRATION REFUNDS
529528	09/30/25	PAWNEE BUTTES SEED INC	252662626	200	31400	MAINTENANCE OF CONDITION	448700	Other Constr/Maint. Materials	2,340.01	GRASS SEED
529529	09/30/25	PERRY PARK WATER & SANITATION DISTRICT	091525	200	31400	MAINTENANCE OF CONDITION	448600	Bulk Water	25,240.80	BULK WATER ROAD MAINTENANCE
529530	09/30/25	RAISE THE FUTURE	SINV103615	210	44500	CHILD WELFARE	443600	Other Professional Services	3,133.92	FOSTER & ADOPT SERVICES
529531	09/30/25	RIDGEWAY, BRANDI LANE	082525-082725	100	15100	FINANCE ADMINISTRATION	445300	Travel Expense	36.47	MILEAGE REIMBURSEMENT
529532	09/30/25	RING POWER CORPORATION	SR01028476	220	822110	SWAT TEAM	444500	Software/Hardware Supp./Maint.	6,250.00	CAMERA CONTRACT
529533	09/30/25	ROCKY MOUNTAIN BOTTLED WATER	1052294	223	28001	DA 23RD - DISTRICT MO ALLOC	433220	Food & Beverage Supplies	36.95	WATER FILTER SYSTEM
			1052267	223	28001	DA 23RD - DISTRICT MO ALLOC	433220	Food & Beverage Supplies	36.95	WATER FILTER SYSTEM
								Total Payment	**73.90**	
529534	09/30/25	ROTHLEITNER, SCOTT E	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	48.18	REGISTRATION REFUNDS

Payment Number	Payment Date	Vendor Name	Invoice Number	Fund	Business Unit	Business Unit Description	Object Acct	Account Description	Amount	Remark
529535	09/30/25	SANDBERG, COREY A	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	1,034.89	REGISTRATION REFUNDS
529536	09/30/25	SIMON, KIM	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	45.30	REGISTRATION REFUNDS
529537	09/30/25	STATE OF COLORADO	52849	100	12400	MOTOR VEHICLE	439200	Postage & Delivery Svc.	13,318.89	AUG 2025 POSTAGE
			52849	100	12400	MOTOR VEHICLE	444400	Service Contracts	4,280.76	AUG 2025 SERVICE CONTRACTS
								Total Payment	**17,599.65**	
529538	09/30/25	STERICYCLE INC	8011815615	217	861451	WIC - WOMEN, INFANT, CHILDREN	443600	Other Professional Services	60.00	OSHA COMPLIANCE SUBSCRIPTION
529539	09/30/25	TAMEZ, KENNETH J	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	91.04	REGISTRATION REFUNDS
529540	09/30/25	TIMMONS, CHAN	MV REFUND/091525	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	53.37	REGISTRATION REFUNDS
529541	09/30/25	TOSHIBA AMERICA BUSINESS SOLUTIONS INC	2340188	100	55200	FAIRGROUND OPERATIONS	433200	Office Supplies	104.00	PRINTER PAPER
529542	09/30/25	TRUMP, RAMA E	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	66.57	REGISTRATION REFUNDS
529543	09/30/25	VAN DIEST SUPPLY COMPANY	261338	250	53500	OPEN SPACE	436700	Grounds Keeping Supplies	4,733.44	NOXIOUS WEED CHEMICALS
			261337	200	31500	SNOW AND ICE REMOVAL	433400	Operating Supplies	320.25	NOXIOUS WEED CHEMICALS
			261337	200	53500	OPEN SPACE	436700	Grounds Keeping Supplies	455.00	NOXIOUS WEED CHEMICALS
								Total Payment	**5,508.69**	
529544	09/30/25	VICKERS, MARCUS B	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	229.92	REGISTRATION REFUNDS
529545	09/30/25	WILKINSON, SUSAN G	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	28.89	REGISTRATION REFUNDS
529546	09/30/25	WIZ-QUIZ DRUG SCREENING SERVICE	693343	210	44500	CHILD WELFARE	443115	Drug Testing	140.00	TESTING SERVICES
529547	09/30/25	YOUTH WORKFORCE DEVELOPMENT FOUNDATION	DC002527	100	100	GENERAL FUND	221610	Sec. Deposit Refund-Fairground	1,000.00	SECURITY DEPOSIT REFUND
529548	09/30/25	RICHMOND AMERICAN HOMES OF COLORADO	DV2018152	200	200	ROAD AND BRIDGE	221630	Escrow Payable	30,000.00	ESCROW RELEASE
529549	09/30/25	CARRERA, SUSAN	090925	100	12400	MOTOR VEHICLE	445300	Travel Expense	36.12	MILEAGE REIMBURSEMENT
529550	09/30/25	LAGRONE, DARAH R	REC REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	43.00	REGISTRATION REFUNDS
529551	09/30/25	PARKER WATER & SANITATION DISTRICT	99017001/090825	200	31400	MAINTENANCE OF CONDITION	448600	Bulk Water	4,812.40	BULK WATER ROAD MAINTENANCE
			99016701/090825	200	31400	MAINTENANCE OF CONDITION	448600	Bulk Water	71.76	BULK WATER ROAD MAINTENANCE
								Total Payment	**4,884.16**	
529552	09/30/25	UCHEALTH	2080881160/123124	100	21200	INVESTIGATIONS	443100	Medical, Dental & Vet Services	1,261.81	EMPLOYEE TESTING
529553	09/30/25	WASTE MANAGEMENT OF COLORADO	192548048	275	32500	SOLID WASTE DISPOSAL	450240	Waste Disposal Services	21,466.50	HOUSEHOLD CHEMICAL ROUNDUP
			189848047	275	32500	SOLID WASTE DISPOSAL	450240	Waste Disposal Services	21,466.50	HOUSEHOLD CHEMICAL ROUNDUP
			13057503065	200	31400	MAINTENANCE OF CONDITION	450240	Waste Disposal Services	20,120.91	CONSTRUCTION DEBRIS DISPOSAL
								Total Payment	**63,053.91**	
								Grand Total:	**4,918,680.75**	

HANDWRITES

Payment Number	Payment Date	Vendor Name	Invoice Number	Fund	Business Unit	Business Unit Description	Object Acct	Account Description	Amount	Remark
110950	09/23/25	BLACK HILLS ENERGY	7233076932/091225	100	19100	FACILITIES ADMINISTRATION	450220	Gas	810.32	100 THIRD ST
110951	09/23/25	BLACK HILLS ENERGY	8021071449/091025	100	55200	FAIRGROUND OPERATIONS	450220	Gas	116.87	500 FAIRGROUNDS RD
110952	09/23/25	BLACK HILLS ENERGY	2054737143/091025	100	55200	FAIRGROUND OPERATIONS	450220	Gas	1,363.11	500 FAIRGROUNDS RD
110953	09/23/25	BLACK HILLS ENERGY	0459202297/091025	100	55200	FAIRGROUND OPERATIONS	450220	Gas	514.03	500 FAIRGROUNDS RD
110954	09/23/25	CITY OF CASTLE PINES	SHAREBACKJULAUG2025	230	82305	ROAD S/U TAX SHAREBACK-MUNIS	468650	Intergovernmental-Castle Pines	(1,053.61)	JUL 2025 DEDUCT OUT OF TOWN SALES TAX
			SHAREBACKJULAUG2025	230	82305	ROAD S/U TAX SHAREBACK-MUNIS	468650	Intergovernmental-Castle Pines	22,438.60	AUG 2025 ROAD AUTO USE TAX SHAREBACK
			SHAREBACKJULAUG2025	230	82305	ROAD S/U TAX SHAREBACK-MUNIS	468650	Intergovernmental-Castle Pines	15,000.45	JUL 2025 ROAD SALES TAX SHAREBACK
								Total Payment	**36,385.44**	
110955	09/23/25	DOC-11045 LANSING CIRCLE MOB LLC	2025OCTLEASE	100	19200	FUND ADMIN.-GENERAL	451100	Building/Land Lease/Rent	145,548.23	OCT 2025 LANSING CIRCLE LEASE
			2025AUGLEASE	100	19200	FUND ADMIN.-GENERAL	451100	Building/Land Lease/Rent	145,548.23	AUG 2025 LANSING CIRCLE LEASE
								Total Payment	**291,096.46**	
110956	09/23/25	ERO RESOURCES CORPORATION	105953	100	51125	PARK MAINTENANCE-Cash in Lieu	443600	Other Professional Services	471.70	HABITAT RESTORATION
110957	09/23/25	PINERY WATER DISTRICT	2291/090525	100	51100	PARK MAINTENANCE	450230	Water & Sewer	3,987.86	PINERY PARK
			3327/090525	100	51100	PARK MAINTENANCE	450230	Water & Sewer	2,608.88	BAYOU GULCH DOG PARK
			4623/090525	100	51100	PARK MAINTENANCE	450230	Water & Sewer	34.14	BINGHAM LAKE PARK
			4310/090525	100	51100	PARK MAINTENANCE	450230	Water & Sewer	21.64	BAYOU GULCH WATER FOUNTAIN
			4565/090525	100	51100	PARK MAINTENANCE	450230	Water & Sewer	34.14	BAYOU GULCH IRRIGATION
			4309/090525	100	51100	PARK MAINTENANCE	450230	Water & Sewer	4,118.42	BAYOU GULCH IRRIGATION
								Total Payment	**10,805.08**	
110958	09/23/25	SOURCE OFFICE & TECHNOLOGY	49753250	223	28001	DA 23RD - DISTRICT MO ALLOC	433200	Office Supplies	244.20	OFFICE SUPPLIES
			49796210	223	28001	DA 23RD - DISTRICT MO ALLOC	433200	Office Supplies	232.66	OFFICE SUPPLIES
								Total Payment	**476.86**	
110959	09/23/25	TOWN OF CASTLE ROCK	SHAREBACKJULAUG2025	230	82305	ROAD S/U TAX SHAREBACK-MUNIS	468100	Intergovernmental-Castle Rock	316,989.43	JUL 2025 ROAD SALES TAX SHAREBACK
			SHAREBACKJULAUG2025	230	82305	ROAD S/U TAX SHAREBACK-MUNIS	468100	Intergovernmental-Castle Rock	66,766.33	AUG 2025 ROAD AUTO USE TAX SHAREBACK
			SHAREBACKJULAUG2025	230	82305	ROAD S/U TAX SHAREBACK-MUNIS	468100	Intergovernmental-Castle Rock	(13,282.24)	JUL 2025 DEDUCT OUT OF TOWN SALES TAX
								Total Payment	**370,473.52**	
110960	09/23/25	TOWN OF PARKER	SHAREBACKJULAUG2025	230	82305	ROAD S/U TAX SHAREBACK-MUNIS	468400	Intergovernmental-Parker	48,247.47	AUG 2025 ROAD AUTO USE TAX SHAREBACK
			SHAREBACKJULAUG2025	230	82305	ROAD S/U TAX SHAREBACK-MUNIS	468400	Intergovernmental-Parker	294,955.12	JUL 2025 ROAD SALES TAX SHAREBACK
			SHAREBACKJULAUG2025	230	82305	ROAD S/U TAX SHAREBACK-MUNIS	468400	Intergovernmental-Parker	(10,724.39)	JUL 2025 DEDUCT OUT OF TOWN SALES TAX
								Total Payment	**332,478.20**	
110961	09/23/25	DOC-11045 LANSING CIRCLE MOB LLC	2025JUNELEASE	100	19200	FUND ADMIN.-GENERAL	451100	Building/Land Lease/Rent	107,054.25	JUL 2025 LANSING CIRCLE LEASE
			2025SEPTLEASE	100	19200	FUND ADMIN.-GENERAL	451100	Building/Land Lease/Rent	57,743.07	SEP 2025 LANSING CIRCLE LEASE
			2025JUNELEASE	100	19200	FUND ADMIN.-GENERAL	451100	Building/Land Lease/Rent	38,493.98	JUN 2025 LANSING CIRCLE LEASE
			2025SEPTLEASE B	100	19200	FUND ADMIN.-GENERAL	451100	Building/Land Lease/Rent	87,805.16	SEP 2025 LANSING CIRCLE LEASE
			2025JULYLEASE	100	19200	FUND ADMIN.-GENERAL	451100	Building/Land Lease/Rent	145,548.23	JUL 2025 LANSING CIRCLE LEASE
								Total Payment	**436,644.69**	
529463	09/18/25	FALL MOUNTAIN FARM COMPANY	25076	250	53500	OPEN SPACE	447570	Community Outreach	826.50	PUMPKINS FOR FALL FESTIVAL
529465	09/22/25	D L ADAMS ASSOCIATES	105519/080525	100	16200	PLANNING & ZONING SERVICES	443600	Other Professional Services	650.00	NOISE IMPACT STUDIES
			105519	100	16200	PLANNING & ZONING SERVICES	443600	Other Professional Services	887.50	NOISE IMPACT STUDIES
								Total Payment	**1,537.50**	
529466	09/22/25	JEFFERSON COUNTY SHERIFF'S OFFICE CIVIL UNIT	4414	223	28501	DA 23RD - STATE MANDATED COSTS	443650	Process Services-State Mandate	24.00	PROCESS SERVER FEE

Payment Number	Payment Date	Vendor Name	Invoice Number	Fund	Business Unit	Business Unit Description	Object Acct	Account Description	Amount	Remark
529468	09/22/25	PEAK BEVERAGE CATERING INC	33338/091525	100	55250	COUNTY FAIR	447700	Recognition Programs	945.00	2025 FAIR & RODEO VOLUNTEER APPRECIATION CATERING
			33338	100	55250	COUNTY FAIR	447700	Recognition Programs	2,310.00	2025 FAIR & RODEO VOLUNTEER APPRECIATION CATERING
								Total Payment	**3,255.00**	
529469	09/22/25	WOODROW, NIKITA	091725	210	44500	CHILD WELFARE	455200	Direct Relief Payments	3,500.00	CHILDREN SUPPLIES
								Grand Total:	**1,490,779.28**	

MEETING DATE: October 14, 2025

STAFF PERSON RESPONSIBLE: Christie Guthrie, Director of Finance

DESCRIPTION: Approval of Vouchers October 7, 2025

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

Vouchers	$	3,062,644.90
Electronic Funds Transfers	$	
Handwritten Checks	$	39,319.45
Purchasing Card Charges	$	
Election Judges	$	
TOTAL:	**$**	**3,101,964.35**

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	9/30/2025
Jeff Garcia	Approve	10/3/2025
Doug DeBord	Approve	10/3/2025

ATTACHMENTS:

Cover Page
10.07.25 BOCC

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ATTACHMENTS:

10.07.25 BOCC

Payment Number	Payment Date	Vendor Name	Invoice Number	Fund	Business Unit	Business Unit Description	Object Acct	Account Description	Amount	Remark
111108	10/08/25	53 CORPORATION LLC	9102501	200	800506	STORMWATER PRIORITY PROJECTS	473200	Roads, St., Drainage-Contr	149,731.00	LAKESHORE INSTALLATION
111109	10/08/25	ACASA SENIOR CARE	ACASAHMKR0825	100	861001	STATE SENIOR SERVICES GRANT	443600	OPS/ACASA HOMEMAKER 2025	3,773.25	DRCOG SENIOR HOMEMAKER GRANT
			ACASAPC0825	100	861001	STATE SENIOR SERVICES GRANT	443600	OPS/ACASA PERSONAL CARE 2025	4,740.75	DRCOG SENIOR PERSONAL CARE GRANT
								Total Payment	**8,514.00**	
111110	10/08/25	ACORN PETROLEUM INC	24732IN	100	19910	FLEET MAINTENANCE	436150	Fleet Tanks Fuel	16,223.87	FUEL FOR PARKER
			24744IN	100	19910	FLEET MAINTENANCE	436150	Fleet Tanks Fuel	12,938.42	FUEL FOR CASTLE ROCK
			24970IN	100	19910	FLEET MAINTENANCE	436150	Fleet Tanks Fuel	11,744.55	FUEL FOR PARKER
								Total Payment	**40,906.84**	
111111	10/08/25	ADAMS, CHELSEA I	070125-082725	210	44550	CHILD WELFARE ADDTL ALLOCATION	445300	Travel Expense	562.69	MILEAGE REIMBURSEMENT
111112	10/08/25	ADAPTIVE INTERVENTIONS	2025010	100	19700	COMMUNITY JUSTICE SERVICES	443600	Other Professional Services	13,036.67	THERAPY SERVICES
111113	10/08/25	ADVANCED NETWORK MANAGEMENT	IN109746	250	53500	OPEN SPACE	474500	Computer Equipment	11,248.18	SANDSTONE NETWORK EQUIPMENT
			IN109746	250	53500	OPEN SPACE	444550	Software/Hardware Subscription	2,810.75	SANDSTONE HARDWARE
			IN109746	250	53500	OPEN SPACE	444500	Software/Hardware Supp./Maint.	2,104.55	SANDSTONE HARDWARE
			IN109820	100	802009	IT INFRASTRUCTURE	438500	C.A.-Computer-Related	3,468.00	LANSING HARDWARE
			IN109817	100	802009	IT INFRASTRUCTURE	474800	Other Machinery & Equip.	7,534.50	LANSING HARDWARE
			IN109753	100	802009	IT INFRASTRUCTURE	444550	Software/Hardware Subscription	1,529.93	NETWORK SUPPORT
								Total Payment	**28,695.91**	
111114	10/08/25	ALLHEALTH NETWORK	2383	296	861577	ARPA-REVENUE REPLACEMENT	443600	OPS/Veterans MH	7,904.66	AUG 2025 ARPA VETERANS MENTAL HEALTH
111115	10/08/25	AMERICAN TOWER CORPORATION	OCT2025	100	19150	JUSTICE CENTER FACILITY MGMT	451100	Building/Land Lease/Rent	3,422.00	OCT 2025 LEASE - SEDALIA TOWER
111116	10/08/25	AMRIZE WEST CENTRAL INC	721666328	200	31400	MAINTENANCE OF CONDITION	448200	Aggregate Products	21,420.83	ROAD BASE
			721680435	200	31400	MAINTENANCE OF CONDITION	448300	Asphalt & Asphalt Filler	919.23	ASPHALT FOR PAVING
			721680433	200	31400	MAINTENANCE OF CONDITION	448200	Aggregate Products	25,434.75	ROAD BASE
			721680434	200	31400	MAINTENANCE OF CONDITION	448200	Aggregate Products	324.97	ROAD BASE
			721673862	200	31400	MAINTENANCE OF CONDITION	448300	Asphalt & Asphalt Filler	1,134.37	ASPHALT FOR PAVING
			721673863	200	31400	MAINTENANCE OF CONDITION	448200	Aggregate Products	22,741.01	ROAD BASE
								Total Payment	**71,975.16**	
111117	10/08/25	ARMORED KNIGHTS INC	10366	210	44100	ADMINISTRATION BLOCK GRANT	447500	Other Purchased Services	121.00	ARMORED CAR SERVICES
			10365	100	12400	MOTOR VEHICLE	444400	Service Contracts	930.90	ARMORED CAR SERVICES
			10257	100	13100	TREASURER	443530	Other Bank Fees	310.30	ARMORED CAR SERVICES
								Total Payment	**1,362.20**	
111118	10/08/25	AUTOMATED BUILDING SOLUTIONS	10133125AUG	100	19100	FACILITIES ADMINISTRATION	444400	Service Contracts	64.09	AUG 2025 BUILDING AUTOMATION
			10133125AUG	100	19100	FACILITIES ADMINISTRATION	444400	Service Contracts	64.09	AUG 2025 BUILDING AUTOMATION
			10133125MAY	100	19100	FACILITIES ADMINISTRATION	444400	Service Contracts	64.09	MAY 2025 BUILDING AUTOMATION
			10133125MAY	100	19100	FACILITIES ADMINISTRATION	444400	Service Contracts	64.09	MAY 2025 BUILDING AUTOMATION
			10133125MAY	100	19100	FACILITIES ADMINISTRATION	444400	Service Contracts	64.09	MAY 2025 BUILDING AUTOMATION
			10133125MAY	100	19100	FACILITIES ADMINISTRATION	444400	Service Contracts	64.09	MAY 2025 BUILDING AUTOMATION
			10133125MAY	100	19150	JUSTICE CENTER FACILITY MGMT	444400	Service Contracts	64.09	MAY 2025 BUILDING AUTOMATION
			10133125AUG	100	19100	FACILITIES ADMINISTRATION	444400	Service Contracts	64.09	AUG 2025 BUILDING AUTOMATION
			10133125AUG	100	19150	JUSTICE CENTER FACILITY MGMT	444400	Service Contracts	64.09	AUG 2025 BUILDING AUTOMATION
			10133125AUG	100	19175	HIGHLANDS RANCH SUBSTATION FAC	444400	Service Contracts	64.09	AUG 2025 BUILDING AUTOMATION
			10133125AUG	100	55200	FAIRGROUND OPERATIONS	444400	Service Contracts	64.09	AUG 2025 BUILDING AUTOMATION
			10133125AUG	100	55200	FAIRGROUND OPERATIONS	444400	Service Contracts	64.09	AUG 2025 BUILDING AUTOMATION
			10133125MAY	100	55200	FAIRGROUND OPERATIONS	444400	Service Contracts	64.09	MAY 2025 BUILDING AUTOMATION
			10133125MAY	100	55200	FAIRGROUND OPERATIONS	444400	Service Contracts	64.09	MAY 2025 BUILDING AUTOMATION
			10133125MAY	100	19175	HIGHLANDS RANCH SUBSTATION FAC	444400	Service Contracts	64.09	MAY 2025 BUILDING AUTOMATION
			10133125JUNE	100	19100	FACILITIES ADMINISTRATION	444400	Service Contracts	64.09	JUN 2025 BUILDING AUTOMATION
			10133125JULY	100	55200	FAIRGROUND OPERATIONS	444400	Service Contracts	64.09	JUL 2025 BUILDING AUTOMATION
			10133125JUNE	100	19100	FACILITIES ADMINISTRATION	444400	Service Contracts	64.09	JUN 2025 BUILDING AUTOMATION

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			10133125JUNE	100	19100	FACILITIES ADMINISTRATION	444400	Service Contracts	64.09	JUN 2025 BUILDING AUTOMATION
			10133125JUNE	100	19100	FACILITIES ADMINISTRATION	444400	Service Contracts	64.09	JUN 2025 BUILDING AUTOMATION
			10133125JUNE	100	19100	FACILITIES ADMINISTRATION	444400	Service Contracts	64.09	JUN 2025 BUILDING AUTOMATION
			10133125JUNE	100	19100	FACILITIES ADMINISTRATION	444400	Service Contracts	64.09	JUN 2025 BUILDING AUTOMATION
			10133125JUNE	100	19150	JUSTICE CENTER FACILITY MGMT	444400	Service Contracts	64.09	JUN 2025 BUILDING AUTOMATION
			10133125JUNE	100	19175	HIGHLANDS RANCH SUBSTATION FAC	444400	Service Contracts	64.09	JUN 2025 BUILDING AUTOMATION
			10133125JUNE	100	55200	FAIRGROUND OPERATIONS	444400	Service Contracts	64.09	JUN 2025 BUILDING AUTOMATION
			10133125JUNE	100	55200	FAIRGROUND OPERATIONS	444400	Service Contracts	64.09	JUN 2025 BUILDING AUTOMATION
			10133125APRIL	100	19100	FACILITIES ADMINISTRATION	444400	Service Contracts	64.09	APR 2025 BUILDING AUTOMATION
			10133125APRIL	100	19100	FACILITIES ADMINISTRATION	444400	Service Contracts	64.10	APR 2025 BUILDING AUTOMATION
			10133125APRIL	100	19100	FACILITIES ADMINISTRATION	444400	Service Contracts	64.09	APR 2025 BUILDING AUTOMATION
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			10133125APRIL	100	19175	HIGHLANDS RANCH SUBSTATION FAC	444400	Service Contracts	64.09	APR 2025 BUILDING AUTOMATION
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			10133125JULY	100	19100	FACILITIES ADMINISTRATION	444400	Service Contracts	64.09	JUL 2025 BUILDING AUTOMATION
			10133125JULY	100	19100	FACILITIES ADMINISTRATION	444400	Service Contracts	64.10	JUL 2025 BUILDING AUTOMATION
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			10133125JULY	100	19100	FACILITIES ADMINISTRATION	444400	Service Contracts	64.09	JUL 2025 BUILDING AUTOMATION
			10133125JULY	100	19150	JUSTICE CENTER FACILITY MGMT	444400	Service Contracts	64.09	JUL 2025 BUILDING AUTOMATION
			10133125JULY	100	19175	HIGHLANDS RANCH SUBSTATION FAC	444400	Service Contracts	64.09	JUL 2025 BUILDING AUTOMATION
			10133125JULY	100	55200	FAIRGROUND OPERATIONS	444400	Service Contracts	64.09	JUL 2025 BUILDING AUTOMATION
			10133125AUG	100	19100	FACILITIES ADMINISTRATION	444400	Service Contracts	64.09	AUG 2025 BUILDING AUTOMATION
			10133125AUG	100	19100	FACILITIES ADMINISTRATION	444400	Service Contracts	64.09	AUG 2025 BUILDING AUTOMATION
			10133125AUG	100	19100	FACILITIES ADMINISTRATION	444400	Service Contracts	64.10	AUG 2025 BUILDING AUTOMATION
			10133125MAY	100	19100	FACILITIES ADMINISTRATION	444400	Service Contracts	64.09	MAY 2025 BUILDING AUTOMATION
			10133125MAY	100	19100	FACILITIES ADMINISTRATION	444400	Service Contracts	64.10	MAY 2025 BUILDING AUTOMATION
			10133125MAY	100	19100	FACILITIES ADMINISTRATION	444400	Service Contracts	64.09	MAY 2025 BUILDING AUTOMATION
			10133125AUG	100	19100	FACILITIES ADMINISTRATION	444400	Service Contracts	64.09	AUG 2025 BUILDING AUTOMATION
			10133125JUNE	100	19100	FACILITIES ADMINISTRATION	444400	Service Contracts	64.10	JUN 2025 BUILDING AUTOMATION
								Total Payment	**3,525.00**	
111119	10/08/25	C3 INTERIORS LLC	I7519	330	33190	OTHER GENERAL GOVT. BLDGS.	478200	Major Maint. of Assets	18,392.51	CARPET INSTALLATION
111120	10/08/25	CENTER COPY BOULDER, INC.	71178	223	28001	DA 23RD - DISTRICT MO ALLOC	440100	Printing/Copying/Reports	334.55	ENVELOPES
			71169	223	28001	DA 23RD - DISTRICT MO ALLOC	440100	Printing/Copying/Reports	134.40	BUSINESS CARDS
			71181	220	55500	ANIMAL CONTROL	440100	Printing/Copying/Reports	2,006.40	ANIMAL CONTROL SUMMONS BOOKS
			71159	220	22500	IMPACT UNIT/LEA	440100	Printing/Copying/Reports	36.75	BUSINESS CARDS
			71180	220	22100	PATROL-LEA	440100	Printing/Copying/Reports	2,006.00	STATE SUMMONS BOOKS
			71166	210	44500	CHILD WELFARE	440100	Printing/Copying/Reports	33.60	BUSINESS CARDS
			71166	210	44900	CHILD SUPPORT ENFORCEMENT	440100	Printing/Copying/Reports	67.20	BUSINESS CARDS
			71166	210	44550	CHILD WELFARE ADDTL ALLOCATION	440100	Printing/Copying/Reports	33.60	BUSINESS CARDS
			71168	100	800592	CSV VIN VERIFICATIONS	440100	Printing/Copying/Reports	488.42	BROCHURES
			71167	100	21200	INVESTIGATIONS	440100	Printing/Copying/Reports	36.75	BUSINESS CARDS
								Total Payment	**5,177.67**	
111121	10/08/25	CHANDLER ASSET MANAGEMENT INC	2507DOUGLASC	100	13100	TREASURER	443150	Acctg & Financial Services	10,958.33	JUL 2025 INVESTMENT ADVISOR FEE
111122	10/08/25	COLORADO COMMUNITY MEDIA	2025CI10226	100	30300	STORMWATER MANAGEMENT	440200	Newspaper Notices/Advertising	437.38	SEP 2025 STORMWATER ADS
			ELRVLCG40002	100	11100	OFFICE OF THE BOARD	440200	Newspaper Notices/Advertising	198.00	TREASURY SEMI ANNUAL NOTICE
								Total Payment	**635.38**	

Payment Number	Payment Date	Vendor Name	Invoice Number	Fund	Business Unit	Business Unit Description	Object Acct	Account Description	Amount	Remark
111123	10/08/25	COLORADO DEPARTMENT OF PUBLIC HEALTH	VR202600000000000407	217	46100	DC HEALTH DEPT ADMIN	345100	Vital Record Fees	6,483.00	VITAL RECORDS REFUND
			WC261172773	200	800100	CONTRACTED MAJOR ROAD MAINT	473100	Roads, St., Drainage-Eng.	350.00	VITAL RECORDS REFUND
								Total Payment	**6,833.00**	
111124	10/08/25	COLOVAX LLC	250910	217	861457	IMMUNIZATION & VACCINATN CHILD	443100	Medical, Dental & Vet Services	2,929.71	VACCINE SERVICES
111125	10/08/25	COLUMBINE PAPER & MAINTENANCE	88585	100	51125	PARK MAINTENANCE-Cash in Lieu	433900	Janitorial Supplies	1,034.04	CLEANING SUPPLIES
111126	10/08/25	CORE ELECTRIC COOPERATIVE	85017301/092225	200	31400	MAINTENANCE OF CONDITION	450210	Electric	126.44	SEDALIA SHOP
111127	10/08/25	CORE ELECTRIC COOPERATIVE	95535968/091825	100	19100	FACILITIES ADMINISTRATION	450210	Electric	1,454.91	9040 TAMMY LANE
111128	10/08/25	CORE ELECTRIC COOPERATIVE	95493122/091825	100	19100	FACILITIES ADMINISTRATION	450210	Electric	3,332.48	5747 E PETERSON RD
111129	10/08/25	CORE ELECTRIC COOPERATIVE	87172507/091825	100	19100	FACILITIES ADMINISTRATION	450210	Electric	1,180.57	3026 INDUSTRIAL WAY
111130	10/08/25	CORE ELECTRIC COOPERATIVE	43469900/091825	100	32100	WASTE TRANSFER SITES	450210	Electric	77.13	7826 E COUNTY LINE RD 67
111131	10/08/25	CORE ELECTRIC COOPERATIVE	87141407/091825	100	19100	FACILITIES ADMINISTRATION	450210	Electric	1,431.28	3020 N INDUSTRAIL WAY
111132	10/08/25	CORE ELECTRIC COOPERATIVE	87132101/091825	100	19100	FACILITIES ADMINISTRATION	450210	Electric	5,551.04	3030 N INDUSTRIAL WAY
111133	10/08/25	CORE ELECTRIC COOPERATIVE	87010703/091825	100	19100	FACILITIES ADMINISTRATION	450210	Electric	2,089.77	PUBLIC WORKS OPERATION
111134	10/08/25	CORE ELECTRIC COOPERATIVE	81557601/091825	100	19100	FACILITIES ADMINISTRATION	450210	Electric	5,192.08	301 N WILCOX ST
111135	10/08/25	CORE ELECTRIC COOPERATIVE	22026100/091825	100	55200	FAIRGROUND OPERATIONS	450210	Electric	495.42	500 FAIRGROUNDS RD - FG PARKING LIGHTS
111136	10/08/25	CORE ELECTRIC COOPERATIVE	95565859/091825	100	19100	FACILITIES ADMINISTRATION	450210	Electric	597.65	410 S WILCOX ST
111137	10/08/25	CORE ELECTRIC COOPERATIVE	21078600/091825	100	19920	FLEET-CAR WASH FACILITY	450210	Electric	588.71	3030 N INDUSTRIAL WAY
111138	10/08/25	CORE ELECTRIC COOPERATIVE	21845501/091825	100	19100	FACILITIES ADMINISTRATION	450210	Electric	11,151.06	100 THIRD ST - PS MILLER
111139	10/08/25	CORE ELECTRIC COOPERATIVE	21882301/091825	100	19150	JUSTICE CENTER FACILITY MGMT	450210	Electric	43,522.39	4000 JUSTICE WAY
111140	10/08/25	CORE ELECTRIC COOPERATIVE	21882401/091825	100	19150	JUSTICE CENTER FACILITY MGMT	450210	Electric	38,566.00	4000 JUSTICE WAY
111141	10/08/25	CORE ELECTRIC COOPERATIVE	23511300/091825	100	55200	FAIRGROUND OPERATIONS	450210	Electric	7,640.41	500 FAIRGROUNDS RD - FG EVENTS CENTER
111142	10/08/25	CORE ELECTRIC COOPERATIVE	25760600/091825	100	19100	FACILITIES ADMINISTRATION	450210	Electric	1,993.68	410 FAIRGROUNDS RD
111143	10/08/25	CORE ELECTRIC COOPERATIVE	26009300/091825	100	55200	FAIRGROUND OPERATIONS	450210	Electric	4,089.99	500 FAIRGROUNDS RD - FG INDOOR ARENA
111144	10/08/25	CORE ELECTRIC COOPERATIVE	26013603/091825	100	19100	FACILITIES ADMINISTRATION	450210	Electric	2,588.72	125 STPEHANIE PL
111145	10/08/25	CORE ELECTRIC COOPERATIVE	27214600/091825	100	19100	FACILITIES ADMINISTRATION	450210	Electric	2,806.87	2965 US HWY 85
111146	10/08/25	CORE ELECTRIC COOPERATIVE	27620100/091825	100	19100	FACILITIES ADMINISTRATION	450210	Electric	7,348.38	4400 CASTLETON CT
111147	10/08/25	CORE ELECTRIC COOPERATIVE	81003200/091825	100	19100	FACILITIES ADMINISTRATION	450210	Electric	98.65	THIRD ST & ELBERT - HHS LIGHTS
111148	10/08/25	COWAN, CORYNNE	092225	100	30200	ENGINEERING	446300	Prof. Membership & Licenses	60.00	LICENSE RENEWAL REIMBURSEMENT
111149	10/08/25	CROWE LLP	CI233945	100	800900	TECHNOLOGY FUND	443600	Other Professional Services	100,000.00	WORKSMART DYNAMICS IMPLEMENTATION

Payment Number	Payment Date	Vendor Name	Invoice Number	Fund	Business Unit	Business Unit Description	Object Acct	Account Description	Amount	Remark
111150	10/08/25	DENVER DIRT WORKS INC	24563	200	800506	STORMWATER PRIORITY PROJECTS	473200	Roads, St., Drainage-Contr	32,527.00	LINCOLN RD STORM REPLACEMENT
111151	10/08/25	DENVER DUMB FRIENDS LEAGUE	298	100	19220	ANIMAL CONTROL - DDFL	447500	Other Purchased Services	8,594.00	AUG 2025 ANIMAL SERVICES
111152	10/08/25	DONAHUE, MARIELA	091625-092325	217	861457	IMMUNIZATION & VACCINATN CHILD	445300	Travel Expense	21.00	MILEAGE REIMBURSEMENT
111153	10/08/25	DOVE CREEK FORESTRY INC	146136	296	861572	AMERICAN RESCUE PLAN ACT	447500	PURCH SVCS/CO Forest Services	16,100.00	WILDFIRE MITIGATION PROGRAM
			146152	296	861572	AMERICAN RESCUE PLAN ACT	447500	PURCH SVCS/2025 FMWRM Wildfire	4,375.00	WILDFIRE MITIGATION PROGRAM
								Total Payment	**20,475.00**	
111154	10/08/25	ELITE SURFACE INFRASTRUCTURE	CI2020029APP4	230	800156	HILLTOP RD (REATA-SINGING HILL	473200	Road-St Drainage Construction	812,616.03	HILLTOP SEGMENT
			CI2020029APP4RTNG	230	800156	HILLTOP RD (REATA-SINGING HILL	211810	Retainage Payable	(40,630.80)	HILLTOP SEGMENT
								Total Payment	**771,985.23**	
111155	10/08/25	EMPRISE CONCEPTS LLC	INV782	230	800464	PINE LANE IMPROVEMENTS	473100	Roads, St., Drainage-Eng.	31,791.42	PINE DR/PINE LN CONSTRUCTION MANAGEMENT
111156	10/08/25	EMSL ANALYTICAL INC	22131536	100	19100	FACILITIES ADMINISTRATION	443600	Other Professional Services	350.00	AIR ANALYSIS
111157	10/08/25	FERRO CONCEPTS	SI393988	220	822110	SWAT TEAM	433500	Clothing & Uniforms	4,015.00	ARMOR CLOTHING
111158	10/08/25	FISHER, JENNIFER JEAN	090425-092725	217	861057	TPEP - TOBACCO PREV & ED PROG	445300	Travel Expense	320.98	MILEAGE REIMBURSEMENT
111159	10/08/25	FORCE SCIENCE LTD	FSI34410	100	21100	SHERIFF ADMINISTRATION	443600	Other Professional Services	13,000.00	CONSULTATION SERVICES
111160	10/08/25	FORVIS MAZARS LLP	2587411	100	802012	AUDIT SERVICES	443150	Acctg & Financial Services	11,945.33	FINANCIAL AUDIT
111161	10/08/25	GLOBAL PAYMENTS DIRECT	5567599011001/083125	100	55250	COUNTY FAIR	443570	County Fair Service/Fair Guest	11.25	CREDIT CARD FEES
			5567599011001/073125	100	55250	COUNTY FAIR	443570	County Fair Service/Fair Guest	11.25	CREDIT CARD FEES
								Total Payment	**22.50**	
111162	10/08/25	GROUND ENGINEERING CONSULTANTS INC	25424103	200	800100	CONTRACTED MAJOR ROAD MAINT	473200	Road-St Drainage Construction	31,635.00	GRIGS RD INSPECTION SERVICES
111163	10/08/25	HARBOUR, RICHARD	092025	100	19150	JUSTICE CENTER FACILITY MGMT	445300	Travel Expense	39.20	MILEAGE REIMBURSEMENT
111164	10/08/25	HEALTH ADVOCATE SOLUTIONS INC	DOUGLASCOUNT250915	100	100	GENERAL FUND	219834	Accrued Emp'e Asst. Plan (EAP)	1,916.40	OCT 2025 HEALTH ADVOCATE SERVICES
			DOUGLASCOUNT250915	100	100	GENERAL FUND	219806	Accrued Advocacy Fees	1,597.00	OCT 2025 HEALTH ADVOCATE SERVICES
								Total Payment	**3,513.40**	
111165	10/08/25	HOME INSTEAD	HIPC0825	100	861001	STATE SENIOR SERVICES GRANT	443600	OPS/OAA HI PERSONAL CARE 2025	5,476.00	DRCOG SENIOR PERSONAL CARE GRANT
			HIHMKR0825	100	861001	STATE SENIOR SERVICES GRANT	443600	OPS/OAA HI HOMEMAKER 2025	5,772.00	DRCOG SENIOR HOMEMAKER GRANT
								Total Payment	**11,248.00**	
111166	10/08/25	HUMANE SOCIETY OF PIKES PEAK	OCT2025	100	55500	ANIMAL CONTROL	447460	Animal Control Services	43,921.67	OCT 2025 ANIMAL SERVICES
111167	10/08/25	IDEMIA IDENTITY & SECURITY USA	183593	100	23275	UNITED FORENSIC LAB	444500	Software/Hardware Supp./Maint.	5,066.00	FINGERPRINT SCANNER
111168	10/08/25	INSIGHT PUBLIC SECTOR INC	1101306210	100	18900	SOFTWARE MAINTENANCE	444550	Software/Hardware Subscription	110,290.13	MICROSOFT DYNAMICS
111169	10/08/25	KNOTHEAD TREE AND LAWN CARE	22993	200	31400	MAINTENANCE OF CONDITION	444700	Other Repair & Maint. Service	1,000.00	TREE REMOVAL
			23045	200	31400	MAINTENANCE OF CONDITION	444700	Other Repair & Maint. Service	2,000.00	TREE REMOVAL
			22995	200	31400	MAINTENANCE OF CONDITION	444700	Other Repair & Maint. Service	1,800.00	TREE REMOVAL
			23042	200	31400	MAINTENANCE OF CONDITION	444700	Other Repair & Maint. Service	2,075.00	TREE REMOVAL
			23035	200	31400	MAINTENANCE OF CONDITION	444700	Other Repair & Maint. Service	2,750.00	TREE REMOVAL
								Total Payment	**9,625.00**	
111170	10/08/25	KRAEMER NORTH AMERICA LLC	CI2022021APP36/2025367	225	801201	US 85 IMP (HR PKWY-C470)	467400	State-CDOT	1,015,680.08	US 85

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111171	10/08/25	LIGHTING ACCESSORY & WARNING SYSTEMS	26292	221	27480	FLEET SCHOOL SAFETY	474300	Cars, Vans, Pickups	2,735.00	VEHICLE UPFIT
111172	10/08/25	MARTIN MARIETTA MATERIALS INC	47153890	200	31400	MAINTENANCE OF CONDITION	448200	Aggregate Products	1,512.89	3/4 WASHED ROCK
111173	10/08/25	MARX, CHELSEA BRANDON	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	117.24	REGISTRATION REFUND
111174	10/08/25	MOMAR INCORPORATED	PSI634794	200	31600	ENG - TRAFFIC SIGNS/STRIPING	433400	Operating Supplies	1,326.18	OPERATING SUPPLIES
			PSI636267	200	31600	ENG - TRAFFIC SIGNS/STRIPING	433400	Operating Supplies	150.00	OPERATING SUPPLIES
			PSCR026476	200	31600	ENG - TRAFFIC SIGNS/STRIPING	433400	Operating Supplies	(255.00)	OPERATING SUPPLIES
								Total Payment	**1,221.18**	
111175	10/08/25	MOORE ENGINEERING INC	SIN004530	100	16200	PLANNING & ZONING SERVICES	443600	Other Professional Services	520.00	WATER DEVELOPMENT REVIEW S
111176	10/08/25	NOURISH MEALS ON WHEELS	OAINOURSEP25	100	861587	ARPA - AGING RESOURCES OLDER A	443600	OPS/ ARPA OAI Meals on Wheels	55,970.69	2025 GRANT SERVICES
111177	10/08/25	OLSON, AARON	071125-090425	210	44500	CHILD WELFARE	455200	Direct Relief Payments	27.00	CLIENT VISITATION
			071125-090425	210	44500	CHILD WELFARE	445300	Travel Expense	87.22	MILEAGE REIMBURSEMENT
			071125-090425	210	44500	CHILD WELFARE	445300	Travel Expense	35.14	MILEAGE REIMBURSEMENT
			071125-090425	210	44500	CHILD WELFARE	455200	Direct Relief Payments	0.78	DIRECT RELIEF PAYMENT
			071125-090425	210	44500	CHILD WELFARE	455200	Direct Relief Payments	9.69	DIRECT RELIEF PAYMENT
			071125-090425	210	44500	CHILD WELFARE	455200	Direct Relief Payments	27.00	CLIENT VISITATION
			071125-090425	210	44500	CHILD WELFARE	455200	Direct Relief Payments	17.38	DIRECT RELIEF PAYMENT
			071125-090425	210	44500	CHILD WELFARE	455200	Direct Relief Payments	1.39	DIRECT RELIEF PAYMENT
								Total Payment	**205.60**	
111178	10/08/25	PDM STEEL COLORADO SPRINGS	60899001	100	19910	FLEET MAINTENANCE	436200	Equip. & Motor Vehicle Parts	656.55	FLEET PARTS
111179	10/08/25	PINERY HOMEOWNERS ASSOCIATION	273	100	51100	PARK MAINTENANCE	443350	Security Services	787.14	AUG 2025 SECURITY PATROLS
111180	10/08/25	RG LANDSCAPING SERVICES LLC	773	200	800100	CONTRACTED MAJOR ROAD MAINT	444700	Other Repair & Maint. Service	24,750.00	LANDSCAPING SERVICES
111181	10/08/25	RMS RECOVERY MONITORING SOLUTIONS	10141771	210	44550	CHILD WELFARE ADDTL ALLOCATION	443115	Drug Testing	1,036.04	TESTING SERVICES
			10141771	210	44500	CHILD WELFARE	443115	Drug Testing	146.24	TESTING SERVICES
								Total Payment	**1,182.28**	
111182	10/08/25	ROBERT HALF TECHNOLOGY	65427966	100	800900	TECHNOLOGY FUND	432100	Contract Work/Temporary Agency	3,654.72	TEMPORARY POSITION - BUDGET
111183	10/08/25	RUARK, WENDY	ADVANCEDMARKETING	100	17100	HR ADMIN	446200	Tuition Reimbursement	525.40	TUITION REIMBURSEMENT
111184	10/08/25	SECURITY CENTRAL INC	1006825	100	19100	FACILITIES ADMINISTRATION	444400	Service Contracts	1,636.36	ALARM MONITORING SERVICES
111185	10/08/25	SILL-TERHAR MOTORS INC	71286	100	22120	FLEET - LEA	474300	Cars, Vans, Pickups	47,995.00	2025 FORD F150
111186	10/08/25	SOURCENOW	INVSN3818	100	21125	SUPPORT SERVICES	433210	Computer Supplies	3,105.56	TONER FOR PRINTERS
111187	10/08/25	SPRADLIN PRINTING INC	24219	100	41300	SENIOR COUNCIL	440100	Printing/Copying/Reports	428.00	EVENT PROGRAMS
111188	10/08/25	STANLEY ACCESS TECHNOLOGIES LLC	90063330	100	19100	FACILITIES ADMINISTRATION	444700	Other Repair & Maint. Service	669.50	SERVICE CALL
111189	10/08/25	STATEWIDE INTERNET PORTAL AUTHORITY	11524	100	18100	IT ADMINISTRATION	444550	Software/Hardware Subscription	3,752.00	SALESFORCE 2025
111190	10/08/25	TRINITY SERVICES GROUP INC	3011500200	100	21500	DETENTION	447150	Inmate Meals	16,281.00	INMATE MEALS
111191	10/08/25	TURNER, PHYLLIS ANN	072425-092225	210	44100	ADMINISTRATION BLOCK GRANT	445300	Travel Expense	92.12	MILEAGE REIMBURSEMENT
111192	10/08/25	UNIFIRST CORPORATION	2260194642	100	19910	FLEET MAINTENANCE	433500	Clothing & Uniforms	225.87	UNIFORM SERVICE
			2260194852	100	19910	FLEET MAINTENANCE	433500	Clothing & Uniforms	61.32	UNIFORM SERVICE

Payment Number	Payment Date	Vendor Name	Invoice Number	Fund	Business Unit	Business Unit Description	Object Acct	Account Description	Amount	Remark
								Total Payment	**287.19**	
111193	10/08/25	VISITING ANGELS	VAHMKR0825	100	861001	STATE SENIOR SERVICES GRANT	443600	OPS/OAA VA HOMEMAKER 2025	2,438.00	DRCOG SENIOR HOMEMAKER GRANT
			VAPC0825	100	861001	STATE SENIOR SERVICES GRANT	443600	OPS/OAA VA PERSONAL CARE 2025	5,336.00	DRCOG SENIOR PERSONAL CARE GRANT
								Total Payment	**7,774.00**	
111194	10/08/25	WEIS, KEITH	091825-092325	295	861300	RMHIDTA MGMT & COORDINATION	445300	Travel Expense	1,137.73	DEPARTMENT OF CORRECTIONS MEETING, LARAMIE, WY
111195	10/08/25	WELLS FARGO BANK - GOVERNMENT	AUG2025/SOC	210	44500	CHILD WELFARE	443550	Banking Service Fees	28.11	AUG 2025 BANK FEES SOCIAL SECURITY
111196	10/08/25	WELLS FARGO BANK - GOVERNMENT	AUG2025	295	861350	RMHIDTA TRAINING	443550	Banking Service Fees	36.40	AUG 2025 BANK FEES RMHIDTA
111197	10/08/25	WELLS FARGO BANK - GOVERNMENT	AUG 2025/2025013	100	13100	TREASURER	443550	Banking Service Fees	2,380.37	AUG 2025 BANK FEES TREASURY
111198	10/08/25	WOOD, ANDREA	1011	100	802020	CRT - MENTAL HEALTH INITIATIVE	443600	Other Professional Services	3,237.00	AUG 2025 CLINICAL ADVISOR
111199	10/08/25	WOODRUFF, SUSAN	071725-082625	100	18100	IT ADMINISTRATION	445300	Travel Expense	4.20	MILEAGE REIMBURSEMENT
			071725-082625	100	18100	IT ADMINISTRATION	445500	Catered Meal Service	9.87	CATERED MEAL REIMBURSEMENT
								Total Payment	**14.07**	
529568	10/07/25	ADORAMA INC	37037665	220	22500	IMPACT UNIT/LEA	433400	Operating Supplies	236.00	DRONE BATTERIES
529569	10/07/25	ALARIE, CHAD L	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	1,010.76	REGISTRATION REFUND
529570	10/07/25	BETTENCOURT, SAMUEL D	090625	100	19150	JUSTICE CENTER FACILITY MGMT	445300	Travel Expense	4.76	MILEAGE REIMBURSEMENT
529571	10/07/25	BOULDER COUNTY SHERIFF CIVIL DIVISION	C25001809	210	44900	CHILD SUPPORT ENFORCEMENT	443650	Process Services	17.20	PROCESS SERVER FEE
529572	10/07/25	BOWEN, DALE A	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	856.86	REGISTRATION REFUND
529573	10/07/25	BURNELL, BRANDI C	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	55.70	REGISTRATION REFUND
529574	10/07/25	CORE & MAIN LP	X688906	200	31400	MAINTENANCE OF CONDITION	448700	Other Constr/Maint. Materials	220.84	PVC PIPE
529575	10/07/25	D L ADAMS ASSOCIATES	105657	100	16200	PLANNING & ZONING SERVICES	443600	Other Professional Services	67.50	NOISE IMPACT STUDY
529576	10/07/25	DAVEY COACH	DC002647	100	100	GENERAL FUND	221610	Sec. Deposit Refund-Fairground	354.00	SECURITY DEPOSIT REFUND
529577	10/07/25	DAVIS & STANTON INC	154423	100	21150	PROFESSIONAL STANDARDS	433420	Employee Recognition Supplies	1,298.00	EMPLOYEE RECOGNITION AWARDS
529578	10/07/25	DAVIS, IAN C	102725-103025PERDIEM	220	822110	SWAT TEAM	445300	Travel Expense	238.00	CRISIS NEGOTIATION CONFERENCE, CHANDLER, AZ
529579	10/07/25	DEEP ROOTS CRAFTSMEN	10RTNG	250	807018	SPRING VALLEY	211810	Retainage Payable	(939.55)	SPRING VALLEY SCHOOL RESTORATION
			10	250	807018	SPRING VALLEY	472300	Improvements	18,791.00	SPRING VALLEY SCHOOL RESTORATION
								Total Payment	**17,851.45**	
529580	10/07/25	DIAMOND CLEANING LLC	3990	100	100	GENERAL FUND	211400	A/P - General	198.00	CLEANING SERVICES
			4264	100	55200	FAIRGROUND OPERATIONS	443600	Other Professional Services	10.00	CLEANING SERVICES
			4264	100	100	GENERAL FUND	221610	Sec. Deposit Refund-Fairground	200.00	CLEANING SERVICES
								Total Payment	**408.00**	
529581	10/07/25	ELBERT COUNTY GOVERNMENT	210	217	861057	TPEP - TOBACCO PREV & ED PROG	443600	Other Professional Services	222.15	TOBACCO PREVENTION INITIATIVE
529582	10/07/25	ELBERT COUNTY SHERIFF'S OFFICE	216	223	28501	DA 23RD - STATE MANDATED COSTS	443650	Process Services-State Mandate	27.50	PROCESS SERVER FEE
529583	10/07/25	F4 ENTERPRISES INC	25902	296	861572	AMERICAN RESCUE PLAN ACT	447500	PURCH SVCS/2025 FMWRM Wildfire	1,875.00	WILDFIRE MITIGATION PROGRAM
529584	10/07/25	FELIX, MATTHEW	092225	100	12400	MOTOR VEHICLE	445300	Travel Expense	25.76	MILEAGE REIMBURSEMENT

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529585	10/07/25	FOLEY HOAG LLP	4236900	100	11200	COUNTY ATTORNEY	443200	Legal Services	32,200.40	LEGAL SERVICES
529586	10/07/25	HAMRE, RODRIGUEZ, OSTRANDER & PRESCOTT	3153	100	11200	COUNTY ATTORNEY	443200	Legal Services	2,660.00	LEGAL SERVICES
529587	10/07/25	HART, STEPHEN D	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	64.04	REGISTRATION REFUND
529588	10/07/25	HILLTOP SECURITIES INC	112436	100	16200	PLANNING & ZONING SERVICES	443600	Other Professional Services	4,500.00	PINERY MEADOWS SERVICE PLAN REVIEW
			112437	100	16200	PLANNING & ZONING SERVICES	443600	Other Professional Services	4,500.00	RAMBLEWOOD SERVICE PLAN REVIEW
			112433	100	16200	PLANNING & ZONING SERVICES	443600	Other Professional Services	4,500.00	PINERY LAKE SERVICE PLAN REVIEW
								Total Payment	**13,500.00**	
529589	10/07/25	INSIGHT AUTO GLASS	322075	220	22100	PATROL-LEA	444200	Repairs-Equip./Motor Vehicle	9,600.00	GLASS REPAIR
529590	10/07/25	ION DEVELOPER LLC	091025	100	24100	BUILDING DEVELOPMENT SERVICES	322500	Building Permits	161.31	PERMIT REFUND
529591	10/07/25	IRON BEAR TRAILER	INV60655	100	19910	FLEET MAINTENANCE	436200	Equip. & Motor Vehicle Parts	121.97	FLEET PARTS
529592	10/07/25	KAPLAN, ELISA J	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	134.31	REGISTRATION REFUND
529593	10/07/25	KIEWIT INFRASTRUCTURE COMPANY	9100917532	200	31400	MAINTENANCE OF CONDITION	448300	Asphalt & Asphalt Filler	4,683.16	ASPHALT FOR PAVING
			9100917465	200	31400	MAINTENANCE OF CONDITION	448300	Asphalt & Asphalt Filler	13,570.23	ASPHALT FOR PAVING
								Total Payment	**18,253.39**	
529594	10/07/25	LONEY, CELIA T	081825	217	46100	DC HEALTH DEPT ADMIN	345100	Vital Record Fees	20.00	VITAL RECORDS REFUND
529595	10/07/25	LOPEZ, IVETH O	082925	217	46100	DC HEALTH DEPT ADMIN	345100	Vital Record Fees	33.00	VITAL RECORDS REFUND
529596	10/07/25	LUJAN, ELIZABETH RENEE	090925	100	12400	MOTOR VEHICLE	445300	Travel Expense	12.88	MILEAGE REIMBURSEMENT
529597	10/07/25	LVW ELECTRONICS INC	I03115	100	12500	ELECTIONS AND REGISTRATION	443600	Other Professional Services	3,750.00	DROP BOX CAMERA INSTALLATION
529598	10/07/25	MARKS, ARABIA N	0090925	217	46100	DC HEALTH DEPT ADMIN	345100	Vital Record Fees	20.00	VITAL RECORDS REFUND
529599	10/07/25	MIERSEN, TIMOTHY R	082825	217	46100	DC HEALTH DEPT ADMIN	345100	Vital Record Fees	20.00	VITAL RECORDS REFUND
529600	10/07/25	MINES-BRUCE, ERICA	091125-092525	100	12400	MOTOR VEHICLE	445300	Travel Expense	23.59	MILEAGE REIMBURSEMENT
529601	10/07/25	MOMENTUM TELECOM INC	602147	295	861300	RMHIDTA MGMT & COORDINATION	442400	Telephone/Communications	225.80	TELECOM SERVICES
			602147	295	861350	RMHIDTA TRAINING	442400	Telephone/Communications	129.03	TELECOM SERVICES
			602147	295	861305	RMHIDTA INTELLIGENCE	442400	Telephone/Communications	290.32	TELECOM SERVICES
								Total Payment	**645.15**	
529602	10/07/25	MOTHERS OF MULTIPLES SOCIETY	DC002648	100	100	GENERAL FUND	221610	Sec. Deposit Refund-Fairground	496.50	SECURITY DEPOSIT REFUND
529603	10/07/25	NATIONAL FIRE & SAFETY INC	10008353	100	19100	FACILITIES ADMINISTRATION	444400	Service Contracts	786.75	SPRINKLER REPAIR
			10009972	100	19100	FACILITIES ADMINISTRATION	444400	Service Contracts	630.00	SERVICE CALL
			10010513	100	19100	FACILITIES ADMINISTRATION	444400	Service Contracts	285.00	SPRINKLER INSPECTION
								Total Payment	**1,701.75**	
529604	10/07/25	NATIONAL PORK BOARD	178773	100	55250	COUNTY FAIR	443570	County Fair Services/Fair Live	295.66	2025 FAIR & RODEO JUDGE
529605	10/07/25	OSBORNE, NANCY G	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	276.97	REGISTRATION REFUND
529606	10/07/25	PRAZER, EMILY & JONATHAN	MV REFUND/092325	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	638.87	REGISTRATION REFUND
			MV REFUND/092325/2	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	1,429.25	REGISTRATION REFUND
								Total Payment	**2,068.12**	

Payment Number	Payment Date	Vendor Name	Invoice Number	Fund	Business Unit	Business Unit Description	Object Acct	Account Description	Amount	Remark
529607	10/07/25	ROCKY MOUNTAIN LAND & FIRE COMPANY	1016	296	861572	AMERICAN RESCUE PLAN ACT	447500	PURCH SVCS/2025 FMWRM Wildfire	2,340.00	WILDFIRE MITIGATION PROGRAM
529608	10/07/25	S2 SIGN COMPANY LLC	INV118101	200	800100	CONTRACTED MAJOR ROAD MAINT	443600	Other Professional Services	655.00	TRAFFIC SIGN
529609	10/07/25	SAENZ, JUAN A	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	38.54	REGISTRATION REFUND
529610	10/07/25	SARACCO, CHRISTA	082025	217	46100	DC HEALTH DEPT ADMIN	345100	Vital Record Fees	20.00	VITAL RECORDS REFUND
529611	10/07/25	SASKO, KIMBERLY C & HAROLD E SHEARER JR	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	1,167.31	REGISTRATION REFUND
529612	10/07/25	SCHULTZ, NAOMI J	082625	217	46100	DC HEALTH DEPT ADMIN	345100	Vital Record Fees	20.00	VITAL RECORDS REFUND
529613	10/07/25	SMITH, SCOTT W & COURTNEY	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	55.14	REGISTRATION REFUND
529614	10/07/25	STANTON, AMY	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	44.82	REGISTRATION REFUND
529615	10/07/25	US DOOR AND DOCK SERVICE	223	250	53500	OPEN SPACE	444700	Other Repair & Maint. Service	502.00	GATE REPAIR - PRAIRIE CANYON
529616	10/07/25	CURTIS, THOMAS S	090625-091125	100	18100	IT ADMINISTRATION	445500	Catered Meal Service	128.67	CATERED MEAL REIMBURSEMENT
529617	10/07/25	FREESTONE AQUATICS	DV2023283	200	200	ROAD AND BRIDGE	221630	Escrow Payable	9,820.00	ESCROW RELEASE
529618	10/07/25	JHL CONSTRUCTORS INC	DV2023489	200	200	ROAD AND BRIDGE	221630	Escrow Payable	2,500.00	ESCROW RELEASE
529619	10/07/25	REDLINE PIPELINE LLC	DV2024305	200	200	ROAD AND BRIDGE	221630	Escrow Payable	2,500.00	ESCROW RELEASE
529620	10/07/25	RYAN, HOLLY	073025-081325	100	13200	PUBLIC TRUSTEE-COUNTY	445300	Travel Expense	40.46	MILEAGE REIMBURSEMENT
529621	10/07/25	XCEL ENERGY	DV2018354	200	200	ROAD AND BRIDGE	221630	Escrow Payable	2,500.00	ESCROW RELEASE
			DV2024100	200	200	ROAD AND BRIDGE	221630	Escrow Payable	2,500.00	ESCROW RELEASE
								Total Payment	**5,000.00**	
529622	10/07/25	AT&T MOBILITY	584538	100	21200	INVESTIGATIONS	443600	Other Professional Services	295.00	TOWER DUMPS
529623	10/07/25	T-MOBILE USA INC	9593068110	100	21200	INVESTIGATIONS	443600	Other Professional Services	350.00	TOWER DUMPS
								Grand Total:	**3,062,644.90**	

HANDWRITES

Payment Number	Payment Date	Vendor Name	Invoice Number	Fund	Business Unit	Business Unit Description	Object Acct	Account Description	Amount	Remark
111104	09/30/25	APPLIED CONTROL EQUIPMENT LLLP	AD40002735	100	19150	JUSTICE CENTER FACILITY MGMT	436600	Other Repair & Maint. Supplies	373.15	MAINTENANCE SUPPLIES
111105	09/30/25	CENTER COPY BOULDER, INC.	70784	100	41400	VETERANS SERVICES	440100	Printing/Copying/Reports	33.60	BUSINESS CARDS
111106	09/30/25	JOHN ELWAY CHEVROLET	1046815	100	19910	FLEET MAINTENANCE	444200	Repairs-Equip./Motor Vehicle	23,750.99	FLEET REPAIRS
529556	09/24/25	A BETTER HAULING COMPANY	2867	296	861572	AMERICAN RESCUE PLAN ACT	447500	PURCH SVCS/2025 FMWRM Wildfire	10,500.00	WILDFIRE MITIGATION PROGRAM
529560	09/29/25	BROOKS, KATHRYN A	92425	223	28501	DA 23RD - STATE MANDATED COSTS	445300	Travel Expense-State Mandated	1,445.50	WITNESS REIMBURSEMENT
529561	09/29/25	COLORADO PUBLIC HEALTH ASSOCIATION	200001182	217	861057	TPEP - TOBACCO PREV & ED PROG	446100	Conference,Seminar, Train Fees	569.00	PUBLIC HEALTH CONFERENCE REGISTRATION
529562	09/29/25	DORMER HARPRING LLC	60525	223	28100	DISTRICT ATTORNEY - 23RD ADMIN	342360	Xerox/Discovery Charges	519.60	RECORDS REFUND
529563	09/29/25	ELBERT COUNTY SHERIFF'S OFFICE	185	223	28501	DA 23RD - STATE MANDATED COSTS	443650	Process Services-State Mandate	51.00	PROCESS SERVER FEE
			112	223	28501	DA 23RD - STATE MANDATED COSTS	443650	Process Services-State Mandate	21.00	PROCESS SERVER FEE
								Total Payment	**72.00**	
529564	09/29/25	XCEL ENERGY	5382823110/091525	100	51100	PARK MAINTENANCE	450210	Electric	1,774.34	9653 S QUEBEC ST
529565	09/29/25	XCEL ENERGY	5321350461/091225	200	31400	MAINTENANCE OF CONDITION	450220	Gas	56.67	5469 CLAY ST
529566	09/29/25	XCEL ENERGY	5389108889/091525	200	31650	ENG-ITS/TRAFFIC SIGNAL OPS	450250	Traffic Signal Utilities	224.60	VEHICLE MESSAGE SIGN
								Grand Total:	**39,319.45**	

MEETING DATE: October 14, 2025

STAFF PERSON RESPONSIBLE: Christie Guthrie, Director of Finance

DESCRIPTION: Approval of Vouchers October 14, 2025

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

Vouchers	$ 8,035,634.33
Electronic Funds Transfers	$
Handwritten Checks	$ 369,331.19
Purchasing Card Charges	$ 838,015.27
Election Judges	$
TOTAL:	**$ 9,242,980.79**

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	10/8/2025
Jeff Garcia	Approve	10/9/2025
Doug DeBord	Approve	10/9/2025

ATTACHMENTS:

Cover Page
10.14.25 BOCC

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ATTACHMENTS:

10.14.25 BOCC

Payment Number	Payment Date	Vendor Name	Invoice Number	Fund	Business Unit	Business Unit Description	Object Acct	Account Description	Amount	Remark
111230	10/15/25	4 RIVERS EQUIPMENT LLC	76631	200	31400	MAINTENANCE OF CONDITION	474100	Heavy Equipment	2,047,027.98	6 MOTOR GRADERS
111231	10/15/25	ABSOLUTE GRAPHICS INC	35313	220	22100	PATROL-LEA	433500	Clothing & Uniforms	70.77	POLO SHIRTS
			35312	100	23150	MAJOR CRIMES SECTION	433500	Clothing & Uniforms	37.27	POLO SHIRTS
								Total Payment	**108.04**	
111232	10/15/25	ACORN PETROLEUM INC	26477IN	100	19910	FLEET MAINTENANCE	436150	Fleet Tanks Fuel	2,164.60	FUEL FOR TRUMBULL
			27472IN	100	19910	FLEET MAINTENANCE	436150	Fleet Tanks Fuel	555.84	FUEL FOR NORTHWEST
			26977IN	100	19910	FLEET MAINTENANCE	436150	Fleet Tanks Fuel	2,054.15	FUEL FOR HIGHLANDS RANCH
			26972IN	100	19910	FLEET MAINTENANCE	436150	Fleet Tanks Fuel	2,457.11	FUEL FOR FAIRGROUNDS
			26476IN	100	19910	FLEET MAINTENANCE	436150	Fleet Tanks Fuel	2,233.32	FUEL FOR SEDALIA
			26474IN	100	19910	FLEET MAINTENANCE	436150	Fleet Tanks Fuel	2,784.19	FUEL FOR SOUTHEAST FACILITY
			26576IN	100	19910	FLEET MAINTENANCE	436150	Fleet Tanks Fuel	6,947.47	FUEL FOR HIGHLANDS RANCH SUBSTATION
			25503IN	100	19910	FLEET MAINTENANCE	436150	Fleet Tanks Fuel	7,287.27	FUEL FOR PARKER
			25492IN	100	19910	FLEET MAINTENANCE	436150	Fleet Tanks Fuel	12,857.73	FUEL FOR CASTLE ROCK
			27324IN	100	19910	FLEET MAINTENANCE	436150	Fleet Tanks Fuel	4,884.05	FUEL FOR HIGHLANDS RANCH SUBSTATION
			27328IN	100	19910	FLEET MAINTENANCE	436150	Fleet Tanks Fuel	3,721.61	FUEL FOR SOUTHEAST FACILITY
			27471IN	100	19910	FLEET MAINTENANCE	436150	Fleet Tanks Fuel	5,326.00	FUEL FOR HIGHLANDS RANCH
			27135IN	100	19910	FLEET MAINTENANCE	436150	Fleet Tanks Fuel	1,092.41	FUEL FOR TRUMBULL
								Total Payment	**54,365.75**	
111233	10/15/25	ADAMS, CHELSEA I	090225-092925	210	44550	CHILD WELFARE ADDTL ALLOCATION	445300	Travel Expense	403.20	MILEAGE REIMBURSEMENT
111234	10/15/25	ADVANCED NETWORK MANAGEMENT	IN109967	250	53500	OPEN SPACE	474500	Computer Equipment	1,016.10	SANDSTONE HARDWARE
111235	10/15/25	ADVOCATES FOR CHILDREN CASA	SEP2025	210	44175	JUVENILE JUSTICE SVCS/1451	443600	Other Professional Services	10,910.27	SEP 2025 JUVENILE SERVICES
111236	10/15/25	ALKU TECHNOLOGIES LLC	627697	100	800900	TECHNOLOGY FUND	443600	Other Professional Services	4,915.00	WORKSMART CONSULTANTS
111237	10/15/25	ALLHEALTH NETWORK	2384	100	802045	JAIL BASED BEHAVIORAL 25-26	443600	Other Professional Services	21,961.29	AUG 2025 SERVICES
			092225	100	73000	OPIOID SETTLEMENT FUND ADMIN	457100	Interagency Contract Services	36,408.50	OPIOID PUBLIC CONTRACT
			2381	100	802027	JAIL BASED BEHAVIORAL HLTH PRG	443600	Other Professional Services	4,751.01	AUG 2025 SERVICES
								Total Payment	**63,120.80**	
111238	10/15/25	ALLIED UNIVERSAL SECURITY SERVICES	17525246	100	19100	FACILITIES ADMINISTRATION	443350	Security Services	11,962.50	GUARD SERVICES - LANSING
			17519482	100	19100	FACILITIES ADMINISTRATION	443350	Security Services	6,238.89	GUARD SERVICES - ELECTIONS
								Total Payment	**18,201.39**	
111239	10/15/25	AM SIGNAL LLC	M30944	200	31600	ENG - TRAFFIC SIGNS/STRIPING	436500	Sign Parts & Supplies	2,106.96	ALUMINUM TUBE
111240	10/15/25	AMRIZE WEST CENTRAL INC	721720160	200	31400	MAINTENANCE OF CONDITION	448200	Aggregate Products	578.79	ROAD BASE
			721720158	200	31400	MAINTENANCE OF CONDITION	448200	Aggregate Products	11,686.05	ROAD BASE
			721707030	200	31400	MAINTENANCE OF CONDITION	448200	Aggregate Products	15,159.64	ROAD BASE
			721688442	200	31400	MAINTENANCE OF CONDITION	448300	Asphalt & Asphalt Filler	444.94	ASPHALT FOR PAVING
			721720157	200	31400	MAINTENANCE OF CONDITION	448200	Aggregate Products	7,161.63	ROAD BASE
			721720159	200	31400	MAINTENANCE OF CONDITION	448200	Aggregate Products	24,680.19	ROAD BASE
			721700628	200	31400	MAINTENANCE OF CONDITION	448300	Asphalt & Asphalt Filler	569.98	ASPHALT FOR PAVING
			721688441	200	31400	MAINTENANCE OF CONDITION	448200	Aggregate Products	19,718.34	ROAD BASE
			721700627	200	31400	MAINTENANCE OF CONDITION	448200	Aggregate Products	4,036.39	ROAD BASE
								Total Payment	**84,035.95**	
111241	10/15/25	ARAPAHOE/DOUGLAS WORKS WORKFORCE CENTER	1800008654TANF	210	44400	TANF BLOCK GRANT	443600	Other Professional Services	19,573.81	AUG 2025 TANF CASE MANAGEMENT
			1800008654	210	44275	EMPLOYMENT FIRST	443600	Other Professional Services	21,715.07	AUG 2025 EMPLOYMENT FIRST
			1800008654TANF	210	44400	TANF BLOCK GRANT	443600	Other Professional Services	11,288.00	AUG 2025 TANF CASE MANAGEMENT
								Total Payment	**52,576.88**	
111242	10/15/25	ARMORED KNIGHTS INC	10368	100	21125	SUPPORT SERVICES	443600	Other Professional Services	620.60	ARMORED CAR SERVICES

Payment Number	Payment Date	Vendor Name	Invoice Number	Fund	Business Unit	Business Unit Description	Object Acct	Account Description	Amount	Remark
111243	10/15/25	ASA PROCESS SERVICE	AUG2025CW	210	44150	ADULT PROTECTION	447500	Other Purchased Services	485.00	PROCESS SERVICES
			AUG2025CW	210	44500	CHILD WELFARE	447500	Other Purchased Services	300.00	PROCESS SERVICES
			ABE2025018289	210	44150	ADULT PROTECTION	443650	Process Services	105.00	PROCESS SERVICES
			ABE2025017744	210	44150	ADULT PROTECTION	443650	Process Services	85.00	PROCESS SERVICES
			ABE2025018104	210	44150	ADULT PROTECTION	443650	Process Services	85.00	PROCESS SERVICES
								Total Payment	**1,060.00**	
111244	10/15/25	AUTOAUTO WASH LLC	WO58714	100	19920	FLEET-CAR WASH FACILITY	436600	Other Repair & Maint. Supplies	432.40	CAR WASH SUPPLIES
			WO58717	100	19920	FLEET-CAR WASH FACILITY	436600	Other Repair & Maint. Supplies	487.26	CAR WASH SUPPLIES
			WO58748	100	19920	FLEET-CAR WASH FACILITY	444700	Other Repair & Maint. Service	607.99	PARKER CAR WASH REPAIRS
			WO58757	100	19920	FLEET-CAR WASH FACILITY	444700	Other Repair & Maint. Service	467.70	CASTLE ROCK CARWASH REPAIRS
								Total Payment	**1,995.35**	
111245	10/15/25	AVERY, DANIEL	070125-091725	100	11400	COUNTY MANAGER	445300	Travel Expense	435.82	MILEAGE REIMBURSEMENT
111246	10/15/25	AXON ENTERPRISE INC	INUS370826	221	27125	SCHOOL TECHNOLOGY SERVICES	444550	Software/Hardware Subscription	149,720.25	6TH AMENDMENT SOFTWARE
			INUS370516	221	27125	SCHOOL TECHNOLOGY SERVICES	444550	Software/Hardware Subscription	6,439.88	6TH AMENDMENT SOFTWARE
			INUS376065	220	22350	LEA/TECHNOLOGY SERVICES	444550	Software/Hardware Subscription	4,344.73	6TH AMENDMENT SOFTWARE
			INUS370826/1	220	22350	LEA/TECHNOLOGY SERVICES	444550	Software/Hardware Subscription	101,010.53	5TH AMENDMENT SOFTWARE
			INUS370516/1	220	22350	LEA/TECHNOLOGY SERVICES	444550	Software/Hardware Subscription	4,344.74	6TH AMENDMENT SOFTWARE
			INUS377865	100	21350	TECHNOLOGY SECTION	444550	Software/Hardware Subscription	4.44	5TH AMENDMENT SOFTWARE
			INUS370826/2	100	21350	TECHNOLOGY SECTION	444550	Software/Hardware Subscription	1,153,033.81	5TH AMENDMENT SOFTWARE
			INUS376065/2	100	21350	TECHNOLOGY SECTION	444550	Software/Hardware Subscription	11,858.35	6TH AMENDMENT SOFTWARE
			INUS370516/2	100	21350	TECHNOLOGY SECTION	444550	Software/Hardware Subscription	87,331.86	6TH AMENDMENT SOFTWARE
								Total Payment	**1,518,088.59**	
111247	10/15/25	BACK 40 ACRES LLC	1859	200	800100	CONTRACTED MAJOR ROAD MAINT	443600	Other Professional Services	16,050.00	LANDSCAPE REPAIRS
111248	10/15/25	BARRETT, JULIE	091425-093025	200	31100	ROAD AND BRIDGE ADMIN	445300	Travel Expense	106.19	MILEAGE REIMBURSEMENT
111249	10/15/25	BASELINE ASSOCIATES INC	5160	100	21155	HIRING	447900	Recruitment Costs	3,060.00	PRE-EMPLOYMENT TESTING
111250	10/15/25	BRADLEY, JUSTIN	092225-092525	295	861305	RMHIDTA INTELLIGENCE	445300	Travel Expense	1,456.76	ISC MANAGERS MEETING, ST LOUIS, MO
111251	10/15/25	BUCKEYE CLEANING CENTER OF DENVER	90702477	100	21500	DETENTION	433400	Operating Supplies	537.45	DETENTION SUPPLIES
			90702477	100	21500	DETENTION	433900	Janitorial Supplies	2,203.26	DETENTION SUPPLIES
			90702477	100	21500	DETENTION	433800	Prisoner Maint. Supplies	1,906.56	DETENTION SUPPLIES
								Total Payment	**4,647.27**	
111252	10/15/25	CALDWELL, KELLY	090325-092725	217	861456	MCH-MATERNAL & CHILD HEALTH	445300	Travel Expense	282.87	MILEAGE REIMBURSEMENT
111253	10/15/25	CARTER, KATHERINE	071025-092525	100	16200	PLANNING & ZONING SERVICES	445300	Travel Expense	252.56	MILEAGE REIMBURSEMENT
111254	10/15/25	CATHOLIC CHARITIES OF CENTRAL COLORADO	202508	210	44400	TANF BLOCK GRANT	443600	Other Professional Services	1,100.00	AUG 2025 SERVICES
111255	10/15/25	CCMSI	172026IN	620	19400	UI/WC/DISABILITY SELF-INS.	449700	Review Fees/Bonds	421.25	SEP 2025 WC ADMIN FEES
111256	10/15/25	CDW GOVERNMENT LLC	AF9WE4Q	220	22100	PATROL-LEA	433400	Operating Supplies	1,228.80	PRINTER SUPPLIES
111257	10/15/25	CENTER COPY BOULDER, INC.	71234	220	22100	PATROL-LEA	440100	Printing/Copying/Reports	443.12	ABANDONED VEHICLE TAGS
			71253	210	44150	ADULT PROTECTION	440100	Printing/Copying/Reports	33.60	BUSINESS CARDS
			71227	210	44100	ADMINISTRATION BLOCK GRANT	440100	Printing/Copying/Reports	319.32	WINDOW ENVELOPES
			71228	100	19910	FLEET MAINTENANCE	440100	Printing/Copying/Reports	194.25	BUSINESS CARDS
			71226	100	21200	INVESTIGATIONS	440100	Printing/Copying/Reports	36.75	BUSINESS CARDS
								Total Payment	**1,027.04**	

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111258	10/15/25	CENTURY LINK	69677894/092425	100	18100	IT ADMINISTRATION	442400	Telephone/Communications	15.55	MILLER LONG DISTANCE SEP 2025
111259	10/15/25	CHERRY CREEK BASIN WATER AUTHORITY	3RDQTR2025CCFEE	100	100	GENERAL FUND	214408	Due to State-Cherry Crk Basin	4,244.52	Q3 2025 CHERRY CREEK BASIN FEES
			3RDQTR2025CCFEE	100	13100	TREASURER	341320	Tax Collection Fees	(42.44)	Q3 2025 CHERRY CREEK BASIN FEES
								Total Payment	**4,202.08**	
111260	10/15/25	CHURCH OF THE ROCK	083125	210	44400	TANF BLOCK GRANT	443600	Other Professional Services	6,388.75	AUG 2025 SERVICES
111261	10/15/25	CITY OF CENTENNIAL	20250925	200	800100	CONTRACTED MAJOR ROAD MAINT	473100	Roads, St., Drainage-Eng.	40,210.55	ASPHALT PAVING
111262	10/15/25	CLEAN DESIGNS	66467IN	100	19150	JUSTICE CENTER FACILITY MGMT	433400	Operating Supplies	218.89	OPERATING SUPPLIES
111263	10/15/25	CLEAR BALLOT GROUP INC	CBG33427	100	12500	ELECTIONS AND REGISTRATION	440100	Printing/Copying/Reports	328.00	TESTING DECK
111264	10/15/25	COLORADO SCALE CENTER	SS0925053	100	23100	CORONER	444400	Service Contracts	367.00	SCALE CALIBRATIONS
111265	10/15/25	COLUMBINE PAPER & MAINTENANCE	88703	100	51125	PARK MAINTENANCE-Cash in Lieu	433900	Janitorial Supplies	226.75	CLEANING SUPPLIES
111266	10/15/25	DB CORRELL CONSULTING LLC	100125	217	861618	E&E GAE FUNDING	443600	Other Professional Services	500.00	EARLY CHILDHOOD COUNCIL CONTRACTOR
			100120251	217	861625	EARLY CHILDHOOD COUNCIL ARP	443600	Other Professional Services	67.50	EARLY CHILDHOOD COUNCIL CONTRACTOR
			100120251	217	861627	EARLY CHILDHOOD COUNCIL CRRSA	443600	Other Professional Services	225.00	EARLY CHILDHOOD COUNCIL CONTRACTOR
			10012025	217	861619	TSQI CSQI GAE FUNDING	443600	Other Professional Services	3,600.00	EARLY CHILDHOOD COUNCIL CONTRACTOR
								Total Payment	**4,392.50**	
111267	10/15/25	DENVER DIRT WORKS INC	24824	200	800506	STORMWATER PRIORITY PROJECTS	473200	Roads, St., Drainage-Contr	9,650.00	LINCOLN RD STORM REPLACEMENT
111268	10/15/25	DORRELL III, RONALD	110225-110725PERDIEM	220	822110	SWAT TEAM	445300	Travel Expense	498.80	SWAT COMMANDER COURSE, SAN DIEGO, CA
111269	10/15/25	DOSSEY, MICHELLE	090225-092525	210	44500	CHILD WELFARE	445300	Travel Expense	54.04	MILEAGE REIMBURSEMENT
111270	10/15/25	DOUGLAS COUNTY DEPUTY SHERIFF'S ASSOCIATION	12626	250	53500	OPEN SPACE	443350	Security Services	2,856.00	SECURITY PATROLS
			12617	210	44100	ADMINISTRATION BLOCK GRANT	443350	Security Services	6,936.00	SEP 2025 DHS SECURITY
			12623	100	21750	EMERGENCY SERVICES UNIT	447510	Emergency Response Services	5,180.00	BACKFILL FIRE ASSIGNMENT
			12492	100	100	GENERAL FUND	211400	A/P - General	408.00	SECURITY SERVICES
								Total Payment	**15,380.00**	
111271	10/15/25	DOVE CREEK FORESTRY INC	146155	296	861572	AMERICAN RESCUE PLAN ACT	447500	PURCH SVCS/2025 FMWRM Wildfire	4,700.00	WILDFIRE MITIGATION PROGRAM
111272	10/15/25	DRC CONSTRUCTION SERVICES	250820	200	800506	STORMWATER PRIORITY PROJECTS	443600	Other Professional Services	15,614.75	VIDEO INSPECTIONS
111273	10/15/25	DYER-JONES, LARA	090225-092925	210	44550	CHILD WELFARE ADDTL ALLOCATION	445300	Travel Expense	577.15	MILEAGE REIMBURSEMENT
111274	10/15/25	EAN SERVICES LLC	40075401	295	861305	RMHIDTA INTELLIGENCE	445300	Travel Expense	270.14	TRAINING RENTAL
			40075401	295	861350	RMHIDTA TRAINING	445300	Travel Expense	192.21	TRAINING RENTAL
			40075401	295	861300	RMHIDTA MGMT & COORDINATION	445300	Travel Expense	258.34	TRAINING RENTAL
								Total Payment	**720.69**	
111275	10/15/25	ECONOLITE CONTROL PRODUCTS INC	INV234234	230	800833	TRAFFIC COMM./FIBER/CCTV O&M	474370	Traffic Signal Eqpmnt - Engr	46,096.12	EMERGENCY VEHICLE DETECTION EQUIPMENT
111276	10/15/25	ELITE SURFACE INFRASTRUCTURE	CI2020029APP5	235	801514	HILLTOP/SINGING HILLS IMPROVEM	473200	Road-St Drainage Construction	1,309,377.70	HILLTOP SEGMENT
			CI2024022APP1RTNG	230	800438	HESS RD BRIDGE REPAIR	211810	Retainage Payable	(8,354.68)	HESS RD BRIDGE
			CI2020029APP5RTNG	230	800156	HILLTOP RD (REATA-SINGING HILL	211810	Retainage Payable	(65,468.89)	HILLTOP SEGMENT
			CI2024022APP1	230	800438	HESS RD BRIDGE REPAIR	478200	Major Maint. of Assets	167,093.67	HESS RD BRIDGE
								Total Payment	**1,402,647.80**	
111277	10/15/25	EMPIRE CARPENTRY LLC	29244	250	807017	EVANS HOMESTEAD	472300	Improvements	37,373.75	EVANS HOMESTEAD

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111278	10/15/25	ERO RESOURCES CORPORATION	109085	250	807022	BAYOU GULCH HISTORIC PRESERVAT	443600	Other Professional Services	739.25	BAYOU GULCH SITE ASSESSMENT
			109084	250	807015	ROCKSHELTER HISTORIC	443600	Other Professional Services	756.15	ROCKSHELTER MONITORING
								Total Payment	**1,495.40**	
111279	10/15/25	ESCOBEDO, JONATHAN	091225-092725	100	21750	EMERGENCY SERVICES UNIT	445300	Travel Expense	1,085.00	FIRE ASSIGNMENT BACKFILL
111280	10/15/25	FAMILY TREE INC	AUG25GLSDOUGCO25	210	44500	CHILD WELFARE	443600	Other Professional Services	31,361.13	AUG 25 DRAWDOWN
111281	10/15/25	FELSBURG, HOLT AND ULLEVIG	45969	200	800506	STORMWATER PRIORITY PROJECTS	473100	Roads, St., Drainage-Eng.	9,712.50	DESIGN SUPPORT
			45968	200	800506	STORMWATER PRIORITY PROJECTS	473100	Roads, St., Drainage-Eng.	9,790.00	DRAINAGE & DESIGN SUPPORT
			45967	200	800506	STORMWATER PRIORITY PROJECTS	443600	Other Professional Services	367.50	GEOPOLYMER PROJECT
								Total Payment	**19,870.00**	
111282	10/15/25	FIRESIDE MASONRY & CONSTRUCTION	1547	250	53500	OPEN SPACE	444700	Other Repair & Maint. Service	2,596.00	HIDDEN MESA SIGN
111283	10/15/25	FREESE AND NICHOLS INC	1391398	200	800506	STORMWATER PRIORITY PROJECTS	443600	Other Professional Services	6,321.00	MANHOLE DESIGN
			1391296	200	800506	STORMWATER PRIORITY PROJECTS	443600	Other Professional Services	3,602.00	DRAINAGE ANALYSIS
								Total Payment	**9,923.00**	
111284	10/15/25	GALLOWGLASS GUARDIAN GROUP LLC	91825	220	822110	SWAT TEAM	446500	Other Training Services	25,000.00	SWAT TRAINING CLASS
			91225	100	21116	REGULATORY TRAINING	446500	Other Training Services	15,000.00	ACTIVE THREAT TRAINING CLASS
								Total Payment	**40,000.00**	
111285	10/15/25	GIGI DODSON WHALEN LLC	24	217	861615	CHILD CARE DEVELOPMENT BLOCK G	432100	Contract Work/Temporary Agency	4,650.00	EARLY CHILDHOOD COUNCIL CONTRACTOR
111286	10/15/25	GRIFFIN, SIERRA	090225-091825	210	44550	CHILD WELFARE ADDTL ALLOCATION	445300	Travel Expense	55.44	MILEAGE REIMBURSEMENT
111287	10/15/25	GROUND ENGINEERING CONSULTANTS INC	25402508	200	800100	CONTRACTED MAJOR ROAD MAINT	478100	Road Repair, Maint. & Overlay	34,715.00	CONSTRUCTION INSPECTIONS
			25405207R	200	800100	CONTRACTED MAJOR ROAD MAINT	478200	Major Maint. of Assets	68,785.75	MATERIAL TESTING/INSPECTIONS
								Total Payment	**103,500.75**	
111288	10/15/25	HELP & HOPE CENTER	DRAWDOWN1/2026TANF	210	44400	TANF BLOCK GRANT	443600	Other Professional Services	12,040.71	AUG 2025 SERVICES
111289	10/15/25	HISPANIC RESTAURANT ASSOCIATION	INV0235	100	41300	SENIOR COUNCIL	445500	Catered Meal Service	3,250.00	CATERED MEAL
111290	10/15/25	I3LOGIX INC	LGXINV002866	100	12500	ELECTIONS AND REGISTRATION	443600	Other Professional Services	9,800.00	BALLOT TRACKING
111291	10/15/25	INTERPRET SITE LLC	1028	250	53600	HISTORIC RESOURCES	443600	Other Professional Services	6,379.75	REPOSITORY CONTRACT WORK
111292	10/15/25	JACOBS ENGINEERING GROUP INC	WXYA4800031	230	800129	I-25 FRONTAGE RD(TOMAH-DAWSON)	473100	Roads, St., Drainage-Eng.	3,559.90	WEST FRONTAGE RD RELOCATION
111293	10/15/25	JAYHAWK GRADING INC	8845	200	800506	STORMWATER PRIORITY PROJECTS	473100	Roads, St., Drainage-Eng.	1,860.00	SANDSTONE HEADGATE CLEANOUT
111294	10/15/25	JON P DICKEY LLC	25DC18	100	24100	BUILDING DEVELOPMENT SERVICES	443600	Other Professional Services	5,445.00	CONTRACT ROOFING INSPECTIONS
111295	10/15/25	KENNY, THOMAS F	081725-090825	100	21750	EMERGENCY SERVICES UNIT	445300	Travel Expense	1,829.22	FIRE ASSIGNMENT BACKFILL
111296	10/15/25	KNOTHEAD TREE AND LAWN CARE	23052	200	31400	MAINTENANCE OF CONDITION	444700	Other Repair & Maint. Service	5,500.00	TREE REMOVAL SERVICES
			23051	200	31400	MAINTENANCE OF CONDITION	444700	Other Repair & Maint. Service	1,250.00	TREE REMOVAL SERVICES
								Total Payment	**6,750.00**	
111297	10/15/25	L L JOHNSON DISTRIBUTING COMPANY	196352200	100	51125	PARK MAINTENANCE-Cash in Lieu	474800	Other Machinery & Equip.	31,472.66	TORO LAWN MOWERS
111298	10/15/25	LEE, MICHAEL	090225-093025	210	44500	CHILD WELFARE	455200	Direct Relief Payments	99.00	CLIENT VISITATION
			090225-093025	210	44500	CHILD WELFARE	455200	Direct Relief Payments	19.17	CLIENT VISITATION
			090225-093025	210	44550	CHILD WELFARE ADDTL ALLOCATION	445300	Travel Expense	713.16	MILEAGE REIMBURSEMENT
			090225-093025	210	44500	CHILD WELFARE	455200	Direct Relief Payments	15.90	CLIENT VISITATION
			090225-093025	210	44500	CHILD WELFARE	455200	Direct Relief Payments	99.00	CLIENT VISITATION

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								Total Payment	**946.23**	
111299	10/15/25	LEVEL 3 COMMUNICATIONS	205293003/100125	100	18100	IT ADMINISTRATION	442440	Data Communication Lines	3,542.30	OCT 2025 INTERNET
			55R7HCHDM/100125	100	18100	IT ADMINISTRATION	442400	Telephone/Communications	1,288.34	OCT 2025 LONG DISTANCE
								Total Payment	**4,830.64**	
111300	10/15/25	LIGHTHOUSE TRANSPORTATION GROUP	TF2021026APP3	230	800833	TRAFFIC COMM./FIBER/CCTV O&M	473800	Traffic Signals - Construction	234,156.94	TRAFFIC SIGNAL MAINTENANCE
			TF2021026APP3RTNG	230	800833	TRAFFIC COMM./FIBER/CCTV O&M	211810	Retainage Payable	(11,707.85)	TRAFFIC SIGNAL MAINTENANCE
								Total Payment	**222,449.09**	
111301	10/15/25	MAGNUM-DIEGO PRIORITY SERVICES	23198	210	44900	CHILD SUPPORT ENFORCEMENT	443650	Process Services	170.25	PROCESS SERVICES
111302	10/15/25	MANNA RESOURCE CENTER	AUG2025TANF	210	44400	TANF BLOCK GRANT	443600	Other Professional Services	1,241.00	AUG 2025 FAMILY SERVICES
111303	10/15/25	MCCASKILL, JOHNMICHAEL G	090325-092925	217	861057	TPEP - TOBACCO PREV & ED PROG	445300	Travel Expense	468.23	MILEAGE REIMBURSEMENT
111304	10/15/25	MONTOYA, KIMBERLY	090325	217	861451	WIC - WOMEN, INFANT, CHILDREN	445300	Travel Expense	18.83	MILEAGE REIMBURSEMENT
111305	10/15/25	NATIONAL ELECTRICAL CONSTRUCTION INC	202501R	250	53740	PARKS SALES & USE TAX - PARKS	443600	Other Professional Services	1,950.00	ELECTRICAL SERVICES
111306	10/15/25	NEW GMCO LLC	CD202532262	200	31400	MAINTENANCE OF CONDITION	448800	Dust Suppressant	5,851.30	SOIL STABILIZATION MATERIALS
111307	10/15/25	NIKITA KING COUNSELING LLC	727	100	802024	PEACE OFFICER MENTAL HEALTH	443600	Other Professional Services	160.00	COUNSELING SERVICES
			763	100	802024	PEACE OFFICER MENTAL HEALTH	443600	Other Professional Services	160.00	COUNSELING SERVICES
								Total Payment	**320.00**	
111308	10/15/25	OLSSON INC	551020	230	800854	HAZARD ELIM/CONGESTION MGMT	473100	Roads, St., Drainage-Eng.	1,212.82	TOMAHAWK RD/E PARKER RD INTERSECTION
			551015	230	800267	WATERTON ROAD	473100	Roads, St., Drainage-Eng.	49,089.21	WATERTON-EAGLERIVER ROUNDABOUT
								Total Payment	**50,302.03**	
111309	10/15/25	OPENGOV INC	INV21901	100	18900	SOFTWARE MAINTENANCE	444500	Software/Hardware Supp./Maint.	7,350.00	ORANGE ADVANTAGE SOFTWARE
111310	10/15/25	OUTPUT SERVICES INC	P4013	100	12400	MOTOR VEHICLE	439200	Postage & Delivery Svc.	13,000.00	POSTAGE - MV RENEWAL CARDS
111311	10/15/25	PARKER VALLEY HOPE	092225	100	73000	OPIOID SETTLEMENT FUND ADMIN	457100	Interagency Contract Services	32,500.00	OPIOID GRANT
111312	10/15/25	PAVLICEK, JUVAILA R	090425-092725	217	861451	WIC - WOMEN, INFANT, CHILDREN	445300	Travel Expense	50.96	MILEAGE REIMBURSEMENT
111313	10/15/25	PAWS 4 PRODUCTIVITY LLC	347	210	44100	ADMINISTRATION BLOCK GRANT	447500	Other Purchased Services	500.00	WELLNESS VISIT
111314	10/15/25	PEAK OFFICE FURNITURE INC	74754	240	33215	JUSTICE CNTR FACIL IMPRVMNTS	474400	Furniture & Office Equipment	1,785.00	OFFICE FURNITURE
			74731	240	33215	JUSTICE CNTR FACIL IMPRVMNTS	474400	Furniture & Office Equipment	374.82	OFFICE FURNITURE
			74731/081925	100	33215	JUSTICE CNTR FACIL IMPRVMNTS	474400	Furniture & Office Equipment	7,782.61	OFFICE FURNITURE
			74753	100	19150	JUSTICE CENTER FACILITY MGMT	474400	Furniture & Office Equipment	4,528.83	OFFICE FURNITURE
			74774	100	19200	FUND ADMIN.-GENERAL	474400	Furniture & Office Equipment	969.00	OFFICE FURNITURE
								Total Payment	**15,440.26**	
111315	10/15/25	PHOENIX SUPPLY LLC	38910	100	21500	DETENTION	433800	Prisoner Maint. Supplies	2,074.95	DETENTION SUPPLIES
111316	10/15/25	POSTMORTEM PATHOLOGY SERVICES INC	2509DOU	100	23100	CORONER	443100	Medical, Dental & Vet Services	27,920.00	SEP 2025 AUTOPSIES
111317	10/15/25	PROULX, COREY	18	100	21130	EMPLOYEE WELLNESS	443600	Other Professional Services	1,340.00	EMPLOYEE WELLNESS
111318	10/15/25	RESPEC CONSULTING & SERVICES	INV08250551	200	800506	STORMWATER PRIORITY PROJECTS	443600	Other Professional Services	4,140.00	CONDITION ASSESSMENTS
			INV08250552	200	800506	STORMWATER PRIORITY PROJECTS	443600	Other Professional Services	1,765.00	PINERY PONDS DRAINAGE ANALYSIS
								Total Payment	**5,905.00**	
111319	10/15/25	RG LANDSCAPING SERVICES LLC	778	250	807008	DAWSON BUTTE PKG LOT EXPANSION	444700	Other Repair & Maint. Service	20,000.00	LANDSCAPING SERVICES

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			774	230	800117	CONTRACTED MAINTENANCE	478100	Road Repair, Maint. & Overlay	5,750.00	LANDSCAPING SERVICES
			779	230	800117	CONTRACTED MAINTENANCE	478100	Road Repair, Maint. & Overlay	2,600.00	LANDSCAPING SERVICES
			782	230	800117	CONTRACTED MAINTENANCE	478100	Road Repair, Maint. & Overlay	14,000.00	LANDSCAPING SERVICES
			781	230	800117	CONTRACTED MAINTENANCE	478100	Road Repair, Maint. & Overlay	2,300.00	LANDSCAPING SERVICES
			780	230	800117	CONTRACTED MAINTENANCE	478100	Road Repair, Maint. & Overlay	1,700.00	LANDSCAPING SERVICES
			775	230	800117	CONTRACTED MAINTENANCE	478100	Road Repair, Maint. & Overlay	2,050.00	LANDSCAPING SERVICES
			772	230	800117	CONTRACTED MAINTENANCE	478100	Road Repair, Maint. & Overlay	1,400.00	LANDSCAPING SERVICES
								Total Payment	**49,800.00**	
111320	10/15/25	RIVER NORTH TRANSIT LLC	INV00115818	230	801016	DC TRANSIT & MOBILITY PROGRAM	443600	Other Professional Services	231,930.79	HIGHLANDS RANCH LINK
111321	10/15/25	ROBERT HALF TECHNOLOGY	65452167	100	800900	TECHNOLOGY FUND	432100	Contract Work/Temporary Agency	3,665.52	TEMPORARY POSITION - BUDGET
111322	10/15/25	RONCAGLIA, KATHLEEN	090325-092625	210	44150	ADULT PROTECTION	445300	Travel Expense	230.09	MILEAGE REIMBURSEMENT
111323	10/15/25	SEDALIA WATER & SANITATION DISTRICT	091525	296	861577	ARPA-REVENUE REPLACEMENT	465100	Contributions - Misc./Sedalia	113,646.64	ARPA REIMBURSEMENT
111324	10/15/25	SEIBOLD, ABIGAYLE	090225-092925	210	44550	CHILD WELFARE ADDTL ALLOCATION	445300	Travel Expense	91.49	MILEAGE REIMBURSEMENT
111325	10/15/25	SHUMS CODA ASSOCIATES	19608	100	24100	BUILDING DEVELOPMENT SERVICES	447270	Elevator Witness Test	200.00	ELEVATOR WITNESS TEST
			19600	100	24100	BUILDING DEVELOPMENT SERVICES	447270	Elevator Witness Test	550.00	ELEVATOR PLAN REVIEW
			19610	100	24100	BUILDING DEVELOPMENT SERVICES	447270	Elevator Witness Test	200.00	ELEVATOR WITNESS TEST
			19598	100	24100	BUILDING DEVELOPMENT SERVICES	447280	New Elevator Installations	810.00	ELEVATOR PLAN REVIEW
			19609	100	24100	BUILDING DEVELOPMENT SERVICES	447270	Elevator Witness Test	200.00	ELEVATOR WITNESS TEST
								Total Payment	**1,960.00**	
111326	10/15/25	SKYVIEW WEATHER	14402	100	21700	EMERGENCY MGMT.	443600	Other Professional Services	6,037.50	WEATHER FORECASTING SERVICES
111327	10/15/25	SOURCE OFFICE & TECHNOLOGY	49910630	100	14100	ASSESSOR ADMINISTRATION	433200	Office Supplies	628.15	OFFICE SUPPLIES
			49910631	100	14100	ASSESSOR ADMINISTRATION	433200	Office Supplies	25.91	OFFICE SUPPLIES
								Total Payment	**654.06**	
111328	10/15/25	SOURCENOW	INVSN3840	100	19700	COMMUNITY JUSTICE SERVICES	433200	Office Supplies	138.96	PRINTER INK CARTRIDGES
			INVSN3841	100	21125	SUPPORT SERVICES	433210	Computer Supplies	238.24	PRINTER INK CARTRIDGES
								Total Payment	**377.20**	
111329	10/15/25	SPRADLIN PRINTING INC	23898	100	55250	COUNTY FAIR	440100	Printing/Copy/Fair Mkt & Spon	363.00	ROYALTY AUTOGRAPH SHEETS
111330	10/15/25	STANTON, DUSTI	093025	217	861624	EARLY CHILDHOOD COUNCIL PDG	443600	Other Professional Services	1,530.00	EARLY CHILDHOOD COUNCIL CONTRACTOR
111331	10/15/25	STATEWIDE INTERNET PORTAL AUTHORITY	11531	100	18900	SOFTWARE MAINTENANCE	444550	Software/Hardware Subscription	954.84	SALESFORCE 2025
111332	10/15/25	TRANS AERO LLC	3639A	100	19275	COUNTY EMERGENCY PREPAREDNESS	443600	Other Professional Services	318.00	HELICOPTER SERVICES
			3639	100	19275	COUNTY EMERGENCY PREPAREDNESS	443600	Other Professional Services	117,961.62	HELICOPTER SERVICES
			3639A1	100	21750	EMERGENCY SERVICES UNIT	447510	Emergency Response Services	3,375.78	HELICOPTER SERVICES
								Total Payment	**121,655.40**	
111333	10/15/25	TRINITY GROUP COMPANIES INC	18894IN	200	31650	ENG-ITS/TRAFFIC SIGNAL OPS	433500	Clothing & Uniforms	72.25	SAFETY VESTS
111334	10/15/25	TRINITY SERVICES GROUP INC	3011500201	100	21500	DETENTION	447150	Inmate Meals	16,387.53	INMATE MEALS
111335	10/15/25	TURNBAUGH, BRYNN	110125-110525PERDIEM	217	861462	CDC INFRASTRUCTURE OPHP	445300	Travel Expense	340.40	AMERICAN PUBLIC HEALTH ASSOCIATION CONFERENCE, WASHINGTON, DC
111336	10/15/25	TWOPENNY PRODUCTIONS LLC	TWP25031	100	21525	RESTRICTED BOOKING FEES (40%)	446500	Other Training Services	5,184.00	PATROL TRAINING SERVICES
111337	10/15/25	UNCC - UTILITY NOTIFICATION CENTER OF COLORADO	225090465	200	30200	ENGINEERING	443600	Other Professional Services	1,918.31	SEP 2025 UTILITY NOTIFICATION SERVICES

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111338	10/15/25	UNIFIRST CORPORATION	2260196222	100	19910	FLEET MAINTENANCE	433500	Clothing & Uniforms	73.71	UNIFORM SERVICE
			2260196347	100	19910	FLEET MAINTENANCE	433500	Clothing & Uniforms	212.88	UNIFORM SERVICE
								Total Payment	**286.59**	
111339	10/15/25	VANCE BROTHERS LLC	AF00019244	200	31400	MAINTENANCE OF CONDITION	448300	Asphalt & Asphalt Filler	240.00	TACK OIL
111340	10/15/25	WEBOLUTIONS INC	INV55615	100	18900	SOFTWARE MAINTENANCE	444500	Software/Hardware Supp./Maint.	6,650.00	WEBSITE MARKETING
111341	10/15/25	WESTERN PAPER DISTRIBUTORS	5282097	100	55200	FAIRGROUND OPERATIONS	433900	Janitorial Supplies	32.02	JANITORIAL SUPPLIES
			5277978	100	19150	JUSTICE CENTER FACILITY MGMT	433900	Janitorial Supplies	2,889.44	JANITORIAL SUPPLIES
								Total Payment	**2,921.46**	
111342	10/15/25	WESTON, GARY L	090225-093025	296	861577	ARPA-REVENUE REPLACEMENT	443600	OPS/Veterans MH	975.00	SEP 2025 VSO STIPEND
529641	10/14/25	ACADEMY SPORTS TURF LLC	AP2RTNGREL	260	800610	CHALLENGER REGIONAL PARK	211810	Retainage Payable	50,250.00	CHALLENGER FIELD TURF REPLACEMENT
529642	10/14/25	ADAMS, JOHN	070325-072025	100	55250	COUNTY FAIR	445300	Travel Exp/Fair Mkt & Spons	969.15	MILEAGE REIMBURSEMENT
529643	10/14/25	ADAMSON POLICE PRODUCTS	INV440443	220	822110	SWAT TEAM	433710	Firearm Accessories	368.00	AMMUNITION
529644	10/14/25	ALZATE, MORGAN A	MV REFUND/093025	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	141.06	REGISTRATION REFUND
529645	10/14/25	BARTELMIE, GARRET M	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	50.00	REGISTRATION REFUND
529646	10/14/25	BEBENSEE, JASON F	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	154.10	REGISTRATION REFUND
529647	10/14/25	BENT COUNTY SHERIFF'S OFFICE	202500182	210	44500	CHILD WELFARE	443650	Process Services	35.00	PROCESS SERVER FEE
			202500194	210	44500	CHILD WELFARE	443650	Process Services	35.00	PROCESS SERVER FEE
								Total Payment	**70.00**	
529648	10/14/25	BETHELCARE LLC	BC0725002	100	861060	FINES Committee Grant	443100	Medical, Dental & Vet Services	960.00	COMMUNITY CONNECTIONS
			BC0725001	100	861060	FINES Committee Grant	443100	Medical, Dental & Vet Services	2,160.00	COMMUNITY CONNECTIONS
								Total Payment	**3,120.00**	
529649	10/14/25	BIG BITE ENTERTAINMENT LLC	BBE202568	100	11600	PUBLIC AFFAIRS	443655	Video Production Services	1,275.00	VIDEO PRODUCTION SERVICES
529650	10/14/25	CARDEL VIVANT LLC	10012025	100	24100	BUILDING DEVELOPMENT SERVICES	322500	Building Permits	229.86	PERMIT REFUND
529651	10/14/25	CARMONA, ARACELI	DC002529	100	100	GENERAL FUND	221610	Sec. Deposit Refund-Fairground	200.00	SECURITY DEPOSIT REFUND
529652	10/14/25	CARRIER WEST	50274082	100	19125	FACILITIES MANAGEMENT	436600	Other Repair & Maint. Supplies	807.80	MAINTENANCE SUPPLIES
			50287371	100	19180	UNIFIED METROPOLITAN FORENSIC	436600	Other Repair & Maint. Supplies	5.80	MAINTENANCE SUPPLIES
								Total Payment	**813.60**	
529653	10/14/25	CASTLE ROCK STAR CLEANERS	133162	100	55250	COUNTY FAIR	443570	County Fair Service/Fair Admin	108.95	COSTUME CLEANING
529654	10/14/25	CASTLETON CENTER WATER & SANITATION DISTRICT	3763	100	19100	FACILITIES ADMINISTRATION	450230	Water & Sewer	62.00	BULK WATER ROAD MAINTENANCE
			3853	100	19100	FACILITIES ADMINISTRATION	450230	Water & Sewer	137.62	BULK WATER ROAD MAINTENANCE
			3832	100	19100	FACILITIES ADMINISTRATION	450230	Water & Sewer	238.03	BULK WATER ROAD MAINTENANCE
			3874	100	19100	FACILITIES ADMINISTRATION	450230	Water & Sewer	101.84	BULK WATER ROAD MAINTENANCE
			3757	100	19100	FACILITIES ADMINISTRATION	450230	Water & Sewer	62.00	BULK WATER ROAD MAINTENANCE
			3722	100	19100	FACILITIES ADMINISTRATION	450230	Water & Sewer	125.00	BULK WATER ROAD MAINTENANCE
			3811	100	19100	FACILITIES ADMINISTRATION	450230	Water & Sewer	110.64	BULK WATER ROAD MAINTENANCE
			3784	100	19100	FACILITIES ADMINISTRATION	450230	Water & Sewer	62.00	BULK WATER ROAD MAINTENANCE
								Total Payment	**899.13**	

Payment Number	Payment Date	Vendor Name	Invoice Number	Fund	Business Unit	Business Unit Description	Object Acct	Account Description	Amount	Remark
529655	10/14/25	CAUDILL JR, ANDREW	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	569.52	REGISTRATION REFUND
529656	10/14/25	CLASSICAL HORSE CLUB	DC002662	100	100	GENERAL FUND	221610	Sec. Deposit Refund-Fairground	237.50	SECURITY DEPOSIT REFUND
529657	10/14/25	COLORADO DISTRICT ATTORNEY'S COUNCIL	32605	223	28001	DA 23RD - DISTRICT MO ALLOC	443635	Subpeona Services	799.70	SUBPOENAS
			32632	223	28001	DA 23RD - DISTRICT MO ALLOC	445200	Metro Area Meeting Expense	78.00	BOARD MEETING
								Total Payment	**877.70**	
529658	10/14/25	COLORADO EARLY CHILDHOOD CONSULTING LLC	1194	217	861619	TSQI CSQI GAE FUNDING	443600	Other Professional Services	3,600.00	EARLY CHILDHOOD COUNCIL CONTRACTOR
			1191	217	861627	EARLY CHILDHOOD COUNCIL CRRSA	443600	Other Professional Services	180.00	EARLY CHILDHOOD COUNCIL CONTRACTOR
								Total Payment	**3,780.00**	
529659	10/14/25	CONTACT WIRELESS	41110397	100	18900	SOFTWARE MAINTENANCE	444500	Software/Hardware Supp./Maint.	1,189.89	TEXTING SERVICE
529660	10/14/25	COVA TREE	27261	200	800100	CONTRACTED MAJOR ROAD MAINT	443600	Other Professional Services	375.00	ARBORIST SERVICES
529661	10/14/25	CULBREATH, SIERRA N	073125-091725	210	44500	CHILD WELFARE	445300	Travel Expense	208.11	MILEAGE REIMBURSEMENT
529662	10/14/25	DAUGHERTY, COLIN M	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	133.03	REGISTRATION REFUND
529663	10/14/25	DENVER HEALTH & HOSPITAL AUTHORITY	G113056	217	861457	IMMUNIZATION & VACCINATN CHILD	443100	Medical, Dental & Vet Services	4,720.00	VACCINE SERVICES
529664	10/14/25	DENVER INDUSTRIAL SALES & SERVICE COMPANY	189913	200	31400	MAINTENANCE OF CONDITION	448300	Asphalt & Asphalt Filler	5,840.00	ASPHALT
			189913	200	31400	MAINTENANCE OF CONDITION	448300	Asphalt & Asphalt Filler	20,179.00	CRACK SEAL MATERIAL
								Total Payment	**26,019.00**	
529665	10/14/25	DIAMOND CLEANING LLC	3667	100	100	GENERAL FUND	211400	A/P - General	198.00	CLEANING SERVICES
529666	10/14/25	DOUGLAS COUNTY SHERIFFS OFFICE	2939	223	28501	DA 23RD - STATE MANDATED COSTS	443650	Process Services-State Mandate	11.00	PROCESS SERVER FEE
529667	10/14/25	DUCKS UNLIMITED INC	DC002652	100	100	GENERAL FUND	221610	Sec. Deposit Refund-Fairground	155.00	SECURITY DEPOSIT REFUND
529668	10/14/25	ET TECHNOLOGIES INC	86795	100	19910	FLEET MAINTENANCE	444700	Other Repair & Maint. Service	436.00	FLEET SERVICES
529669	10/14/25	FAULK, SHANE W	101425-101725PERDIEM	100	51100	PARK MAINTENANCE	445300	Travel Expense	303.60	COLORADO PARKS AND RECREATION CONFERENCE, VAIL, CO
529670	10/14/25	FORD, KATHRYN D	092225-092525	295	861305	RMHIDTA INTELLIGENCE	445300	Travel Expense	361.70	ISC MANAGERS MEETING, ST LOUIS, MO
529671	10/14/25	FRODL, DEREK "MOUSE"	10012025	100	24100	BUILDING DEVELOPMENT SERVICES	322600	Electrical Permits	58.25	PERMIT REFUND
529672	10/14/25	GALLUP, KENNETH R	101425-101725PERDIEM	100	51100	PARK MAINTENANCE	445300	Travel Expense	303.60	COLORADO PARKS AND RECREATION CONFERENCE, VAIL, CO
529673	10/14/25	GALVAN, MARLYS	DC002663	100	100	GENERAL FUND	221610	Sec. Deposit Refund-Fairground	200.00	SECURITY DEPOSIT REFUND
529674	10/14/25	GORDON, BLAKELY D	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	29.63	REGISTRATION REFUND
529675	10/14/25	GRAFF, NICKOLI M	101425-101725PERDIEM	100	51100	PARK MAINTENANCE	445300	Travel Expense	303.60	COLORADO PARKS AND RECREATION CONFERENCE, VAIL, CO
529676	10/14/25	HBS	FR5847497	250	807011	SANDSTONE RANCH	450240	Waste Disposal Services	398.25	TRASH SERVICE - SANDSTONE
529677	10/14/25	HERBERT, TYLER	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	25.00	REGISTRATION REFUND
529678	10/14/25	IMAGEFIRST	267068191	100	23100	CORONER	443600	Other Professional Services	63.73	LAUNDRY SERVICE

Payment Number	Payment Date	Vendor Name	Invoice Number	Fund	Business Unit	Business Unit Description	Object Acct	Account Description	Amount	Remark
529679	10/14/25	IRON BEAR TRAILER	INV61547	100	19910	FLEET MAINTENANCE	436200	Equip. & Motor Vehicle Parts	3,233.56	FLEET PARTS
529680	10/14/25	JORDAN, BRENDEN XAVIER	2	100	11600	PUBLIC AFFAIRS	443655	Video Production Services	390.00	VIDEO PRODUCTION SERVICES
529681	10/14/25	KARAHASANOVIC, IRMA	092325-092725	100	23100	CORONER	445300	Travel Expense	350.00	COLORADO CORONERS ASSOCIATION CONFERENCE, GRAND JUNCTION, CO
529682	10/14/25	KERR, AVERY H	090225-093025	210	44500	CHILD WELFARE	445300	Travel Expense	219.61	MILEAGE REIMBURSEMENT
529683	10/14/25	KIEWIT INFRASTRUCTURE COMPANY	9100918837	200	31400	MAINTENANCE OF CONDITION	448300	Asphalt & Asphalt Filler	4,627.07	ASPHALT FOR PAVING
			9100918773	200	31400	MAINTENANCE OF CONDITION	448300	Asphalt & Asphalt Filler	2,775.39	ASPHALT FOR PATCHING
			9100918943	200	31400	MAINTENANCE OF CONDITION	448300	Asphalt & Asphalt Filler	3,686.32	ASPHALT FOR PAVING
								Total Payment	**11,088.78**	
529684	10/14/25	LIFE LINE SCREENING	DC002480	100	100	GENERAL FUND	221610	Sec. Deposit Refund-Fairground	200.00	SECURITY DEPOSIT REFUND
529685	10/14/25	MACK, STEVEN K & KIMBERLY A	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	72.20	REGISTRATION REFUND
529686	10/14/25	MARTYNENKO, POLINA O & DIMITRY A	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	386.46	REGISTRATION REFUND
529687	10/14/25	MASON JUSTICE MOORE	14024	223	28014	DA 23RD - DISTRICT JD ALLOC	443600	Other Professional Services	165.00	CLINICAL SUPERVISION
529688	10/14/25	MCCUISTON, JANICE	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	26.84	REGISTRATION REFUND
529689	10/14/25	MU, YUNPENG	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	136.72	REGISTRATION REFUND
529690	10/14/25	NATIONAL FIRE & SAFETY INC	10010680	100	19100	FACILITIES ADMINISTRATION	444400	Service Contracts	2,015.00	EXTINGUISHER INSPECTION
			10009680	100	19150	JUSTICE CENTER FACILITY MGMT	444400	Service Contracts	121.57	EXTINGUISHER INSPECTION
			10010827	100	19100	FACILITIES ADMINISTRATION	444400	Service Contracts	630.00	EXTINGUISHER INSPECTION
								Total Payment	**2,766.57**	
529691	10/14/25	NORDIK BLADES	31693	200	31400	MAINTENANCE OF CONDITION	436200	Equip. & Motor Vehicle Parts	4,714.30	FLEET PARTS
529692	10/14/25	ONE PHYSICS LLC	24789	100	19150	JUSTICE CENTER FACILITY MGMT	444700	Other Repair & Maint. Service	1,695.00	XRAY RADIATION INSPECTION
529693	10/14/25	POWER EQUIPMENT COMPANY	198054	100	19910	FLEET MAINTENANCE	444700	Other Repair & Maint. Service	490.00	FLEET MAINTENANCE
529694	10/14/25	PROCTOR, BRENDAN	MV REFUND/100625	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	739.49	REGISTRATION REFUND
529695	10/14/25	PULVER, LAUREN	071025-082725	100	16200	PLANNING & ZONING SERVICES	445300	Travel Expense	84.77	MILEAGE REIMBURSEMENT
529696	10/14/25	ROCKY MOUNTAIN ASPHALT EDUCATION CENTER	L25340	100	30200	ENGINEERING	446100	Conference,Seminar, Train Fees	550.00	INSPECTOR CERTIFICATION
529697	10/14/25	RODRIGUEZ, ABIGAIL	DC002653	100	100	GENERAL FUND	221610	Sec. Deposit Refund-Fairground	315.00	SECURITY DEPOSIT REFUND
529698	10/14/25	SHANMUGANATHAN, RAJKUMAR	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	81.93	REGISTRATION REFUND
529699	10/14/25	SOMCHANA, BRANDON	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	72.20	REGISTRATION REFUND
529700	10/14/25	STACK, DENVER M & ALEJANDRA T	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	67.04	REGISTRATION REFUND
529701	10/14/25	STAHL, KELSEY	091225	100	16200	PLANNING & ZONING SERVICES	445300	Travel Expense	22.00	MILEAGE REIMBURSEMENT
529702	10/14/25	STEGINK, MOLLY	100725-101025PERDIEM	210	44500	CHILD WELFARE	445300	Travel Expense	344.00	CHILD WELFARE CONFERENCE, ORLANDO, FL

Payment Number	Payment Date	Vendor Name	Invoice Number	Fund	Business Unit	Business Unit Description	Object Acct	Account Description	Amount	Remark
529703	10/14/25	STERLING RANCH COMMUNITY AUTHORITY BOARD	REQUEST1	250	850859	PROSPECT VILLAGE COMMUNITY PAR	465100	Contributions - Misc.	299,721.10	PROSPECT PARK
			REQUEST2	250	850859	PROSPECT VILLAGE COMMUNITY PAR	465100	Contributions - Misc.	635,249.80	PROSPECT PARK
								Total Payment	**934,970.90**	
529704	10/14/25	STOCK ENTERPRISES LLC	INV55065	220	22100	PATROL-LEA	433400	Operating Supplies	6,393.31	GRAPPLER SUPPLIES
529705	10/14/25	THE JASPER PROJECT	DC002655	100	100	GENERAL FUND	221610	Sec. Deposit Refund-Fairground	348.88	SECURITY DEPOSIT REFUND
529706	10/14/25	THISTLE INVESTMENTS LLC	MV REFUND	100	100	GENERAL FUND	211650	Fee Refunds - Clerk & Recorder	57.10	REGISTRATION REFUND
529707	10/14/25	VAN DIEST SUPPLY COMPANY	264919	200	53500	OPEN SPACE	436700	Grounds Keeping Supplies	28,384.00	NOXIOUS WEED CHEMICALS
			264918	200	53500	OPEN SPACE	436700	Grounds Keeping Supplies	11,770.00	NOXIOUS WEED CHEMICALS
								Total Payment	**40,154.00**	
529708	10/14/25	WARD, JAXON G	092325-092625	100	23100	CORONER	445300	Travel Expense	382.36	COLORADO CORONERS ASSOCIATION CONFERENCE, GRAND JUNCTION, CO
529709	10/14/25	WATERWAY CARWASH	8823831	220	22270	HR DIVISION ADMIN	449059	Fleet Car Washes	11.50	AUG 2025 CAR WASHES
			8823831	220	22300	YESS PROGRAM	449059	Fleet Car Washes	5.75	AUG 2025 CAR WASHES
			8823831	220	22500	IMPACT UNIT/LEA	449059	Fleet Car Washes	20.00	AUG 2025 CAR WASHES
			8823831	220	21125	SUPPORT SERVICES	449059	Fleet Car Washes	20.00	AUG 2025 CAR WASHES
			8823831	220	23150	MAJOR CRIMES SECTION	449059	Fleet Car Washes	20.00	AUG 2025 CAR WASHES
			8823831	220	27400	SRO-NORTHSTAR ACADEMY	449059	Fleet Car Washes	20.00	AUG 2025 CAR WASHES
			8823831	220	800540	K-9 UNIT	449059	Fleet Car Washes	30.00	AUG 2025 CAR WASHES
			8823831	220	27325	SRO-SKYVIEW ACADEMY	449059	Fleet Car Washes	20.00	AUG 2025 CAR WASHES
			8823831	220	21100	SHERIFF ADMINISTRATION	449059	Fleet Car Washes	65.75	AUG 2025 CAR WASHES
			8823831	220	22100	PATROL-LEA	449059	Fleet Car Washes	217.25	AUG 2025 CAR WASHES
			8823831	220	22150	TRAFFIC SECTION	449059	Fleet Car Washes	70.00	AUG 2025 CAR WASHES
			8823831	220	27150	SCHOOL RESOURCE OFFICERS	449059	Fleet Car Washes	103.00	AUG 2025 CAR WASHES
			8823831	220	802014	MENTAL HEALTH INITIATIVE	449059	Fleet Car Washes	25.75	AUG 2025 CAR WASHES
								Total Payment	**629.00**	
529710	10/14/25	WESTERN SPECIALTY INSURORS LLC	73003	100	55250	COUNTY FAIR	443570	County Fair Service/Fair Rodeo	3,244.00	2025 FAIR & RODEO INSURANCE
529711	10/14/25	WHITEFIELD, DEVON M	091925	210	44150	ADULT PROTECTION	445300	Travel Expense	49.20	MILEAGE REIMBURSEMENT
529712	10/14/25	WICKED COLLISION CENTER	9227	630	19450	LIABILITY AND PROPERTY INS.	458100	Insurance Claims-Property	36,892.30	INSURANCE CLAIMS
529713	10/14/25	AUSTIN, IAN	100525-101125PERDIEM	220	800540	K-9 UNIT	445300	Travel Expense	136.00	K9 CONFERENCE, BUTLERVILLE, IN
529714	10/14/25	CARDEL PARKER LP	DV2015159	200	200	ROAD AND BRIDGE	221630	Escrow Payable	140,442.97	ESCROW RELEASE
529715	10/14/25	CENTURY COMMUNITIES	DV2025013	200	200	ROAD AND BRIDGE	221630	Escrow Payable	2,500.00	ESCROW RELEASE
529716	10/14/25	GARCIA, ALEXANDER	092425-092526	200	31400	MAINTENANCE OF CONDITION	445300	Travel Expense	115.15	MILEAGE REIMBURSEMENT
529717	10/14/25	MEDINA, JIMMY A	092625-092929	200	31400	MAINTENANCE OF CONDITION	445300	Travel Expense	115.08	MILEAGE REIMBURSEMENT
529718	10/14/25	STILTNER, JAMES P	100525-101125PERDIEM	220	22100	PATROL-LEA	445300	Travel Expense	136.00	K9 CONFERENCE, BUTLERVILLE, IN
529719	10/14/25	CASSELL, BRITTANY	070825-093025	100	16200	PLANNING & ZONING SERVICES	445300	Travel Expense	289.80	MILEAGE REIMBURSEMENT
529720	10/14/25	KRANIG, TODD	080425-082925	100	18100	IT ADMINISTRATION	445300	Travel Expense	68.11	MILEAGE REIMBURSEMENT
529721	10/14/25	XCEL ENERGY	5320791280/092525	200	31650	ENG-ITS/TRAFFIC SIGNAL OPS	450250	Traffic Signal Utilities	1,183.35	9717 FAIRVIEW PKWY - TRAFFIC LIGHTS
								Grand Total:	**8,035,634.33**	

HANDWRITES

Payment Number	Payment Date	Vendor Name	Invoice Number	Fund	Business Unit	Business Unit Description	Object Acct	Account Description	Amount	Remark
111219	10/07/25	CITY OF AURORA	R&BTAXES3Q25	200	82300	P TAX SHAREBACK MUNICIPALITIES	468500	Intergovernmental-Aurora	3,304.36	Q3 2025 ROAD & BRIDGE PROPERTY TAX SHAREBACK
111220	10/07/25	CITY OF CASTLE PINES	R&BTAXES3Q25	200	82300	P TAX SHAREBACK MUNICIPALITIES	468650	Intergovernmental-Castle Pines	13,431.75	Q3 2025 ROAD & BRIDGE PROPERTY TAX SHAREBACK
111221	10/07/25	CITY OF LITTLETON	R&BTAXES3Q25	200	82300	P TAX SHAREBACK MUNICIPALITIES	468200	Intergovernmental-Littleton	915.18	Q3 2025 ROAD & BRIDGE PROPERTY TAX SHAREBACK
111222	10/07/25	CITY OF LONE TREE	R&BTAXES3Q25	200	82300	P TAX SHAREBACK MUNICIPALITIES	468600	Intergovernmental-Lone Tree	36,246.35	Q3 2025 ROAD & BRIDGE PROPERTY TAX SHAREBACK
111223	10/07/25	EMPIRE CARPENTRY LLC	29243	250	807017	EVANS HOMESTEAD	472300	Improvements	60,420.75	EVANS HOMESTEAD
111224	10/07/25	ERO RESOURCES CORPORATION	108818	250	807015	ROCKSHELTER HISTORIC	443600	Other Professional Services	1,957.50	ROCKSHELTER MONITORING
111225	10/07/25	TOWN OF CASTLE ROCK	R&BTAXES3Q25	200	82300	P TAX SHAREBACK MUNICIPALITIES	468100	Intergovernmental-Castle Rock	58,515.12	Q3 2025 ROAD & BRIDGE PROPERTY TAX SHAREBACK
111226	10/07/25	TOWN OF LARKSPUR	R&BTAXES3Q25	200	82300	P TAX SHAREBACK MUNICIPALITIES	468300	Intergovernmental-Larkspur	488.22	Q3 2025 ROAD & BRIDGE PROPERTY TAX SHAREBACK
111227	10/07/25	TOWN OF PARKER	R&BTAXES3Q25	200	82300	P TAX SHAREBACK MUNICIPALITIES	468400	Intergovernmental-Parker	47,506.07	Q3 2025 ROAD & BRIDGE PROPERTY TAX SHAREBACK
111228	10/31/25	SEDAM, PENNY	100125-103125	295	861300	RMHIDTA MGMT & COORDINATION	443600	Other Professional Services	13,972.33	OCT 2025 COMPENSATION
111229	10/31/25	WEIS, KEITH	OCT2025	295	861300	RMHIDTA MGMT & COORDINATION	445100	Employee Auto Allowance	750.00	OCT 2025 AUTO
			100125-103125	295	861300	RMHIDTA MGMT & COORDINATION	443600	Other Professional Services	17,756.08	OCT 2025 COMPENSATION
								Total Payment	**18,506.08**	
529630	10/06/25	BBC RESEARCH & CONSULTING	25031001	100	16200	PLANNING & ZONING SERVICES	443600	Other Professional Services	4,800.00	PINERY MEADOWS PLANNING REVIEW
			25023001	100	16200	PLANNING & ZONING SERVICES	443600	Other Professional Services	4,755.00	PINERY LAKE PLANNING REVIEW
			25024002	100	16200	PLANNING & ZONING SERVICES	443600	Other Professional Services	4,360.00	RAMBLEWOOD PLANNING REVIEW
			25030001	100	16200	PLANNING & ZONING SERVICES	443600	Other Professional Services	4,800.00	SUNDOWN OAKS PLANNING REVIEW
			25024002	100	16200	PLANNING & ZONING SERVICES	443600	Other Professional Services	245.00	RAMBLEWOOD PLANNING REVIEW
								Total Payment	**18,960.00**	
529631	10/06/25	CALIBRE BOAT AND RV REPAIR	31424	245	47100	RUETER-HESS REC OPS & MAINT	474800	Other Machinery & Equip.	2,000.00	PATROL BOAT SONAR INSTALLATION
529632	10/06/25	COLORADO BUREAU OF INVESTIGATION	A260200017	100	100	GENERAL FUND	214628	Due to CBI - Concealed Handgun	2,921.00	AUG 2025 CONCEALED HANDGUN FEES
529633	10/06/25	COLORADO GOLF AND TURF INC	1184156	100	51125	PARK MAINTENANCE-Cash in Lieu	436600	Other Repair & Maint. Supplies	206.80	LAWN EQUIPMENT
529634	10/06/25	DOUGLAS COUNTY SCHOOL DISTRICT	092225	100	73000	OPIOID SETTLEMENT FUND ADMIN	457100	Interagency Contract Services	62,000.00	OPIOID GRANT
529635	10/06/25	HAMILTON, JEFFREY A	091725	100	11300	BOARD OF EQUALIZATION	443200	Legal Services	467.50	ABATEMENT HEARINGS
529636	10/06/25	CLERK OF COURT	100125	223	28001	DA 23RD - DISTRICT MO ALLOC	440100	Printing/Copying/Reports	60.00	COURT REPORTING
529637	10/06/25	STONEGATE VILLAGE METROPOLITAN DISTRICT	7816/093025	100	51100	PARK MAINTENANCE	450230	Water & Sewer	269.18	CHALLENGER PARK - FOUNTAIN
			5053/093025	100	51100	PARK MAINTENANCE	450230	Water & Sewer	27,183.00	CHALLENGER PARK - SOFTBALL FIELD IRRIGATION
								Total Payment	**27,452.18**	
								Grand Total:	**369,331.19**	

PCARD

R55AP001 | DOUGLAS COUNTY GOVERNMENT | 10/6/2025

Payment Register Report | 14:20:27

Payment Number	Payment Date	Vendor Name	Invoice Number	Amount	Remark
111205	10/03/25	J P MORGAN CHASE BANK	093025	838,015.27	2025 PCARD PURCHASES - 093025
				838,015.27	

J.P.Morgan

JPMORGAN CHASE BANK NA
P.O. BOX 15918
MAIL SUITE DE1-1404
WILMINGTON DE 19850

ACCOUNT NUMBER	[redacted]
PAYMENT DUE DATE	10/14/2025
AMOUNT DUE	$838,015.27
CURRENT BALANCE	$838,015.27

Remit To: JPMORGAN CHASE BANK NA
P.O. BOX 4475
CAROL STREAM, IL 60197-4475

AMOUNT ENCLOSED $

DOUGLAS COUNTY GOVT
CAROLYN RIGGS
100 THIRD STREET
SUITE 130
CASTLE ROCK CO 80104-2425

** □□□□□□□

[redacted]

PLEASE TEAR PAYMENT COUPON AT PERFORATION

STATEMENT MESSAGES

COMMERCIAL ACCOUNT SUMMARY

ORGANIZATION NAME: DOUGLAS COUNTY GOVT

ACCOUNT NUMBER: [redacted]

CLOSING DATE	09-30-25
CREDIT LIMIT	2,000,000
AVAILABLE CREDIT	1,161,985

FOR CUSTOMER SERVICE CALL:
1-800-316-6056

FOR TTY/TDD SERVICE CALL:
1-800-955-8060

SEND BILLING INQUIRIES TO:

JPMORGAN CHASE BANK NA
COMMERCIAL CARD SOLUTIONS
P.O. BOX 2015
MAIL SUITE IL1-6225
ELGIN, IL 60121

PREVIOUS BALANCE	1,125,935.47
PURCHASES AND OTHER CHARGES	860,368.40
CASH ADVANCES	.00
CREDITS	22,353.13
PAYMENTS	1,125,935.47-
LATE PAYMENT CHARGES	.00
CASH ADVANCE FEE	.00
FINANCE CHARGES	.00
NEW BALANCE	**838,015.27**
TOTAL PAYMENT DUE	838,015.27
DISPUTED AMOUNT	.00

Spend Analysis by Merchant

Run Date: 10/01/2025

Report ID: 10013

Posting Date: 09/01/2025 - 09/30/2025

DOUGLAS COUNTY GOVT
CAROLYN RIGGS
100 THIRD STREET
CASTLE ROCK, CO 80104-2425 USA

Merchant Name	Amount	Amount % Of Total	Average Amount	Count	Count % Of Total
TOWN OF CASTLE ROCK	81,745.42	9.26	3,144.05	26	26.00
481A PURCELL TIRE	48,084.44	5.45	2,090.63	23	23.00
XCEL EZ-PAY WEB	28,447.70	3.22	1,422.39	20	20.00
VZWRLSS*APOCC VISB	25,060.45	2.84	12,530.23	2	2.00
AMAZON MKTPL*N58XM5ZS3	21,622.00	2.45	21,622.00	1	1.00
INSIGHT PUBLIC SECTOR	19,410.52	2.20	2,772.93	7	7.00
WCI*WC OF COLORADO	16,726.52	1.89	5,575.51	3	3.00
VZWRLSS*MY VZ VB P	16,294.72	1.85	8,147.36	2	2.00
VSP*SNODEPOT	12,498.00	1.42	6,249.00	2	2.00
CINTAS CORP	11,912.60	1.35	425.45	28	28.00
FARIS MACHINERY	11,005.25	1.25	1,834.21	6	6.00
WICKED COLLISION CENTE	10,983.25	1.24	2,745.81	4	4.00
SHAREGATE	9,995.00	1.13	9,995.00	1	1.00
GOVCONNECTION	9,146.33	1.04	2,286.58	4	4.00
UNITED SITE SERVICES	9,068.81	1.03	377.87	24	24.00
MHC-KW-SOUTH DENVER MO	8,916.88	1.34	2,229.22	4	4.00
DOCUVAULT DELAWARE VAL	8,060.00	0.91	4,030.00	2	2.00
OJ WATSON	7,663.56	0.87	1,915.89	4	4.00
WWWNATIONALFIREFIGHTER	7,630.00	0.86	7,630.00	1	1.00
UNITED AIRLINES	7,513.48	0.85	250.45	30	30.00
CORE ELECTRIC COOPERAT	7,269.68	0.82	660.88	11	11.00
WAGNER EXCHANGE, LLC	6,969.72	0.79	633.61	11	11.00
BEAVER RUN RESORT	6,667.67	0.76	370.43	18	18.00
BI, INC AP	6,551.70	0.74	6,551.70	1	1.00
INTERSTATE BATTERIES P	6,505.33	0.74	2,168.44	3	3.00
IN *ALL ANIMAL RECOVER	6,150.00	0.70	6,150.00	1	1.00
BTS*PATTERSONDENTAL	5,855.85	0.66	5,855.85	1	1.00
USPS.COM POSTAL STORE	5,500.00	0.62	2,750.00	2	2.00
MINUTEMAN PRESS - CAST	5,367.50	0.61	894.58	6	6.00

Merchant Name	Amount	Amount % Of Total	Average Amount	Count	Count % Of Total
WM.COM	5,304.28	0.60	5,304.28	1	1.00
THOMSON WEST*TCD	5,286.54	0.60	2,643.27	2	2.00
KAIVAC	5,067.52	0.57	5,067.52	1	1.00
SP 13 FIFTY APPAREL	4,986.88	0.56	4,986.88	1	1.00
MARRIOTT	4,869.07	0.67	324.60	15	15.00
PY *IAFE	4,860.00	0.55	4,860.00	1	1.00
LS MIKES BIKES 203 HIG	4,814.56	0.55	2,407.28	2	2.00
SQ *SMOKIN' J'S BBQ	4,500.00	0.51	4,500.00	1	1.00
AIRVAC SERVICES	4,400.33	0.50	4,400.33	1	1.00
SHERATON	4,371.66	0.50	1,457.22	3	3.00
EVENT PRO SOFTWARE	4,289.97	0.49	2,144.99	2	2.00
SP HEIMAN FIRE EQUIP	4,263.55	0.48	2,131.78	2	2.00
CAMFIL USA, INC	4,219.70	0.48	4,219.70	1	1.00
KEN CARYL GLASS INC	3,977.00	0.45	3,977.00	1	1.00
HYATT HOTELS	3,724.67	0.42	931.17	4	4.00
KEYSTONE RESV	3,616.17	0.45	328.74	11	11.00
APEX WASTE SOLUTIONS -	3,613.64	0.41	3,613.64	1	1.00
EON OFFICE	3,604.70	0.41	3,604.70	1	1.00
AGFINITY HENDERSON AGR	3,600.00	0.41	3,600.00	1	1.00
WWWMUGABUGPESTCONTROLC	3,519.00	0.40	1,173.00	3	3.00
EZCATER*COSTA VIDA	3,397.60	0.38	3,397.60	1	1.00
HOLIDAY INNS	3,286.20	0.37	193.31	17	17.00
HSS	3,085.00	0.35	1,542.50	2	2.00
LUNCH WIRED ONLINE	3,055.62	0.35	1,018.54	3	3.00
ORACLE AMERICA, INC.	3,054.29	0.35	1,018.10	3	3.00
AMAZON.COM*4X33W77X3	2,990.00	0.34	2,990.00	1	1.00
TRINITY GROUP COMPANIE	2,970.80	0.34	1,485.40	2	2.00
BHE BLACK HILLS ENERGY	2,965.05	0.34	211.79	14	14.00
FORCE AMER. DISTRIBUTI	2,952.90	0.33	2,952.90	1	1.00
FAIRFIELD INN	2,889.39	0.33	321.04	9	9.00
4IMPRINT, INC	2,790.90	0.32	697.73	4	4.00
PAYPAL *MOFINETWORK	2,789.94	0.32	2,789.94	1	1.00
SOURCE MANAGEMENT	2,776.05	0.31	86.75	32	32.00
BOBCAT PARKER	2,734.21	0.31	546.84	5	5.00
IN *FIRST IMPRESSION P	2,733.65	0.31	683.41	4	4.00
COLORADO PETROLEUM	2,595.50	0.29	865.17	3	3.00
CASTLE ROCK WINNELSON	2,567.87	0.29	513.57	5	5.00
SQ *AUTO GLASS WORKS	2,525.00	0.29	252.50	10	10.00
EMPOWER 49TH	2,500.00	0.28	1,250.00	2	2.00

Merchant Name	Amount	Amount % Of Total	Average Amount	Count	Count % Of Total
SUBURBAN TOPPERS	2,490.00	0.28	2,490.00	1	1.00
ALL SEASONS RENT ALL O	2,415.02	0.27	1,207.51	2	2.00
TST*FATTYS	2,400.00	0.27	2,400.00	1	1.00
TRUCK ACCESORIES GROUP	2,394.00	0.27	478.80	5	5.00
KUBAT EQUIPMENT DENVER	2,355.00	0.27	2,355.00	1	1.00
THE HOME DEPOT #1531	2,315.02	0.44	96.46	24	24.00
FARM DEALER	2,302.44	0.34	209.31	11	11.00
THE DISPLAY COMPANY	2,290.00	0.26	2,290.00	1	1.00
NATIONAL STORMWATER CE	2,246.00	0.25	748.67	3	3.00
LA QUINTA INN AND SUITES	2,213.34	0.25	245.93	9	9.00
SQ *KENZ & LESLIE DIST	2,184.20	0.25	1,092.10	2	2.00
HIGHLANDS RANCH WATER	2,091.46	0.24	418.29	5	5.00
HOTEL COLORADO	2,064.36	0.23	344.06	6	6.00
STARLINK INTERNET	2,056.98	0.23	685.66	3	3.00
EVENT	2,036.08	0.23	2,036.08	1	1.00
LPY*LL JOHNSON DIST CO	2,006.14	0.23	401.23	5	5.00
AMAZON.COM*XR9S39HC3	2,000.00	0.23	2,000.00	1	1.00
RED HILL SUPPLY-SOURCE	1,960.85	0.22	980.43	2	2.00
QUALITY LANDSCAPE SOI	1,873.83	0.21	936.92	2	2.00
WESTSIDE TOWING	1,858.00	0.21	123.87	15	15.00
2PITNEY BOWES LEASING	1,848.96	0.21	1,848.96	1	1.00
LOWES #02274*	1,845.39	0.21	87.88	21	21.00
COURTYARD BY MARRIOTT	1,844.12	0.21	922.06	2	2.00
KLERK	1,825.08	0.21	608.36	3	3.00
KNOX COMPANY INC	1,821.00	0.21	1,821.00	1	1.00
AMAZON MKTPL*ZU9ID0BR3	1,817.55	0.21	1,817.55	1	1.00
AUTOGRAPH	1,802.34	0.20	600.78	3	3.00
GOOGLE *CLOUD QCCSHP	1,790.74	0.20	1,790.74	1	1.00
GENERAL AIR SERVICE &	1,783.83	0.20	891.92	2	2.00
LHM FORD LAKEWOOD	1,778.94	0.20	889.47	2	2.00
WCI*WASTE CONNECTIONS	1,742.73	0.20	1,742.73	1	1.00
AMAZON MKTPL*U87NM5J93	1,683.00	0.19	1,683.00	1	1.00
APA	1,658.47	0.19	552.82	3	3.00
THE CUSTOM BAG STORE	1,610.82	0.31	805.41	2	2.00
GRAINGER	1,559.45	0.18	222.78	7	7.00
SQ *ENTERTAINMENT-ETC.	1,545.00	0.18	772.50	2	2.00
CENTER COPY PRINTING	1,500.71	0.17	250.12	6	6.00
MAINTENANCE RESOURCES	1,500.00	0.17	1,500.00	1	1.00
SP CRASH DATA GROUP	1,500.00	0.17	1,500.00	1	1.00

Merchant Name	Amount	Amount % Of Total	Average Amount	Count	Count % Of Total
FS COM INC	1,480.00	0.17	1,480.00	1	1.00
MOTOROLA SOLUTIONS ONL	1,476.25	0.17	1,476.25	1	1.00
TRACTOR SUPPLY CO #550	1,469.96	0.17	1,469.96	1	1.00
ROCKY FLAG	1,453.97	0.16	1,453.97	1	1.00
E 470 EXPRESS TOLLS	1,432.15	0.16	477.38	3	3.00
FEDEX30616084	1,417.33	0.16	1,417.33	1	1.00
GALLS	1,414.62	0.16	707.31	2	2.00
WEAR PARTS AND EQUIPME	1,384.48	0.16	1,384.48	1	1.00
L.A.W.S.	1,373.19	0.16	686.60	2	2.00
ITE	1,370.00	0.16	1,370.00	1	1.00
SQ *ROCKVIEW HOTEL CAS	1,367.00	0.15	227.83	6	6.00
RESIDENCE INN	1,360.95	0.15	1,360.95	1	1.00
SMARTSHEET INC.	1,350.00	0.15	1,350.00	1	1.00
SNAP ON TOOLS	1,340.00	0.15	1,340.00	1	1.00
BUDGET RENT-A-CAR	1,282.48	0.15	1,282.48	1	1.00
THE HOME DEPOT 1531	1,276.84	0.14	70.94	18	18.00
PRECISION LOCKER COMPA	1,275.39	0.14	1,275.39	1	1.00
DOUBLETREE	1,274.48	0.14	318.62	4	4.00
STEAMBOAT MTN RESERVAT	1,272.18	0.14	636.09	2	2.00
STOCKYARD RANCH SUPPLY	1,251.00	0.14	1,251.00	1	1.00
EMPOWER 124TH	1,250.00	0.14	1,250.00	1	1.00
SOUTHWEST AIRLINES	1,231.95	0.14	615.98	2	2.00
DIVERSIFIED BODY AND P	1,226.12	0.14	613.06	2	2.00
SUMMIT TRUCK BODIES	1,215.30	0.14	1,215.30	1	1.00
ROYCE INDUSTRIES DEN	1,201.62	0.14	600.81	2	2.00
ACE EQUIPMENT AND SUPP	1,178.10	0.13	1,178.10	1	1.00
ROJEN COMPANY	1,170.00	0.13	1,170.00	1	1.00
LABOR FINDERS	1,157.72	0.13	578.86	2	2.00
COLORADO WEED MANAGEME	1,140.00	0.13	285.00	4	4.00
SUPPLYHOUSE.COM	1,137.03	0.13	227.41	5	5.00
SQ *YOLANDA'S TACOS	1,136.37	0.13	568.19	2	2.00
TRIGON SPORTS INTL	1,098.70	0.12	1,098.70	1	1.00
SQ *SALT CRAFT MEAT MA	1,093.14	0.12	1,093.14	1	1.00
THE HOME DEPOT #1516	1,091.28	0.12	218.26	5	5.00
ESTES PARK LODGING	1,089.48	0.12	544.74	2	2.00
LEXISNEXIS RISK SOL	1,084.21	0.12	361.40	3	3.00
E&G TERMINAL CORPORATI	1,077.84	0.12	269.46	4	4.00
SQ *SCHOMP FORD*INVOIC	1,068.12	0.12	213.62	5	5.00
MICRO CENTER #181 RETA	1,062.36	0.12	265.59	4	4.00

Merchant Name	Amount	Amount % Of Total	Average Amount	Count	Count % Of Total
DENVER METRO CHAMBER	1,050.00	0.12	350.00	3	3.00
REI*MATTHEW BENDER &CO	1,046.12	0.12	348.71	3	3.00
MAVERICK LABEL	1,042.50	0.12	1,042.50	1	1.00
AMAZON MKTPL*NJ0YR3UE0	1,039.40	0.12	1,039.40	1	1.00
BRECK RESERVATIONS	1,037.14	0.12	518.57	2	2.00
DELTA	1,026.36	0.12	1,026.36	1	1.00
AMAZON.COM*2V2I87GV3	1,022.13	0.12	1,022.13	1	1.00
ATT* BILL PAYMENT	1,019.67	0.12	169.95	6	6.00
SPI*DENVER WATER	1,009.45	0.11	1,009.45	1	1.00
AMAZON MKTPL*UH7BL26D3	1,007.92	0.11	1,007.92	1	1.00
SCHOOL OF PUBLIC AFFAI	1,000.00	0.11	500.00	2	2.00
SQ *THE CAKE COMPANY	1,000.00	0.11	1,000.00	1	1.00
AMAZON.COM*H33F38I83	990.00	0.11	990.00	1	1.00
APPLE.COM/US	972.10	0.11	972.10	1	1.00
CENTURYLINK LUMEN	970.71	0.11	323.57	3	3.00
SQ *ABSOLUTE GRAPHICS,	963.68	0.11	481.84	2	2.00
SP THECOWLOT	963.00	0.11	963.00	1	1.00
CHARLES D JONES/ENGLE	962.32	0.11	481.16	2	2.00
MOUNTAIN CHALET SNOWMA	961.64	0.11	961.64	1	1.00
GG *FRIENDS OF DOUGLAS	960.00	0.11	480.00	2	2.00
DAY-TIMER US	945.99	0.11	945.99	1	1.00
IACP	925.00	0.10	231.25	4	4.00
AMAZON MKTPL*8Q7ND1U33	908.46	0.10	908.46	1	1.00
IN *JANELLE SCOTT	900.00	0.10	900.00	1	1.00
ULINE *SHIP SUPPLIES	899.01	0.10	899.01	1	1.00
TST* CRANELLIS ITALIAN	896.85	0.10	896.85	1	1.00
BASS PRO CATALOG U.S.	887.93	0.10	887.93	1	1.00
BEST WESTERN HOTELS	886.90	0.10	886.90	1	1.00
APHA EDONOREDUEPUBS	865.00	0.10	432.50	2	2.00
HID GLOBAL CORPORATION	861.90	0.10	861.90	1	1.00
ALAMEDA WHOLESALE NURS	860.00	0.10	860.00	1	1.00
WILD HORSE PASS HOTEL	858.80	0.10	858.80	1	1.00
SQ *INTERMOUNTAIN SWEE	850.08	0.10	425.04	2	2.00
TICKETS*2025 OAK L	825.96	0.09	412.98	2	2.00
GLACIER INTERNATIONAL	825.00	0.09	206.25	4	4.00
MOUNTAIN VIEW ELECTRIC	818.08	0.09	818.08	1	1.00
SAFEWAY #1877	816.24	0.09	102.03	8	8.00
ROLL-RITE LLC	811.62	0.09	811.62	1	1.00
YEARLI.COM	811.00	0.09	405.50	2	2.00

Merchant Name	Amount	Amount % Of Total	Average Amount	Count	Count % Of Total
AMAZON.COM*TF60C2DP3	799.99	0.09	799.99	1	1.00
CUMMINS OSM	785.00	0.09	785.00	1	1.00
IMLSS UTAH	782.72	0.09	391.36	2	2.00
AMERICAN AIRLINES	780.47	0.09	780.47	1	1.00
MURDOCHS CASTLE ROCK	776.42	0.09	388.21	2	2.00
IN *CASTLE PINES CONNE	775.00	0.09	775.00	1	1.00
AMAZON MKTPL*DU2Q789B3	774.00	0.09	774.00	1	1.00
SURVEILLANCE-VIDEO.COM	768.21	0.09	768.21	1	1.00
DVL GROUP INC	757.00	0.09	757.00	1	1.00
THULE INC	756.24	0.09	756.24	1	1.00
KELE, INC	743.34	0.08	743.34	1	1.00
LED LIGHT EXPERT	732.97	0.08	732.97	1	1.00
COMCAST BUSINESS	730.05	0.08	730.05	1	1.00
ELLIOTT ELECTRIC SUPPL	729.45	0.08	364.73	2	2.00
PACPLUMBING.COM	728.09	0.08	728.09	1	1.00
TST*SCILEPPIS AT THE O	720.80	0.08	102.97	7	7.00
MISTEQUA HOTEL	719.40	0.08	359.70	2	2.00
FRONT RANGE KUBOTA - K	704.10	0.08	352.05	2	2.00
CAPA	700.00	0.08	700.00	1	1.00
IN *COLORADO CHAPTER S	700.00	0.08	700.00	1	1.00
SQ *MARATHONK9 ACADEMY	700.00	0.08	350.00	2	2.00
STACCATO 2011 LLC	700.00	0.08	700.00	1	1.00
MODEVNETWORK LLC PAYME	695.00	0.19	231.67	3	3.00
MSB*DCENVIROHEALTH	690.80	0.08	345.40	2	2.00
2539 - JENSEN SALES CO	674.56	0.08	674.56	1	1.00
KING SOOPERS #0008	672.68	0.08	112.11	6	6.00
GRAND PRIX MOTORSPORTS	657.98	0.07	328.99	2	2.00
SP HUSTLE 2.0	654.74	0.07	654.74	1	1.00
PWSD	639.20	0.07	159.80	4	4.00
FRONTIER	635.92	0.07	317.96	2	2.00
AMAZON MKTPL*TT7S57R83	628.80	0.07	628.80	1	1.00
EXTENDED STAY	625.95	0.07	312.98	2	2.00
XCEL EZ-PAY FEE WEB	625.87	0.07	31.29	20	20.00
AMAZON.COM*KO90Q22Y3	625.44	0.07	625.44	1	1.00
4TE*SECURITY CENTRAL,	617.50	0.07	617.50	1	1.00
QDOBA 2329 ONLINE	617.00	0.07	308.50	2	2.00
AMAZON MKTPL*VU2D82R03	608.52	0.07	608.52	1	1.00
CELLHIRE USA	608.00	0.07	608.00	1	1.00
IN *KYLE MORTENSEN	600.00	0.07	600.00	1	1.00

Merchant Name	Amount	Amount % Of Total	Average Amount	Count	Count % Of Total
INTERNATIONAL ASSOCIAT	600.00	0.07	600.00	1	1.00
HTL*EMBASSYSUITESB	599.73	0.07	599.73	1	1.00
MAILCHIMP	598.00	0.07	199.33	3	3.00
ELECTION CENTER	597.00	0.07	199.00	3	3.00
PANERA BREAD #202436 O	596.01	0.07	596.01	1	1.00
AMAZON MKTPL*C299Z2313	595.18	0.07	595.18	1	1.00
KING SOOPERS #0132	593.13	0.07	84.73	7	7.00
SP EXIT SIGN WAREHOU	586.00	0.07	586.00	1	1.00
SHERWIN-WILLIAMS701831	581.65	0.07	290.83	2	2.00
EXTRA SPACE 1458	579.00	0.07	579.00	1	1.00
TMOBILE POSTPAID WEB	575.50	0.07	575.50	1	1.00
ISSA SHOW	575.00	0.07	575.00	1	1.00
MAXWELL ANDERSON HOTEL	573.92	0.07	573.92	1	1.00
UBER *TRIP	569.84	0.06	40.70	14	14.00
HARBOR FREIGHT TOOLS29	569.50	0.06	189.83	3	3.00
AMAZON MKTPL*5I5X97CC3	569.00	0.06	569.00	1	1.00
AMAZON MKTPL*NJ1PK95D0	569.00	0.06	569.00	1	1.00
SP RUFFLAND PERFORMANC	562.19	0.06	562.19	1	1.00
COMCAST / XFINITY	561.72	0.06	112.34	5	5.00
BUILDING AND FIRE CODE	555.00	0.06	555.00	1	1.00
INT'L CODE COUNCIL INC	555.00	0.06	277.50	2	2.00
IN *ROCKY MOUNTAIN HOS	550.00	0.06	550.00	1	1.00
REALTY MARKETING DOMAI	550.00	0.06	550.00	1	1.00
SQ *PHILLY ON THE GO 2	545.00	0.07	272.50	2	2.00
ANGIES RESTAURANT	543.38	0.06	543.38	1	1.00
RSD - CENTENNIAL#74	538.66	0.06	107.73	5	5.00
WALMART.COM	538.62	0.06	538.62	1	1.00
IFMA HEURISTICS	515.00	0.06	171.67	3	3.00
FASTSIGNS 371801	508.91	0.06	508.91	1	1.00
WILDLIFE ALLIANCE	500.00	0.06	500.00	1	1.00
HORIZON DIST - H410	498.76	0.06	498.76	1	1.00
FSP*SOUTHWEST MOBILE S	497.13	0.06	497.13	1	1.00
BADGEANDWALLET.COM	483.95	0.05	161.32	3	3.00
AMAZON MKTPL*Y324C3933	476.98	0.05	476.98	1	1.00
RAINMASTER	474.20	0.05	474.20	1	1.00
THETRANZONICCOMPANIES	466.97	0.05	466.97	1	1.00
AMAZON MKTPL*FI7028T03	465.98	0.05	465.98	1	1.00
CO COUNTY SERVICES - S	455.78	0.05	455.78	1	1.00
WM SUPERCENTER #2892	453.64	0.05	226.82	2	2.00

Merchant Name	Amount	Amount % Of Total	Average Amount	Count	Count % Of Total
COLORADO OPEN SPACE	450.00	0.05	450.00	1	1.00
OCC /DCJ* COLORADO DIV	450.00	0.05	450.00	1	1.00
PACE-EDWARDS	449.00	0.05	449.00	1	1.00
USPS.COM CLICKNSHIP	447.80	0.05	15.44	29	29.00
AMAZON MKTPL*R405C7LA3	443.15	0.05	443.15	1	1.00
GATEWAY INN	437.01	0.05	218.51	2	2.00
MSFT * E0500XH6PJ	437.00	0.05	437.00	1	1.00
CUSTOM SUNSCREEN STORE	427.20	0.05	427.20	1	1.00
PIONEER MATERIALS WEST	426.00	0.05	142.00	3	3.00
AMAZON MKTPL*O234M2SV3	423.36	0.05	423.36	1	1.00
CES 691	421.84	0.05	84.37	5	5.00
THE HOME DEPOT 1516	421.75	0.05	84.35	5	5.00
IN *MALCO AUTO SUPPLY	420.00	0.05	420.00	1	1.00
CASTLE PINES WINWTR WR	419.35	0.05	104.84	4	4.00
KING SOOPERS #0125	416.03	0.05	104.01	4	4.00
CITYDATA.AI	415.00	0.05	415.00	1	1.00
USPS PO 0714410156	411.98	0.05	58.85	7	7.00
DEN PUBLIC PARKING	410.00	0.05	82.00	5	5.00
FERGUSON ENT 1983	405.91	0.05	405.91	1	1.00
CAREPORTAL/GO PROJECT	400.00	0.05	200.00	2	2.00
GREYHOUND	399.23	0.05	133.08	3	3.00
ZORO TOOLS INC	396.77	0.04	396.77	1	1.00
EQUIPMENTSHARE.COM	393.68	0.04	393.68	1	1.00
HOME2 SUITES BY HILTON	391.92	0.04	195.96	2	2.00
CHICK-FIL-A #04027	390.60	0.04	390.60	1	1.00
AMAZON MKTPL*586GX33G3	386.97	0.04	386.97	1	1.00
AMAZON.COM*H25AE9N63	386.70	0.04	386.70	1	1.00
GLASER ENERGY GROUP IN	383.46	0.04	383.46	1	1.00
EBAY O*06-13567-85906	381.57	0.04	381.57	1	1.00
AMAZON MKTPL*OF6P30WW3	379.84	0.04	379.84	1	1.00
USPS KIOSK 0714419550	372.00	0.04	372.00	1	1.00
ENTERPRISE RENT-A-CAR	371.33	0.04	123.78	3	3.00
SP NINJA TRANSFERS DTF	371.15	0.04	185.58	2	2.00
AMAZON MKTPL*NJ78B2ML0	366.66	0.04	366.66	1	1.00
AMAZON MKTPL*4C50C8YP3	362.99	0.04	362.99	1	1.00
SUPER 8 MOTELS	362.88	0.04	362.88	1	1.00
CBI ONLINE	360.00	0.04	15.65	23	23.00
AMAZON MKTPL*F36FI81C3	357.00	0.04	357.00	1	1.00
IN *EMERGENETICS INTER	354.55	0.04	354.55	1	1.00

Merchant Name	Amount	Amount % Of Total	Average Amount	Count	Count % Of Total
AFP*COLORADO WATERWISE	350.00	0.04	350.00	1	1.00
LOWES #01755*	349.66	0.04	58.28	6	6.00
GOSPEL HOMES FOR WOMEN	346.72	0.04	346.72	1	1.00
TICKETS*2025 UNDER	345.46	0.04	172.73	2	2.00
CORPORATE TRANSLATE	342.45	0.04	342.45	1	1.00
WIRELESS ACCESSORIES U	333.89	0.04	333.89	1	1.00
AIRLIFT DOORS INC	332.85	0.04	332.85	1	1.00
DISNEY RESORTS	330.75	0.04	330.75	1	1.00
CELLEBRITE INC.	330.00	0.04	330.00	1	1.00
MOTOSPA OF CASTLE ROCK	329.00	0.11	109.67	3	3.00
NORTH AMERICAN RESCUE	327.41	0.04	327.41	1	1.00
EASTERN SLOPE RURAL TE	323.18	0.04	323.18	1	1.00
THE WEBSTAURANT STORE	322.41	0.04	161.21	2	2.00
AMAZON MKTPL*Z93K818H3	315.23	0.04	315.23	1	1.00
TEXTLINE	314.00	0.04	314.00	1	1.00
AMAZON.COM*ZE78C2883	312.40	0.04	312.40	1	1.00
IMS PRINTING AND SIGNS	311.54	0.04	311.54	1	1.00
AMAZON.COM*M79II3NU3	309.98	0.04	309.98	1	1.00
AMAZON.COM*CU8T60NY3	305.59	0.03	305.59	1	1.00
AMAZON.COM*IV9IJ8PQ3	305.56	0.03	305.56	1	1.00
AMAZON.COM*JV76K34L3	305.40	0.03	305.40	1	1.00
AMAZON MKTPL*OC6HC1A53	303.80	0.03	303.80	1	1.00
AMAZON MKTPL*HG7CI4D53	303.33	0.03	303.33	1	1.00
MCGEE COMPANY	301.88	0.03	301.88	1	1.00
COUNTY SHE* REG2J3835R	300.00	0.03	300.00	1	1.00
ROCK HEATING	299.00	0.03	299.00	1	1.00
SOCIETYFORHUMANRESOURC	299.00	0.03	299.00	1	1.00
TITAN MACHINERY DENVER	298.93	0.03	298.93	1	1.00
PRINTPPS.COM PAPER	298.07	0.03	298.07	1	1.00
KLEEN RITE CORP	294.24	0.03	147.12	2	2.00
AMAZON MKTPL*OC7WR1RL3	291.72	0.03	291.72	1	1.00
AMAZON MKTPL*G02VJ5N23	288.29	0.03	288.29	1	1.00
OPENAI *CHATGPT SUBSCR	287.04	0.03	143.52	2	2.00
SAMSCLUB #4853	280.87	0.03	93.62	3	3.00
BEST BUY 00001644	279.99	0.03	279.99	1	1.00
AUTOPAY/DISH NTWK	278.30	0.03	92.77	3	3.00
COMPTIA, INC.	276.00	0.03	276.00	1	1.00
TRANE SUPPLY-111621	275.48	0.12	55.10	5	5.00
RMAF	275.00	0.03	275.00	1	1.00

Merchant Name	Amount	Amount % Of Total	Average Amount	Count	Count % Of Total
TWISTERS PAR 21	274.97	0.03	137.49	2	2.00
AMAZON MKTPL*BT0WW2EO3	271.98	0.03	271.98	1	1.00
COLUMN PUBLIC NOTICE	270.42	0.03	45.07	6	6.00
TRANSPARENT CLEA	264.16	0.03	264.16	1	1.00
SP UNITEDBUILT	263.07	0.03	263.07	1	1.00
TARGET 00013268	262.65	0.04	87.55	3	3.00
THE HOME DEPOT #1540	262.58	0.03	52.52	5	5.00
ARIN	262.50	0.03	262.50	1	1.00
JOHN KUROS - MATCO	261.95	0.03	261.95	1	1.00
HAMPTON INN HOTELS	258.75	0.03	129.38	2	2.00
SAMS CLUB #4853	256.15	0.03	256.15	1	1.00
COLUMPR7203900731	254.35	0.03	254.35	1	1.00
HAMPTON INN STOW	253.56	0.03	126.78	2	2.00
CUSTOM LIP BALM STORE	252.00	0.03	252.00	1	1.00
ACPA CO/WY CHAPTER	250.00	0.03	250.00	1	1.00
FBI NATIONAL ACADEMY	250.00	0.03	250.00	1	1.00
PY *WSSA	250.00	0.03	250.00	1	1.00
U-HAUL MOVING & STORAG	249.90	0.03	249.90	1	1.00
AMAZON MKTPL*MZ5MP45B3	249.80	0.03	249.80	1	1.00
AMAZON.COM*NV4U66JE0	249.66	0.03	249.66	1	1.00
SP PORTABLEHANDWASHI	249.47	0.03	249.47	1	1.00
FSP*JOES CAR SERVICE	247.00	0.03	123.50	2	2.00
AMAZON MKTPL*SM01G5393	241.11	0.03	241.11	1	1.00
AMAZON MKTPL*RI81D3343	240.69	0.03	240.69	1	1.00
BENNYS COLVILLE INN	238.72	0.03	238.72	1	1.00
TINYMOBILEROBOTS	233.99	0.03	117.00	2	2.00
CANVA* I04632-34400919	232.00	0.03	232.00	1	1.00
AMAZON.COM*S20X30WI3	230.24	0.03	230.24	1	1.00
AMAZON MKTPL*YB0777M33	222.01	0.03	222.01	1	1.00
THEIACP	220.00	0.02	220.00	1	1.00
MERIDIAN METROPOLITAN	219.97	0.02	54.99	4	4.00
AMAZON.COM*AU3GC1LK3	218.92	0.02	218.92	1	1.00
AMAZON MKTPL*5G9LC5C23	218.74	0.02	218.74	1	1.00
ALPINE TROPHIES INC	215.90	0.02	215.90	1	1.00
AMAZON MKTPL*OZ9FF1YV3	214.94	0.02	214.94	1	1.00
FEDEX30733289	212.44	0.02	212.44	1	1.00
AMAZON MKTPL*LL1M86FF3	208.62	0.02	208.62	1	1.00
CHCO ANSCH SAFETY ST	206.99	0.02	206.99	1	1.00
AMAZON.COM*RQ7R082K3	206.10	0.02	206.10	1	1.00

Merchant Name	Amount	Amount % Of Total	Average Amount	Count	Count % Of Total
SP FORENSICS SOURCE	205.99	0.02	205.99	1	1.00
2516 - CPS DSTRBTRS	205.35	0.02	205.35	1	1.00
WCI*MOUNTAIN VIEW WAST	204.84	0.02	204.84	1	1.00
IN *MONOGRAMS BY K & K	204.00	0.02	204.00	1	1.00
AMAZON MKTPL*Q21LF9QZ3	203.88	0.02	203.88	1	1.00
AMAZON MKTPL*I52G24AX3	201.01	0.02	201.01	1	1.00
AMAZON.COM*NJ7YV8BM0	200.45	0.02	200.45	1	1.00
CENTENNIAL MED CENTER	200.00	0.02	200.00	1	1.00
GDP*GDP*MATT BLESSINGE	200.00	0.02	200.00	1	1.00
HNS*HUGHESNET.COM	199.93	0.02	199.93	1	1.00
TRACTOR SUPPLY CO #180	199.10	0.02	99.55	2	2.00
MY-CPE LLC	199.00	0.02	199.00	1	1.00
LYFT *2 RIDES 09-08	194.43	0.02	194.43	1	1.00
FUZZYS 12011	193.20	0.02	193.20	1	1.00
WM SUPERCENTER #1252	192.41	0.02	96.21	2	2.00
GATEHOUSE SUPPLIES	192.07	0.02	192.07	1	1.00
DISPLAYS2GO	190.11	0.02	190.11	1	1.00
AMAZON.COM*QY53X0H73	189.98	0.02	189.98	1	1.00
GREAT LAKES MARINE - D	189.00	0.02	189.00	1	1.00
SATCOM DIRECT, INC	187.80	0.02	46.95	4	4.00
PANERA BREAD #202448 O	186.17	0.02	93.09	2	2.00
AMAZON.COM*JJ8EE3TR3	185.91	0.02	185.91	1	1.00
QED - LITTLETON	185.88	0.02	185.88	1	1.00
AMAZON.COM*4Y5YU4AF3	185.01	0.02	185.01	1	1.00
ARKANSAS VALLEY SEED D	185.00	0.02	185.00	1	1.00
CHEWY.COM	184.45	0.02	92.23	2	2.00
KING SOOPERS #0091	183.02	0.02	91.51	2	2.00
EXPEDIA 73230552139040	178.32	0.02	178.32	1	1.00
AMERICAN CONCRETE INS	178.00	0.02	178.00	1	1.00
AMAZON MKTPL*AA4FL1NG3	177.91	0.02	177.91	1	1.00
AMAZON MKTPL*426JX2W03	177.71	0.02	177.71	1	1.00
EWING IRRIGATION PRD 5	175.49	0.02	175.49	1	1.00
AMAZON MKTPL*UB0K14O93	174.58	0.02	174.58	1	1.00
AMAZON MKTPL*I19BA75A3	172.99	0.02	172.99	1	1.00
AMAZON MKTPL*BJ3Y70OJ3	172.18	0.02	172.18	1	1.00
AMAZON MKTPL*SC9D897B3	169.99	0.02	169.99	1	1.00
AMAZON.COM*IM3LD8663	168.96	0.02	168.96	1	1.00
UPS*1Z72F0440399075464	165.44	0.02	165.44	1	1.00
TPCB	165.00	0.02	165.00	1	1.00

Merchant Name	Amount	Amount % Of Total	Average Amount	Count	Count % Of Total
AMAZON MKTPL*C95309QP3	164.99	0.02	164.99	1	1.00
AMAZON MKTPL*NJ2M37XA1	164.53	0.02	164.53	1	1.00
ARROWHEAD FORENSICS	162.00	0.02	162.00	1	1.00
MPIX	159.85	0.02	79.93	2	2.00
BRIMAR INDUSTRIES	156.66	0.02	156.66	1	1.00
PETSMART # 1343	155.98	0.02	155.98	1	1.00
CO MOTOR VEHICLE SERVI	155.40	0.02	15.54	10	10.00
AMAZON MKTPL*7C21F8DM3	152.60	0.02	152.60	1	1.00
CASTLE CAFE	152.55	0.02	76.28	2	2.00
MSFT * E0500XH1MW	152.00	0.02	152.00	1	1.00
AMAZON.COM*C05Y61B03	151.96	0.02	151.96	1	1.00
AMAZON.COM*6Y8M96I93	151.44	0.02	151.44	1	1.00
MURDOCHS IN LITTLETON	150.95	0.02	150.95	1	1.00
EBAY O*15-13556-59547	150.00	0.02	150.00	1	1.00
IN *INTERIM COUNSELING	150.00	0.02	150.00	1	1.00
LLRMI	150.00	0.02	150.00	1	1.00
AMAZON MKTPL*JW0799UZ3	149.98	0.02	149.98	1	1.00
WALMART.COM 8009256278	148.08	0.02	74.04	2	2.00
AMAZON.COM*650V14563	147.35	0.02	147.35	1	1.00
REXEL 7327	147.35	0.02	147.35	1	1.00
AMAZON MKTPL*O41B36RY3	147.00	0.02	147.00	1	1.00
AMAZON MKTPL*ZV4RZ12M3	146.40	0.02	146.40	1	1.00
LOAF N JUG 0011	146.35	0.02	18.29	8	8.00
AMAZON MKTPL*U984D9TX3	145.50	0.02	145.50	1	1.00
WAL-MART #0984	145.21	0.02	72.61	2	2.00
MENTIMETER BASIC	143.88	0.02	143.88	1	1.00
ROXBOROUGH WATERSANI D	143.01	0.02	143.01	1	1.00
PAPA JOHN S #3944	142.41	0.02	142.41	1	1.00
AMAZON MKTPL*AJ8RN8RW3	135.98	0.02	135.98	1	1.00
AMAZON MKTPL*SD9374MM3	135.96	0.02	135.96	1	1.00
CAB STORE LONE TREE, C	135.86	0.02	135.86	1	1.00
AMAZON MKTPL*NJ6SL5QP0	134.99	0.02	134.99	1	1.00
AMAZON MKTPL*Z45G93V03	133.98	0.02	133.98	1	1.00
HOTELCOM72065954285725	130.63	0.01	130.63	1	1.00
AMAZON.COM*7U8QE71O3	130.59	0.01	130.59	1	1.00
THE HOME DEPOT 1540	128.23	0.01	42.74	3	3.00
AMAZON MKTPL*0W51X6N03	127.90	0.01	127.90	1	1.00
AMAZON MKTPL*NJ9G05VZ0	126.99	0.01	126.99	1	1.00
AMAZON MKTPL*X020Q3WC3	126.97	0.01	126.97	1	1.00

Merchant Name	Amount	Amount % Of Total	Average Amount	Count	Count % Of Total
INLAND TRUCK PARTS	126.66	0.01	126.66	1	1.00
BIG TOOL BOX (PARKER)	126.39	0.01	126.39	1	1.00
AMAZON MKTPL*EM2ZS0C73	125.95	0.01	125.95	1	1.00
EINSTEIN BROS-ONLINE C	125.56	0.01	62.78	2	2.00
PARRYS PIZZERIA - CAS	124.47	0.04	41.49	3	3.00
WHITE CAP #045	121.98	0.01	121.98	1	1.00
AMAZON MKTPL*F91A491N3	121.96	0.01	121.96	1	1.00
SQ *HIPPOPS HANDCRAFTE	121.00	0.01	121.00	1	1.00
DETECTACHEM INC	120.92	0.01	120.92	1	1.00
DEPT OF REGULATORY-TTC	120.00	0.01	60.00	2	2.00
EVERLANCE PREMIUM PLUS	120.00	0.01	120.00	1	1.00
AMAZON MKTPL*VZ7CI3XT3	119.99	0.01	119.99	1	1.00
CANVA* I04644-2934642	119.99	0.01	119.99	1	1.00
AMAZON MKTPL*NJ5VZ7M71	118.96	0.01	118.96	1	1.00
WM SUPERCENTER #984	118.72	0.01	39.57	3	3.00
AMAZON MKTPL*S59226ED3	117.96	0.01	117.96	1	1.00
TST*GLENWOOD CANYON BR	116.58	0.01	116.58	1	1.00
TRI-TECH FORENSICS INC	115.39	0.01	115.39	1	1.00
TARGET.COM	115.12	0.01	115.12	1	1.00
AMAZON MKTPL*WQ5JW3FT3	115.00	0.01	115.00	1	1.00
AMAZON MKTPL*B30994Z43	114.74	0.01	114.74	1	1.00
THE UPS STORE 4337	114.61	0.01	57.31	2	2.00
AMAZON MKTPL*2897E5BF3	113.86	0.01	113.86	1	1.00
PHILLIPS 66 - MITTENS	113.00	0.01	56.50	2	2.00
AMAZON MKTPL*8Z2XB4AG3	112.94	0.01	112.94	1	1.00
AMAZON MKTPL*L972173T3	112.76	0.01	112.76	1	1.00
GEARY PACIFIC #53A	112.71	0.01	112.71	1	1.00
UBER *TRIP HELP.UBER.C	111.90	0.01	111.90	1	1.00
SP SAFARILAND	110.49	0.01	110.49	1	1.00
AMAZON MKTPL*O25P53N63	109.88	0.01	109.88	1	1.00
O'REILLY 3550	109.08	0.01	109.08	1	1.00
AMAZON MKTPL*574XL8JE3	109.00	0.01	109.00	1	1.00
AMAZON MKTPL*8J76O7IH3	108.80	0.01	108.80	1	1.00
AMAZON MKTPL*RQ2X01CI3	107.90	0.01	107.90	1	1.00
AMAZON MKTPL*JK8KX3TJ3	107.04	0.01	107.04	1	1.00
AMAZON MKTPL*RQ7AB4ZF3	107.04	0.01	107.04	1	1.00
FSP*PARTY LIFE RENTS	106.33	0.01	106.33	1	1.00
AMAZON MKTPL*X07AX05O3	106.23	0.01	106.23	1	1.00
AMAZON MKTPL*2T13F04Q3	106.20	0.01	106.20	1	1.00

Merchant Name	Amount	Amount % Of Total	Average Amount	Count	Count % Of Total
WAVE - *MRS SHRED AME	105.95	0.01	105.95	1	1.00
AMAZON MKTPL*NJ3WR0V70	103.77	0.01	103.77	1	1.00
AMAZON MKTPL*AO0VO9R93	103.23	0.01	103.23	1	1.00
AMAZON MKTPL*H06FT4HP3	102.97	0.01	102.97	1	1.00
AMAZON MKTPL*5L5OL8SR3	102.94	0.01	102.94	1	1.00
SAMS CLUB #4816	102.55	0.01	102.55	1	1.00
AMAZON MKTPL*NJ3QY3WI0	102.00	0.01	102.00	1	1.00
AMAZON.COM*SV69E14D3	100.00	0.01	100.00	1	1.00
PAYPAL *JOSHPERSON	100.00	0.01	100.00	1	1.00
AMAZON MKTPL*NJ3TT9X21	99.99	0.01	99.99	1	1.00
AMAZON MKTPL*MN1M525O3	99.96	0.01	99.96	1	1.00
ELEMENTOR	99.00	0.01	99.00	1	1.00
HEYZINE.COM	99.00	0.01	99.00	1	1.00
MZEROA.COM	99.00	0.01	99.00	1	1.00
AMAZON.COM*AG9UY3963	98.50	0.01	98.50	1	1.00
AMAZON MKTPL*1531F77F3	98.00	0.01	98.00	1	1.00
AMAZON.COM*MC3TB0J33	97.99	0.01	97.99	1	1.00
AMAZON MKTPL*9R2XA09N3	97.37	0.01	97.37	1	1.00
EXXON JJZ ENTERPRISES	96.53	0.01	96.53	1	1.00
AMAZON MKTPL*Q07JI5X03	95.47	0.01	95.47	1	1.00
AMAZON MKTPL*708L07ZK3	95.21	0.01	95.21	1	1.00
CONOCO - COPPER MTN CO	94.73	0.01	94.73	1	1.00
LYFT *RIDE SAT 10AM	94.70	0.01	94.70	1	1.00
DOS AMIGOS MEXICAN GRI	93.42	0.01	46.71	2	2.00
MODERN MARKET 4015	92.49	0.01	92.49	1	1.00
JERSEY MIKES 22021	92.34	0.01	92.34	1	1.00
CIRCLE K 09901	91.57	0.01	15.26	6	6.00
AMAZON MKTPL*HX3FS4N03	90.76	0.01	90.76	1	1.00
CO EMERGENCY MGT ASSOC	90.00	0.01	45.00	2	2.00
QR CODE AI	89.99	0.01	89.99	1	1.00
SP WAGGLE	89.55	0.01	89.55	1	1.00
AMAZON MKTPL*611I12IU3	89.50	0.01	89.50	1	1.00
SQ *DC DEPUTY SHERIFF'	89.50	0.01	89.50	1	1.00
MAVERIK #5115	88.93	0.01	88.93	1	1.00
IN *THE INTERIM, LLC	88.50	0.01	29.50	3	3.00
AMAZON MKTPL*CE1AR1H83	88.38	0.01	88.38	1	1.00
AMAZON.COM*CB8JD3H13	87.69	0.01	87.69	1	1.00
SP BEAR KNUCKLES	87.65	0.01	87.65	1	1.00
MMS GOV SOLUTION LLC	87.22	0.01	87.22	1	1.00

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AMAZON MKTPL*GQ8E63I23	86.99	0.01	86.99	1	1.00
FEDEX501382127	86.52	0.01	86.52	1	1.00
HYDRAFLEX	85.92	0.01	85.92	1	1.00
AMAZON MKTPL*QZ1GI5U63	85.01	0.01	85.01	1	1.00
H&M TRANSMISSION AND A	85.00	0.01	85.00	1	1.00
AMAZON MKTPL*6V6NU3FJ3	84.95	0.01	84.95	1	1.00
AMAZON MKTPL*Q818Z6WY3	84.95	0.01	84.95	1	1.00
AMAZON MKTPL*9T7DU3D93	84.37	0.01	84.37	1	1.00
WWW.DOODLE.COM	83.40	0.01	83.40	1	1.00
NATL CNCL FOR BHVRL HT	83.28	0.01	83.28	1	1.00
HITT MARKING DEVICES	81.96	0.01	81.96	1	1.00
AMAZON MKTPL*LZ5MR4FW3	81.77	0.01	81.77	1	1.00
AMAZON MKTPL*N57249QX3	80.13	0.01	80.13	1	1.00
AMAZON MKTPL*W14SX7P73	79.95	0.01	79.95	1	1.00
DEWALT MOBILELOCK	79.80	0.01	79.80	1	1.00
AMAZON MKTPL*NJ53R97H0	79.75	0.01	79.75	1	1.00
TST* UNION AN AMERICAN	79.60	0.01	79.60	1	1.00
AMAZON MKTPL*EZ9H700G3	78.75	0.01	78.75	1	1.00
CIRCLE K # 41161	78.37	0.01	39.19	2	2.00
PANERA BREAD #202436 P	77.97	0.01	77.97	1	1.00
AMAZON MKTPL*WJ2GG3Z83	77.56	0.01	77.56	1	1.00
AMAZON.COM*QG8A407R3	77.48	0.01	77.48	1	1.00
KIRWANS ON THE WHARF	77.00	0.01	77.00	1	1.00
LYFT *RIDE THU 7PM	76.73	0.01	76.73	1	1.00
AMAZON MKTPL*RN3LG8VV3	75.64	0.01	75.64	1	1.00
VOX TECHNOLOGY INC	75.60	0.01	75.60	1	1.00
TLO TRANSUNION	75.00	0.01	75.00	1	1.00
AMAZON MKTPL*U20OX0QD3	74.95	0.01	74.95	1	1.00
AMAZON MKTPL*C49E775M3	74.90	0.01	74.90	1	1.00
EXXON ASPEN	74.83	0.01	74.83	1	1.00
QT 239	74.66	0.01	37.33	2	2.00
AMAZON MKTPL*NJ0MS5WA0	72.99	0.01	72.99	1	1.00
AMAZON MKTPL*4Q9IA7E33	72.35	0.01	72.35	1	1.00
TST* NEWK'S EATERY - 1	71.40	0.01	23.80	3	3.00
AMAZON MKTPL*O748Z02N3	70.53	0.01	70.53	1	1.00
INTERNATIONAL MUNICIPA	70.00	0.01	70.00	1	1.00
AMAZON MKTPL*KI17H7MV3	69.99	0.01	69.99	1	1.00
AMAZON MKTPL*HR8QG61X3	69.95	0.01	69.95	1	1.00
AMAZON MKTPL*ZQ7M69BH3	69.60	0.01	69.60	1	1.00

Merchant Name	Amount	Amount % Of Total	Average Amount	Count	Count % Of Total
AMAZON MKTPL*TP6YT2Y73	69.08	0.01	69.08	1	1.00
STINKER #317	69.00	0.01	69.00	1	1.00
AMAZON MKTPL*T12WO8DK3	68.93	0.01	68.93	1	1.00
SQ *COLE MARKET	68.55	0.01	68.55	1	1.00
SAFEWAY #1548	67.96	0.01	33.98	2	2.00
SHERWIN-WILLIAMS707457	67.82	0.01	33.91	2	2.00
J HARLEN CO INC	67.51	0.01	67.51	1	1.00
AWARDS WITH MORE	67.25	0.01	67.25	1	1.00
TEEX ECOMMERCE	67.00	0.01	67.00	1	1.00
SUNOCO 0883548000 QPS	66.83	0.01	66.83	1	1.00
AMAZON MKTPL*NJ4O608M0	66.10	0.01	66.10	1	1.00
AMAZON.COM*PF6442XB3	66.00	0.01	66.00	1	1.00
AMAZON MKTPL*X15PM6OH3	65.99	0.01	65.99	1	1.00
AMAZON MKTPL*KZ4PW04Q3	65.92	0.01	65.92	1	1.00
DOC HOLLIDAYS TAVERN I	65.22	0.01	65.22	1	1.00
AMAZON MKTPL*ZK6O85KG3	64.99	0.01	64.99	1	1.00
AMAZON MKTPL*OO8805RS3	63.97	0.01	63.97	1	1.00
TST*DANIELLES SCRATCH	63.23	0.01	63.23	1	1.00
AMAZON MKTPL*I02JB5N23	63.17	0.01	63.17	1	1.00
TST* 54TH STREET 005	63.12	0.01	63.12	1	1.00
KWIK STOP #4 OASIS TC	62.60	0.01	62.60	1	1.00
24 7 TRAVEL ST	61.97	0.01	61.97	1	1.00
AMAZON.COM*7313S0PM3	61.96	0.01	61.96	1	1.00
SPRAY PARTS	61.33	0.01	61.33	1	1.00
TARGET 00020230	61.15	0.01	61.15	1	1.00
SHELL OIL10012103015	61.00	0.01	61.00	1	1.00
061 TORCHYS HIGHLANDS	60.84	0.01	60.84	1	1.00
MCDONALD'S F13573	60.61	0.01	20.20	3	3.00
CIRCLE K # 09300	60.00	0.01	60.00	1	1.00
AMAZON MKTPL*MX9QJ3293	59.94	0.01	59.94	1	1.00
AMAZON MKTPL*MN4OA13S3	59.78	0.01	59.78	1	1.00
LAMARS 43 LLC	57.98	0.01	57.98	1	1.00
AMAZON MKTPL*I08PE6TS3	56.29	0.01	56.29	1	1.00
SANTIAGOS MEXICAN REST	55.84	0.01	55.84	1	1.00
THE HOME DEPOT 1508	55.68	0.01	13.92	4	4.00
AMAZON MKTPL*MK18819U3	55.47	0.01	55.47	1	1.00
SUNOCO 0288198500 QPS	55.06	0.01	55.06	1	1.00
B AND B CAFE	55.00	0.01	55.00	1	1.00
AMAZON.COM*FD6UQ7RJ3	54.93	0.01	54.93	1	1.00

Merchant Name	Amount	Amount % Of Total	Average Amount	Count	Count % Of Total
AMAZON.COM*5Z25N9EM3	54.26	0.01	54.26	1	1.00
AMAZON MKTPL*U20S52JI3	53.98	0.01	53.98	1	1.00
AMAZON.COM*M30E52I03	53.37	0.01	53.37	1	1.00
ROCKY MOUNTAIN AIR SOL	53.34	0.01	53.34	1	1.00
AMAZON MKTPL*YB4R939O3	53.19	0.01	53.19	1	1.00
AMAZON MKTPL*6F83U4AG3	53.16	0.01	53.16	1	1.00
1675-GAYLORD ROCKIES	53.00	0.01	17.67	3	3.00
AMAZON MKTPL*EC91R44W3	52.32	0.01	52.32	1	1.00
AMAZON MKTPL*R445M8O13	52.30	0.01	52.30	1	1.00
EXXON HIGHLANDS RANCH	52.06	0.01	52.06	1	1.00
KENT'S MEATS	51.68	0.01	51.68	1	1.00
AMAZON.COM*AY3HC8C63	51.10	0.01	51.10	1	1.00
AMAZON MKTPL*NJ5BL8X70	50.66	0.01	50.66	1	1.00
AMAZON MKTPL*WN0U666W3	50.05	0.01	50.05	1	1.00
7-ELEVEN 37221	50.00	0.01	50.00	1	1.00
E.REPUBLIC LLC	50.00	0.01	25.00	2	2.00
MAVERIK #5200	50.00	0.01	50.00	1	1.00
OFFICEMAX/DEPOT 6763	49.98	0.01	24.99	2	2.00
PHILLIPS 66 - SEI 3823	49.42	0.01	24.71	2	2.00
AMAZON.COM*P12YJ7HM3	49.24	0.01	49.24	1	1.00
ISTOCKPHOTO	49.00	0.01	49.00	1	1.00
NATIONAL SHERIFFS ASSO	49.00	0.01	49.00	1	1.00
CHICK-FIL-A #01580	48.77	0.01	48.77	1	1.00
AMAZON MKTPL*S16R61WC3	48.73	0.01	48.73	1	1.00
AMAZON MKTPL*1D28J1T83	48.51	0.01	48.51	1	1.00
AMAZON.COM*2G1M51DV3	48.50	0.01	48.50	1	1.00
AMAZON MKTPL*4G2671W73	48.48	0.01	48.48	1	1.00
CONOCO - SEI 35610	48.23	0.01	16.08	3	3.00
DENVER POST CIRCULATIO	47.67	0.01	47.67	1	1.00
AMAZON.COM*A42X40K83	47.56	0.01	47.56	1	1.00
AMAZON.COM*LC3M16VU3	47.52	0.01	47.52	1	1.00
CORPORATE TRANSLATION	47.10	0.01	47.10	1	1.00
AMAZON MKTPL*DJ3DE7NQ3	46.98	0.01	46.98	1	1.00
AMAZON MKTPL*FH4XE4S93	46.88	0.01	46.88	1	1.00
PARRYS HIGHLANDS RANC	46.17	0.01	46.17	1	1.00
AMAZON MKTPL*4G8HF9433	45.92	0.01	45.92	1	1.00
AMAZON MKTPL*NJ2QV0AR0	45.50	0.01	45.50	1	1.00
CHEDDAR'S 0202068	44.35	0.01	44.35	1	1.00
AMAZON MKTPL*2R0R28AK3	43.75	0.00	43.75	1	1.00

Merchant Name	Amount	Amount % Of Total	Average Amount	Count	Count % Of Total
CIRCLE K 09860	43.74	0.00	43.74	1	1.00
AMAZON MKTPL*WO6FH7WP3	43.70	0.00	43.70	1	1.00
FEDEX500414508	43.63	0.00	43.63	1	1.00
CCI*CONSTANT-CONTACT	43.00	0.00	43.00	1	1.00
AMAZON MKTPL*5I0HT2PV3	42.86	0.00	42.86	1	1.00
LYFT *RIDE TUE 9AM	42.74	0.00	42.74	1	1.00
SUNOCO 0099368300 QPS	42.47	0.00	42.47	1	1.00
AMAZON MKTPL*HS3YH1LU3	42.14	0.00	42.14	1	1.00
AMAZON MKTPL*9T5KA5S73	41.94	0.00	41.94	1	1.00
EAGLES LANDING AVOCA	41.75	0.00	41.75	1	1.00
PHILLIPS 66 - STOP N S	41.58	0.00	41.58	1	1.00
SHAKE SHACK	41.47	0.00	41.47	1	1.00
AMAZON MKTPL*JA8YL5EX3	41.30	0.00	41.30	1	1.00
CIRCLE K 09886	41.16	0.00	20.58	2	2.00
BOB EVANS REST #0421	41.01	0.00	41.01	1	1.00
CRACKER BARREL #226 NO	40.93	0.00	40.93	1	1.00
LONGHORN STEAK 0125565	40.77	0.00	40.77	1	1.00
CITY OF WOODLAND PARK	40.56	0.00	40.56	1	1.00
IDI	40.25	0.00	40.25	1	1.00
ELWAYS TAP ROOM - DIA	40.00	0.00	40.00	1	1.00
PHILLIPS 66 - HAAG'S E	40.00	0.00	40.00	1	1.00
STARBUCKS STORE 23650	40.00	0.00	40.00	1	1.00
AMAZON MKTPL*ED3CP8T53	39.99	0.00	39.99	1	1.00
AMAZON MKTPL*FM3QK21K3	39.99	0.00	39.99	1	1.00
AMAZON MKTPL*LJ38S48W3	39.98	0.00	39.98	1	1.00
AMAZON MKTPL*TY3Q61R73	39.98	0.00	39.98	1	1.00
AMAZON MKTPL*ZS10T7CN3	39.92	0.00	39.92	1	1.00
AMAZON MKTPL*BF8VH1DV3	39.84	0.00	39.84	1	1.00
FEDEX31202628	39.76	0.00	39.76	1	1.00
AMAZON MKTPL*ZY3LY2E33	39.65	0.00	39.65	1	1.00
AMAZON MKTPL*UL9AK8NT3	38.95	0.00	38.95	1	1.00
HY-VEE F&F IOWA CITY 5	38.70	0.00	38.70	1	1.00
AMAZON.COM*C02GC8S13	38.52	0.00	38.52	1	1.00
76 - DIVINE ADDY	38.49	0.00	38.49	1	1.00
AMAZON MKTPL*065K14SJ3	38.49	0.00	38.49	1	1.00
DNCSS CLEVELAND BB CON	37.98	0.00	37.98	1	1.00
AMAZON MKTPL*AG5804TO3	37.96	0.00	37.96	1	1.00
WASABI TECHNOLOGIES	37.94	0.00	37.94	1	1.00
HICO	37.69	0.00	37.69	1	1.00

Merchant Name	Amount	Amount % Of Total	Average Amount	Count	Count % Of Total
AMAZON MKTPL*HU20G0ST3	37.48	0.00	37.48	1	1.00
RAM PRODUCTS, 00 OF 00	36.82	0.02	18.41	2	2.00
AMAZON MKTPL*GN3WH3OR3	36.74	0.00	36.74	1	1.00
COLORADO 811	36.19	0.00	36.19	1	1.00
AMAZON MKTPL*LY36Y0ZL3	35.98	0.00	35.98	1	1.00
AMAZON.COM*TB6ED0KU3	35.90	0.00	35.90	1	1.00
AMAZON.COM*XM80Y5D83	35.84	0.00	35.84	1	1.00
AVTECH ELECTRONICS INC	35.70	0.00	35.70	1	1.00
AMAZON MKTPL*607U21FN3	35.58	0.00	35.58	1	1.00
AMAZON MKTPL*9R0453YT3	35.48	0.00	35.48	1	1.00
BUFFALO/NIAGARA AIRPOR	35.30	0.00	17.65	2	2.00
AMAZON MKTPL*LM6RX7GP3	35.14	0.00	35.14	1	1.00
ALASKA AIRLINES INC.	35.00	0.00	35.00	1	1.00
KING SOOPERS #0027	34.99	0.00	34.99	1	1.00
WWW.ONXMAPS.COM	34.99	0.00	34.99	1	1.00
AMAZON MKTPL*8N0WP4CR3	34.69	0.00	34.69	1	1.00
REMARKABLE	34.58	0.00	17.29	2	2.00
PORT OF SUBS 0239	34.38	0.00	34.38	1	1.00
AMAZON MKTPL*TO3ZA4C03	34.30	0.00	34.30	1	1.00
TST* ANTHONY'S - CO-12	34.26	0.00	34.26	1	1.00
AMAZON MKTPL*R95Y47ZG3	34.02	0.00	34.02	1	1.00
AMAZON.COM*UG4E34033	33.24	0.00	33.24	1	1.00
MCDONALD'S F6877	33.18	0.00	33.18	1	1.00
PROPANE SHACK	33.12	0.00	33.12	1	1.00
AMAZON MKTPL*AW1ZT6M13	32.99	0.00	32.99	1	1.00
AMAZON.COM*7D8TW2M03	32.99	0.00	32.99	1	1.00
AMAZON MKTPL*V31QY2WE3	32.98	0.00	32.98	1	1.00
AMAZON MKTPL*U03ZD6TK3	32.73	0.00	32.73	1	1.00
AMAZON MKTPL*CG4SD4N53	32.44	0.00	32.44	1	1.00
AMAZON MKTPL*Q05DJ1DT3	32.20	0.00	32.20	1	1.00
SAFEWAY #1480	32.05	0.00	32.05	1	1.00
PHILLIPS 66 - MACH 1 2	32.00	0.00	32.00	1	1.00
MURDOCHS IN PARKER	31.98	0.00	31.98	1	1.00
AMAZON MKTPL*6L4ZT5WC3	31.96	0.00	31.96	1	1.00
AMAZON MKTPL*9I9F35TV3	31.94	0.00	31.94	1	1.00
AMAZON MKTPL*JG7MW16W3	31.90	0.00	31.90	1	1.00
CHOCOLATE CAFE AIRPORT	31.57	0.00	31.57	1	1.00
REMARKABLE OPS LLC	31.35	0.00	31.35	1	1.00
TWIN PEAKS - ARAPAHOE	30.96	0.00	30.96	1	1.00

Merchant Name	Amount	Amount % Of Total	Average Amount	Count	Count % Of Total
COLORADO ASSOC OF TAX	30.90	0.00	30.90	1	1.00
FEDEX30968401	30.86	0.00	30.86	1	1.00
AMAZON MKTPL*NJ1QC2A60	30.58	0.00	30.58	1	1.00
WGC*DOMINOS PIZZA	30.00	0.00	30.00	1	1.00
AMAZON MKTPL*2T5TS3DC3	29.99	0.00	29.99	1	1.00
AMAZON MKTPL*0P4AH8HM3	29.96	0.00	29.96	1	1.00
AMAZON.COM*HD8SG1EM3	29.79	0.00	29.79	1	1.00
EXXON COWEN CENTER	29.43	0.00	29.43	1	1.00
TECHNI US LLC	29.28	0.00	29.28	1	1.00
AMAZON MKTPL*CC1P003U3	29.18	0.00	29.18	1	1.00
AMAZON.COM*UR3NB9R43	29.00	0.00	29.00	1	1.00
AMAZON MKTPL*NJ2F60D10	28.78	0.00	28.78	1	1.00
AMAZON MKTPL*YN9H83QR3	28.08	0.00	28.08	1	1.00
AMAZON MKTPL*NJ5W36K30	27.98	0.00	27.98	1	1.00
PETSMART # 1183	27.98	0.00	27.98	1	1.00
AMAZON MKTPL*TI3R821L3	27.74	0.00	27.74	1	1.00
FREDDY'S 12-0002	27.67	0.00	27.67	1	1.00
FEDEX30299198	27.35	0.00	27.35	1	1.00
MSB*DOUGLASCOUNTYBUILD	27.13	0.00	27.13	1	1.00
BP#0369082PMG CLE AQPS	27.01	0.00	27.01	1	1.00
OHIO TURNPIKE PLAZA	27.00	0.00	9.00	3	3.00
TAYLOR WATER TECH	26.36	0.00	26.36	1	1.00
AMAZON MKTPL*1K1SN00Q3	25.98	0.00	25.98	1	1.00
AMAZON MKTPL*TL30N82J3	25.98	0.00	25.98	1	1.00
AMAZON.COM*8V45R71Q3	25.80	0.00	25.80	1	1.00
LONGHORN STK EC 012554	25.64	0.00	25.64	1	1.00
PORTILLOS HOT DOGS #54	25.62	0.00	25.62	1	1.00
UPS*1Z72F0440395398471	25.02	0.00	25.02	1	1.00
AMAZON.COM*NJ1QS5PM0	24.77	0.00	24.77	1	1.00
AMAZON MKTPL*RB9OM6N23	24.57	0.00	24.57	1	1.00
SNARFS SANDWICHES 32	24.43	0.00	24.43	1	1.00
AMAZON MKTPL*4159W74Y3	23.99	0.00	23.99	1	1.00
AMAZON.COM*WH3SH4GB3	23.98	0.00	23.98	1	1.00
AMAZON MKTPL*7M7VN8X93	23.88	0.00	23.88	1	1.00
EB *RELATIVES RAISING	23.18	0.00	23.18	1	1.00
DONUT HOUSE CASTLEROCK	22.88	0.00	22.88	1	1.00
AMAZON MKTPL*ZP1R64OK3	21.89	0.00	21.89	1	1.00
AMAZON.COM*MG3R41HW3	21.69	0.00	21.69	1	1.00
MAVERIK #5237	21.26	0.00	21.26	1	1.00

Merchant Name	Amount	Amount % Of Total	Average Amount	Count	Count % Of Total
AMAZON MKTPL*QC5K79NR3	21.11	0.00	21.11	1	1.00
1001 17TH ST.	21.00	0.00	21.00	1	1.00
STAMPS.COM	20.99	0.00	20.99	1	1.00
AMAZON MKTPL*FN2W58P13	20.88	0.00	20.88	1	1.00
NOMNOM #21	20.70	0.00	20.70	1	1.00
AMAZON.COM*PQ59S8KH3	20.20	0.00	20.20	1	1.00
WAL-MART #1252	20.01	0.00	20.01	1	1.00
WHITTY'S KETTLE FALLS	20.00	0.00	20.00	1	1.00
AMAZON MKTPL*MP0LB6H33	19.99	0.00	19.99	1	1.00
AMAZON MKTPL*SQ8PJ0J13	19.99	0.00	19.99	1	1.00
GOOGLE *GOOGLE ONE	19.99	0.00	19.99	1	1.00
AMAZON MKTPL*BW6ZU1AV3	19.98	0.00	19.98	1	1.00
DENVER GAZETTE	19.98	0.00	9.99	2	2.00
EINSTEIN BROS BAGELS26	19.29	0.00	19.29	1	1.00
KING SOOPERS #0675 FUE	19.06	0.00	19.06	1	1.00
PODSERVE.FM	19.00	0.00	19.00	1	1.00
AMAZON MKTPL*2I2UZ3KF3	18.99	0.00	18.99	1	1.00
HOBBY LOBBY #21	18.94	0.00	18.94	1	1.00
AMAZON MKTPL*3R7IO1663	18.87	0.00	18.87	1	1.00
KING SOOPERS #0707 FUE	18.73	0.00	18.73	1	1.00
LOAF N JUG 0098	18.31	0.00	18.31	1	1.00
MCDONALD'S F35850	18.26	0.00	18.26	1	1.00
TAILS UP	18.00	0.00	18.00	1	1.00
AMAZON MKTPL*JB06P8WU3	17.99	0.00	17.99	1	1.00
AMAZON MKTPL*V58QX5XU3	17.99	0.00	17.99	1	1.00
HOTELBOOKING*SERVFEE	17.99	0.00	17.99	1	1.00
AMAZON MKTPL*KX71C5PD3	17.98	0.00	17.98	1	1.00
KING SOOPERS #0075	17.96	0.00	17.96	1	1.00
AMAZON.COM*IB0UY2AQ3	17.56	0.00	17.56	1	1.00
AMAZON MKTPL*RT9C31LD3	16.99	0.00	16.99	1	1.00
AMAZON MKTPL*TK79G9VA3	16.99	0.00	16.99	1	1.00
AMAZON MKTPL*JX2AF1N73	16.98	0.00	16.98	1	1.00
AMAZON MKTPL*NJ10F4XW0	16.94	0.00	16.94	1	1.00
AMAZON.COM*0V61N6OP3	16.94	0.00	16.94	1	1.00
CIRCLE K # 41189	16.88	0.00	16.88	1	1.00
ERACTOLL 369040923	16.45	0.00	16.45	1	1.00
SPI*DIRECTV SERVICE	16.00	0.00	16.00	1	1.00
AMAZON.COM*WI0J23US3	15.67	0.00	15.67	1	1.00
AMAZON MKTPL*5P29D9Y53	15.40	0.00	15.40	1	1.00

Merchant Name	Amount	Amount % Of Total	Average Amount	Count	Count % Of Total
AMAZON MKTPL*AM6611Q93	15.19	0.00	15.19	1	1.00
METROINSTIT	15.00	0.00	15.00	1	1.00
PAYPAL *VOICE RSS	15.00	0.00	15.00	1	1.00
CANVA* 04631-44243923	14.99	0.00	14.99	1	1.00
AMAZON MKTPL*U58ZK6M13	14.98	0.00	14.98	1	1.00
ITR CONCESSION COMPANY	14.20	0.00	7.10	2	2.00
AMAZON DIGIT*K53057IF3	14.04	0.00	14.04	1	1.00
1200 LINCOLN PARKING	14.00	0.00	14.00	1	1.00
AMAZON MKTPL*046LX74Y3	13.99	0.00	13.99	1	1.00
AMAZON MKTPL*BP9RV7JA3	13.99	0.00	13.99	1	1.00
WWW FANSOFLAMB COM	13.98	0.00	13.98	1	1.00
AMAZON.COM*OD2WH52I3	13.38	0.00	13.38	1	1.00
POUR LA FRANCE	13.37	0.00	13.37	1	1.00
SPEEDWAY 45067	13.36	0.00	13.36	1	1.00
KTA WEB/MOBILE PAYMQPS	12.74	0.00	12.74	1	1.00
AMAZON MKTPL*P50CX5O03	12.67	0.00	12.67	1	1.00
CORNWELL TOOLS	12.43	0.00	12.43	1	1.00
AMAZON MKTPL*YJ1576BM3	12.15	0.00	12.15	1	1.00
SKYBITZ TANK M00 OF 00	12.00	0.00	12.00	1	1.00
DROPBOX*CST7XP5772Y3	11.99	0.00	11.99	1	1.00
TST* DAZBOG COFFEE - 1	11.00	0.00	11.00	1	1.00
AMAZON MKTPL*CA1SX2LF3	10.99	0.00	10.99	1	1.00
UPS*29BMFN5F9NC	10.91	0.00	10.91	1	1.00
LYFT *RIDE FRI 3PM	10.87	0.00	10.87	1	1.00
PHILLIPS 66 - CF UNITE	10.47	0.00	10.47	1	1.00
AMAZON MKTPL*K29PU23C3	10.43	0.00	10.43	1	1.00
AMAZON.COM*473X215O3	10.24	0.00	10.24	1	1.00
7-ELEVEN 35610	10.00	0.00	10.00	1	1.00
CIRCLE K 09905	10.00	0.00	10.00	1	1.00
MSFT * E0500XH13V	10.00	0.00	10.00	1	1.00
VCN*COCOURTS	10.00	0.00	10.00	1	1.00
SIGNUPGENIUS	9.99	0.00	9.99	1	1.00
AMAZON MKTPL*M73YA9P23	9.59	0.00	9.59	1	1.00
AMAZON MKTPL*9U6AG0QN3	9.49	0.00	9.49	1	1.00
AHEC PAY BY CELL PARKI	9.08	0.00	9.08	1	1.00
FEDEX30264937	8.85	0.00	8.85	1	1.00
TIGER DEN	8.78	0.00	8.78	1	1.00
AMAZON MKTPL*RU5V62XO3	8.69	0.00	8.69	1	1.00
LYFT *RIDE FRI 11AM	8.65	0.00	8.65	1	1.00

Merchant Name	Amount	Amount % Of Total	Average Amount	Count	Count % Of Total
THE HOME DEPOT #1508	8.62	0.00	2.87	3	3.00
AMAZON MKTPL*NS82K13H0	7.75	0.00	7.75	1	1.00
CONOCO - SEI 37221	7.72	0.00	7.72	1	1.00
AMAZON MKTPL*X12PS5HE3	7.59	0.00	7.59	1	1.00
PHILLIPS 66 - 25349 KB	7.38	0.00	7.38	1	1.00
IN *LANGUAGERS INC.	7.33	0.00	7.33	1	1.00
SAFEWAY 5827	6.80	0.00	6.80	1	1.00
AMAZON MKTPL*NV8XQ3OT0	6.77	0.00	6.77	1	1.00
AMAZON.COM*5F4D33BW3	6.71	0.00	6.71	1	1.00
AMAZON MKTPL*ZS3HR44X3	5.89	0.00	5.89	1	1.00
AMAZON MKTPL*LW4YB18P3	5.11	0.00	5.11	1	1.00
GOOGLE *CLOUD 8JS28N	4.26	0.00	4.26	1	1.00
HILTON PHOENIX AIRPORT	4.00	0.00	4.00	1	1.00
SWIFTCOMPLY BACKFLOW	2.50	0.00	2.50	1	1.00
UPS*ADJ00374435443751	2.19	0.00	2.19	1	1.00
MSB*DOUGLASCITATIONREP	1.02	0.00	1.02	1	1.00
APPLE.COM/BILL	0.99	0.00	0.99	1	1.00
WAL-MART #2892	0.90	0.01	0.45	2	2.00
RAINFOC*NVIDIA GTCDC25	0.00	0.12	0.00	2	2.00
TRACTOR SUPPLY #2102	0.00	0.08	0.00	2	2.00
VISION CHEMICAL SYSTEM	0.00	0.63	0.00	2	2.00
SMUGMUG.COM	(8.82)	0.00	(8.82)	1	1.00
ELLIOTT ELECTRIC	(19.49)	0.00	(19.49)	1	1.00
PROJECT MANAGEMENT INS	(20.27)	0.00	(20.27)	1	1.00
ACCO BRANDS DIRECT	(70.88)	0.01	(70.88)	1	1.00
MOUNTAINWESTUAS.ORG	(125.00)	0.01	(125.00)	1	1.00
CPS HR CONSULTING	(210.00)	0.02	(210.00)	1	1.00
AMAZON.COM	(277.20)	0.03	(138.60)	2	2.00
SEATINGMIND.COM	(282.22)	0.03	(282.22)	1	1.00
AMAZON MKTPLACE PMTS	(417.50)	0.05	(32.12)	13	13.00
BEVELGARDNER.COM	(655.00)	0.07	(655.00)	1	1.00
RESCUE ESSENTIALS	(729.00)	0.08	(729.00)	1	1.00
WAGNER EQUIP CO CR	(952.56)	0.11	(476.28)	2	2.00
COLORADO ORGAN00 OF 00	(1,150.00)	0.13	(575.00)	2	2.00
HOTEL RES-HYATT HOUSE	(1,374.73)	0.16	(1,374.73)	1	1.00
GRAMMARLY CO*EHB6LHI	(6,986.31)	0.79	(6,986.31)	1	1.00
Total	**838,015.27**	**100.00**	**477.50**	**1,755**	**1,755.00**

Account Statement (Version 2)

Run Date: 10/01/2025

Report Id: sd11080

Posting Date: 09/01/2025 - 09/30/2025

DOUGLAS COUNTY GOVT
CAROLYN RIGGS
100 THIRD STREET
CASTLE ROCK, CO 80104-2425 USA

Account Name	Transaction Count	Transaction Amount
ABBY R FITHIAN	5	3,005.21
ADAM C LEWIS	1	617.27
ADIANA S ALDRIDGE	9	5,488.15
ALAN R STANTON	1	99.00
ALEXANDER CE MEADE	5	392.45
ALEXANDER LYNNE	1	1,350.00
ALLISON E CUTTING	2	114.22
AMY J FORTNER	11	49,510.37
AMY J FORTNER 1	95	71,845.66
AMY J KNOPP	2	496.54
AMY T WILLIAMS	7	3,870.77
ANGELA K WHITE	11	3,066.05
ANGELA M BYLIN	4	2,927.26
ANGELA N BROGLIO	1	72.83
ANNE L WALTON	3	274.74
ANNE WEEKLY	5	1,243.98
ANTONIN JURKA	2	42.36
ASHLEY L SCOLLARD	1	83.28
ATILIO D QUINTANILLA	10	469.81
AUGUST K STEFFEN	4	547.98
BECKY A FISCHER	1	30.90

Account Name	Transaction Count	Transaction Amount
BENTON GRUBBS	6	446.62
BRADEN H DAVIS	3	234.70
BRADLEY D MARQUARDT	1	51.32
BRENDA M HERRERA	6	600.00
BRIAN BRIGGS	1	74.83
BRIAN CORBIN	1	155.98
BRIAN E MCKNIGHT	5	812.82
BRIAN K PHILLIPS	5	1,363.62
BRIAN W ROSS	2	849.00
BRYNN TURNBAUGH	30	7,207.48
CALEB J WEYDERT	2	866.96
CANDACE R RANDALL	1	40.93
CAROLINE FRIZELL	10	1,500.25
CAROLYN K VOLKERT	4	1,241.72
CELESTE M DEAL	4	416.10
CHALLAN WOODS	5	247.00
CHARLES W BUCKNER	5	446.92
CHRIS D MAES	3	691.90
CHRISTINA K TAYLOR	6	696.48
CHRISTINE M LYLE	7	600.06
CHRISTOPHER L BURNETT	2	183.76
CLAY A GYSIN	4	2,341.18
CODIE L WINSLOW	1	34.38
COLLEEN M VOGEL	1	1,196.95
CURTIS L MARSHALL	2	215.00
CYNTHIA L ROBIDEAU	2	811.00
DA23 ATTORNEYS OFFICE	20	7,778.29
DANIEL DUMONT	3	306.15
DANIEL G DERTZ	1	33.04
DANIEL L BRITE	2	184.45
DANIEL R ROBERTS	2	238.00
DARCY WILSON	38	24,197.57
DARREN M WEEKLY	1	918.32
DAVID E KNAUB	6	1,857.71
DAVID M GILL	2	427.00
DAWN ZIMMERMAN	9	711.52
DC SHERIFFS OFFICE 18	5	375.35
DEAN L GRAFFT	12	2,663.36

Account Name	Transaction Count	Transaction Amount
DEANNE M STEVENSON	8	620.06
DEBORAH A TAKAHARA	12	1,032.86
DECLAN C LAWSON	7	1,233.51
DENIS NOVITSKIY	1	15.54
DJ BOETTCHER	5	2,670.04
DONALD A WAGNER	22	2,062.66
DONTE G YOUNG	1	(26.98)
DOUGLAS COUNTY GOVT	0	0.00
DOUGLAS J DEBORD	3	274.29
DUSTIN B DOBBS	1	700.00
EDGAR BONILLA	2	390.86
ELIJAH KNECHT	2	24.73
EMILY A CORDES	7	1,301.66
EMILY J WRENN	4	198.59
FIDEL A LEON	13	3,955.81
FRED M ZUKOWSKI	6	1,506.50
GARRETT BROWN	14	216.38
GARRETT J WYATT	1	279.99
GEORGE BRAUCHLER	4	2,686.23
GEORGE P TEAL	10	1,026.43
GREGORY K MATTHEWS	6	643.78
HANNE K SCHAUER	2	209.98
HAYLEY C HALL	1	59.00
HOLLY RYAN	6	480.24
IAN M AUSTIN	2	46.35
J MARK LONGACHER	6	86.23
JACK W TWITE JR	2	2,176.36
JANEE PETERSEN	3	497.90
JANET L PETERSON	4	291.91
JANETTE TELLER	15	4,165.78
JASON B TRUJILLO	2	224.82
JASON EILERS	1	44.47
JASON HAWKINS	9	2,927.15
JASON J PETALAS	16	9,533.36
JASON M WALKER	84	76,710.78
JASON ZILLMAN	1	743.34
JAY C WILLIAMS	4	2,119.11
JAYSON C EVANS	1	86.91

Account Name	Transaction Count	Transaction Amount
JEFF D WOODS	1	95.76
JEFFREY D ULRICH	4	567.35
JEFFREY J DEHART	1	192.07
JEFFREY P BUDD	4	543.03
JENNIFER B STRINGER	1	41.68
JENNIFER L EBY	3	3,055.62
JENNIFER L GOSKO	4	2,285.26
JENNIFER M SCHAFFER	1	508.32
JENNIFER R OSORIO	5	1,556.83
JENNIFER WARD	1	41.94
JEREMIAH J PETERSON	19	5,915.67
JESSE W LOVEGROVE	9	1,811.05
JESSICA SMITH	15	505.00
JILLIAN B HUMPHRYES	1	(210.00)
JOEL A ESTABROOK	15	2,594.43
JOEL D WHITE	14	754.09
JOEL T FOREMAN	2	98.01
JOEY D PASTORIUS	16	3,760.87
JOHN C RUSIN	3	91.46
JOHN DAUM	1	2.49
JOHN J KADLEC	1	333.89
JONATHAN D FULLER	1	62.88
JONATHAN ESCOBEDO	16	3,791.66
JOSEPH R HARTLEY	7	682.14
JOSH LEWIS	2	7,680.00
JULIE A WARE	19	2,112.07
JUSTIN R PUCKETT	1	44.09
JUVAILA R PAVLICEK	1	20.01
K TROY DUNNING	12	3,828.07
KATHARINE R KLABON	5	202.50
KATHERINE E CARTER	1	768.00
KATHRYN M NICOLA	2	392.41
KATRINA L GAINES	9	506.44
KEENAN G SNELL	9	1,041.50
KELLY CALDWELL	8	1,449.45
KENNETH R GALLUP	7	1,433.93
KEVIN VAN WINKLE	4	143.83
KEVIN W BOND	7	1,514.65

Account Name	Transaction Count	Transaction Amount
KIRK INDERBITZEN	7	2,156.25
KRISTIN KOLSTEDT	1	370.00
KRISTIN M RANDLETT	8	341.62
KRISTINA L MANN	10	6,224.37
KYLE KOWALSKI	3	440.94
LARA J MOONEY	4	839.72
LARRY D HECK	2	36.82
LASIE L ZION	17	7,453.58
LAURA E CIANCONE	3	219.41
LAURA H SKIRDE	3	154.32
LAURA LARSON	3	487.22
LAUREN D STOCKTON	9	1,794.63
LAURIE L ANDERSON	1	544.74
LEANDRA MONTOYA	6	1,984.65
LEETA J MCCLARD	1	4,986.88
LEETA J MCCLARD	3	154.24
LETA M OCONNELL	2	634.24
LEWIS A FONTANA	2	37.59
LINDSEY A GROSS	3	272.65
LINDSEY C SPURLOCK	1	88.18
LINNANE M CARRASCO	16	4,482.26
LUCAS A DECHANT	16	8,429.52
LUKE T THORNTON	7	2,704.46
LYNNE A WILSON	8	1,354.12
MAKENZIE BOYER	13	356.57
MAKENZIE BOYER 2	1	961.64
MALISA A GOUDY	18	9,486.56
MARGARET WINGERTER	1	508.91
MARIELA DONAHUE	1	75.00
MARILYN L BARTLETT	8	11,886.48
MARK A STACKS	1	165.00
MARK E ECKHARDT	2	132.00
MARTHA M MARSHALL	1	370.00
MARTIN G MOE	3	122.26
MARYNA SHEVERIA 2	6	2,764.31
MATTHEW S DUFRESNE	3	179.72
MATTTHEW A OVERMAN	3	53.39
MEGAN GRANDSARD	7	35,034.32

Account Name	Transaction Count	Transaction Amount
MELINDA SPAULDING	4	1,121.95
MELODY DHAILLECOURT	1	21.00
MICHAEL D ALEXANDER	2	474.08
MICHAEL DONOHO	1	92.34
MICHAEL DOYLE	4	1,137.37
MICHAEL R ADAM	4	1,574.76
MICHAEL R NICHOLAS	6	1,019.57
MICHAEL T ADAMS	4	5,661.41
MICHAEL T MCINTOSH	1	250.00
MICHELLE L MANNES	2	4,873.98
PARIS PERAZZO	8	149.51
PATRICK J HASS	2	106.35
PAULA K BOLEJACK	9	1,944.30
PHILLIP K RYAN	2	46.77
PRESTON A SEE	4	25.59
RACHEL M EILERS	27	422.60
RACHEL M HALES	15	2,013.27
RAEANN L BROWN	1	600.00
RANA RASTEH	1	240.00
RAND M CLARK	1	68.55
REBECCA MACPHERSON	51	41,645.78
RICHARD J SMYTH	2	68.25
RICHARD M HARBOUR	16	2,885.92
RICHARD MICHAEL HILL	3	1,454.02
ROBERT A HOUGH	6	404.35
ROBERT D BAILIN	42	19,158.72
ROBERT GAYFIELD	5	868.60
ROBERT H ROTHERHAM JR	2	1,037.93
RYAN FALKNER	5	1,077.66
RYAN J ARTHUR	1	896.85
RYAN L YEGGY	23	20,856.49
RYAN SMITH	5	2,795.86
SAMANTHA R HUTCHISON	5	747.90
SAMUEL D BETTENCOURT	7	1,213.47
SAN J CASTILLO-JONES	12	6,868.92
SARAH A BROCK	4	397.28
SCOTT A MATSON	3	7,126.17
SETH A ALDRIDGE	4	311.44

Account Name	Transaction Count	Transaction Amount
SHANE CLARK	1	71.84
SHANE FAULK	4	477.78
SHANE HUGHES	3	383.50
SHANNA AUSTIN	1	46.80
SHARON L HINES	26	5,964.47
SHAWNA F POTTER	49	39,371.08
SHELLY L ANDREAS	1	47.10
SHERRY A CORCORAN	2	809.43
SHERYL A DAVIS	5	766.26
SKYLER SICARD	5	130.18
SONIA M STERANKO	2	436.37
SPENCER A HOLUB	3	1,496.13
SPENCER D HALES	10	64.00
STEPHANIE N RUSCIANO	1	15.60
SUSAN L QUINN	4	138.81
SUSAN N WOODRUFF	45	36,211.60
SUSAN N WOODRUFF2	9	26,688.12
SUSANNAH J MITCHELL	1	284.00
TERESA Z KUTT	7	3,525.64
TEREZA LEWIS	8	6,843.14
THANE HOFFMAN	2	244.53
THANE HOFFMAN 2	1	15,682.52
THOMAS KENNY	5	4,231.84
THOMAS R MUSTIN	5	81.99
TIFFANY M MCCAULEY	13	1,864.95
TIFFANY MARSITTO	13	2,864.08
TIM SAYER	2	23.48
TIMOTHY D HALLMARK	4	(23.71)
TIMOTHY G PENDLETON	1	555.00
TOBY B DAMISCH	2	814.79
TODD R KRANIG	33	46,785.17
TOMMY J HANSON	7	2,221.69
TORI THELEN	1	186.18
TRACE J WARRICK	4	89.47
TRENT A DUDECK	1	91.48
TROY L CROSWHITE	13	3,263.25
TROY U MEISSNER	5	273.02
TYLER D WARD	1	1,534.03

Account Name	Transaction Count	Transaction Amount
TYLER J HUNTSMAN	9	440.15
VALERIE M BREWSTER	1	49.00
VICTORIA L HOFSHEIER	3	75.50
WALTER G SCHMIDT	6	11,348.08
WILLIAM STIENS	3	158.72
ZACH KALLWEIT	1	8.78
ZACHARY J BURNS	3	736.15
ZACHARY L ROMBERGER	1	485.29
ZACHARY VINCENT	7	148.78
ZEKE E LYNCH	1	60.00
Report Totals	**1,755**	**838,015.27**

MEETING DATE: October 14, 2025

STAFF PERSON RESPONSIBLE: Jeff Garcia, County Attorney

DESCRIPTION: Following the Recommendation of Assessor's Office to Settle BAA Appeal.

SUMMARY: The Assessor's Office has requested a reduction in value for the following property. The values of the subject property has been appealed from the Board of County Commissioners ("BOCC") sitting as the Douglas County Board of Equalization ("BOE") to the State Board of Assessment Appeals ("BAA"). This case may not be settled without approval of the BOCC. The Attorney's Office will need settlement authority from the BOCC before signing the stipulation with the taxpayer. The information in this memo is a summary of the settlement justification offered by the Assessor's Office.

RECOMMENDED ACTION: Approval of the Settlement Agreement as Recommended by the Assessor's Office and to Authorize the Douglas County Attorney's Office to Sign the Proposed Stipulation.

REVIEW:

Jeff Garcia	Approve	10/6/2025
Christie Guthrie	Approve	10/7/2025
Doug DeBord	Approve	10/9/2025

ATTACHMENTS:

Cover Page
Board Memo 10.14.25

MEETING DATE: October 14, 2025

STAFF PERSON RESPONSIBLE: Jeff Garcia, County Attorney

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REVIEW:

Jeff Garcia	Approve	10/6/2025
Christie Guthrie	Approve	10/7/2025
Doug DeBord	Approve	10/9/2025

ATTACHMENTS:

Board Memo 10.14.25

COUNTY ATTORNEY'S OFFICE

MEMORANDUM

TO: **BOARD OF COUNTY COMMISSIONERS**

APPROVED BY: **ANDREW C. STEERS,**
DEPUTY COUNTY ATTORNEY

DATE: **October 14, 2025**

RE: **PROPOSED SETTLEMENT AGREEMENT**

The Assessor's Office has requested a reduction in value for the following property. The value of the subject property has been appealed from the Board of County Commissioners ("BOCC") sitting as the Douglas County Board of Equalization ("BOE") to the State Board of Assessment Appeals ("BAA"). This case may not be settled without approval of the BOCC. The Attorney's Office will need settlement authority from the BOCC before signing the stipulation with the taxpayer. The information in this memo is a summary of the settlement justifications offered by the Assessor's Office.

GC Net Lease Lone Tree Investors, LLC v. Douglas County BOE
BAA Docket No. 2024BAA2486 (consolidated with 2024BAA644)

BOE Decision: November 1, 2023 and October 29, 2024

BOE Action: Petition denied

Current Status: Protest Tax Year 2023 & 2024; Scheduled at BAA

Property Profile: Address: 10475 Park Meadows Drive, Lone Tree 80124

Type: *Office Building*

The subject property is a Class A, 6-story office building of 172,089 SF originally built in 1999. It is located along the Park Meadows Drive office corridor in the City of Lone Tree and situated on a 6.5-acre site. The petitioner provided rent rolls and profit & loss statements for review of the property's actual performance study period. The property was occupied by a single sub-tenant

during the study period who informed the master tenant and property owner before the end of the study period that they would be vacating the building. While the master tenant continued to have responsibility to cover the financial terms of the lease, the owner placed the property on the market for lease or sale not long after notification. The property sold post-study period (12/2024) for $8.4 million as a vacant building. For the BAA analysis, the appeals appraiser revisited the sales comparison and income approaches to value. Taking into consideration the upcoming vacancy issue, changing office market conditions and the costs related to re-leasing the building, an adjustment was merited via both approaches to value. After discussions with the petitioner's representative and upon approval of the property owner, a stipulation to adjust the 2023 & 2024 values from $34,417,800 to $29,000,000 was approved. The difference between the Douglas County rebate for Tax Year 2023 paid and the adjusted rebate amount based on this stipulation will be deducted from the final settlement refund amount.

MEETING DATE: October 14, 2025

STAFF PERSON RESPONSIBLE: Ashley Chamberlain, Paralegal

DESCRIPTION: Resolution Approving the Recommendation of the Abatement Hearing Referee.

SUMMARY: On September 17, 2025, Referee Jeffrey Hamilton conducted abatement hearings on behalf of the Board of County Commissioners pursuant to the authority granted by Resolution No. R-008-083. The attached resolution approves the referee's recommendations and orders a separate resolution be prepared for each abatement petition and to notify the petitioners of the Board's decision.

RECOMMENDED ACTION: Approve Resolution.

REVIEW:

Jeff Garcia	Approve	10/6/2025
Christie Guthrie	Approve	10/7/2025
Doug DeBord	Approve	10/9/2025

ATTACHMENTS:

Cover Page
Abatement Approval Resolution - September 2025
Abatement Approval Resolution Attachment - Sept 2025

MEETING DATE: October 14, 2025

STAFF PERSON RESPONSIBLE: Ashley Chamberlain, Paralegal

DESCRIPTION: Resolution Approving the Recommendation of the Abatement Hearing Referee.

SUMMARY: On September 17, 2025, Referee Jeffrey Hamilton conducted abatement hearings on behalf of the Board of County Commissioners pursuant to the authority granted by Resolution No. R-008-083. The attached resolution approves the referee's recommendations and orders a separate resolution be prepared for each abatement petition and to notify the petitioners of the Board's decision.

RECOMMENDED ACTION: Approve Resolution.

REVIEW:

Jeff Garcia	Approve	10/6/2025
Christie Guthrie	Approve	10/7/2025
Doug DeBord	Approve	10/9/2025

ATTACHMENTS:

Abatement Approval Resolution - September 2025
Abatement Approval Resolution Attachment - Sept 2025

RESOLUTION NO. R-025-_____

THE BOARD OF COUNTY COMMISSIONERS
OF THE COUNTY OF DOUGLAS, COLORADO

A RESOLUTION APPROVING THE RECOMMENDATIONS
OF THE ABATEMENT HEARINGS REFEREE

WHEREAS, pursuant to Resolution No. R-008-083, A Resolution Appointing Independent Referees to Conduct Abatement Hearings on Behalf of the Board of County Commissioners Beginning July 1, 2008, the Board finds as follows:

1. Referee Jeffrey Hamilton heard abatement petitions on September 17, 2025; and

2. After hearing all the evidence, Referee Hamilton makes the recommendations contained in the attached Referee Worksheets for the following Abatement Numbers:

Abatement Nos.	**Petitioner(s)**
202500202	Jennifer Castro & Sergio Arias
202500237	Berkenkotter Holdings LLC
202500238	Berkenkotter Holdings LLC
202500329	JRE 1160 LLC
202501066	JRE 1160 LLC
202502075	DA Investment Group Inc.
202505725	Lareen Archer Trust
202505726	Lareen Archer Trust

3. Having reviewed the recommendations of Referee Hamilton, the Board of County Commissioners ("Board") approves his findings and recommendations.

NOW, THEREFORE, be it resolved by the Board of County Commissioners of the County of Douglas, State of Colorado, that the Board accepts the recommendations of Referee Hamilton and orders that a separate resolution be prepared for each abatement petition contained in the attached worksheets and to notify the petitioners of this decision.

PASSED AND ADOPTED this 14th day of October 2025 in Castle Rock, Douglas County, Colorado.

THE BOARD OF COUNTY COMMISSIONERS
OF THE COUNTY OF DOUGLAS, COLORADO

BY:_____
ABE LAYDON, Chair

ATTEST:

_____

HAYLEY HALL, Deputy Clerk

DOUGLAS COUNTY ABATEMENT HEARING
REFEREE WORKSHEET

Petitioner: Jennifer Castro & Sergio Arias Agent:

Parcel No.: R0489579 Abatement Number: 202500202

Assessor's Original Value: $746,598

Hearing Date: September 17, 2025 Hearing Time: 9:00 a.m.

1. The Douglas County Assessor was represented at the hearing by Lisa Dyer

2. The Petitioner was:
   a. ☐ present
   b. ☒ not present
   c. ☐ present/represented by Click here to enter text.
   d. ☐not present/represented by Click here to enter text.

3. Assessor's Recommended Value: $746,598 (No change)

Petitioner's Requested Value: $700,000

4. Petitioner presented the following testimony and documents in support of the claim: The petitioner did not provide any evidence to support their requested value.

5. The Assessor presented the following testimony and documents in support of the Assessor's position:

a. ☒data from sales of comparable properties which sold during the applicable time period; and /or
b. ☐valuation using the cost approach; and/or
c. ☐a valuation using the income approach; and/or
d. ☐other Click here to enter text.

THE REFEREE FINDS AND RECOMMENDS THAT THE PROPER CLASSIFICATION AND ACTUAL VALUE OF THE PROPERTY ARE:

Classification: (1212) Single family residence

Total Actual Value: $746,598 (No change)

Reasons are as follows: The five sales, adjusted for relevant characteristics and time by the assessor, present a consistent range and support the assigned value.

IT IS THEREFORE RECOMMENDED that for the above-stated reasons, the Petition for Abatement is:

a. ☐Approved and the value of the subject property is reduced as set forth in the Findings and Recommendations herein

b. ☐ Approved in part as set forth in the Findings and Recommendations herein

c. ☒ Denied after abatement hearing

d. ☐ Administrative Denial is Granted

REFEREE:



s/ Jeffrey Hamilton *9-17-2025*
Name Date

Abatement Log No. 202500202

2025002O2-2024

DCASSESSOR
APR 16 2025 RCD

PETITION FOR ABATEMENT OR REFUND OF TAXES

County: DOUGLAS

Date Received _____
(Use Assessor's or Commissioners' Date Stamp)

Section I: Petitioner, please complete Section I only.

Date: 04 (Month) 16 (Day) 2025 (Year)

Petitioner's Name: Sergio Arias & Jennifer Castro

Petitioner's Mailing Address: 1444 Sidewinder Circle

Castle Rock (City or Town) CO (State) 81080 (Zip Code)

SCHEDULE OR PARCEL NUMBER(S)	PROPERTY ADDRESS OR LEGAL DESCRIPTION OF PROPERTY
2507064090 21	1444 Sidewinder Circle
R0489579	Castle rock CO 80108-2810

Petitioner requests an abatement or refund of the appropriate taxes and states that the taxes assessed against the above property for the property tax year 2024 are incorrect for the following reasons: (Briefly describe why the taxes have been levied erroneously or illegally, whether due to erroneous valuation, irregularity in levying, clerical error, or overvaluation. Attach additional sheets if necessary.)

Petitioner's estimate of value: $ 700,000 (Value) (2024 & 2025) (Year)

I declare, under penalty of perjury in the second degree, that this petition, together with any accompanying exhibits or statements, has been prepared or examined by me, and to the best of my knowledge, information, and belief, is true, correct, and complete.

Petitioner's Signature _____ Daytime Phone Number (626) 233-8672 & (626) 497 0566

Email ariasse3@gmail.com & jrcastro10@gmail.

By _____ Daytime Phone Number (_____) _____
Agent's Signature*

Printed Name: _____ Email _____

***Letter of agency must be attached when petition is submitted by an agent.**

If the Board of County Commissioners, pursuant to § 39-10-114(1), C.R.S., or the Property Tax Administrator, pursuant to § 39-2-116, C.R.S., denies the petition for refund or abatement of taxes in whole or in part, the Petitioner may appeal to the Board of Assessment Appeals pursuant to the provisions of § 39-2-125, C.R.S., within thirty days of the entry of any such decision, § 39-10-114.5(1), C.R.S.

Section II: Assessor's Recommendation
(For Assessor's Use Only)

Tax Year _____

	Actual Value	Adjustment	Adjusted Actual Value	Assessment Rate	Assessed Value	Mill Levy	Tax
Original							
Corrected							
Abate/Refund							

☐ **Assessor recommends approval as outlined above.**

If the request for abatement is based upon the grounds of overvaluation, no abatement or refund of taxes shall be made if an objection or protest to such valuation has been filed and a Notice of Determination has been mailed to the taxpayer, § 39-10-114(1)(a)(I)(D), C.R.S.

Tax year: _____ Protest? ☐ No ☐ Yes (If a protest was filed, please attach a copy of the NOD.)

☐ **Assessor recommends denial for the following reason(s):**

_____
Assessor's or Deputy Assessor's Signature

15-DPT-AR No. 920-66/17

FOR ASSESSORS AND COUNTY COMMISSIONERS USE ONLY
(Section III or Section IV must be completed)

Every petition for abatement or refund filed pursuant to § 39-10-114, C.R.S. shall be acted upon pursuant to the provisions of this section by the Board of County Commissioners or the Assessor, as appropriate, within six months of the date of filing such petition, § 39-1-113(1.7), C.R.S.

Section III: **Written Mutual Agreement of Assessor and Petitioner**
(Only for abatements up to $10,000)

The Commissioners of _____ County authorize the Assessor by Resolution No. _____ to review petitions for abatement or refund and to settle by written mutual agreement any such petition for abatement or refund in an amount of $10,000 or less per tract, parcel, or lot of land or per schedule of personal property, in accordance with § 39-1-113(1.5), C.R.S.

The Assessor and Petitioner mutually agree to the values and tax abatement/refund of:

Tax Year _____

	Actual	Value Adjustment	Adjusted Actual	Assessment Rate	Assessed Value	Mill Levy	Tax
Original							
Corrected							
Abate/Refund							

Note: The total tax amount does not include accrued interest, penalties, and fees associated with late and/or delinquent tax payments, if applicable. Please contact the County Treasurer for full payment information.

_____ _____
Petitioner's Signature **Date**

_____ _____
Assessor's or Deputy Assessor's Signature **Date**

Section IV: **Decision of the County Commissioners**
(Must be completed if Section III does not apply)

WHEREAS, the County Commissioners of _____ County, State of Colorado, at a duly and lawfully called regular meeting held on _____/_____/_____, at which meeting there were present the following members:
Month Day Year

_____

_____

with notice of such meeting and an opportunity to be present having been given to the Petitioner and the Assessor of said County and Assessor _____ ***(being present--not present)*** and
Name

Petitioner _____ (***being present--not present)***, and WHEREAS, the said
Name

County Commissioners have carefully considered the within petition, and are fully advised in relation thereto, NOW BE IT RESOLVED that the Board ***(agrees--does not agree)*** with the recommendation of the Assessor, and that the petition be ***(approved--approved in part--denied)*** with an abatement/refund as follows:

_____ _____ _____
Year Assessed Value Taxes Abate/Refund

_____
Chairperson of the Board of County Commissioners' Signature

I, _____ County Clerk and Ex-Officio Clerk of the Board of County Commissioners in and for the aforementioned county, do hereby certify that the above and foregoing order is truly copied from the record of the proceedings of the Board of County Commissioners.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the seal of said County this _____ day of _____, _____.
Month Year

_____
County Clerk's or Deputy County Clerk's Signature

Note: Abatements greater than $10,000 per schedule, per year, must be submitted in duplicate to the Property Tax Administrator for review.

Section V: **Action of the Property Tax Administrator**
(For all abatements greater than $10,000)

The action of the Board of County Commissioners, relative to this petition, is hereby
☐ Approved ☐ Approved in part $_____ ☐ Denied for the following reason(s):

_____ _____ _____
Secretary's Signature Property Tax Administrator's Signature Date

15-DPT-AR No. 920-66/17

Transmittal Sheet for Abatement #: 202500202

Abatement #	202500202	**Staff Appraiser**	LRD
Tax Year	2024	**Review Appraiser**	BAF
Date Received	4/16/2025	**Recommendation**	Deny
Petitioner	JENNIFER CASTRO & SERGIO ARIAS	**Reason**	Data collected from the preceding 24 month study period supports the current assessment on your property.
Agent			
Petitioner's Request	Value Too High		
Petitioner's Requested Value	$700,000	**Assessor Final Review Value**	$746,598

The subject is an average quality, good condition, 2-story home at 1444 Sidewinder Cir., Castle Rock. The Petitioner is appealing the 2024 valuation and requesting a value of $700,000. The subject sold 8/2/2024 for $700,000. The Assessor is required to use valid, arms-length transactions, which occurred during the study period of 7/1/2020 to 6/30/2022, to determine value for 2024, using an appraisal date of June 30, 2022. Values were appreciating at 1.75% per month during the study period in the subject's neighborhood. The adjusted comparable sales range is from $721,000 to $783,000. Per Colorado Revised Statutes, post appraisal date sales and current market conditions cannot be considered. Market analysis indicates no adjustment to the 2024 value.

Original Values

Account #	Abstract Code	Tax District	Actual Value	*Adjustment if applicable	Adjusted Actual	Assmt Rate	Adjusted Assessed	Tax Rate	Tax Amount
R0489579	1112	3193	$141,291	$0	$141,291	6.700%	$9,470	10.5708%	$1,001.05
	1212	3193	$605,307	($55,000)	$550,307	6.700%	$36,870	10.5708%	$3,897.45
	Account Total:		**$746,598**	**($55,000)**	**$691,598**		**$46,340**		**$4,898.50**

Final Values

Account #	Abstract Code	Tax District	Actual Value	*Adjustment if applicable	Adjusted Actual	Assmt Rate	Adjusted Assessed	Tax Rate	Tax Amount
R0489579	1112	3193	$141,291	$0	$141,291	6.700%	$9,470	10.5708%	$1,001.05
	1212	3193	$605,307	($55,000)	$550,307	6.700%	$36,870	10.5708%	$3,897.45
	Account Total:		**$746,598**	**($55,000)**	**$691,598**		**$46,340**		**$4,898.50**

Refund Amounts

Account #	Original Total Actual Value	Original Adj Total Assessed	Original Total Taxes	Final Total Actual Value	Final Adj Total Assessed	Final Total Taxes	Refund Amount
R0489579	$746,598	$46,340	$4,898.50	$746,598	$46,340	$4,898.50	$0.00
Totals	**$746,598**	**$46,340**	**$4,898.50**	**$746,598**	**$46,340**	**$4,898.50**	**$0.00**

*Adjustments

Account #	Adjustment Description	Adjustment Amount
R0489579	SB-001 Residential 55k Exemption	($55,000)

DOUGLAS COUNTY ABATEMENT HEARING
REFEREE WORKSHEET

Petitioner: DA Investment Group Inc. Agent: Demitrii Reison

Parcel No.: R0382202 Abatement Number: 202502075

Assessor's Original Value: $833,653

Hearing Date: September 17, 2025 Hearing Time: 9:30 a.m.

1. The Douglas County Assessor was represented at the hearing by Rudolph Largaespada

2. The Petitioner was:
   a. ☐ present
   b. ☐ not present
   c. ☒ present/represented by Demitrii Reison
   d. ☐not present/represented by Click here to enter text.

3. Assessor's Recommended Value: $833,653 (No change)

   Petitioner's Requested Value: $627,719

4. Petitioner presented the following testimony and documents in support of the claim: The petitioner presented five comparable sales from the 24-month study period and one post-period sale, priced between $554,000 and $705,000. He argued the property's poor condition did not justify the assessor's value and requested a reduction to $627,719.

5. The Assessor presented the following testimony and documents in support of the Assessor's position:

a. ☒data from sales of comparable properties which sold during the applicable time period; and /or
b. ☐valuation using the cost approach; and/or
c. ☐a valuation using the income approach; and/or
d. ☐other Click here to enter text.

THE REFEREE FINDS AND RECOMMENDS THAT THE PROPER CLASSIFICATION AND ACTUAL VALUE OF THE PROPERTY ARE:

Classification: (1212) Single Family Residence

Total Actual Value: $833,653 (No change)

Reasons are as follows: The assessor presented six comparable sales, two of which were also utilized by the petitioner. Appropriate adjustments for property characteristics and time were applied, resulting in a consistent range of values after adjustment. In contrast, the petitioner relied on raw sales data without adjustments for time or characteristics, leading to a proposed value below market levels. The assessor's adjusted sales substantiate the assigned value. Therefore, the petition is denied.

IT IS THEREFORE RECOMMENDED that for the above-stated reasons, the Petition for Abatement is:

a. ☐Approved and the value of the subject property is reduced as set forth in the Findings and Recommendations herein

b. ☐ Approved in part as set forth in the Findings and Recommendations herein

c. ☒ Denied after abatement hearing

d. ☐ Administrative Denial is Granted

REFEREE:

s/ Jeffrey Hamilton Click here to enter text.
Name Date

Abatement Log No. 202502075

20250207S-2024

PETITION FOR ABATEMENT OR REFUND OF TAXES

County: Douglas

Date Received _____
(Use Assessor's or Commissioners' Date Stamp)

Received
MAY 22 2025
Douglas County
Assessor's Office

Section I: Petitioner, please complete Section I only.

Date: 05 (Month) 22 (Day) 2025 (Year)

Petitioner's Name: DA Investment Group Inc

Petitioner's Mailing Address: 16618 Black Oak Ct

Parker (City or Town) CO (State) 80134 (Zip Code)

SCHEDULE OR PARCEL NUMBER(S)
2331741G047
R0382202

PROPERTY ADDRESS OR LEGAL DESCRIPTION OF PROPERTY
16618 Black Oak Ct, Parker, CO 80134

Petitioner requests an abatement or refund of the appropriate taxes and states that the taxes assessed against the above property for the property tax year 2024 are incorrect for the following reasons: (Briefly describe why the taxes have been levied erroneously or illegally, whether due to erroneous valuation, irregularity in levying, clerical error, or overvaluation. Attach additional sheets if necessary.) Assessed value of $833,653 is overstated. Recent comparable sales during the legal study period support a lower market value. Comparable sales list attached.

Petitioner's estimate of value: $ 627,719 (Value) (2024) (Year)

I declare, under penalty of perjury in the second degree, that this petition, together with any accompanying exhibits or statements, has been prepared or examined by me, and to the best of my knowledge, information, and belief, is true, correct, and complete.

Petitioner's Signature

Daytime Phone Number (720) 299-5604

Email DAinvestmentgroupinc@gmail.com

By _____ (Agent's Signature*)

Daytime Phone Number (____) _____

Printed Name: _____

Email _____

*Letter of agency must be attached when petition is submitted by an agent

If the Board of County Commissioners, pursuant to § 39-10-114(1), C.R.S., or the Property Tax Administrator, pursuant to § 39-2-116, C.R.S., denies the petition for refund or abatement of taxes in whole or in part, the Petitioner may appeal to the Board of Assessment Appeals pursuant to the provisions of § 39-2-125, C.R.S., within thirty days of the entry of any such decision, § 39-10-114.5(1), C.R.S.

Section II: Assessor's Recommendation
(For Assessor's Use Only)

Tax Year _____

	Actual	Value Adjustment	Adjusted Actual	Assessment Rate	Assessed Value	Mill Levy	Tax
Original							
Corrected							
Abate/Refund							

☐ Assessor recommends approval as outlined above.

If the request for abatement is based upon the grounds of overvaluation, no abatement or refund of taxes shall be made if an objection or protest to such valuation has been filed and a Notice of Determination has been mailed to the taxpayer, § 39-10-114(1)(a)(I)(D), C.R.S.

Tax year _____ Protest? ☐ No ☐ Yes (If a protest was filed, please attach a copy of the NOD.)

☐ Assessor recommends denial for the following reason(s):

Assessor's or Deputy Assessor's Signature

15-DPT-AR No. 920-66/17

FOR ASSESSORS AND COUNTY COMMISSIONERS USE ONLY

(Section III or Section IV must be completed)

Every petition for abatement or refund filed pursuant to § 39-10-114, C.R.S. shall be acted upon pursuant to the provisions of this section by the Board of County Commissioners or the Assessor, as appropriate, within six months of the date of filing such petition, § 39-1-113(1.7), C.R.S.

Section III: **Written Mutual Agreement of Assessor and Petitioner**

(Only for abatements up to $10,000)

The Commissioners of _____ County authorize the Assessor by Resolution No. _____ to review petitions for abatement or refund and to settle by written mutual agreement any such petition for abatement or refund in an amount of $10,000 or less per tract, parcel, or lot of land or per schedule of personal property, in accordance with § 39-1-113(1.5), C.R.S.

The Assessor and Petitioner mutually agree to the values and tax abatement/refund of:

Tax Year _____

	Actual	Value Adjustment	Adjusted Actual	Assessment Rate	Assessed Value	Mill Levy	Tax
Original							
Corrected							
Abate/Refund							

Note: The total tax amount does not include accrued interest, penalties, and fees associated with late and/or delinquent tax payments, if applicable. Please contact the County Treasurer for full payment information.

_____ _____

Petitioner's Signature **Date**

_____ _____

Assessor's or Deputy Assessor's Signature **Date**

Section IV: **Decision of the County Commissioners**

(Must be completed if Section III does not apply)

WHEREAS, the County Commissioners of _____ County, State of Colorado, at a duly and lawfully called regular meeting held on _____/_____/_____, at which meeting there were present the following members:
Month Day Year

_____

_____

with notice of such meeting and an opportunity to be present having been given to the Petitioner and the Assessor of said County and Assessor _____ ***(being present--not present)*** and
Name

Petitioner _____ ***(being present--not present)***, and WHEREAS, the said
Name

County Commissioners have carefully considered the within petition, and are fully advised in relation thereto.

NOW BE IT RESOLVED that the Board ***(agrees--does not agree)*** with the recommendation of the Assessor, and that the petition be ***(approved--approved in part--denied)*** with an abatement/refund as follows:

Year	Assessed Value	Taxes Abate/Refund

_____

Chairperson of the Board of County Commissioners' Signature

I, _____ County Clerk and Ex-Officio Clerk of the Board of County Commissioners in and for the aforementioned county, do hereby certify that the above and foregoing order is truly copied from the record of the proceedings of the Board of County Commissioners.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the seal of said County this _____ day of _____, _____.
Month Year

_____

County Clerk's or Deputy County Clerk's Signature

Note: Abatements greater than $10,000 per schedule, per year, must be submitted in duplicate to the Property Tax Administrator for review.

Section V: **Action of the Property Tax Administrator**

(For all abatements greater than $10,000)

The action of the Board of County Commissioners, relative to this petition, is hereby

☐ Approved ☐ Approved in part $_____ ☐ Denied for the following reason(s):

_____ _____ _____

Secretary's Signature Property Tax Administrator's Signature Date

15-DPT-AR No. 920-66/17

Comparable Sales - Supporting Abatement Request

Parcel #223317416047

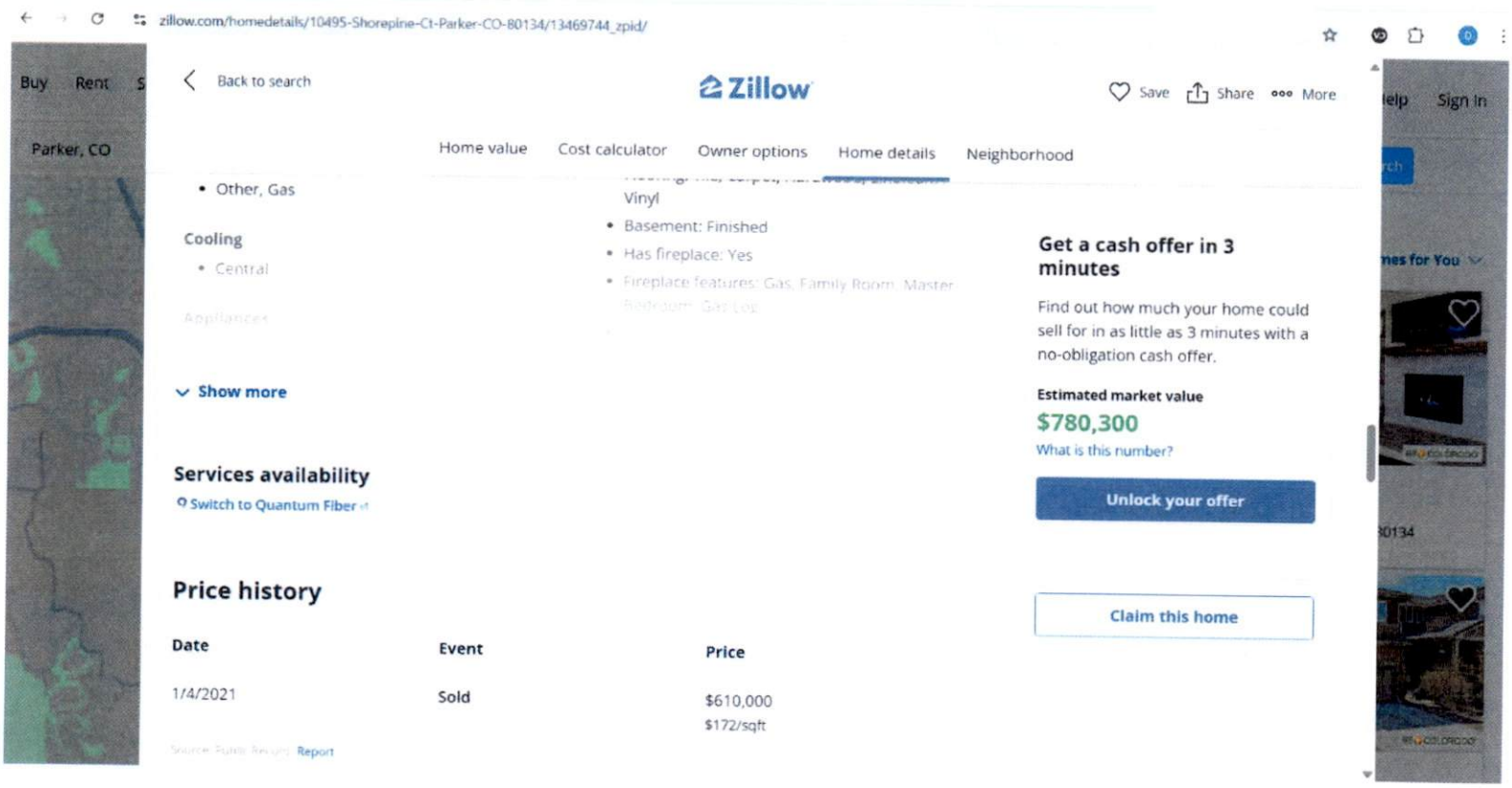
Subject Property Assessed Value (2023): $833,653

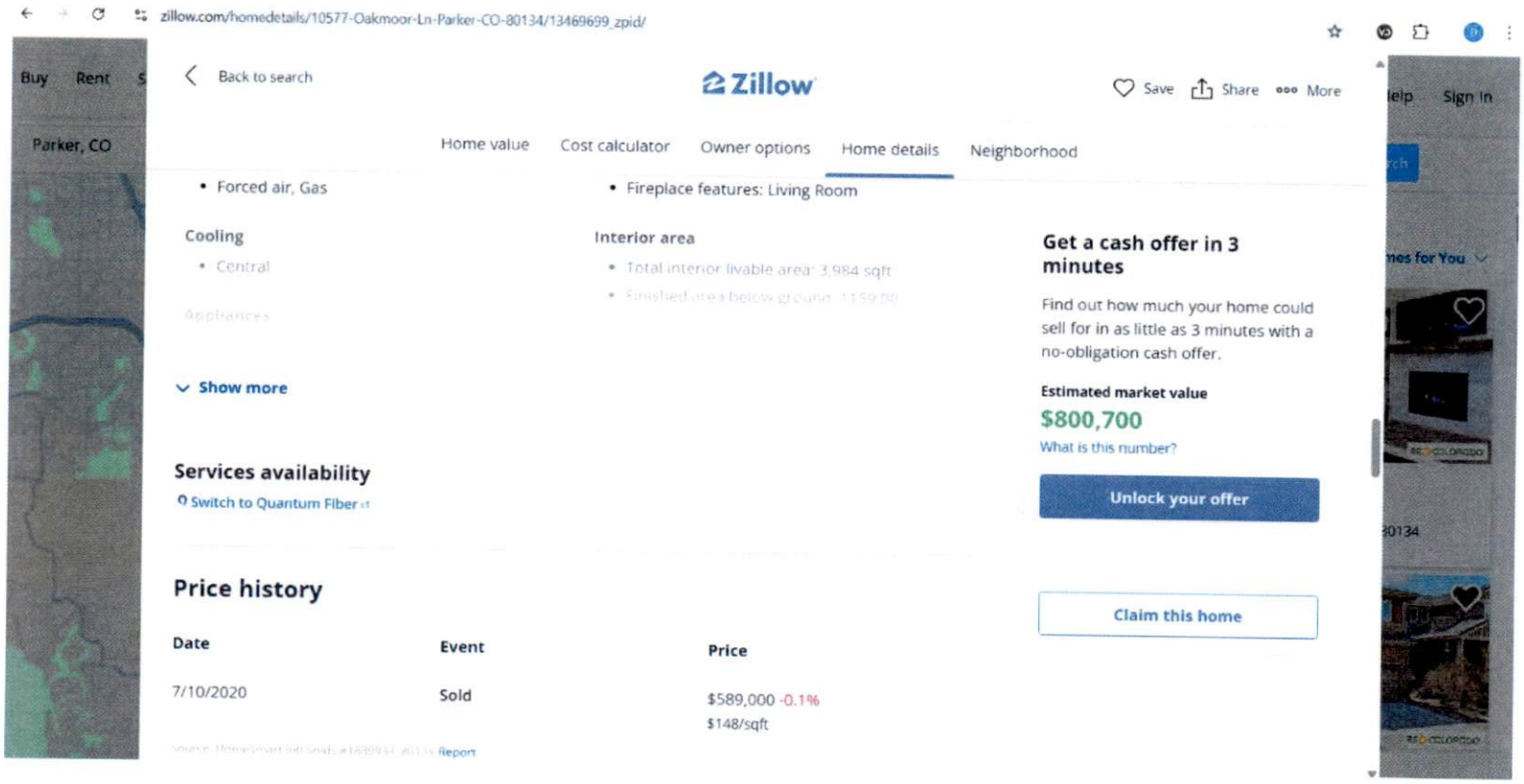
Owner's Market Estimate: $627,719

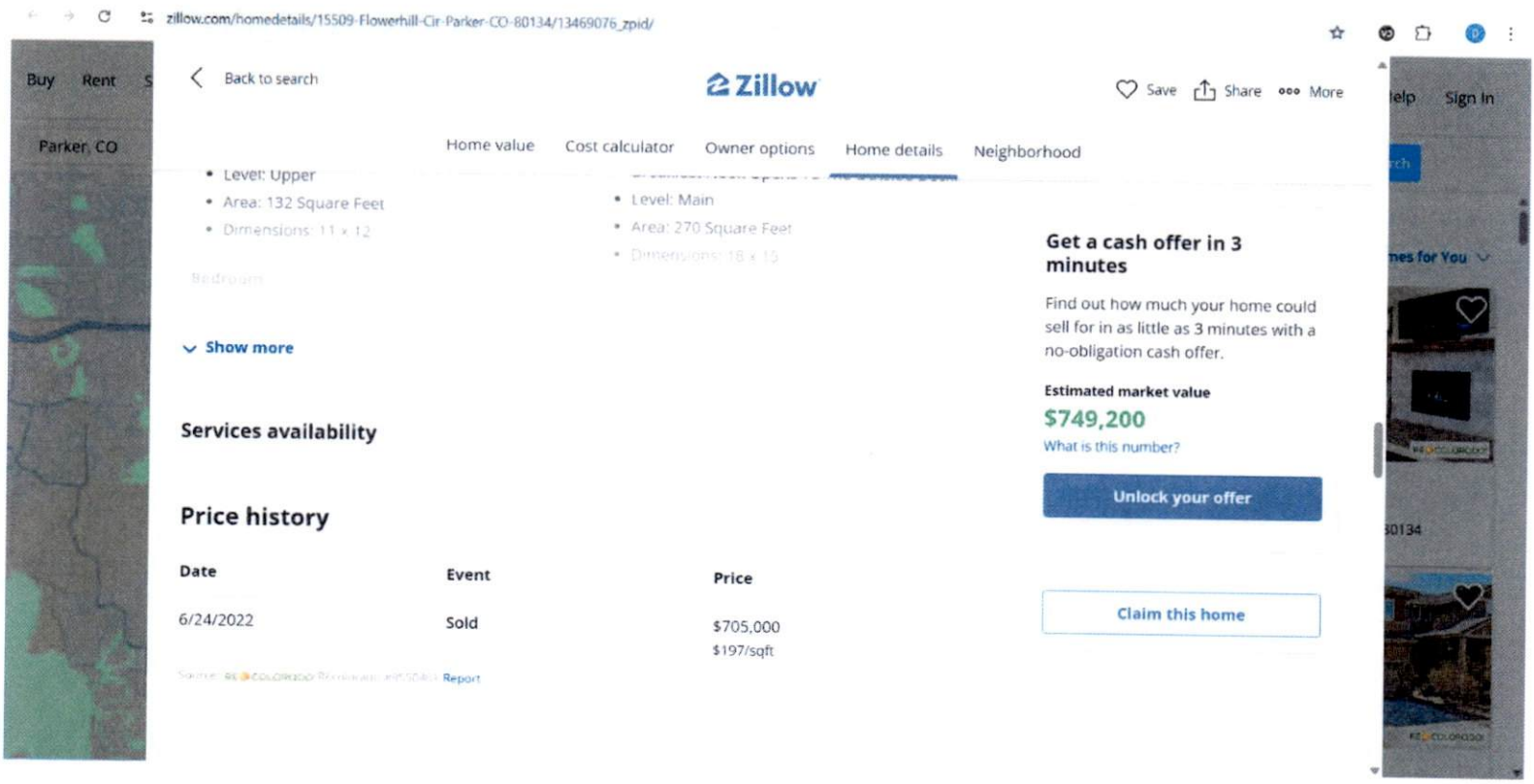
Valuation Basis: Sales Study Period (July 1, 2020 - June 30, 2022)

Address	Sale Price	Sale Date	Notes
10495 Shorepine Ct	$610,000	1/4/2021	Same layout as subject property
10577 Oakmoor Ln	$589,000	7/9/2020	Similar size and location
15509 Flowerhill Cir	$705,000	6/24/2022	Close proximity, similar layout
10240 Travertine Pl	$625,000	10/21/2022	Comparable size and location
15368 Woodruff Way	$675,000	6/28/2022	Within the same neighborhood
10489 Longleaf Dr	$554,000	9/1/2020	Similar size, same immediate area

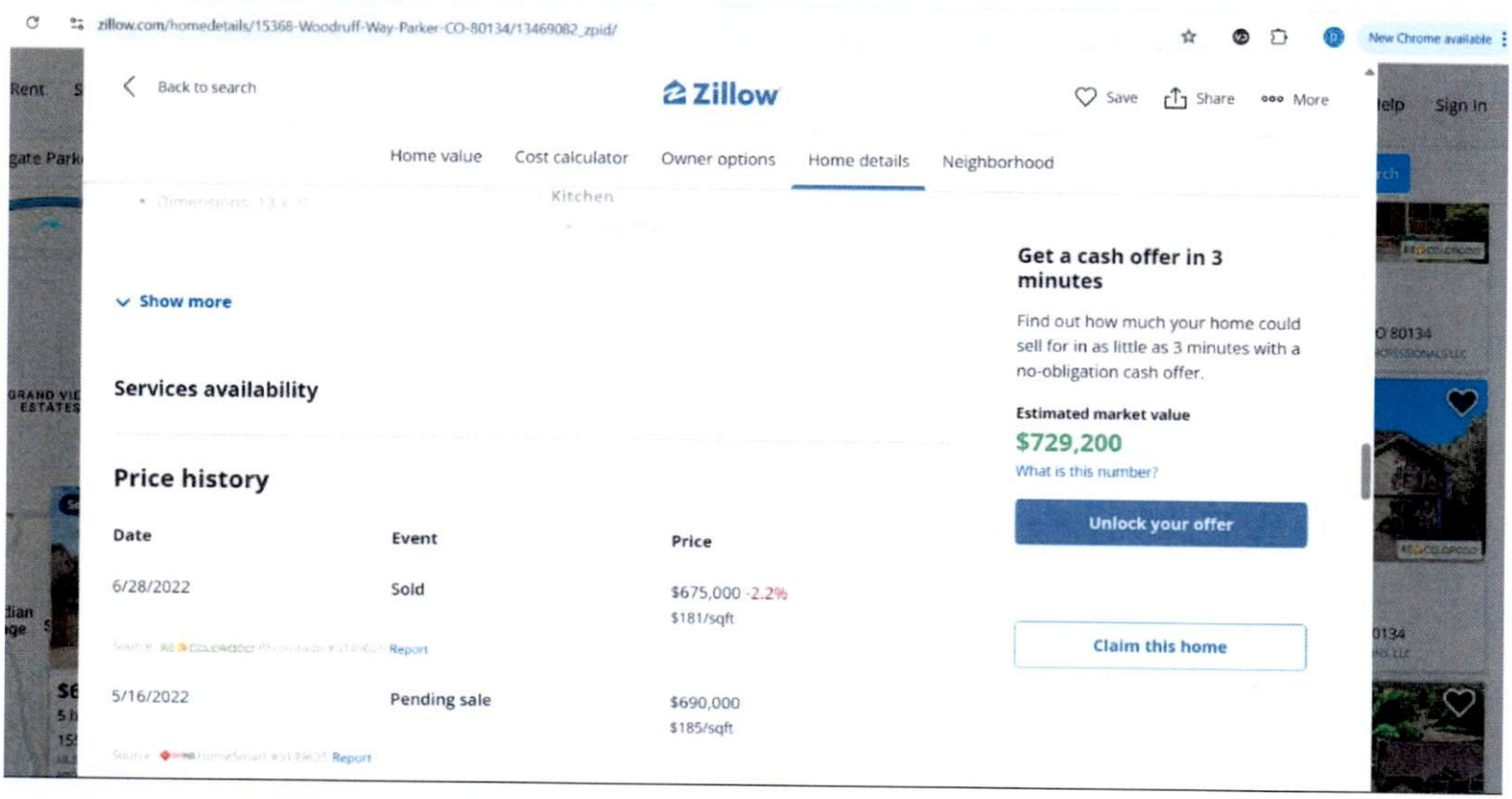
These sales clearly support a lower valuation. Based on this data, I respectfully request the 2023 assessed value be reduced to reflect a more accurate market value of approximately $627,719.

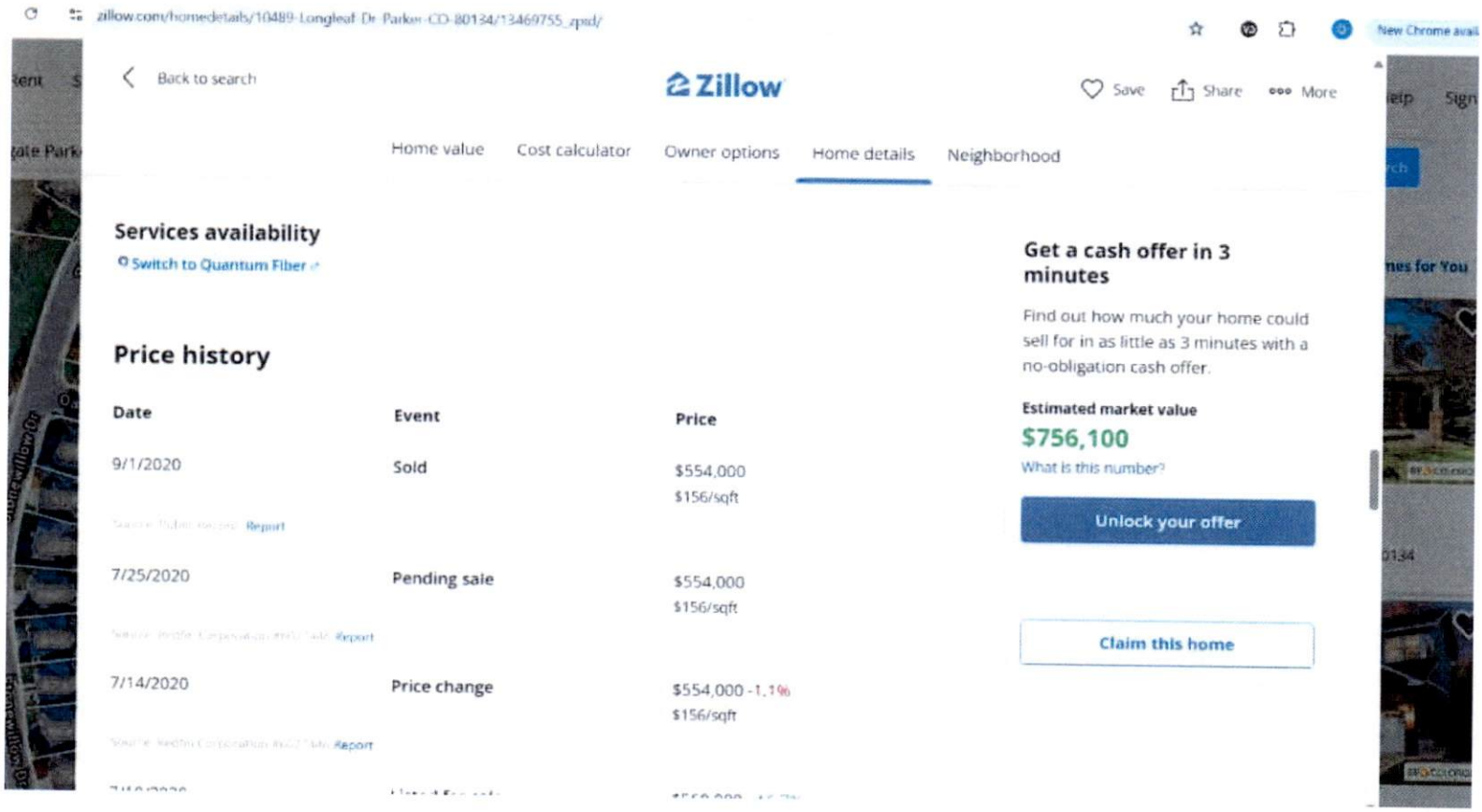

zillow.com/homedetails/10495-Shorepine-Ct-Parker-CO-80134/13469744_zpid/
Buy
Rent
Parker, CO
Back to search
Zillow
Save
Share
More
Home value
Cost calculator
Owner options
Home details
Neighborhood
• Other, Gas
Cooling
• Central
Vinyl
• Basement: Finished
• Has fireplace: Yes
• Fireplace features: Gas, Family Room, Master Bedroom, Gas Log
Show more
Services availability
Switch to Quantum Fiber
Price history
Date
Event
Price
1/4/2021
Sold
$610,000
$172/sqft
Report
Get a cash offer in 3 minutes
Find out how much your home could sell for in as little as 3 minutes with a no-obligation cash offer.
Estimated market value
$780,300
What is this number?
Unlock your offer
Claim this home
Sign In


zillow.com/homedetails/10577-Oakmoor-Ln-Parker-CO-80134/13469699_zpid/
Buy
Rent
Parker, CO
Back to search
Zillow
Save
Share
More
Home value
Cost calculator
Owner options
Home details
Neighborhood
• Forced air, Gas
Cooling
• Central
Appliances
• Fireplace features: Living Room
Interior area
• Total interior livable area: 3,984 sqft
Show more
Get a cash offer in 3 minutes
Find out how much your home could sell for in as little as 3 minutes with a no-obligation cash offer.
Estimated market value
$800,700
What is this number?
Unlock your offer
Claim this home
Services availability
Switch to Quantum Fiber
Price history
Date
Event
Price
7/10/2020
Sold
$589,000 -0.1%
$148/sqft
Report
Sign In


zillow.com/homedetails/15509-Flowerhill-Cir-Parker-CO-80134/13469076_zpid/
Buy
Rent
Parker, CO
Back to search
Zillow
Save
Share
More
Home value
Cost calculator
Owner options
Home details
Neighborhood
Level: Upper
Area: 132 Square Feet
Dimensions: 11 x 12
Level: Main
Area: 270 Square Feet
Show more
Services availability
Price history
Date
Event
Price
6/24/2022
Sold
$705,000
$197/sqft
Report
Get a cash offer in 3 minutes
Find out how much your home could sell for in as little as 3 minutes with a no-obligation cash offer.
Estimated market value
$749,200
What is this number?
Unlock your offer
Claim this home
Sign In


zillow.com/homedetails/10240-Travertine-Pl-Parker-CO-80134/13468643_zpid/
Buy
Rent
Parker, CO
Back to search
Zillow
Save
Share
More
Sign In
Home value
Cost calculator
Owner options
Home details
Neighborhood
Report
10/21/2022
Sold
$625,000 -1.6%
$222/sqft
Report
10/3/2022
Pending sale
$635,000
$225/sqft
Report
Show more
Get a cash offer in 3 minutes
Find out how much your home could sell for in as little as 3 minutes with a no-obligation cash offer.
Estimated market value
$715,000
What is this number?
Unlock your offer


zillow.com/homedetails/15368-Woodruff-Way-Parker-CO-80134/13469082_zpid/
New Chrome available
Back to search
Zillow
Save
Share
More
Sign In
Home value
Cost calculator
Owner options
Home details
Neighborhood
Kitchen
Show more
Services availability
Price history
Date
Event
Price
6/28/2022
Sold
$675,000 -2.2%
$181/sqft
Report
5/16/2022
Pending sale
$690,000
$185/sqft
Report
Get a cash offer in 3 minutes
Find out how much your home could sell for in as little as 3 minutes with a no-obligation cash offer.
Estimated market value
$729,200
What is this number?
Unlock your offer
Claim this home


zillow.com/homedetails/10489-Longleaf-Dr-Parker-CO-80134/13469755_zpid/
Back to search
Zillow
Save
Share
More
Home value
Cost calculator
Owner options
Home details
Neighborhood
Services availability
Switch to Quantum Fiber
Price history
Date
Event
Price
9/1/2020
Sold
$554,000
$156/sqft
Report
7/25/2020
Pending sale
$554,000
$156/sqft
Report
7/14/2020
Price change
$554,000 -1.1%
$156/sqft
Report
Get a cash offer in 3 minutes
Find out how much your home could sell for in as little as 3 minutes with a no-obligation cash offer.
Estimated market value
$756,100
What is this number?
Unlock your offer
Claim this home

Brenda Davis

From: Assessors
Sent: Thursday, May 22, 2025 7:35 PM
To: Brenda Davis
Cc: Felice Entratter
Subject: Fw: Abatement Petition – Parcel #223317416047
Attachments: Petition_for_abatement_or_refund_of_taxes.pdf; Shorepine_Ct.jpg; Oakmoor_Ln.jpg; Flowerhill_Cir.jpg; Travertine_Pl.jpg; Woodruff_Way.jpg; 10489Longleaf_Dr.jpg

Douglas County Assessor's Office
Mail: 301 Wilcox, Castle Rock, CO 80134
Email: assessors@douglas.co.us
Public Assistance Line: 303-660-7450
Web: douglas.co.us/assessor

From: Dmitrii <dainvestmentgroupinc@gmail.com>
Sent: Thursday, May 22, 2025 6:31:24 PM
To: Assessors <Assessors@douglas.co.us>
Subject: Abatement Petition – Parcel #223317416047

Dear Douglas County Assessor's Office,

I am submitting a petition for abatement regarding the 2023 valuation of my property, which impacts the 2024 property taxes. Please find attached the completed and signed abatement form, along with all supporting documentation.

Included in this submission:
Signed abatement petition form
Written explanation of my valuation concern
A list of comparable property sales during the official study period (July 1, 2020 – June 30, 2022)
Supporting screenshots from Zillow showing sale prices, dates, and property details.

Property Address: 16618 Black Oak Court, Parker, CO 80134
Parcel Number: 223317416047

The assessed value of $834,614 does not reflect actual market conditions during the required time frame. Based on verified comparable sales, I respectfully propose a corrected valuation of approximately $627,719.

Please confirm receipt of this submission, and let me know if you need any further information. I appreciate your time and consideration in reviewing my request.

Warm regards,
DA Investment Group Inc
Phone:720-299-5604

Transmittal Sheet for Abatement #: 202502075

Abatement #	202502075	**Staff Appraiser**	REL
Tax Year	2024	**Review Appraiser**	BAF
Date Received	5/22/2025	**Recommendation**	Deny
Petitioner	DA INVESTMENT GROUP INC	**Reason**	The Market Approach to value was used in determining the subjects value, resulting in no change.
Agent			
Petitioner's Request	Value Too High		
Petitioner's Requested Value	$627,719	**Assessor Final Review Value**	$833,653

The subject is a good, 2-Story dwelling located at 16618 Black Oak Ct, Parker. The Petitioner is appealing the 2024 valuation and requesting a value adjustment to $627,719. The Petitioner provided six sales to review while two were utilized and adjusted accordingly within the comparable sales grid. The other four sales provided are smaller in terms of the above grade living area and were omitted from the grid. All of the sales utilized within the comparable sales grid are within 100 sf of above grade living area and appears to contain similar features to the subject property. The adjusted comparable sales range from $780,000 to $916,000. The Assessor is required to use valid, arms-length transactions, which occurred during the study period, to determine value for 2024, using an appraisal date of June 30, 2022. Per Colorado Revised Statutes, post appraisal date sales and current market conditions cannot be considered. Market analysis indicates no adjustment to the 2024 value.

Original Values

Account #	Abstract Code	Tax District	Actual Value	*Adjustment if applicable	Adjusted Actual	Assmt Rate	Adjusted Assessed	Tax Rate	Tax Amount
R0382202	1112	1003	$156,891	$0	$156,891	6.700%	$10,510	10.7084%	$1,125.45
	1212	1003	$676,762	($55,000)	$621,762	6.700%	$41,660	10.7084%	$4,461.12
	Account Total:		**$833,653**	**($55,000)**	**$778,653**		**$52,170**		**$5,586.57**

Final Values

Account #	Abstract Code	Tax District	Actual Value	*Adjustment if applicable	Adjusted Actual	Assmt Rate	Adjusted Assessed	Tax Rate	Tax Amount
R0382202	1112	1003	$156,891	$0	$156,891	6.700%	$10,510	10.7084%	$1,125.45
	1212	1003	$676,762	($55,000)	$621,762	6.700%	$41,660	10.7084%	$4,461.12
	Account Total:		**$833,653**	**($55,000)**	**$778,653**		**$52,170**		**$5,586.57**

Refund Amounts

Account #	Original Total Actual Value	Original Adj Total Assessed	Original Total Taxes	Final Total Actual Value	Final Adj Total Assessed	Final Total Taxes	Refund Amount
R0382202	$833,653	$52,170	$5,586.57	$833,653	$52,170	$5,586.57	$0.00
Totals	**$833,653**	**$52,170**	**$5,586.57**	**$833,653**	**$52,170**	**$5,586.57**	**$0.00**

*Adjustments

Account #	Adjustment Description	Adjustment Amount
R0382202	SB-001 Residential 55k Exemption	($55,000)

DOUGLAS COUNTY ABATEMENT HEARING
REFEREE WORKSHEET

Petitioner: Lareen Archer Trust

Agent: Lareen Archer

Parcel No.: R0496092

Abatement Number: 202505725 & 202505726

Assessor's Original Value: $301,871

Hearing Date: September 17, 2025 Hearing Time: 10:00 a.m.

1. The Douglas County Assessor was represented at the hearing by Edward Weller

2. The Petitioner was:
   a. ☒ present
   b. ☐ not present
   c. ☐ present/represented by Click here to enter text.
   d. ☐not present/represented by Click here to enter text.

3. Assessor's Recommended Value: $301,871 (No change)

   Petitioner's Requested Value: $100,000

4. Petitioner presented the following testimony and documents in support of the claim: The petitioner stated that the vacant land parcel was used for parking for their business and has a .07 ac portion that is not useable because of its topography. They believe the assessor is valuing it as a building site and not as parking for their business. They further stated that the value for 2021 and 2022 was around $100,000 then increased to $310,871 for 2023 and 2024 and then reduced to $100,000 again for 2025. They requested that the value be reduced to $100,000 for tax years 2023 and 2024.

5. The Assessor presented the following testimony and documents in support of the Assessor's position:

a. ☒data from sales of comparable properties which sold during the applicable time period; and /or
b. ☐valuation using the cost approach; and/or
c. ☐a valuation using the income approach; and/or
d. ☐other Click here to enter text.

THE REFEREE FINDS AND RECOMMENDS THAT THE PROPER CLASSIFICATION AND ACTUAL VALUE OF THE PROPERTY ARE:

Classification: (0200) Vacant land/Parking

Total Actual Value: $100,000

Reasons are as follows: The vacant land or parking parcel currently serves as parking for the business located on Wilcox Street. Although an alley separates the business parcel from the parking parcel, resulting in non-contiguous properties, they function effectively as a single economic unit. Based on these considerations, I recommend that the value be adjusted to $100,000. Click here to enter text.

IT IS THEREFORE RECOMMENDED that for the above-stated reasons, the Petition for Abatement is:

a. ☒Approved and the value of the subject property is reduced as set forth in the Findings and Recommendations herein

b. ☐ Approved in part as set forth in the Findings and Recommendations herein

c. ☐ Denied after abatement hearing

d. ☐ Administrative Denial is Granted

REFEREE:



s/ Jeffrey Hamilton *9-17-2025*
Name Date

Abatement Log No. 202505725 & 202505726

PETITION FOR ABATEMENT OR REFUND OF TAXES

County: Douglas

Date Received _____
(Use Assessor's or Commissioners' Date Stamp)

DCASSESSOR
JUL 07 2025 RCD

Section I: Petitioner, please complete Section I only. 202505725-2023
202505726-2024

Date: July 7, 2025
Month Day Year

Petitioner's Name: Lareen Archer Trust

Petitioner's Mailing Address: 1855 Low Meadow BLVD
Castle Rock CO 80109
City or Town State Zip Code

SCHEDULE OR PARCEL NUMBER(S)
2505112170 23
R0496092

PROPERTY ADDRESS OR LEGAL DESCRIPTION OF PROPERTY
Lot 28, Town of Castle Rock 28 & Amd

Petitioner requests an abatement or refund of the appropriate taxes and states that the taxes assessed against the above property for property tax year(s) 2023 and 2024 are incorrect for the following reasons: (Briefly describe why the taxes have been levied erroneously or illegally, whether due to erroneous valuation, irregularity in levying, clerical error or overvaluation. Attach additional sheets if necessary.)
It was appraised as a building site, when it is just living only for our business -

Petitioner's estimate of value: $_____ (2023) and $_____ (2024)
Value Year Value Year

I declare, under penalty of perjury in the second degree, that this petition, together with any accompanying exhibits or statements, has been prepared or examined by me, and to the best of my knowledge, information and belief, is true, correct, and complete.

Lareen Archer Trust Phone Number (303) 688-4746 Email CRSUR2@gmail.com
Petitioner's Signature

By _____ Phone Number (___) _____ Email _____
Agent's Signature*
*Letter of agency must be attached when petition is submitted by an agent.

The assessed value and resulting tax amounts are calculated from the adjusted actual value. If the Board of County Commissioners, pursuant to § 39-10-114(1), C.R.S., or the Property Tax Administrator, pursuant to § 39-2-116, C.R.S.,denies the petition for refund or abatement of taxes in whole or in part, the Petitioner may appeal to the Board of Assessment Appeals pursuant to the provisions of § 39-2-125, C.R.S., within thirty days of the entry of any such decision, § 39-10-114.5(1), C.R.S.

Section II:

Assessor's Recommendation
(For Assessor's Use Only)

Tax Year _____

	Actual	Value Adjustment	Adjusted Actual	Assessment Rate	Assessed Value	Mill Levy	Tax
Original							
Corrected							
Abate/Refund							

Tax Year _____

	Actual	Value Adjustment	Adjusted Actual	Assessment Rate	Assessed Value	Mill Levy	Tax
Original							
Corrected							
Abate/Refund							

☐ **Assessor recommends approval as outlined above.**

If the request for abatement is based upon the grounds of overvaluation, no abatement or refund of taxes shall be made if an objection or protest to such valuation has been filed and a Notice of Determination has been mailed to the taxpayer, § 39-10-114(1)(a)(I)(D), C.R.S.

Tax year: _____ Protest? ☐ No ☐ Yes (If a protest was filed, please attach a copy of the NOD.)

Tax year: _____ Protest? ☐ No ☐ Yes (If a protest was filed, please attach a copy of the NOD.)

☐ **Assessor recommends denial for the following reason(s):**

_____
Assessor's or Deputy Assessor's Signature

15-DPT-AR No. 920-66/15

FOR ASSESSORS AND COUNTY COMMISSIONERS USE ONLY
(Section III or Section IV must be completed)

Every petition for abatement or refund filed pursuant to § 39-10-114, C.R.S. shall be acted upon pursuant to the provisions of this section by the Board of County Commissioners or the Assessor, as appropriate, within six months of the date of filing such petition, § 39-1-113(1.7), C.R.S.

Section III: **Written Mutual Agreement of Assessor and Petitioner**
(Only for abatements up to $10,000)

The Commissioners of _____ County authorize the Assessor by Resolution No. _____ to review petitions for abatement or refund and to settle by written mutual agreement any such petition for abatement or refund in an amount of $10,000 or less per tract, parcel, or lot of land or per schedule of personal property, in accordance with § 39-1-113(1.5), C.R.S.

The Assessor and Petitioner mutually agree to the values and tax abatement/refund of:

Tax Year_____

	Actual	Value Adjustment	Adjusted Actual	Assessment Rate	Assessed Value	Mill Levy	Tax
Original							
Corrected							
Abate/Refund							

Tax Year_____

	Actual	Value Adjustment	Adjusted Actual	Assessment Rate	Assessed Value	Mill Levy	Tax
Original							
Corrected							
Abate/Refund							

Note: The total tax amount does not include accrued interest, penalties, and fees associated with late and/or delinquent tax payments, if applicable. Please contact the County Treasurer for full payment information.

Petitioner Signature:_____ **Date:**_____

Assessor's or Deputy Assessor's Signature: _____ **Date:**_____

Section IV: **Decision of the County Commissioners**
(Must be completed if Section III does not apply)

WHEREAS, the County Commissioners of _____ County, State of Colorado, at a duly and lawfully called regular meeting held on (month/day/year)_____/_____/_____, at which meeting there were present the following members:

_____with notice of such meeting and an opportunity to be present having been given to the Petitioner and the Assessor of said County and Assessor

_____ ***(being present--not present)*** and Petitioner_____
Name Name

(being present--not present), and WHEREAS, the said County Commissioners have carefully considered the within petition, and are fully advised in relation thereto, NOW BE IT RESOLVED, that the Board ***(agrees--does not agree)*** with the recommendation of the Assessor and the petition be ***(approved--approved in part--denied)*** with an abatement/refund as follows:

Year	Assessed Value	Taxes Abate/Refund	Year	Assessed Value	Taxes Abate/Refund

_____
Chairperson of the Board of County Commissioners' Signature

I, _____County Clerk and Ex-officio Clerk of the Board of County Commissioners in and for the aforementioned county, do hereby certify that the above and foregoing order is truly copied from the record of the proceedings of the Board of County Commissioners.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the seal of said County

this _____ day of_____, _____. _____
Month Year County Clerk's or Deputy County Clerk's Signature

Note: Abatements greater than $10,000 per schedule, per year, must be submitted in duplicate to the Property Tax Administrator for review.

Section V: **Action of the Property Tax Administrator**
(For all abatements greater than $10,000)

The action of the Board of County Commissioners, relative to this abatement petition, is hereby
☐ Approved ☐ Approved in part $_____ ☐ Denied for the following reason(s):

_____ _____ _____
Secretary's Signature Property Tax Administrator's Signature Date

DOUGLAS COUNTY
TREASURER'S OFFICE COLORADO

P.O. BOX 1208
100 Third Street, Suite 120
Castle Rock, CO 80104

2024 Real Estate Tax Notice
2024 Taxes Due 2025

Scan Me!

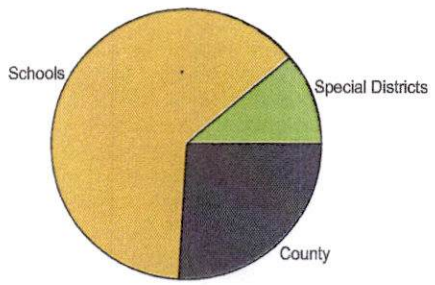
ACCOUNT #	**R0496092**
PARCEL #	250511217023
TAX DISTRICT #	3287
Email Verification Key	GN87MXD1

10733*25**G50**0.67**1/4*********AUTO**5-DIGIT 80104
LAREEN E ARCHER TRUST
1855 LOW MEADOW BLVD UNIT 126
CASTLE ROCK CO 80109-8023

Valuation	Actual	Assessed
LAND	$301,871	$84,220
BUILDING/IMPROVE	$0	$0
PERSONAL	$0	$0
TOTAL	$301,871	$84,220
NET TOTAL	**$301,871**	**$84,220**

Tax Authority	Tax Levy	Temp Tax Credit	General Tax
DOUGLAS COUNTY GOVERNMENT	17.859000	1.048000	1,504.09
DEVELOPMENTAL DISABILITY	0.867000	0.000000	73.02
DOUGLAS COUNTY SCHOOLS	45.528000	0.000000	3,834.37
TOWN OF CASTLE ROCK	0.920000	0.000000	77.48
CEDAR HILL CEMETERY	0.104000	0.000000	8.76
DOUGLAS COUNTY LIBRARIES	4.000000	0.000000	336.88
CASTLE ROCK DDA	3.000000	0.000000	252.66
TOTAL	NET LEVY = 72.278000		6,087.26
	GRAND TOTAL		**6,087.26**

Distribution Breakdown



Payment	Due Date	Amount
FIRST HALF	FEB 28, 2025	3,043.63
SECOND HALF	JUN 16, 2025	3,043.63
FULL PAYMENT	APR 30, 2025	6,087.26

The school general fund mill levy for 2025 would have been **63.714** mills if there had been no state revenues. **$360,661,227** of state revenues is estimated to be received by this district during fiscal year 2024-2025.

Legal Description

LOT 2B TOWN OF CASTLE ROCK 28TH AMD 0.231 AM/L

parking lot

Unpaid prior year taxes:

NO

SITUS ADDRESS: 80104

* Please see reverse side of this form for additional information.

RETAIN TOP PORTION FOR YOUR RECORDS — If you have sold this property, please forward this statement to the new owner or return to this office marked "property sold." — Please fold on perforation BEFORE tearing

DOUGLAS COUNTY
TREASURER'S OFFICE COLORADO

P.O. BOX 1208
100 Third Street, Suite 120
Castle Rock, CO 80104

2023 Real Estate Tax Notice
2023 Taxes Due 2024

Scan Me!

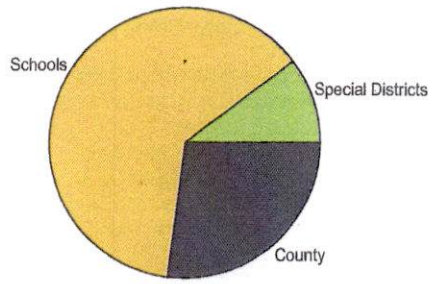
ACCOUNT #	**R0496092**
PARCEL #	250511217023
TAX DISTRICT #	3287
Email Verification Key	JT7KXNB5

9956*28**G50**0.91**3/6*********AUTO5-DIGIT 80104
LAREEN E ARCHER
1855 LOW MEADOW BLVD UNIT 126
CASTLE ROCK CO 80109-8023

Valuation	Actual	Assessed
LAND	$301,871	$84,220
BUILDING/IMPROVE	$0	$0
PERSONAL	$0	$0
TOTAL	$301,871	$84,220
NET TOTAL	**$301,871**	**$84,220**

Tax Authority	Tax Levy	Temp Tax Credit	General Tax
DOUGLAS COUNTY GOVERNMENT	18.907000	0.000000	1,592.35
DEVELOPMENTAL DISABILITY	0.867000	0.000000	73.02
DOUGLAS COUNTY SCHOOLS	45.934000	0.000000	3,868.56
TOWN OF CASTLE ROCK	0.920000	0.000000	77.48
CEDAR HILL CEMETERY	0.104000	0.000000	8.76
DOUGLAS COUNTY LIBRARIES	3.513000	0.487000	295.87
CASTLE ROCK DDA	3.000000	0.000000	252.66
TOTAL	NET LEVY = 73.245000		6,168.70
	GRAND TOTAL		**6,168.70**

Distribution Breakdown



parking lot

Tax Authority	Temp Tax Credit	Estimated Tax
Douglas County Government Tax Reserve	-3.6790000	310.00

The general fund mill levy for 2024 would have been **59.542** mills if there had been no state revenues. **$351,458,425** of state revenues is estimated to be received by this district during fiscal year 2023-2024.

Payment	Due Date	Amount
FIRST HALF	FEB 29, 2024	3,084.35
SECOND HALF	JUN 17, 2024	3,084.35
FULL PAYMENT	APR 30, 2024	6,168.70

Legal Description

LOT 2B TOWN OF CASTLE ROCK 28TH AMD 0.231 AM/L

Unpaid prior year taxes:

NO

SITUS ADDRESS: 80104

* Please see reverse side of this form for additional information.

RETAIN TOP PORTION FOR YOUR RECORDS — If you have sold this property, please forward this statement to the new owner or return to this office marked "property sold." — Please fold on perforation BEFORE tearing

Transmittal Sheet for Abatement #: 202505725

Abatement #	202505725	**Staff Appraiser**	EGW
Tax Year	2023	**Review Appraiser**	SJH
Date Received	7/7/2025	**Recommendation**	Revised as per Hearing Officer's recommendation
Petitioner	LAREEN E ARCHER	**Reason**	A review of the market value of land in your neighborhood indicates your land assessment is correct.
Agent			
Petitioner's Request	Value Too High		
Petitioner's Requested Value		**Assessor Final Review Value**	$100,000

Original Recommendation: The subject property is a 10,062.36 SF vacant commercial land parcel located in Castle Rock. The Petitioner did not supply any market data for consideration or an opinion of value for this appeal. For the 2023 tax year, the subject is valued at the market approach and is supported by vacant commercial land sales in the surrounding land economic area. A denial of the appeal is recommended. Hearing Officer Recommendation: **Adjusted at the 9/17/25 hearing as although an alley separates the business parcel from the parking parcel, resulting in non-contiguous properties, they function effectively as a single economic unit, therefore an adjustment is recommended.**

Original Values

Account #	Abstract Code	Tax District	Actual Value	*Adjustment if applicable	Adjusted Actual	Assmt Rate	Adjusted Assessed	Tax Rate	Tax Amount
R0496092	0200	3287	$301,871	$0	$301,871	27.900%	$84,220	7.3245%	$6,168.69
	Account Total:		**$301,871**	**$0**	**$301,871**		**$84,220**		**$6,168.69**

Final Values

Account #	Abstract Code	Tax District	Actual Value	*Adjustment if applicable	Adjusted Actual	Assmt Rate	Adjusted Assessed	Tax Rate	Tax Amount
R0496092	0200	3287	$100,000	$0	$100,000	27.900%	$27,900	7.3245%	$2,043.54
	Account Total:		**$100,000**	**$0**	**$100,000**		**$27,900**		**$2,043.54**

Refund Amounts

Account #	Original Total Actual Value	Original Adj Total Assessed	Original Total Taxes	Final Total Actual Value	Final Adj Total Assessed	Final Total Taxes	Refund Amount
R0496092	$301,871	$84,220	$6,168.69	$100,000	$27,900	$2,043.54	$4,125.15
Totals	**$301,871**	**$84,220**	**$6,168.69**	**$100,000**	**$27,900**	**$2,043.54**	**$4,125.15**

Final Refund Amounts with Property Tax Relief Rebate Adjustments

*** If the tax rebate fields are blank that means there was no rebate check issued for that account**

Account #	Original Total Taxes	Final Total Taxes	Tax Refund Amount	Tax Rebate Original	Tax Rebate Final	Tax Rebate Adjustment	Final Refund Amount
R0496092	$6,168.69	$2,043.54	$4,125.15	$309.85	$102.64	($207.21)	$3,917.94
Totals	**$6,168.69**	**$2,043.54**	**$4,125.15**	**$309.85**	**$102.64**	**($207.21)**	**$3,917.94**

Transmittal Sheet for Abatement #: 202505726

Abatement #	202505726	**Staff Appraiser**	EGW
Tax Year	2024	**Review Appraiser**	SJH
Date Received	7/7/2025	**Recommendation**	Revised as per Hearing Officer's recommendation
Petitioner	LAREEN E ARCHER TRUST	**Reason**	A review of the market value of land in your neighborhood indicates your land assessment is correct.
Agent			
Petitioner's Request	Value Too High		
Petitioner's Requested Value		**Assessor Final Review Value**	$100,000

Original Recommendation: The subject property is a 10,062.36 SF vacant commercial land parcel located in Castle Rock. The Petitioner did not supply any market data for consideration or an opinion of value for this appeal. For the 2024 tax year, the subject is valued at the market approach and is supported by vacant commercial land sales in the surrounding land economic area. A denial of the appeal is recommended. Hearing Officer Recommendation: **Adjusted at the 9/17/25 hearing as although an alley separates the business parcel from the parking lot parcel, resulting in non-contiguous properties, they function effectively as a single economic unit, therefore an adjustment is recommended.**

Original Values

Account #	Abstract Code	Tax District	Actual Value	*Adjustment if applicable	Adjusted Actual	Assmt Rate	Adjusted Assessed	Tax Rate	Tax Amount
R0496092	0200	3287	$301,871	$0	$301,871	27.900%	$84,220	7.2278%	$6,087.25
	Account Total:		**$301,871**	**$0**	**$301,871**		**$84,220**		**$6,087.25**

Final Values

Account #	Abstract Code	Tax District	Actual Value	*Adjustment if applicable	Adjusted Actual	Assmt Rate	Adjusted Assessed	Tax Rate	Tax Amount
R0496092	0200	3287	$100,000	$0	$100,000	27.900%	$27,900	7.2278%	$2,016.56
	Account Total:		**$100,000**	**$0**	**$100,000**		**$27,900**		**$2,016.56**

Refund Amounts

Account #	Original Total Actual Value	Original Adj Total Assessed	Original Total Taxes	Final Total Actual Value	Final Adj Total Assessed	Final Total Taxes	Refund Amount
R0496092	$301,871	$84,220	$6,087.25	$100,000	$27,900	$2,016.56	$4,070.69
Totals	**$301,871**	**$84,220**	**$6,087.25**	**$100,000**	**$27,900**	**$2,016.56**	**$4,070.69**

DOUGLAS COUNTY ABATEMENT HEARING
REFEREE WORKSHEET

Petitioner: Berkenkitter Holdings LLC Agent: Marian Woodward

Parcel No.: R0399930 Abatement Number: 202500237

Assessor's Original Value: $3,311,080

Hearing Date: September 17, 2025 Hearing Time: 11:00 a.m.

1. The Douglas County Assessor was represented at the hearing by Edward Weller

2. The Petitioner was:
   a. ☐ present
   b. ☐ not present
   c. ☒ present/represented by Marian Woodward
   d. ☐not present/represented by Click here to enter text.

3. Assessor's Recommended Value: $3,311,080 (No change)

Petitioner's Requested Value: $2,700,000

4. Petitioner presented the following testimony and documents in support of the claim: The petitioner's agent indicated that the strip mall property was previously tax-exempt as part of the Douglas County Library prior to its acquisition by the current owner. The new owner intended to lease the retail spaces but needed to address deferred maintenance issues. The agent provided estimated annual rents and expenses and referenced sales comps, including one also cited by the assessor (514 N Perry St), which she identified as most similar to the subject property. She requested that the property value be reduced to $2,700,000.

5. The Assessor presented the following testimony and documents in support of the Assessor's position:

a. ☒data from sales of comparable properties which sold during the applicable time period; and /or
b. ☐valuation using the cost approach; and/or
c. ☒a valuation using the income approach; and/or
d. ☐other Click here to enter text.

THE REFEREE FINDS AND RECOMMENDS THAT THE PROPER CLASSIFICATION AND ACTUAL VALUE OF THE PROPERTY ARE:

Classification: (2212) Retail

Total Actual Value: $3,311,080 (No change)

Reasons are as follows: The assessor's income approach is supported by lease comps, market data, and capitalization rates. The petitioner's rent projections match the assessor's rate. The agent's lump sum expense adjustment of $280,000, including capital expenditures, is improper appraisal practice and would undervalue the property. The assessor's value is justified; the petition should be denied.

IT IS THEREFORE RECOMMENDED that for the above-stated reasons, the Petition for Abatement is:

a. ☐Approved and the value of the subject property is reduced as set forth in the Findings and Recommendations herein

b. ☐ Approved in part as set forth in the Findings and Recommendations herein

c. ☒ Denied after abatement hearing

d. ☐ Administrative Denial is Granted

REFEREE:



s/ Jeffrey Hamilton *9-17-2025*
Name Date

Abatement Log No. 202500237

DCASSESSOR
APR 28 2025 RCD

PETITION FOR ABATEMENT OR REFUND OF TAXES

County: Douglas

Date Received _____
(Use Assessor's or Commissioners' Date Stamp)

2025002237-2024

Section I: Petitioner, please complete Section I only.

Date: April 22 2025
Month Day Year

Petitioner's Name: Berkenkotter Holdings LLC

Petitioner's Mailing Address: 11 S. Wilcox st

Castle Rock CO 80104
City or Town State Zip Code

BCP per call to Asent 4/29/25

SCHEDULE OR PARCEL NUMBER(S)	PROPERTY ADDRESS OR LEGAL DESCRIPTION OF PROPERTY
R0399430 ~~R0410619~~	102 Wilcox st

Petitioner requests an abatement or refund of the appropriate taxes and states that the taxes assessed against the above property for the property tax year _____ are incorrect for the following reasons: (Briefly describe why the taxes have been levied erroneously or illegally, whether due to erroneous valuation, irregularity in levying, clerical error, or overvaluation. Attach additional sheets if necessary.)

Petitioner's estimate of value: $ 2,700,000 2024
Value Year

I declare, under penalty of perjury in the second degree, that this petition, together with any accompanying exhibits or statements, has been prepared or examined by me, and to the best of my knowledge, information, and belief, is true, correct, and complete.

_____ Daytime Phone Number (303) 809-1618
Petitioner's Signature

Email Jw@bmotors.us

By: _____ Daytime Phone Number 303 229-9321
Agent's Signature*

Printed Name: Marian Woodward Email mawoodward2@gmail.com

*Letter of agency must be attached when petition is submitted by an agent. mawoodward2@gmail.com

If the Board of County Commissioners, pursuant to § 39-10-114(1), C.R.S., or the Property Tax Administrator, pursuant to § 39-2-116, C.R.S., denies the petition for refund or abatement of taxes in whole or in part, the Petitioner may appeal to the Board of Assessment Appeals pursuant to the provisions of § 39-2-125, C.R.S., within thirty days of the entry of any such decision, § 39-10-114.5(1), C.R.S.

Section II: **Assessor's Recommendation**
(For Assessor's Use Only)

Tax Year _____

	Actual Value	Adjustment	Adjusted Actual Value	Assessment Rate	Assessed Value	Mill Levy	Tax
Original							
Corrected							
Abate/Refund							

☐ **Assessor recommends approval as outlined above.**

If the request for abatement is based upon the grounds of overvaluation, no abatement or refund of taxes shall be made if an objection or protest to such valuation has been filed and a Notice of Determination has been mailed to the taxpayer, § 39-10-114(1)(a)(I)(D), C.R.S.

Tax year: _____ Protest? ☐ No ☐ Yes **(If a protest was filed, please attach a copy of the NOD.)**

☐ **Assessor recommends denial for the following reason(s):**

_____
Assessor's or Deputy Assessor's Signature

15-DPT-AR No. 920-66/17

1

Berkenkotter Holdings LLC
11 S Wilcox St
Castle Rock CO 80104

Ref: Abatement R0399930 – 250511306017 Reason for Abatement: Value Too High

Previously Exempt from taxes as part of the Douglas County Library property, this strip mall has suffered from lack of maintenance and upkeep. All tenants were given notice to vacate when the library purchased the building. Many of the existing tenants had occupied their units for lengthy periods with little or no updates or maintenance Upon the strip malls purchase in 2017 the Library Association planned on using the existing acreage as a parking lot with plans to demolish the existing units. After several revisions the final plan was to demolish the existing library and move the new structure to its current location..

Berkenkotter Holdings LLC purchased the strip mall with the expectation that the units would be available to rent. After inspecting the units, it was determined that major maintenance items would need to be resolved. Examples of deferred maintenance include but not limited to:

- Roof and gutter repairs
- Electrical Upgrades to code
- Fire and security upgrades
- Plumbing and drainage repairs / Expensive Grease Trap?
- Exterior Paint
- Concrete and sidewalk repairs
- Parking
- Repairs to Doors and Windows
- Removal and Disposal of prior Tenant finish and Equipment

For 2024 this building and all units remained empty. Forecasting the impact of the $5.90 per square ft tax impact on future tenants demonstrates that this tax burden will make these units unaffordable and not within a competitive market for Castle Rock. Estimates for overhead costs associated with each unit place a burden of $8.00 per sq ft. Using the current tax rate the associated costs or overhead burden would be approximately $10.00 per sqft. This becomes untenable for most business owners. This building should be valued based on its projected rents and expected annual costs to operate. We have attached projected Triple net lease rents for all units. We ask that the Value of this property be adjusted accordingly.

UNIT	SQ FT	PROJECTED RENT	
102	1488	3472	
106	2672	5742	
110	1350	3150	
116	4464	7700	
118	1116	2406	

Based on estimated annual expenses of $280,000 per year and projected rents of $269,650 per year, the value of this property is in its investment value.

We request the value of this building be reduced to $2,700,000. We would like to point out that the acreage that appears on the Douglas County Assessor website is incorrect.

Transmittal Sheet for Abatement #: 202500237

Abatement #	202500237	**Staff Appraiser**	EGW
Tax Year	2024	**Review Appraiser**	SJH
Date Received	4/28/2025	**Recommendation**	Deny
Petitioner	BERKENKOTTER HOLDINGS LLC	**Reason**	Data collected from the preceding 24 month study period supports the current assessment on your property.
Agent	MARIAN WOODWARD		
Petitioner's Request	Value Too High		
Petitioner's Requested Value	$2,700,000	**Assessor Final Review Value**	$3,311,080

The subject property is a 11,224 SF multi-tenant neighborhood shopping center built in 1979. Documentation provided by the Petitioner's agent was deemed insufficient to warrant an adjustment. No property specific study period information or market data was provided and no estimates or support for the deferred maintenance indicated was presented. The sales comparison approach was used to value the property for the 2024 tax year, with the model chosen to value the subject supported by study period comparable sales ($295/SF). A denial of the appeal is recommended.

Original Values

Account #	Abstract Code	Tax District	Actual Value	*Adjustment if applicable	Adjusted Actual	Assmt Rate	Adjusted Assessed	Tax Rate	Tax Amount
R0399930	2112	3287	$958,564	$0	$958,564	27.900%	$267,440	7.2278%	$19,330.03
	2212	3287	$2,307,282	($30,000)	$2,277,282	27.900%	$635,360	7.2278%	$45,922.55
	9191	3287	$13,277	$0	$13,277	27.900%	$3,700	7.2278%	$0.00
	9291	3287	$31,957	$0	$31,957	27.900%	$8,920	7.2278%	$0.00
	Account Total:		**$3,311,080**	**($30,000)**	**$3,281,080**		**$915,420**		**$65,252.58**

Final Values

Account #	Abstract Code	Tax District	Actual Value	*Adjustment if applicable	Adjusted Actual	Assmt Rate	Adjusted Assessed	Tax Rate	Tax Amount
R0399930	2112	3287	$958,564	$0	$958,564	27.900%	$267,440	7.2278%	$19,330.03
	2212	3287	$2,307,282	($30,000)	$2,277,282	27.900%	$635,360	7.2278%	$45,922.55
	9191	3287	$13,277	$0	$13,277	27.900%	$3,700	7.2278%	$0.00
	9291	3287	$31,957	$0	$31,957	27.900%	$8,920	7.2278%	$0.00
	Account Total:		**$3,311,080**	**($30,000)**	**$3,281,080**		**$915,420**		**$65,252.58**

Refund Amounts

Account #	Original Total Actual Value	Original Adj Total Assessed	Original Total Taxes	Final Total Actual Value	Final Adj Total Assessed	Final Total Taxes	Refund Amount
R0399930	$3,311,080	$915,420	$65,252.58	$3,311,080	$915,420	$65,252.58	$0.00
Totals	**$3,311,080**	**$915,420**	**$65,252.58**	**$3,311,080**	**$915,420**	**$65,252.58**	**$0.00**

*Adjustments

Account #	Adjustment Description	Adjustment Amount
R0399930	SB22-238 Commercial 30k Exemption	($30,000)

DOUGLAS COUNTY ABATEMENT HEARING
REFEREE WORKSHEET

Petitioner: Berkenkitter Holdings LL Agent: Marian Woodward

Parcel No.: R0446019 Abatement Number: 202500238

Assessor's Original Value: $520,685

Hearing Date: September 17, 2025 Hearing Time: 11:30 a.m.

1. The Douglas County Assessor was represented at the hearing by Click here to enter text.

2. The Petitioner was:
   a. ☐ present
   b. ☐ not present
   c. ☒ present/represented by Marian Woodward
   d. ☐not present/represented by Click here to enter text.

3. Assessor's Recommended Value: $375,000

   Petitioner's Requested Value: $250,000

4. Petitioner presented the following testimony and documents in support of the claim: The petitioner's agent submitted exterior photos and testified that the property has not served as a habitat for eight years, currently lacks utilities, and is in poor condition. The property was purchased with two other parcels, including an auto repair structure, for $1,200,000. Sales comparables were provided verbally, and a value reduction to $250,000 was requested.

5. The Assessor presented the following testimony and documents in support of the Assessor's position:

a. ☒data from sales of comparable properties which sold during the applicable time period; and /or
b. ☐valuation using the cost approach; and/or
c. ☐a valuation using the income approach; and/or
d. ☐other Click here to enter text.

THE REFEREE FINDS AND RECOMMENDS THAT THE PROPER CLASSIFICATION AND ACTUAL VALUE OF THE PROPERTY ARE:

Classification: (1212 Single Family Residence

Total Actual Value: $375,000 (Assessor recommended value)

Reasons are as follows: The original assigned value was $520,685 and was adjusted by the assessor based on photos provided by the agent to $375,000. Without an on site inspection by the assessor a further reduction would be speculative. I recommend the petition be denied pending an inspection.

IT IS THEREFORE RECOMMENDED that for the above-stated reasons, the Petition for Abatement is:

a. ☐Approved and the value of the subject property is reduced as set forth in the Findings and Recommendations herein

b. ☒ Approved in part as set forth in the Findings and Recommendations herein

c. ☐ Denied after abatement hearing

d. ☐ Administrative Denial is Granted

REFEREE:



s/ Jeffrey Hamilton *9-17-2025*
Name Date

Abatement Log No. 202500238

DCASSESSOR
APR 28 2025 RCD

PETITION FOR ABATEMENT OR REFUND OF TAXES

County: Douglas

Date Received _____
(Use Assessor's or Commissioners' Date Stamp)

2025002338-2024

Section I: Petitioner, please complete Section I only.

Date: April 22 2025
Month Day Year

Petitioner's Name: Berkeley Kotter Holdings LLC

Petitioner's Mailing Address: 11 S. Wilcox St

Castle Rock CO 80104
City or Town State Zip Code

SCHEDULE OR PARCEL NUMBER(S)	PROPERTY ADDRESS OR LEGAL DESCRIPTION OF PROPERTY
~~R0399430~~ R0446019	102 Wilcox St

BLD per phone call to Agent 4/29/25

Petitioner requests an abatement or refund of the appropriate taxes and states that the taxes assessed against the above property for the property tax year _____ are incorrect for the following reasons: (Briefly describe why the taxes have been levied erroneously or illegally, whether due to erroneous valuation, irregularity in levying, clerical error, or overvaluation. Attach additional sheets if necessary.)

Petitioner's estimate of value: $ ~~2,700,000~~ 250,000 BLD / 2024
Value Year

I declare, under penalty of perjury in the second degree, that this petition, together with any accompanying exhibits or statements, has been prepared or examined by me, and to the best of my knowledge, information, and belief, is true, correct, and complete.

_____
Petitioner's Signature

Daytime Phone Number (303) 809-1618

Email jw@cbmotors.us

By _____
Agent's Signature*

Daytime Phone Number (303) 229-9321

Printed Name: Marian Woodward

Email marcoodward62@gmail.com
maWoodward22@gmail.com

***Letter of agency must be attached when petition is submitted by an agent.**

If the Board of County Commissioners, pursuant to § 39-10-114(1), C.R.S., or the Property Tax Administrator, pursuant to § 39-2-116, C.R.S., denies the petition for refund or abatement of taxes in whole or in part, the Petitioner may appeal to the Board of Assessment Appeals pursuant to the provisions of § 39-2-125, C.R.S., within thirty days of the entry of any such decision, § 39-10-114.5(1), C.R.S.

Section II: **Assessor's Recommendation**
(For Assessor's Use Only)

Tax Year _____

	Actual Value	Adjustment	Adjusted Actual Value	Assessment Rate	Assessed Value	Mill Levy	Tax
Original							
Corrected							
Abate/Refund							

☐ **Assessor recommends approval as outlined above.**

If the request for abatement is based upon the grounds of overvaluation, no abatement or refund of taxes shall be made if an objection or protest to such valuation has been filed and a Notice of Determination has been mailed to the taxpayer, § 39-10-114(1)(a)(I)(D), C.R.S.

Tax year: _____ Protest? ☐ No ☐ Yes (If a protest was filed, please attach a copy of the NOD.)

☐ **Assessor recommends denial for the following reason(s):**

_____
Assessor's or Deputy Assessor's Signature

15-DPT-AR No. 920-66/17

1

Berkenkotter Holdings LLC
11 S Wilcox St
Castle Rock CO 80104

Ref: Abatement R0446019– Reason for Abatement: Value Too High, Condition Poor,
Owner Value: 250,000.

This residential structure has been abandoned and not fit for reasonable use as a habitat for over 8 years.
There is no electric service, no water service, no gas or residential service of any nature.
The structures suffers from extreme deferred maintenance and the property has been vandalized and used as a haven for animals and humans. All the doors and windows are broken leaving the structure open to nature and other inhabitants. Attached you will find photos of some of the poor condition this structure suffers.
This property was purchased as part of a bulk business purchase that included a car repair structure. There were no plans in place to use the structure as it stands. Please adjust the value accordingly.
Items that would need replacement or repair.

- Roof and gutter repairs
- Electrical Upgrades to code
- Fire and security upgrades
- Plumbing and drainage repairs
- Exterior Paint and siding
- Concrete and sidewalk repairs
- Garage and out building repairs
- Repairs to Doors and Windows
- Removal and Disposal of trash and discarded items.

The owner has no plans to remodel or update the remnants of the structure at this time.

17 N CANTRIL ST
CASTLE ROCK, CO 80104

Ownership Information
BERKENKOTTER HOLDINGS LLC
11 S WILCOX ST
CASTLE ROCK, CO 80104



Account #: R0446019

State Parcel #: 2505-111-43-012
Account Type: Residential
Tax District: 0215
Neighborhood-Ext: 401-A

Building Permit Authority

Town of Castle Rock
Phone: 720-733-3527

Subdivision

Name: CRAIG AND GOULDS ADDITION
Reception No: 0000004

Location Description

LOTS 7-8-9 BLK 19 CRAIG & GOULDS ADDITION TO CASTLE ROCK & PART OF VACATED FRONT ST 0.305 AM/L

Public Land Survey System (PLSS)

Quarter: NE; Section: 11
Township: 8; Range: 67

Land and Location

Land Type: Residential
Class Code: 1112
Descr.: IMPROVED RESIDENTIAL LAND
Acreage: 0.260 acres
LEA Code: 4EE

Land Valuation

Actual Value: $169,327

Land Attributes: Rail Freight Proximity High Impact-M, Railroad Influence-M

Property Type: Residential

Year Built: 1944
Square Footage: 1,344 sqft
Style: Ranch 1 Story
Quality: Average
% Complete: 100%

Stories: 1
Bedrooms: 2
Bathrooms: 1
Basement Area: 576 sqft
Finished Bsmt. Area: 0 sqft(0%)
Total Finished Area: 1,344 sqft
Walkout: N
Fireplaces: 1
Porch/Deck Area: 96 sqft
Garage Type: Garage Area
Attached: 0 sqft
Detached: 0 sqft

Building Use: Single Family Residential
Building Use %: 100%
Actual Value: $332,826



Valuation Summary

Total Actual Value: $502,153 Current Tax Rate: 6.9278%
Total Assessed Value: $33,640 Est. Tax Amount: $2,331







Transmittal Sheet for Abatement #: 202500238

Abatement #	202500238	**Staff Appraiser**	SDJ
Tax Year	2024	**Review Appraiser**	BAF
Date Received	4/28/2025	**Recommendation**	Adjust
Petitioner	BERKENKOTTER HOLDINGS LLC	**Reason**	A review of comparable sales within your neighborhood indicates an adjustment to value is warranted.
Agent	MARIAN WOODWARD		
Petitioner's Request	Value Too High		
Petitioner's Requested Value	$250,000	**Assessor Final Review Value**	$375,000

The subject is an average, ranch style home at 17 N Cantril St in Castle Rock. The Petitioner is appealing the 2024 valuation and requesting a value of $250,000. The Petitioner provided a list detailing the subject's poor condition and a few photos. The adjusted comparable sales range is $349,000 to $505,000. Based on the adjusted comparable sales and subject condition review, market analysis indicates an adjustment to $375,000 for the 2024 value.

Original Values

Account #	Abstract Code	Tax District	Actual Value	*Adjustment if applicable	Adjusted Actual	Assmt Rate	Adjusted Assessed	Tax Rate	Tax Amount
R0446019	1112	0215	$143,621	$0	$143,621	6.700%	$9,620	6.9278%	$666.45
	1212	0215	$377,064	($55,000)	$322,064	6.700%	$21,580	6.9278%	$1,495.02
	Account Total:		**$520,685**	**($55,000)**	**$465,685**		**$31,200**		**$2,161.47**

Final Values

Account #	Abstract Code	Tax District	Actual Value	*Adjustment if applicable	Adjusted Actual	Assmt Rate	Adjusted Assessed	Tax Rate	Tax Amount
R0446019	1112	0215	$143,621	$0	$143,621	6.700%	$9,620	6.9278%	$666.45
	1212	0215	$231,379	($55,000)	$176,379	6.700%	$11,820	6.9278%	$818.87
	Account Total:		**$375,000**	**($55,000)**	**$320,000**		**$21,440**		**$1,485.32**

Refund Amounts

Account #	Original Total Actual Value	Original Adj Total Assessed	Original Total Taxes	Final Total Actual Value	Final Adj Total Assessed	Final Total Taxes	Refund Amount
R0446019	$520,685	$31,200	$2,161.47	$375,000	$21,440	$1,485.32	$676.15
Totals	**$520,685**	**$31,200**	**$2,161.47**	**$375,000**	**$21,440**	**$1,485.32**	**$676.15**

*Adjustments

Account #	Adjustment Description	Adjustment Amount
R0446019	SB-001 Residential 55k Exemption	($55,000)

DOUGLAS COUNTY ABATEMENT HEARING
REFEREE WORKSHEET

Petitioner: JRE 1160 LLC Agent: Todd Stevens

Parcel No.: R0077139 Abatement Number: 202501066 & 202500329

Assessor's Original Value: Click here to enter text.

Hearing Date: September 17, 2025 Hearing Time: 12:00 p.m.

1. The Douglas County Assessor was represented at the hearing by Click here to enter text.

2. The Petitioner was:
   a. ☐ present
   b. ☐ not present
   c. ☐ present/represented by Click here to enter text.
   d. ☒not present/represented by Stevens and Associates

3. Assessor's Recommended Value: Click here to enter text.

   Petitioner's Requested Value: Click here to enter text.

4. Petitioner presented the following testimony and documents in support of the claim: The petitioner requested an administrative denial.

5. The Assessor presented the following testimony and documents in support of the Assessor's position:

a. ☐data from sales of comparable properties which sold during the applicable time period; and /or
b. ☐valuation using the cost approach; and/or
c. ☐a valuation using the income approach; and/or
d. ☐other Click here to enter text.

THE REFEREE FINDS AND RECOMMENDS THAT THE PROPER CLASSIFICATION AND ACTUAL VALUE OF THE PROPERTY ARE:

Classification: Click here to enter text.

Total Actual Value: Click here to enter text.

Reasons are as follows: The petitioner requested an administrative denial.

IT IS THEREFORE RECOMMENDED that for the above-stated reasons, the Petition for Abatement is:

a. ☐Approved and the value of the subject property is reduced as set forth in the Findings and Recommendations herein

b. ☐ Approved in part as set forth in the Findings and Recommendations herein

c. ☐ Denied after abatement hearing

d. ☒ Administrative Denial is Granted

REFEREE:



s/ Jeffrey Hamilton *9-17-2025*
Name Date

Abatement Log No. 202501066 & 202500329

DOUGLAS COUNTY
COLORADO

August 26, 2025

Todd Stevens
info@stevensandassoc.com
Stevens & Associates LLC
10303 East Dry Creek Road, Suite 240
Englewood, CO 80112

Reference Log Number(s): 202500329 & 202501066
Account Number: R0077139
Owner: JRE 1160 LLC
Address of Property: 1160 Caprice Drive

*****PLEASE NOTE*****

Your abatement hearing(s) will be held telephonically using the County's telephone conferencing program. Instructions to access the hearing will follow by separate e-mail invitation.

Dear Mr. Stevens:

The Douglas County Assessor's Office has reviewed the abatement petition you filed for the above referenced Log Number(s) 202500329 & 202501066 and is recommending denial of the petition for tax year 2023 & 2024. The enclosed Transmittal Sheets provides details of the Assessor's decision. Please review the following options below and indicate your choice by initialing on the appropriate line.

_____ I wish to withdraw my petition without any reduction in value and end any further appeal.

X I wish to take an Administrative Denial which allows me to proceed to a higher level of appeal.

_____ I wish to have a hearing of my petition before a referee appointed by the County Board of Commissioners. The hearing will be held on **September 17, 2025** at **10:30 a.m.**

Dated this 9th day of September, 2025.

20250106 - 2023

PETITION FOR ABATEMENT OR REFUND OF TAXES

County: Douglas

Date Received _____
(Use Assessor's or Commissioners' Date Stamp)

Section I: Petitioner, please complete Section I only.

Date: May 08, 2025
Month Day Year

Received
MAY 08 2025
Douglas County Assessor's Office

Petitioner's Name: JRE 1160 LLC

Petitioner's Mailing Address: 9377 E 147th Pl

Brighton (City or Town) | CO (State) | 80602 (Zip Code)

SCHEDULE OR PARCEL NUMBER(S)	PROPERTY ADDRESS OR LEGAL DESCRIPTION OF PROPERTY
R0077139	1160 Caprice Drive

Petitioner requests an abatement or refund of the appropriate taxes and states that the taxes assessed against the above property for the property tax year 2023 are incorrect for the following reasons: (Briefly describe why the taxes have been levied erroneously or illegally, whether due to erroneous valuation, irregularity in levying, clerical error, or overvaluation. Attach additional sheets if necessary.)

THE ASSESSOR DID NOT PROPERLY CONSIDER THE COST, MARKET & INCOME APPROACH TO VALUE OR OTHER ASPECTS OF THE PROPERTY IN QUESTION.

Petitioner's estimate of value: $ 1,440,000 (Value) (2023) (Year)

I declare, under penalty of perjury in the second degree, that this petition, together with any accompanying exhibits or statements, has been prepared or examined by me, and to the best of my knowledge, information, and belief, is true, correct, and complete.

_____ Daytime Phone Number (_____)
Petitioner's Signature

Email _____

By Todd Stevens Daytime Phone Number (303) 347-1878
Agent's Signature*

Printed Name: Todd Stevens Email info@stevensandassoc.com

***Letter of agency must be attached when petition is submitted by an agent.**

If the Board of County Commissioners, pursuant to § 39-10-114(1), C.R.S., or the Property Tax Administrator, pursuant to § 39-2-116, C.R.S., denies the petition for refund or abatement of taxes in whole or in part, the Petitioner may appeal to the Board of Assessment Appeals pursuant to the provisions of § 39-2-125, C.R.S., within thirty days of the entry of any such decision, § 39-10-114.5(1), C.R.S.

Section II: **Assessor's Recommendation**
(For Assessor's Use Only)

Tax Year _____

	Actual	Assessed	Tax
Original			
Corrected			
Abate/Refund			

☐ **Assessor recommends approval as outlined above.**

If the request for abatement is based upon the grounds of overvaluation, no abatement or refund of taxes shall be made if an objection or protest to such valuation has been filed and a Notice of Determination has been mailed to the taxpayer, § 39-10-114(1)(a)(I)(D), C.R.S.

Tax year: _____ **Protest?** ☐ **No** ☐ **Yes (If a protest was filed, please attach a copy of the NOD.)**

☐ **Assessor recommends denial for the following reason(s):**

_____
Assessor's or Deputy Assessor's Signature

15-DPT-AR No. 920-66/17

STEVENS & ASSOCIATES
SPECIALISTS IN PROPERTY, SALES & USE TAX REDUCTIONS

Property Tax Consultant - Agency Agreement

Owner Address: ~~9377 E 147th Pl, Brighton, CO 80602~~ 1737 Whistlepig Lane Broomfield, Co 80020

Property Address/Legal Description/Schedule #: See Attached Exhibit A

Consultant/Agent: Stevens & Associates Cost Reduction Specialists, LLC

I/We JRE 1160 LLC, subsidiaries, parent companies and all affiliated companies agree with Stevens & Associates Cost Reduction Specialists, LLC that for the property tax/sales and use tax assessment years 2025, 2026 and prior years, in Colorado as the property referred to above, that Stevens & Associates Cost Reduction Specialists, LLC is hereby engaged and authorized to act as agent and consultant before either the Board of Review as well as the State Tax Review Board or for any hearing pertinent to the property for the property tax/sales and use tax assessment years 2025, 2026 and prior years. Please direct all correspondence and refunds to Stevens & Associates Cost Reduction Specialists, LLC.

The undersigned further authorizes Stevens & Associates Cost Reduction Specialists, LLC as agent of the undersigned, in the name of the undersigned, to execute and cause to be filed on behalf of the undersigned, in the name of the undersigned. any and all documents relating to an appeal of the said assessments, for the assessment years in question and prior years. before either the Board of Review as well as the State Tax Review Board or any hearings pertinent to the property.

Thus, done and executed on this 31st day of December 2024.

Agreed By:
JRE 1160 LLC

By: Mary Lou Johnson
Mary Lou Johnson

Title: Managing Member

Please direct all correspondence/refunds to:

Stevens & Associates / LLC
10303 East Dry Creek Road, Ste 240
Englewood, Colorado 80112

Office: (303) 347-1878
Email: info@stevensandassoc.com

{Notary column needs to be complete}

STATE OF Colorado
The foregoing instrument was acknowledged before me

This 31st day of December, 2024

By: Mary Lou Johnson

Witness my hand and official seal.

my commission expires: 2-9-2027

Mary Gapinski Mary Gapinski
Notary Public Notary Signature

MARY GAPINSKI
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 19944020213
MY COMMISSION EXPIRES 02-09-2027

STEVENS & ASSOCIATES
SPECIALISTS IN PROPERTY, SALES & USE TAX REDUCTIONS

Exhibit A

Owner Name	Address	Assessor	Parcel ID	Account
JRE 1160 LLC	1160 Caprice Drive	Douglas	2505-023-14-010	R0077139

STEVENS & ASSOCIATES
SPECIALISTS IN: PROPERTY, SALES & USE TAX REDUCTIONS
10303 East Dry Creek Road, Suite 240, Englewood, Colorado 80112

Limited Summary
Consulting Assignment

Douglas County Board

Owner:	JRE 1160 LLC
Property Type:	Industrial
Property Address:	1160 Caprice Dr Castle Rock, Colorado
Schedule/Account #:	2505-023-14-010
Parcel ID:	R0077139
Tax Year:	2023 & 2024

Prepared By
Stevens & Associates

Assessment Date: January 1, 2023 & 2024
Date of Value: June 30, 2022
Date of Report: April 2024

Summary of Important Facts and Conclusions

Property Location:	1160 Caprice Dr	
Parcel Number:	R0077139	
Schedule Number:	2505-023-14-010	
Land:	101,059 2.32	Square Feet Acres
Improvement Size:	16,800	Gross Square Feet
Year of Construction:	1971	
Highest and Best Use:	For ad valorem tax purposes in Colorado the highest and best use of the subject is its current use.	
County Value:	$3,360,001	$200.00 PSF
Cost Approach:	N/A	
Sales Comparison Approach:	N/A	
Income Approach:	$1,440,000	$85.71 PSF
Reconciliation:	**$1,400,000**	**$83.33 PSF**
Date of Value:	June 30, 2022	

Income Approach - Lease Comps

Base Period: 1/1/21-6/30/22

		SUBJECT	1	2
Property Information:	Property Type	**Industrial**	**Industrial**	**Industrial**
	Class	C	C	B
	Address	1160 Caprice Dr	607 S Gilbert St	701 Topeka Way
	City	Castle Rock	Castle Rock	Castle Rock
	Submarket	Parker/Castle Rock Submarket	Parker/Castle Rock Submarket	Parker/Castle Rock Submarket
	YOC	1971	1976/2019	1984
	Building SF	16,800	25,150	79,396
	Lease SF	15,000	10,950	18,000
Lease Information:	Lease Date		Jan-21	Mar-21
	Base Rent ($/SF)		$10.00	$7.50
	Basis		NNN	NNN
Conclusion:	Indicated Lease Rate	$8.00		

Notes:

The subject is a multi-tenant, industrial facility located in the Parker/Castle Rock Industrial Submarket of Castle Rock with frontage along Caprice Dr and proximity to the I-25/E Wolfensberger Rd intersection. The lease comps in the grid above include market lease rates for comparable industrial spaces with newer effective ages and similar property characteristics, relative to the subject. Lease comp #2 has a superior clear height of 21' compared to the subject's 16' clear height and a similar dock/drive-in count of (7). The financials attached below are reflective of leased fee value, which includes step-up rates and is not indicative of fee simple value as required for property tax valuation purposes. After considering adjustments for unit size, the indicated lease rate for the subject's industrial space is $8.00/sf NNN, as shown in the proforma below.

Fee Simple Income Proforma			
Gross Building Area	16,800		*1,800 sf stor*
Net Rentable Area	15,000		
Indicated Lease Rate (NNN)	$8.00		
Potential Gross Income		$120,000	
Vacancy & Collection Loss	10.00%	$12,000	
Effective Gross Income (EGI)		**$108,000**	
Operating Expenses (CAM, Management, Etc.)	8.00%	$8,640	
Reserves	2.00%	$2,160	
NOI (Net Operating Income)		**$97,200**	
Indicated Capitalization Rate		6.75%	
Capitalized Value of Property		**$1,440,000**	
Price Per SF		$85.71	

Brenda Davis

From: Joyce Lee <JoyceL@stevensandassoc.com>
Sent: Thursday, May 8, 2025 2:23 PM
To: Brenda Davis
Subject: 2023 Abatements
Attachments: (2023) - Douglas Abatement Petition - 1160 Caprice Drive - Johnson Auto Plaza.pdf

Hi Brenda,

Attached is a 2023 abatement petition for account R0077139.

Please confirm receipt.

Thank you,

Joyce Lee
Director of Operations

Direct (720) 500-1084
Main (303) 347-1878

STEVENS & ASSOCIATES
SPECIALISTS IN: PROPERTY, SALES & USE TAX REDUCTIONS
10303 East Dry Creek Road, Suite 240, Englewood, Colorado 80112

Visit our website at stevensandassoc.com

Transmittal Sheet for Abatement #: 202501066

Abatement #	202501066	**Staff Appraiser**	EGW
Tax Year	2023	**Review Appraiser**	SJH
Date Received	5/8/2025	**Recommendation**	Deny
Petitioner	JRE 1160 LLC	**Reason**	Data collected from the preceding 24 month study period supports the current assessment on your property.
Agent	STEVENS & ASSOCIATES/INC.		
Petitioner's Request	Value Too High		
Petitioner's Requested Value	$1,440,000	**Assessor Final Review Value**	$3,360,001

The subject property is two warehouses totaling 16,800 SF built in 1971. Documentation provided by the Petitioner's agent was deemed insufficient to warrant an adjustment. The Petitioner's estimates of the market rent, vacancy, expenses and capitalization rate applied to their income approach are not supported by market indicators, actual subject leasing history, and the physical characteristics of the subject. No actual income and expense information and rent rolls for the subject were provided, although research indicates the subject is currently leased to multiple tenants. An email was sent on 5/16/2025 requesting this information for the study period and there has been no response from the Petitioner's agent. The sales comparison approach was used to value the property for the 2023 tax year, with the model chosen to value the subject supported by study period comparable sales ($200/SF). A denial of the appeal is recommended.

Original Values

Account #	Abstract Code	Tax District	Actual Value	*Adjustment if applicable	Adjusted Actual	Assmt Rate	Adjusted Assessed	Tax Rate	Tax Amount
R0077139	3112	0215	$656,884	$0	$656,884	27.900%	$183,270	7.0245%	$12,873.80
	3212	0215	$2,703,117	$0	$2,703,117	27.900%	$754,170	7.0245%	$52,976.67
	Account Total:		**$3,360,001**	**$0**	**$3,360,001**		**$937,440**		**$65,850.47**

Final Values

Account #	Abstract Code	Tax District	Actual Value	*Adjustment if applicable	Adjusted Actual	Assmt Rate	Adjusted Assessed	Tax Rate	Tax Amount
R0077139	3112	0215	$656,884	$0	$656,884	27.900%	$183,270	7.0245%	$12,873.80
	3212	0215	$2,703,117	$0	$2,703,117	27.900%	$754,170	7.0245%	$52,976.67
	Account Total:		**$3,360,001**	**$0**	**$3,360,001**		**$937,440**		**$65,850.47**

Refund Amounts

Account #	Original Total Actual Value	Original Adj Total Assessed	Original Total Taxes	Final Total Actual Value	Final Adj Total Assessed	Final Total Taxes	Refund Amount
R0077139	$3,360,001	$937,440	$65,850.47	$3,360,001	$937,440	$65,850.47	$0.00
Totals	**$3,360,001**	**$937,440**	**$65,850.47**	**$3,360,001**	**$937,440**	**$65,850.47**	**$0.00**

Transmittal Sheet for Abatement #: 202500329

Abatement #	202500329	**Staff Appraiser**	EGW
Tax Year	2024	**Review Appraiser**	SJH
Date Received	5/6/2025	**Recommendation**	Deny
Petitioner	JRE 1160 LLC	**Reason**	Data collected from the preceding 24 month study period supports the current assessment on your property.
Agent	STEVENS & ASSOCIATES/INC.		
Petitioner's Request	Value Too High		
Petitioner's Requested Value	$1,400,000	**Assessor Final Review Value**	$3,360,001

The subject property is two warehouses totaling 16,800 SF built in 1971. Documentation provided by the Petitioner's agent was deemed insufficient to warrant an adjustment. The Petitioner's estimates of the market rent, vacancy, expenses and capitalization rate applied to their income approach are not supported by market indicators, actual subject leasing history, and the physical characteristics of the subject. No actual income and expense information and rent rolls for the subject were provided, although research indicates the subject is currently leased to multiple tenants. An email was sent on 5/16/2025 requesting this information for the study period and there has been no response from the Petitioner's agent. The sales comparison approach was used to value the property for the 2024 tax year, with the model chosen to value the subject supported by study period comparable sales ($200/SF). A denial of the appeal is recommended.

Original Values

Account #	Abstract Code	Tax District	Actual Value	*Adjustment if applicable	Adjusted Actual	Assmt Rate	Adjusted Assessed	Tax Rate	Tax Amount
R0077139	3112	0215	$656,884	$0	$656,884	27.900%	$183,270	6.9278%	$12,696.58
	3212	0215	$2,703,117	$0	$2,703,117	27.900%	$754,170	6.9278%	$52,247.39
	Account Total:		**$3,360,001**	**$0**	**$3,360,001**		**$937,440**		**$64,943.97**

Final Values

Account #	Abstract Code	Tax District	Actual Value	*Adjustment if applicable	Adjusted Actual	Assmt Rate	Adjusted Assessed	Tax Rate	Tax Amount
R0077139	3112	0215	$656,884	$0	$656,884	27.900%	$183,270	6.9278%	$12,696.58
	3212	0215	$2,703,117	$0	$2,703,117	27.900%	$754,170	6.9278%	$52,247.39
	Account Total:		**$3,360,001**	**$0**	**$3,360,001**		**$937,440**		**$64,943.97**

Refund Amounts

Account #	Original Total Actual Value	Original Adj Total Assessed	Original Total Taxes	Final Total Actual Value	Final Adj Total Assessed	Final Total Taxes	Refund Amount
R0077139	$3,360,001	$937,440	$64,943.97	$3,360,001	$937,440	$64,943.97	$0.00
Totals	**$3,360,001**	**$937,440**	**$64,943.97**	**$3,360,001**	**$937,440**	**$64,943.97**	**$0.00**

MEETING DATE: October 14, 2025

STAFF PERSON RESPONSIBLE: Dan Avery, Special Projects Manager

DESCRIPTION: Resolution Certifying Costs of Prosecuting Crimes Alleged to Have Been Committed by Persons in the Custody of the Colorado Department of Corrections.

SUMMARY: Colorado Revised Statute § 16-18-101(3) provides that the Colorado Department of Corrections (CDOC) shall reimburse the counties in a judicial district for the costs of prosecuting any crime alleged to have been committed by a person in the CDOC when such costs are certified to the CDOC by the counties within a judicial district. The attached resolution provides certification of costs incurred by the District Attorney's Office while prosecuting alleged crimes in the Limon Correctional Facility. Approval and submission of this executed resolution will allow the County to obtain reimbursement for these costs on behalf of the District Attorney.

RECOMMENDED ACTION: Staff recommends approval of the resolution.

REVIEW:

Doug DeBord	Approve	10/7/2025
Jeff Garcia	Approve	10/8/2025
Christie Guthrie	Approve	10/8/2025

ATTACHMENTS:

Cover Page
23rd DA CDOC costs

MEETING DATE: October 14, 2025

STAFF PERSON RESPONSIBLE: Dan Avery, Special Projects Manager

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RECOMMENDED ACTION: Staff recommends approval of the resolution.

REVIEW:

Doug DeBord	Approve	10/7/2025
Jeff Garcia	Approve	10/8/2025
Christie Guthrie	Approve	10/8/2025

ATTACHMENTS:

23rd DA CDOC costs

RESOLUTION NO. R-025_____
THE BOARD OF COUNTY COMMISSIONERS
OF THE COUNTY OF DOUGLAS, COLORADO

A RESOLUTION CERTIFYING COSTS OF PROSECUTING CRIMES ALLEGED TO HAVE BEEN COMMITTED BY PERSONS IN THE CUSTODY OF THE COLORADO DEPARTMENT OF CORRECTIONS

WHEREAS, C.R.S. § 16-18-101(3) provides that the Colorado Department of Corrections (CDOC), from annual appropriations made by the General Assembly, shall reimburse the county or counties in a judicial district for the costs of prosecuting any crime alleged to have been committed by a person in the CDOC; and

WHEREAS, C.R.S. § 16-18-101(3) provides that the county or counties shall certify these costs to the CDOC; and

WHEREAS, C.R.S. § 16-18-101(3) provides that the provisions of C.R.S. § 16-18-101(3) shall apply to costs that are not otherwise paid by the State; and

WHEREAS, Exhibit A to this resolution summarizes the costs of prosecuting crimes alleged to have been committed by persons in the custody of the CDOC, in matters prosecuted by the Office of the District Attorney for the Eighteenth Judicial District, which in 2024 served Arapahoe, Douglas, Elbert, and Lincoln Counties; and the Twenty-Third Judicial District, which beginning in 2025 serves Douglas, Elbert and Lincoln Counties; and

WHEREAS, the Offices of the District Attorney for the Eighteenth and Twenty-Third Judicial Districts have confirmed the accuracy of these costs to Douglas, Elbert and Lincoln Counties, and the Counties are now forwarding and certifying such costs to the CDOC relying on such DA confirmation.

NOW, THEREFORE, BE IT RESOLVED, by the Board of County Commissioners of the

County of Douglas, State of Colorado, as follows:

1. The costs in attached Exhibit "A" are certified to the CDOC.
2. The costs in attached Exhibit "A" have not otherwise been paid by the State.

PASSED AND ADOPTED this _____of _____, 2025,

in _____, County, Colorado.

THE BOARD OF COUNTY COMMISSIONERS
OF THE COUNTY OF DOUGLAS, COLORADO

BY: _____
Abe Laydon, Chair

ATTEST:

_____
Hayley Hall, Clerk

All Limon Correctional Facility Prosecution Expenses Summary District Attorney Employee Compensation and Associated Costs Related to Colorado Department of Corrections (DOC) - Limon Facility		
DOC Fiscal Year - July 1st thru June 30th	2024	2025

Percentage & Dollar Amounts of Total Expenses to be Billed to DOC

County & District Attorney Fiscal Year Runs - January 1st thru December 31st
DOC Fiscal Year Runs - July 1st thru June 30th

County Percentages

The chart below reflects the total amounts owed by DOC to each of the Four Counties. The amounts owed to each of the Four Counties is calculated upon the population percentage of each County in relationship to the total population of the 18th Judicial District within a Calendar Year. Because portions of two Calendar Years are contained within DOC's Fiscal Year, each of the two years is assigned different County percentages. The percentage owed to each County is calculated separately for each of the portions of the two years within DOC's Fiscal Year, and then added together to give the total amount to be billed (invoiced) to DOC by each of the Four Counties for the Billing Cycle.

County	DOC First Quarter	DOC Second Quarter	DOC Third Quarter	DOC Fourth Quarter
Arapahoe	$2,720.14	$2,121.31	$0.00	$0.00
Calendar Year Within DOC Fiscal Year	2024		2025	
Percent Applied to County	61.5800%		0.0000%	
Calendar Year Total to be Billed to DOC	$4,841.45		$0.01	
Fiscal Year Total to be Billed to DOC	$4,841.46			

County	DOC First Quarter	DOC Second Quarter	DOC Third Quarter	DOC Fourth Quarter
Douglas	$1,432.06	$1,116.79	$8,271.12	$9,388.95
Calendar Year Within DOC Fiscal Year	2024		2025	
Percent Applied to County	35.3000%		91.6900%	
Calendar Year Total to be Billed to DOC	$2,548.85		$17,660.07	
Fiscal Year Total to be Billed to DOC	$20,208.92			

County	DOC First Quarter	DOC Second Quarter	DOC Third Quarter	DOC Fourth Quarter
Elbert	$109.70	$85.55	$623.33	$707.58
Calendar Year Within DOC Fiscal Year	2024		2025	
Percent Applied to County	2.5600%		6.9100%	
Calendar Year Total to be Billed to DOC	$195.25		$1,330.91	
Fiscal Year Total to be Billed to DOC	$1,526.16			

County	DOC First Quarter	DOC Second Quarter	DOC Third Quarter	DOC Fourth Quarter
Lincoln	$23.14	$18.05	$126.29	$143.36
Calendar Year Within DOC Fiscal Year	2024		2025	
Percent Applied to County	0.5400%		1.4000%	
Calendar Year Total to be Billed to DOC	$41.19		$269.65	
Fiscal Year Total to be Billed to DOC	$310.84			

District	DOC First Quarter	DOC Second Quarter	DOC Third Quarter	DOC Fourth Quarter
Entire 18th Judicial District	$4,285.04	$3,341.70	$9,020.74	$10,239.89
Calendar Year Within DOC Fiscal Year	2024		2025	
Percent Applied to All Counties Combined	99.9800%		100.0000%	
Calendar Year Total to be Billed to DOC	$7,626.74		$19,260.63	
Fiscal Year Total to be Billed to DOC	$26,887.37			

MEETING DATE: October 14, 2025

STAFF PERSON RESPONSIBLE: Dan Avery, Special Projects Manager

DESCRIPTION: Fee Waiver Request in the Amount of $1,382.02 for Sedalia Water and Sanitation District.

SUMMARY: In support of the County's investment in water and sanitation service on the Highway 85 corridor, Sedalia Water and Sanitation District (SWSD) requests a waiver of development review fees associated with its Sedalia Critical Water Delivery Project. Phase I of the project includes replacement of water mains within Sedalia and includes an emergency interconnect to Dominion Water and Sanitation District's Eastern Regional Pipeline. Funding for this phase will come from SWSD, USDA, and Douglas County ARPA funds. Phase II of the project, currently unfunded, includes water line and water tank improvements north of Highway 85. SWSD indicates that "historically the district has not been required to pay review fees for its projects, since it serves a low-income community and this project is County-funded, meaning the County would essentially be paying itself. As such, the District is requesting any fees, as small as they may be, be used towards the water system improvements."

RECOMMENDED ACTION: Staff recommends approval of the fee waiver request.

REVIEW:

Doug DeBord	Approve	10/9/2025
Jeff Garcia	Approve	10/9/2025
Christie Guthrie	Approve	10/9/2025

ATTACHMENTS:

Cover Page
SWSD Fee waiver request and invoices

MEETING DATE: October 14, 2025

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RECOMMENDED ACTION: Staff recommends approval of the fee waiver request.

REVIEW:

Doug DeBord	Approve	10/9/2025
Jeff Garcia	Approve	10/9/2025
Christie Guthrie	Approve	10/9/2025

ATTACHMENTS:

SWSD Fee waiver request and invoices

Kimley»Horn

Sedalia Critical Water Delivery Project – Phase 2

Sedalia Water and Sanitation District
Douglas County, Colorado

Project Narrative

On behalf of Sedalia Water and Sanitation District ("District"), Kimley-Horn has prepared this Project Narrative and Locations and Extent Report in accordance with Location and Extent Submission to Douglas County for Phase 2 of the proposed Sedalia Critical Water Delivery Project.

The project involves crucial enhancements to Sedalia's water infrastructure aimed at promoting the well-being and safety of residents. Phase 1 of the project involves replacement of aging and undersized existing water mains within Sedalia and includes an emergency interconnect to Dominion Water and Sanitation District's Eastern Regional Pipeline which connects Sedalia to a renewable water source. Phase 2 of the project, for which this location and extent submission was created for, is aimed toward enhancing the efficiency and effectiveness of the water supply system, ensuring that residents have access to safe drinking water while also bolstering firefighting capabilities to protect against potential emergencies.

The proposed improvements within Phase 2 of the project include 6,175 linear feet of 12-inch water transmission main which will connect the Phase 1 improvements to a proposed 500,000-gallon ground water storage tank that will be able to supply water to the District via its hydraulic grade being located on a hill north of Sedalia. Water levels within the tank will be controlled with a control valve within the Eastern Regional Pipeline interconnect vault. In Phase 2, the emergency interconnect will become a permeant interconnect. As part of this project three properties currently served by wells are intended to be provided service by the District. The proposed tank will significantly improve firefighting capabilities within Sedalia as the existing aging 142,000-gallon storage tank does not have adequate capacity to store West Douglas County Fire Protection District's recommended fire flow volume.

Potential Impacts

Construction Methods

Construction of the transmission main will primarily consist of open-cut trenching through ungraded areas within easements on private property however the alignment also includes one open-trench crossing of Douglas County right-of-way ("ROW") in Delva Way and a 400 linear foot trenchless installation where the pipeline crosses underneath BNSF railroad ROW and CDOT Highway 85. The tank is anticipated to be an AWWA D110 style concrete tank with a maximum height of 41 feet, including the vent, hatches, and other appurtenances on top of the tank. It will be partially buried on the north side of the tank and it planned to be a neutral color that will blend in with the natural landscape. Construction of Phase 1 of the project is anticipated to begin in late 2026/early 2027, however the District does not have construction

budget for Phase 2 therefore the anticipated timeline for Phase 2 is in the future when the District is able to secure to the funding for the associated construction costs.

Easements and Permitting

The proposed tank site is located on a District easement with a portion of the tank transmission main alignment also being located within existing District easements. Additional easements from property owners will be required to connect the transmission main to the Phase 1 water distribution system and the District is currently in contact and coordinating with all property owners. Permitting for the project will be required with both BNSF railroad and CDOT where the pipeline crosses their ROW however in both areas, trenchless installation methods will be utilized. An engineering review with Douglas County will also be required for the water infrastructure Construction plans and GESC plans.

Traffic Impact

This project is not intended to increase traffic loads or change traffic patterns after construction. During construction, there will be increased traffic to the site due to construction related vehicles. There are no lane closures anticipated as part of Phase 2 of the project.

Community Impact

The purpose of this project is to improve the efficiency and effectiveness of the District to provide safe drinking water to the residents of Sedalia while also improving firefighting capabilities providing a positive impact on the Sedalia community. All transmission main piping will be located below grade after installation. The visibility of the water storage tank will be minimized by being partially buried and a neutral color for the tank that will blend with the natural landscape.

Compliance With Masterplan

This project complies with the 2040 Douglas County Comprehensive Master Plan. Within the policies outlined for the Sedalia rural community in the master plan, Policy 4-3A.4 encourages long-term infrastructure improvements that result in overall enhancement of the fire-district ratings. This project directly supports this policy by installing water infrastructure and water storage that can be utilized to fight fires within Sedalia and improve the fire district's rating. Additionally, Policy 4-3C.2 encourages landowners to obtain central water services. Phase 2 of the project will provide water service to three properties that are currently served by on-site wells north of Highway 85 pending agreements with those land owners. Activities involved with this project will not violate the endangered species act protecting the Preble's Meadow Jumping Mouse.

Outlook

FW: 5970 N US Hwy 85

From Mary Kasal <mkasal@k2civilconsultants.com>
Date Tue 9/30/2025 1:29 PM
To Dan Avery <DAvery@douglas.co.us>
Cc Alex Grimsman <agrimsman@k2civilconsultants.com>

1 attachment (222 KB)
Engineering Review Fee Form - 5970 N US Hwy 85.xls;

Hey Dan,

Can we waive review fees for the District as just discussed?

Let me know if there is something more formal I have to do with this request.

Thanks!

Mary E. Kasal
Founding Partner
K2 Civil Consultants Inc.
303.656.3208

From: Carol LeMaire <CLemaire@douglas.co.us>
Sent: Tuesday, September 30, 2025 10:32 AM
To: Mary Kasal <mkasal@k2civilconsultants.com>
Cc: Al Peterson <APeterso@douglas.co.us>; Brett Thomas <bthomas@douglas.co.us>
Subject: 5970 N US Hwy 85

Hi Mary
Engineering review fees are due for the above project. Please see attached Engineering fee schedule and submit payment of $1000.00 for this Location & Extent review.
We take checks (written to: Douglas County), E-Checks (no fees attached) and credit cards (with a 2.19% convenience fee added) and can be processed over the phone.

Let me know if you have any questions.

Carol LeMaire

Business Services Specialist
Department of Public Works Engineering
100 Third Street
Castle Rock, CO. 80104
Office: 303-660-7490
Direct: 303-660-7310

clemaire@douglas.co.us



DOUGLAS COUNTY GOVERNMENT

Engineering Division
100 Third Street, Castle Rock, CO. 80104
303-660-7490

Authorized Representative / Company :

K2 CIVIL CONSULTANTS - MARY KASAL

Project:

5970 N US HWY 85 - SEDALIA WATER & SAN DISTRICT

ENGINEERING REVIEW FEE SCHEDULE A

DATE: 9/30/25

DV2025-439

DESCRIPTION	*Current Engineering Fee*	*QUANTITY*	x	*SUB-TOTAL*
LAND USE APPLICATION PLAN REVIEWS:				
REZONING / PLANNED DEVELOPMENT	$6,500.00			
	$9,900.00	≥ 5 ac. and < 25 ac.		
	$13,300.00	≥ 25 acres		
SKETCH PLAN	$2,500.00	<5 Acres		
includes plans, drainage reports, grading & erosion	$5,000.00	≥ 5 ac. and < 25 ac.		
	$7,500.00	≥ 25 acres		
PRELIMINARY PLAN	$2,500.00	< 5 acres		
includes plans, drainage reports, grading & erosion	$5,000.00	≥ 5 ac. and < 25 ac.		
	$7,500.00	≥ 25 acres		
FINAL PLAT / COMBINED PRELIMINARY PLAN AND FINAL PLAT+	$5,000.00	<5 Acres		
includes plans, drainage reports, grading & erosion	$5,800.00	≥ 5 ac. and < 25 ac.		
	$7,500.00	≥ 25 acres		
MINOR DEVELOPMENT PLAT+	$5,000.00	<5 Acres		
includes plans, drainage reports, grading & erosion	$5,800.00	≥ 5 ac. and < 25 ac.		
	$7,500.00	≥ 25 acres		
REPLAT	$640.00			
PLANNED DEVELOPMENT MAJOR AMENDMENT	$500.00			
PLANNED DEVELOPMENT ADMINISTRATIVE AMENDMENT	$400.00			
LOT LINE ADJUSTMENT / BUILDING ENVELOPE ADJUSTMENT	$200.00			
LOT LINE VACATION	$300.00			
SITE IMPROVEMENT PLAN NON-RESIDENTIAL++	$3,000.00	<5 Acres		
and Major Revision to Site Plan	$5,500.00	≥ 5 ac. and < 25 ac.		
includes plans, drainage reports, grading & erosion	$9,500.00	≥ 25 acres		
SITE IMPROVEMENT PLAN RESIDENTIAL	$3,000.00	<5 Acres		
includes plans, drainage reports, grading & erosion	$5,500.00	≥ 5 ac. and < 25 ac.		

ENGINEERING REVIEW FEE SCHEDULE A

DATE: 9/30/25

				DV2025-439
	$9,500.00	≥ 25 acres		
SITE IMPROVEMENT PLAN - Revision	$400.00			
SITE IMPROVEMENT PLAN - Modification	$200.00			
SITE IMPROVEMENT PLAN NON-RESIDENTIAL * "Pad Site" (Part of Larger Approved SIP)	$1,500.00			
RURAL SITE IMPROVEMENT PLAN	$2,000.00			
CELL SITE / CELL SITE REVISION	$300.00			
USE BY SPECIAL REVIEW +++ includes plans, drainage reports, grading & erosion	$3,000.00	<5 Acres		
	$5,500.00	≥ 5 ac. and < 25 ac.		
	$9,500.00	≥ 25 acres		
USE BY SPECIAL REVIEW AMENDMENT	$300.00			
USE BY SPECIAL REVIEW ADMINISTRATIVE AMENDMENT	$300.00			
USE BY SPECIAL REVIEW ADMINISTRATIVE HORSE BOARDING	$300.00			
LOCATION & EXTENT	$1,000.00		X	$1,000.00
SB 35 EXEMPTION includes plans, drainage reports, grading & erosion	$1,200.00			
SPECIAL DISTRICT SERVICE PLAN	$640.00			
SPECIAL DISTRICT SERVICE PLAN MATERIAL MODIFICATION	$300.00			
RIGHT-OF-WAY (ROW) DEDICATION (Public)	$200.00			
ROW/ROAD VACATION	$2,400.00			
SUBDIVISION VACATION	$300.00			
MINOR ADJUSTMENT TO EXISTING ROW	$200.00			
DEDICATION OF EASEMENT	$200.00			
VACATION OF ACCESS OR DRAINAGE EASEMENT	$1,000.00			
VACATION OF OTHER EASEMENTS (May be used for Access or Drainage Easements if Part of a Larger Project)	$400.00			

ENGINEERING CONSTRUCTION PLAN REVIEWS SCHEDULE B-1:

STREET / STORM CONSTRUCTION PLANS	$1,600.00	< 5 acres		
	$2,000.00	≥ 5 ac. and < 25 ac.		
	$2,400.00	≥ 25 acres		
District Roadway Construction Plan Review (2)	$700 + $60 $\sqrt{Y}$	L.F.		
District Storm Sewer Plan Review (2)	$700 + $75 $\sqrt{Y}$	L.F.		

ENGINEERING REVIEW FEE SCHEDULE A

DATE: 9/30/25

DV2025-439

ROADWAY CONSTRUCTION PLANS FOR 35 ACRE DEVELOPMENT or for other private roads outside of the Rural SIP process or Platting process	$500.00				
SIGNAGE AND STRIPING PLAN (only if not a part of an overall construction plan set)	$200 per sheet		Sheets		
TRAFFIC SIGNAL PLANS (Per Intersection)	$800.00				
UTILITY CONSTRUCTION PLAN REVIEW (Gas, Electric, Telephone, Cable TV)	$450.00				
GRADING, EROSION & SEDIMENT CONTROL (GESC) PLAN	$250 + $25 (acre of disturbance)		Acres		
TEMPORARY BATCH PLANT / GESC PLAN	$250 + $25 (acre of disturbance)		Acres		
SMALL UTILITY GESC (SUGESC) - 1st Fee - $250.00 All others after - $200.00	$250.00 - 1st $200.00 - after				
LANDSCAPE PLAN (2)	$350 + $60 $\sqrt{Y}$		L.F.		
OTHER REVIEW SERVICES:					
Regional Detention Pond Construction Plan (1)	$500 + $40 $\sqrt{X}$		Acres		
Regional Water Quality Facilities	$400.00				
FLOODPLAIN MODIFICATION STUDY:					
Minor	$800.00				
Major	$1,600.00				
FLOODPLAIN DEVELOPMENT PERMIT	$100.00				
PAVEMENT DESIGN REPORT for private or public roads (Including minor construction plans and/or revisions)	$250.00				
PHASE I DRAINAGE REPORT (1)	$336.00	< 5 acres			
	$560.00	≥ 5 ac. and < 25 ac.			
	$672.00	≥ 25 acres			
PHASE II or III DRAINAGE REPORT	$672.00	< 5 acres			
	$1,120.00	≥ 5 ac. and < 25 ac.			
	$1,344.00	≥ 25 acres			
TRAFFIC IMPACT STUDY FOR:					
Rezoning, Sketch Plan, Preliminary Plan	$2,000.00				
Updated Report	$1,000.00				
Final Plat, Minor Development Plat, PDP	$500.00				
Site Improvement Plan	$500.00				

ENGINEERING REVIEW FEE SCHEDULE A

DATE: 9/30/25

DV2025-439

Use By Special Review	$1,500.00			
SIGNAL WARRANT STUDY (Per Intersection)	$200.00			
VARIANCE REQUEST	$200.00			
NOTICE OF CHANGE TO APPROVED PLAN - MINOR REVISION	$200.00			
NOTICE OF CHANGE TO APPROVED PLAN - MAJOR REVISION	$500.00			
ALTERNATIVE ROADWAY STANDARDS FOR PUBLIC ROADS	$2,500.00			
REVISION TO ALTERNATIVE ROADWAY STANDARDS	$500.00			
PRIVATE ROADWAY STANDARDS	$1,000.00			
REVISION TO PRIVATE ROADWAY STANDARDS	$250.00			
LICENSE AGREEMENT	$200.00			
INTERGOVERNMENTAL AGREEMENT	$1,000.00			
MODIFICATION TO STANDARD IMPROVEMENT AGREEMENTS	$500.00			
MINIMUM REVIEW FEE	$300.00			
		TOTAL		$1,000.00

NOTES:

+ Fees as shown on schedule B-1 for Construction Plans, Pavement Design Reports & Drainage Reports, etc., which accompany the final plat submittal, shall be collected at the time of the submittal of the Final Plat.

++ Refers to specific type of commercial site development as defined in the County Zoning Resolutions.

+++ Douglas County Engineering reserves the right to send referrals to outside agencies from which expert technical assistance may be requested. Fees may be assessed by referral agencies for their outside review and they shall be paid by the applicant.

***** A "Pad Site" is part of a larger approved Site Improvement Plan (SIP). The following items must exist (or be approved) to qualify as a "Pad Site": detention/WQ, access to the Larger SIP, parking (generally), grading and utilities. No revisions are required to the overall drainage patterns / detention / WQ / etc. No revisions are required to the access points to the Larger SIP. The consulting engineer for the project is required to submit a letter (minimum) certifying that the drainage and access for the "Pad Site" are in substantial compliance with the Larger SIP Drainage Report and Traffic Report.

1 X denotes facility area in acres.

2 Y denotes longitudinal distance in hundreds of feet.

3 The fees listed above are for the initial submittal. All third resubmittals are charged 50% of the initial submittal fee. Resubmittals following a "conditional approval" require no fee.

RECEIPT INFORMATION:
DATE:
CHECK#
FROM:

DOUGLAS COUNTY
COLORADO

09/25/2025 3:01PM

Department of Community Development

www.douglas.co.us

Planning Division

Received From:	Kimley-Horn	Receipt # 2025-0011393
Total Paid:	$332.12	
Date Received:	09/25/2025 3:01PM	

Project Name: 5970 N US Hwy 85

Item	Description	
LE2025-019	LOCATION AND EXTENT	$325.00
Sub Total		$325.00
Vendor Fee**		$7.12
Total:		**$332.12**
Credit	1007	$332.12
Merchant ID # DouglasCtyPlng/GilaLLC		
Total Paid:		**$332.12**

THANK YOU FOR YOUR PAYMENT

**In addition to the payment amount, each electronic transaction is subject to a vendor fee which is collected by a third party vendor to cover processing costs and are not retained by Douglas County. This vendor fee is non-refundable in the event of over payment or refund of any part of the transaction.

Electronic payment is an alternative to traditional types of payments and is considered a convenience.

***Electronic payment for this transaction will be listed on your statement with the name of GILA Inc.

Invoice

Date: September 30, 2025

Contact Name: Mary Kasal
Contact Email: mkasal@k2civilconsultants.com

Project Number: LE2025-019
Project Name: 5960 N US Highway 85, L&E
Project Location: 5960 N US Highway 85

Description: Courtesy Notices LE2025-019
Sub-total due: $4.90

Total Due Upon Receipt: $4.90

Make all checks payable to Douglas County or contact the Public Outreach and Assistance Team to pay by phone at 303-660-7460.

NOTICE: Douglas County communicates through our official email accounts ending in @douglas.co.us; beware of phishing scams using similar addresses. If you have questions or concerns about the validity of an email or invoice, please call our Public Outreach and Assistance team at 303-660-7460 or email planning@douglas.co.us.

DOUGLAS COUNTY
HEALTH DEPARTMENT COLORADO

11045 E. Lansing Cir., Suite 300
Englewood, CO 80112
720-643-2400
https://myhealthdepartment.com/dchd

INVOICE

Payment Due no later than 10/10/2025

DATE	INVOICE #
10/01/2025	EHS202115526
CUSTOMER #	**PAGE**
77135	1 of 1

Mary Kasal
3801 East Florida Avenue, Denver, CO, USA Ste 425
Denver CO 80210
Land Use Case Number: LU1395

DESCRIPTION	AMOUNT
Environmental Health Consulting	$45.00

Project Name: LE2025-019

Facility's Current Information:

Facility Name:
Facility Address: ,
Phone: (303) 656-3208
County: Douglas
Business Type:

Owner's Current Information:

Ownership Type: Corporation/LLC
Primary Phone: (303) 656-3208
Email: mkasal@k2civilconsultants.com
Secondary Phone:
Business Owner
Full Legal Name:

Billing Contact's Current Information:

Contact Entity:
Mailing Address: 3801 East Florida Avenue, Denver, CO, USA Ste 425 Denver, CO 80210
Secondary Phone Number:
Attention Line: Mary Kasal
Primary Phone Number: (303) 656-3208
Email: mkasal@k2civilconsultants.com

PLEASE DETACH AND RETURN BOTTOM PORTION WITH YOUR REMITTANCE

DOUGLAS COUNTY
COLORADO

CUSTOMER ACCT NO.	AMOUNT REMITTED	BALANCE DUE	INVOICE DATE	INVOICE NO.
77135		$45.00	10/01/2025	EHS202115526

Billing Address:

Mary Kasal
3801 East Florida Avenue, Denver, CO, USA Ste 425
Denver CO 80210

PLEASE REMIT PAYMENT TO:

Douglas County Health Department
11045 E. Lansing Cir., Suite 300
Englewood, CO 80112

Pay online at https://myhealthdepartment.com/dchd/ and click "Make Payment"

MEETING DATE: October 14, 2025

STAFF PERSON RESPONSIBLE: Taylor Davis, Division Chief

DESCRIPTION: Change Order to Motorola Solutions, Inc to Purchase a Generator for Placement at the Deckers Radio/Cheesman Reservoir Site in the Amount of $39,526.60.

SUMMARY: On December 15, 2022, the Board of County Commissioners approved a purchase order for Motorola Solutions, Inc. in the amount of $3,486,242 ($2,486,242 Douglas County Sheriff's Office portion and$1,000,000 Douglas County Emergency Services Authority Portion).

On June 24, 2025, the Board of County Commissioners approved a change order for Motorola Solutions, Inc. in the amount of $596,148 to complete environmental and historical studies required by the USFS and National Fish & Wildlife, increased scope for a retaining wall and changes to the road to accommodate the State Historical designation of the outhouse shaft as a historical mine on Denver Water property. The costs for this change order will be funded by DCECA.

The Douglas County Sheriff's Office and the Denver Water Board established an agreement for the use of their property, and a parcel of land conveyed to Douglas County for future use, that we provide a small tower, equipment shelter and generator to be used by the Denver Water Board at the Cheesman Reservoir site.

The attached change order is for a small generator that meets the needs for Denver Water and we have agreed to split this cost 50/50 with Denver as part of our continued partnership. An invoice will be submitted upon receipt of the equipment from Motorola Solutions.

RECOMMENDED ACTION: Approval of Change Order #3 (#2022993) to Motorola Solutions, Inc.in the total amount of $39,526.60 for a total project cost of$4,121,916.60.

REVIEW:

Darren Weekly	Approve	10/3/2025
Jeff Garcia	Approve	10/9/2025
Doug DeBord	Approve	10/9/2025

ATTACHMENTS:

Cover Page
Deckers Generator Change Order
QT025A Submittal Package (1)

MEETING DATE: October 14, 2025

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Doug DeBord	Approve	10/9/2025

ATTACHMENTS:

Deckers Generator Change Order
QT025A Submittal Package (1)

MOTOROLA SOLUTIONS

CHANGE ORDER

co# 3 Generator

Change Order Number:	03
Date:	9/22/25
Project Name and Number:	USCO22D084M
Customer Name:	Deckers County Sheriff office
Customer Project Mgr:	Jeff Vaughn

The purpose of this Change Order is to: *(highlight the key reasons for this Change Order)*

Generator

Customer is in need of a 25KW generator for the site being install at Deckers see below

25kW outdoor generator
ATS
Liquid Propane and holding tank
Elevation of site is 6400 ft ASL
Rodent protection on outdoor generator

Contract Project Identifier (Name or Number): [USCO22D084M] **Contract Date:** 12-20-2022

In accordance with the terms and conditions of the contract identified above between [enter customer name] and Motorola Solutions, Inc., the following changes are approved:

Contract Price* Adjustments

Original Contract Price:	$3,486,242.00
Previous Change Order amounts for Change Order numbers [##2##] through [##2##]:	$596,148.00
This Change Order:	$39,526.60
Contract Credit (If Applicable):	$0
New Contract Price:	$4,121916.60

***"Contract Price" does not include taxes.**

Completion Date Adjustments

Original Completion Date:	12-30-24
Current Completion Date prior to this Change Order:	12-30-24
New Completion Date:	12-30-25

Equipment Changes: *(additions, deletions or modifications)* Include attachments if needed.
NA

Scope of Work Changes: *(additions, deletions or modifications)* Include attachments if needed.
NA

SUA/Support Service Changes: *(additions, deletions or modifications)* Include attachments if needed. Must be completed by Project CSM.
NA

Schedule Changes: *(describe change or N/A)*
NA

Contract Price Changes: *(describe change or N/A)*
Contract Prices increase to $4,121916.60 ($) due to increase in cost of the generator ($39,526.60) No services are included in the scope

Customer Responsibilities: *(describe change or N/A)*
Change order is the responsibility of Motorola

MOTOROLA SOLUTIONS

CHANGE ORDER

co# 3 Generator

Payment Schedule for this Change Order: *(describe new payment terms applicable to this change order)*
Payment due at completion of change order work

Purchase Order Requirements for this Change Order (select only one).

x☐ A Purchase Order is required

☐ No Purchase Order is required - Customer affirms that this change order document is the only notice to proceed required, that funding has been encumbered for this change order in its entirety, and that no further purchase orders will be issued against this change order,

☐ No Purchase Order required - this is a $0 Change Order, or a decrease in scope.

Unless amended above, all other terms and conditions of the Contract shall remain in full force. If there are any inconsistencies between the provisions of this Change Order and the provisions of the Contract, the provisions of this Change Order will prevail.

IN WITNESS WHEREOF the parties have executed this Change Order as of the last date signed below.

Motorola Solutions, Inc.		**Customer**	
By:		By:	
Printed Name:		Printed Name:	Jeff Vaughn
Title:		Title:	Project Manager
Date:		Date:	

Reviewed by: _____ Date: _____
Motorola Solutions Project Manager

QT025A | 2.4L | 25 kW

INDUSTRIAL GASEOUS GENERATOR SET

EPA Certified Stationary Emergency

GENERAC | INDUSTRIAL POWER

Standby Power Rating

25 kW, 31 kVA, 60 Hz

ISO 9001:2008

USA ENGINEERED & BUILT*

*Assembled in the USA using domestic and foreign parts

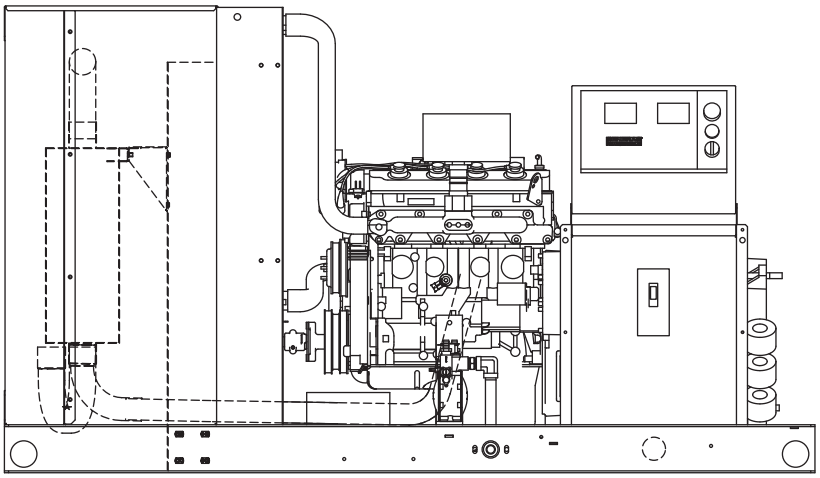


Image used for illustration purposes only

Codes and Standards

Generac products are designed to the following standards:

- UL2200, UL508, UL489
- CSA 22.2
- BS5514 and DIN 6271
- SAE J1349
- NFPA 37, 70, 99, 110
- NEC700, 701, 702, 708
- ISO 3046, 7637, 8528, 9001
- NEMA ICS10, MG1, 250, ICS6, AB1
- ANSI C62.41
- IBC 2009, CBC 2010, IBC 2012, ASCE 7-05, ASCE 7-10, ICC-ES AC-156 (2012)

Powering Ahead

Generac ensures superior quality by designing and manufacturing most of its generator components, such as alternators, enclosures, control systems and communications software. Generac also makes its own spark-ignited engines, and you'll find them on every Generac gaseous-fueled generator. We engineer and manufacture them from the block up — all at our facilities throughout Wisconsin. Applying natural gas and LP-fueled engines to generators requires advanced engineering expertise to ensure reliability, durability and necessary performance. By designing specifically for these dry, hotter-burning fuels, the engines last longer and require less maintenance. Building our own engines also means we control every step of the supply chain and delivery process, so you benefit from single-source responsibility.

Plus, Generac Industrial Power's distribution network provides all parts and service so you don't have to deal with third-party suppliers. It all leads to a positive owner experience and higher confidence level. Generac spark-ignited engines give you more options in commercial and industrial generator applications as well as extended run time from utility-supplied natural gas.

QT025A | 2.4L | 25 kW

INDUSTRIAL GASEOUS GENERATOR SET

EPA Certified Stationary Emergency

GENERAC | INDUSTRIAL POWER

STANDARD FEATURES

ENGINE SYSTEM

- Oil Drain Extension
- Heavy Duty Air Cleaner
- Fan Guard
- Stainless Steel Flexible Exhaust Connection
- Factory Filled Oil and Coolant
- Radiator Duct Adapter (Open Set Only)
- Critical Exhaust Silencer (Enclosed Only)

Fuel System

- Fuel Lockoff Solenoid
- Secondary Fuel Regulator
- Flexible Fuel Lines
- Fuel Line - NPT Connection
- Primary and Secondary Fuel Shutoff

Cooling System

- Closed Coolant Recovery System
- UV/Ozone Resistant Hoses
- Factory-Installed Radiator
- 50/50 Ethylene Glycol Antifreeze
- 120VAC Coolant Heater

Electrical System

- Battery Charging Alternator
- Battery Cables
- Battery Tray
- Rubber-Booted Engine Electrical Connections
- Solenoid Activated Starter Motor

ALTERNATOR SYSTEM

- GENprotect™
- Fault Protection
- 10A UL Float/Equalize Battery Charger
- Main Line Circuit Breaker
- Class H Insulation Material
- 2/3 Pitch
- Skewed Stator
- Brushless Excitation
- Sealed Bearing
- Amortisseur Winding
- Full Load Capacity Alternator

GENERATOR SET

- Internal Genset Vibration Isolation
- Separation of Circuits-High/Low Voltage
- Separation of Circuits-Multiple Breakers
- Wrapped Exhaust Piping (Enclosed Only)
- Standard Factory Testing
- 2 Year Limited Warranty
- Silencer Mounted in the Discharge Hood (Enclosed Only)

ENCLOSURE (If Selected)

- Rust-Proof Fasteners with Nylon Washers to Protect Finish
- High Performance Sound-Absorbing Material (Sound Attenuation Enclosures)
- Gasketed Doors
- Stamped Air-Intake Louvers
- Upward Facing Discharge Hoods (Radiator and Exhaust)
- Stainless Steel Lift Off Door Hinges
- Stainless Steel Lockable Handles
- RhinoCoat™ - Textured Polyester Powder Coat Paint

CONFIGURABLE OPTIONS

ENCLOSURE

- ○ Level 1 Sound Attenuation
- ○ Steel Enclosure
- ○ Aluminum Enclosure
- ○ Up to 200 MPH Wind Load Rating (Contact Factory for Availability)

CONTROL SYSTEM

- ○ Compliant 21-Light Remote Annunciator
- ○ Remote Relay Assembly (8 or 16)

CONTROL SYSTEM



Digital H Control Panel—Dual 4x20 Display

Program Functions

- Programmable Crank Limiter
- 7-Day Programmable Exerciser
- Special Applications Programmable Logic Controller
- RS-232/485 Communications
- 3-Phase Sensing Digital Voltage Regulator
- 2-Wire Start Capability
- Date/Time Fault History (Event Log)
- Isochronous Governor Control
- Waterproof/Sealed Connectors
- Audible Alarms and Shutdowns
- Not in Auto (Flashing Light)
- Auto/Off/Manual Switch
- E-Stop (Red Mushroom-Type)
- NFPA110 Level I and II (Programmable)
- Customizable Alarms, Warnings, and Events
- Modbus® Protocol
- Predictive Maintenance Algorithm
- Sealed Boards
- Password Parameter Adjustment Protection
- Single Point Ground
- 16 Channel Remote Trending
- 0.2 msec High Speed Remote Trending
- Alarm Information Automatically Annunciated on the Display

Full System Status Display

- Power Output (kW)
- Power Factor
- kW Hours, Total, and Last Run
- Real/Reactive/Apparent Power
- All Phase AC Voltage
- All Phase Currents
- Oil Pressure
- Coolant Temperature
- Coolant Level
- Engine Speed
- Battery Voltage
- Frequency

Alarms and Warnings

- Oil Pressure
- Coolant Temperature
- Coolant Level
- Low Fuel Pressure Alarm
- Engine Overspeed
- Battery Voltage
- Alarms and Warnings Time and Date Stamped
- Snap Shots of Key Operation Parameters During Alarms and Warnings
- Alarms and Warnings Spelled Out (No Alarm Codes)

QT025A | 2.4L | 25 kW

INDUSTRIAL GASEOUS GENERATOR SET

EPA Certified Stationary Emergency

GENERAC | INDUSTRIAL POWER

APPLICATION AND ENGINEERING DATA

ENGINE SPECIFICATIONS

General

Make	Generac
EPA Emissions Compliance	Stationary Emergency
EPA Emissions Engine Reference	See Emissions Data Sheet
Cylinder #	4
Type	In-Line
Displacement - in^3 (L)	146.4 (2.4)
Bore - in (mm)	3.41 (86.61)
Stroke - in (mm)	3.94 (100.08)
Compression Ratio	9.5:1
Intake Air Method	Naturally Aspirated
Number of Main Bearings	5
Connecting Rods	Forged Steel
Cylinder Head	Aluminum
Cylinder Liners	No
Ignition	High Energy
Piston Type	Aluminum Alloy
Crankshaft Type	Cast Steel
Lifter Type	Overhead Cam
Intake Valve Material	Steel Alloy
Exhaust Valve Material	Hardened Steel
Hardened Valve Seats	Yes

Engine Governing

Governor	Electronic
Frequency Regulation (Steady State)	±0.25%

Lubrication System

Oil Pump Type	Gear
Oil Filter Type	Full-Flow Spin-On Cartridge
Crankcase Capacity - qt (L)	4 (3.8)

Cooling System

Cooling System Type	Pressurized Closed Recovery
Fan Type	Pusher
Fan Speed - rpm	1,980
Fan Diameter - in (mm)	18 (457)

Fuel System

Fuel Type	Natural Gas, Propane Vapor
Carburetor	Down Draft
Secondary Fuel Regulator	Standard
Fuel Shut Off Solenoid	Standard
Operating Fuel Pressure - in H_2O (kPa)	5 - 14 (1.2 - 3.5)

Engine Electrical System

System Voltage	12 VDC
Battery Charger Alternator	Standard
Battery Size	See Battery Index 0161970SBY
Battery Voltage	12 VDC
Ground Polarity	Negative

ALTERNATOR SPECIFICATIONS

Standard Model	Generac 390 mm
Poles	4
Field Type	Revolving
Insulation Class - Rotor	H
Insulation Class - Stator	H
Total Harmonic Distortion	<5% (3-Phase)
Telephone Interference Factor (TIF)	<50
Standard Excitation	Synchronous Brushless

Bearings	Sealed Ball
Coupling	Flexible Disc
Load Capacity - Standby	100%
Prototype Short Circuit Test	Yes
Voltage Regulator Type	Full Digital
Number of Sensed Phases	All
Regulation Accuracy (Steady State)	±0.25%

QT025A | 2.4L | 25 kW

INDUSTRIAL GASEOUS GENERATOR SET

EPA Certified Stationary Emergency

GENERAC® | INDUSTRIAL POWER

OPERATING DATA

POWER RATINGS—Natural Gas/Propane Vapor

		Standby
Single-Phase 120/240 VAC @1.0pf	25 kW	Amps: 104
Three-Phase 120/208 VAC @0.8pf	25 kW	Amps: 87
Three-Phase 120/240 VAC @0.8pf	25 kW	Amps: 75
Three-Phase 277/480 VAC @0.8pf	25 kW	Amps: 38

STARTING CAPABILITIES (sKVA)

sKVA vs. Voltage Dip

277/480 VAC								208/240 VAC							
Alternator	kW	10%	15%	20%	25%	30%	35%	Alternator	kW	10%	15%	20%	25%	30%	35%
Standard	25	16	25	33	41	49	57	Standard	25	12	19	25	31	37	43

FUEL CONSUMPTION RATES*

Natural Gas – ft³/hr (m³/hr)

Percent Load	Standby
25%	140 (3.9)
50%	220 (6.2)
75%	300 (8.5)
100%	380 (10.8)

Propane Vapor - ft³/hr (m³/hr)

Percent Load	Standby
25%	56 (1.6)
50%	87 (2.5)
75%	119 (3.4)
100%	151 (4.3)

* Fuel supply installation must accommodate fuel consumption rates at 100% load.

COOLING

		Standby
Air Flow (Inlet Air Combustion and Radiator)	ft³/min (m³/min)	1,500 (42.48)
Coolant Flow	gal/min (l/min)	42 (160)
Coolant System Capacity	gal (l)	2.5 (9.5)
Heat Rejection to Coolant	BTU/hr (kPa)	95,000 (27.8)
Maximum Operating Ambient Temperature	°F (°C)	122 (50)
Maximum Operating Ambient Temperature (Before Derate)	See Bulletin No. 0199270SSD	
Maximum Radiator Backpressure	in H_2O (kPa)	0.5 (0.12)

COMBUSTION AIR REQUIREMENTS

	Standby
Flow at Rated Power cfm (m³/min)	70 (2.0)

ENGINE

		Standby
Rated Engine Speed	rpm	1,800
Horsepower at Rated kW**	hp	40
Piston Speed	ft/min (m/min)	1,182 (360.3)
BMEP	psi (kPa)	120 (827)

EXHAUST

		Standby
Exhaust Flow (Rated Output)	cfm (m³/min)	220 (6.2)
Maximum Exhaust Backpressure	inHg (kPa)	1.5 (5.1)
Exhaust Temp (Rated Output - Post Silencer)	°F (°C)	975 (524)

** Refer to "Emissions Data Sheet" for maximum bHP for EPA and SCAQMD permitting purposes.

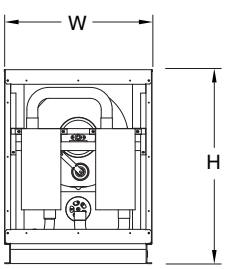
Deration – Operational characteristics consider maximum ambient conditions. Derate factors may apply under atypical site conditions.
Please contact a Generac Power Systems Industrial Dealer for additional details. All performance ratings in accordance with ISO3046, BS5514, ISO8528, and DIN6271 standards.
Standby - See Bulletin 0187500SSB

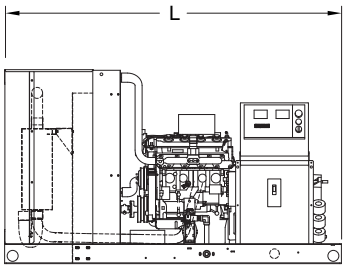
QT025A | 2.4L | 25 kW

INDUSTRIAL GASEOUS GENERATOR SET

EPA Certified Stationary Emergency

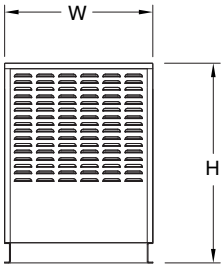
DIMENSIONS AND WEIGHTS*

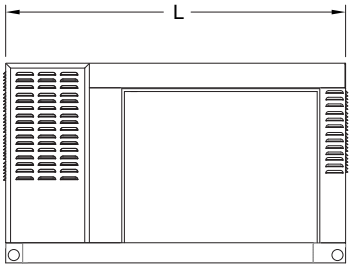




OPEN SET (Includes Exhaust Flex)

L x W x H - in (mm)	77 (1,956) x 34 (864) x 43 (1,092)
Weight - lbs (kg)	1,163 (528)





LEVEL 1 ACOUSTIC ENCLOSURE

L x W x H - in (mm)	77 (1,956) x 34 (864) x 46 (1,168)
Weight - lbs (kg)	1,414 (641)

* All measurements are approximate and for estimation purposes only.

YOUR FACTORY RECOGNIZED GENERAC INDUSTRIAL DEALER

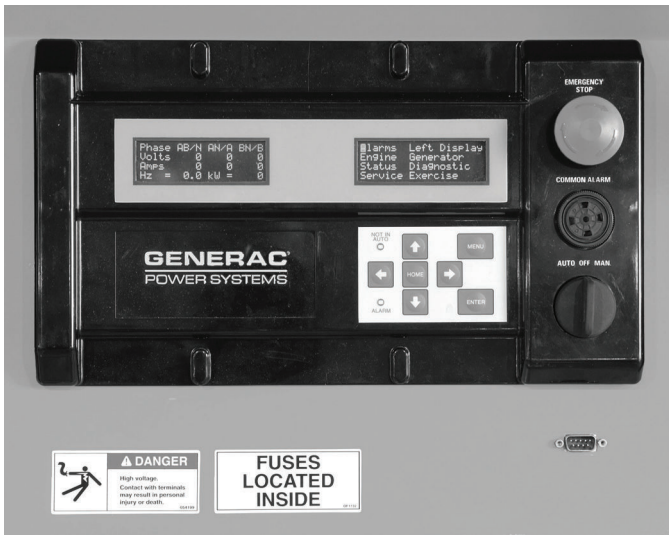
Specification characteristics may change without notice. Please contact a Generac Power Systems Industrial Dealer for detailed installation drawings.

SPEC SHEET

5 of 5

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H-100 CONTROL PANEL



DESCRIPTION

- Digital controls for all safety shutdowns
- Isochronous governor control
- Digital 3ø sensing voltage regulator
- Sealed Digital Circuit Board
- 2 Amp static battery charger
- Mates with HTS transfer switch and any 2-wire start ATS
- Alarm and event logging
- Built-in diagnostics
- Internal PLC
- Optional modem with dialout

STANDARD FEATURES

The Quiet-Test™ H-100 Control Panel is a digital microprocessor electronic controller that integrates all engine and transfer switch functions into a single control system.

- Two 4 line x 20 displays
- Full system status
- 3 phase sensing digital voltage regulator
- Remote ports
  - RS232
  - RS485
  - Canbus
- Water proof connections
- All engine sensors are 4-20 ma for minimal interference
- Built in PLC

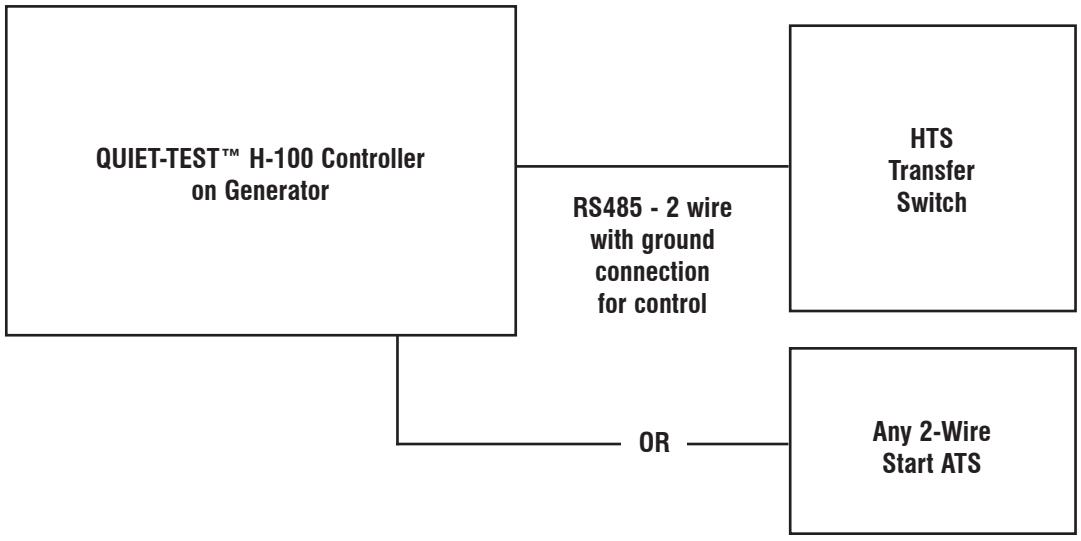
In addition, the generator set parameters can be manipulated and monitored without standing in front of the control panel with GenLink® software. The Generac H-100 control also monitors and controls transfer switch functions when used with the HTS Transfer Switch.

- Monitors utility voltage
- Monitors generator voltage
- Timer for line interrupt delay
- Timer for engine warmup
- Timer for minimum engine run time
- Timer for return to utility position
- Timer for engine cooldown
- Built in exerciser timer (7 day)
- Additional 2 wire start controls for any 2 wire transfer switch.

H-100 CONTROL PANEL

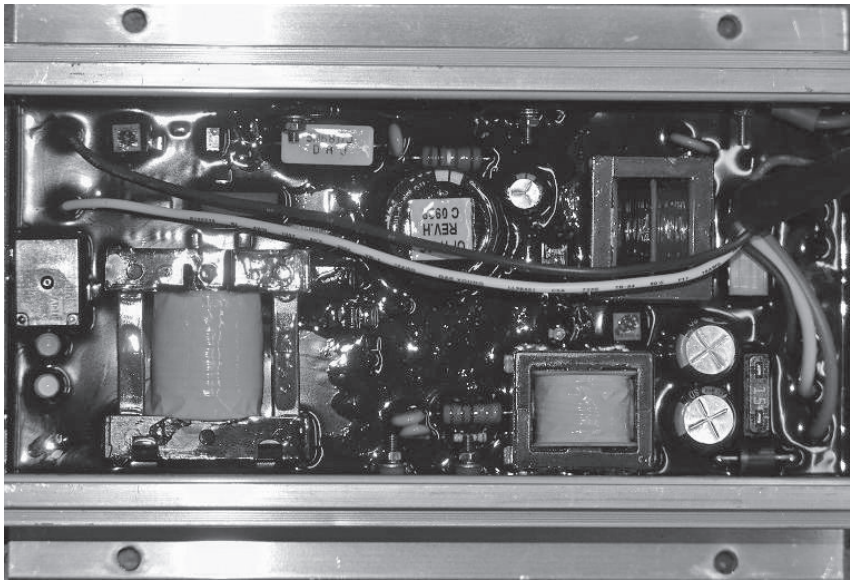
- Full range stand-by operation
- Full system status
  - 3 phase AC volts
  - 3 phase amps
  - kW
  - Power factor
  - Reactive power
  - Oil pressure
  - Water temperature
  - Water level
  - Oil temperature (optional)
  - Fuel pressure
  - Engine speed
  - Battery voltage
  - Alternator frequency
  - Time
  - Date
  - Transfer switch status
  - Run hours
  - Service reminders
  - Trending
  - Fault history (alarm log)
  - I^2t function for full generator protection
  - Built in PLC for special applications
- Shutdowns
  - Overvoltage
  - Overspeed
  - Low oil pressure
  - High coolant temperature
  - Low coolant level
- Remote communication
  - RS232
  - Optional modem
  - Canbus
- Configurable to NFPA 110, level 1 or 2
- Programmable auto crank
- Emergency Stop
- On Off Manual Switch
- Not in Auto flashing light
- Audible alarm for fault condition
- Transfer switch logic communicates with HTS transfer switch
- Weekly exerciser (programmable)
- Selectable Low speed exercise
- Digital voltage regulator with 3 phase sensing (3 phase units)
- Isochronous governor
- Waterproof electrical connectors
- Temperature Range -40° to 70° C

TYPICAL CONTROL CONNECTION



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BATTERY CHARGER
2.5A & 10A H-Panel



Battery Charger shown from inside of Control Panel Enclosure. Connections are made via an attached harness.

Specifications	2.5 Amp	10 Amp
Nominal Input	120 VAC	120 VAC
Operating AC Line Voltage Range	108 to 132 Volts AC	108 to 132 Volts AC
Input AC Line Frequency	50/60 Hz	50/60 Hz
Battery Fuse	N/A	15 Amps
Nominal Charge Rate	2.5 Amps	10 Amps
Equalize Voltage		13.8/27.6 Volts
Float Voltage	13.4	13.0/26.0
Current @ Equalize to Float Transition		5 Amps
Battery Under-voltage shutdown	N/A	11/22 Volts
LED Indicators		
AC Line Voltage	N/A	Green LED
Battery Connected and Charging	N/A	Yellow LED
Battery Current Drain	30 milliamp	30 milliamp
AC Line Connection	Connector Plug	Connector Plug
Battery Connection	Connector Plug	Connector Plug
Control Connection		AC Power Fail Relay Form C 2 Amp Rating
CUL Recognized	Yes	Yes
NFPA110 Compliant	No	Yes

The Generac 2.5A 12 volt and 10A 12/24 volt battery chargers are designed to work with the H and PM-DCP control panels to provide the ultimate in automatic battery voltage maintenance.

The 2.5 amp charger is self-regulating and produces instantaneous output current adjustments to keep the battery charged to an optimum level. Battery voltage is read on the control panel digital display.

The 10 amp charger has automatic float and equalize control. It precisely monitors the battery's voltage and automatically activates the correct charging mode. The charge rate is limited and controlled to efficiently and safely maintain ideal battery levels under varying conditions.

The equalize system uses a control circuit to limit charging current to 10 amps. When battery voltage drops below a preset level, charging current increases to 5 amps and then to the 10 amp charge rate if needed. When the battery reaches maximum charge, the charger switches to float mode to supply just enough current to maintain the battery at or above 13/26 volts. Battery voltage and charging current are read at the control panel digital display.



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0J7003A

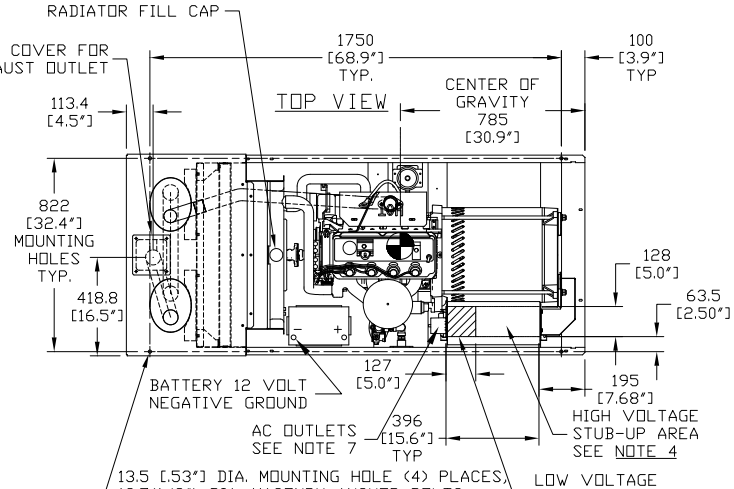
NOTES:
1) MINIMUM RECOMMENDED CONCRETE PAD SIZE: 1155 (45.5") WIDE X 2255 (88.8") LONG.
2) ALLOW SUFFICIENT ROOM ON ALL SIDES OF THE GENERATOR FOR MAINTENANCE AND SERVICING. THIS UNIT MUST BE INSTALLED IN ACCORDANCE WITH CURRENT APPLICABLE NFPA 37 AND NFPA 70 STANDARDS AS WELL AS ANY OTHER FEDERAL, STATE AND LOCAL CODES FOR MINIMUM DISTANCES FROM OTHER STRUCTURES.
3) CIRCUIT BREAKER INFORMATION: SEE SPECIFICATION SHEET WITHIN OWNERS MANUAL.
4) REMOVE THE CIRCUIT BREAKER BOX FRONT COVER TO ACCESS THE STUB UP AREAS AS FOLLOWS:
   -HIGH VOLTAGE CONNECTION INCLUDING AC LOAD LEAD CONDUIT CONNECTION, NEUTRAL CONNECTION, BATTERY CHARGER 120 VOLT AC (0.5 AMP MAX) CONNECTION, GFCI 120 V AC OUTLET CONNECTION.
   -LOW VOLTAGE CONNECTIONS INCLUDING TRANSFER SWITCH CONTROL WIRES AND ACCESSORY RELAY CONNECTION (QTY 4)

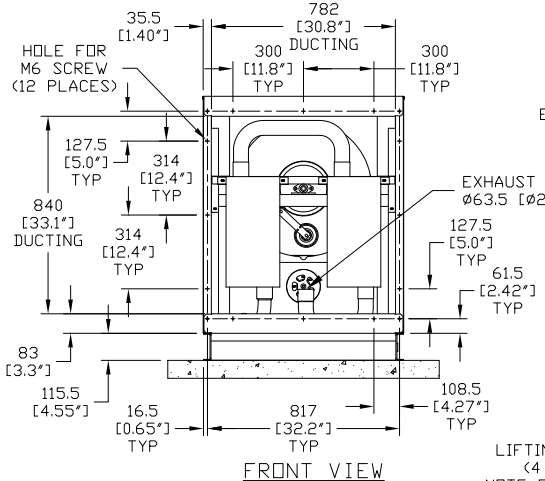
4A) FIELD CUT HOLE IS ONLY REQUIRED FOR MOUNTING OF GENERATOR ON AN EXISTING PAD.
5) REFERENCE OWNERS MANUAL FOR LIFTING WARNINGS.
6) REMOVE EITHER LEFT OR RIGHT HAND SIDE PANEL TO ACCESS EXHAUST MUFFLERS.
7) PRE-WIRED 20A GFCI OUTLET FOR ENG BLOCK HEATER.

SERVICE ITEM ACCESSIBILITY CHART

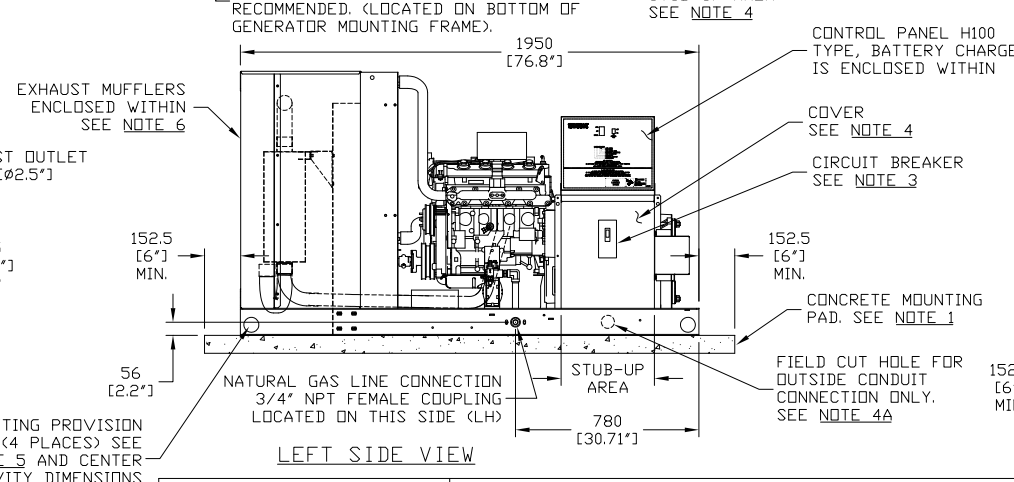
SERVICE ITEM	2.4L
OIL FILL CAP	EITHER SIDE
OIL DIP STICK	RIGHT SIDE
OIL FILTER	RIGHT SIDE
OIL DRAIN HOSE	RIGHT SIDE
RADIATOR DRAIN HOSE	LEFT SIDE
AIR CLEANER ELEMENT	EITHER SIDE
SPARK PLUGS	RIGHT SIDE
MUFFLERS	SEE NOTE 6
FAN BELT	EITHER SIDE
BATTERY	LEFT SIDE
AC OUTLET(S)	LEFT SIDE

REFERENCE OWNERS MANUAL FOR PERIODIC REPLACEMENT PART LISTINGS

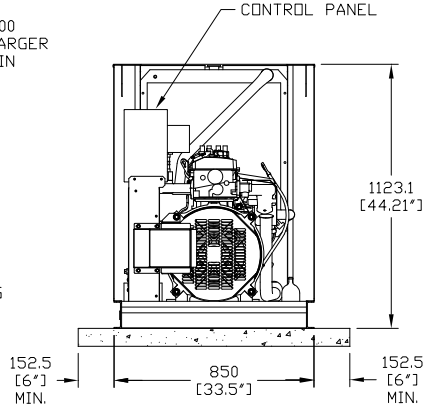




FRONT VIEW



LEFT SIDE VIEW



REAR VIEW

WEIGHT DATA
2.4L 25KW 528KG (1,163 LB)
WOODEN SHIPPING SKIDS INCREASE OVERALL WEIGHT 42KG (98LB)

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INSTALLATION DRAWING

2.4L C2

INDUSTRIAL QTA

OPEN GENSET

9/21/11

GENERAC POWER SYSTEMS
Waukesha
P.O. BOX 8
WAUKESHA, WIS. 53187

FILE NAME	0J7003A-B.DWG	SIZE	B
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DWG NO.	0J7003A	REV	B

0J7003

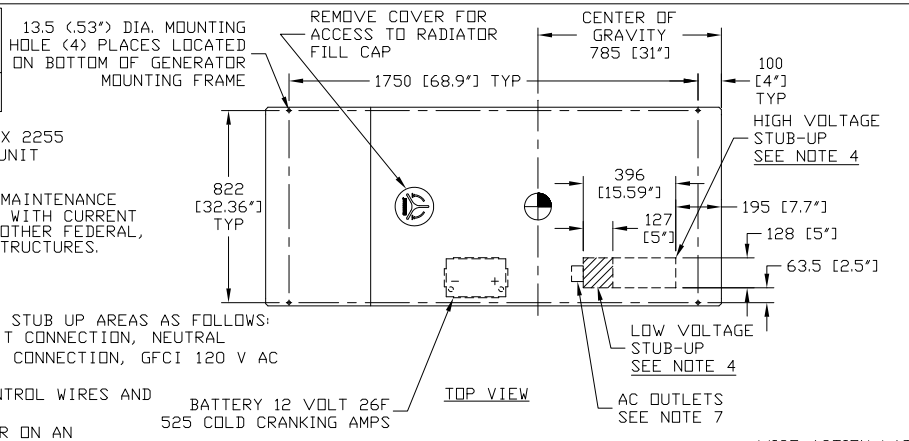
WEIGHT DATA
2.4L 25 KW 642KG (1414 LB)
WOODEN SHIPPING SKIDS INCREASE OVERALL WEIGHT - 42KG (98 LB)

NOTES:

1) MINIMUM RECOMMENDED CONCRETE PAD SIZE: 1155 (45.5") WIDE X 2255 (88.8") LONG. REFERENCE INSTALLATION GUIDE SUPPLIED WITH UNIT FOR CONCRETE PAD GUIDELINES.
2) ALLOW SUFFICIENT ROOM ON ALL SIDES OF THE GENERATOR FOR MAINTENANCE AND SERVICING. THIS UNIT MUST BE INSTALLED IN ACCORDANCE WITH CURRENT APPLICABLE NFPA 37 AND NFPA 70 STANDARDS AS WELL AS ANY OTHER FEDERAL, STATE AND LOCAL CODES FOR MINIMUM DISTANCES FROM OTHER STRUCTURES.
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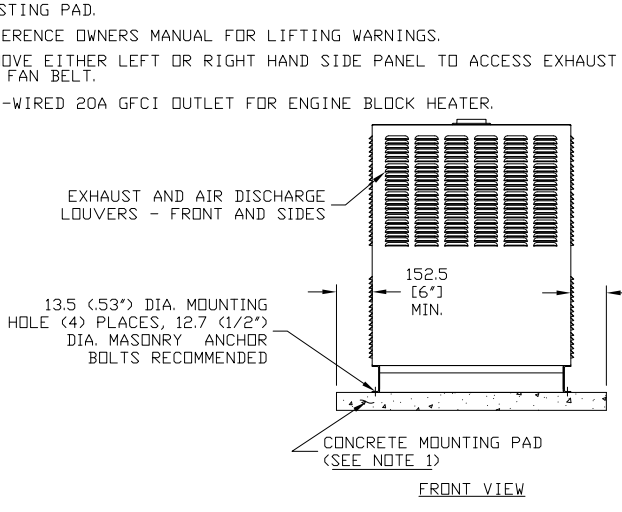
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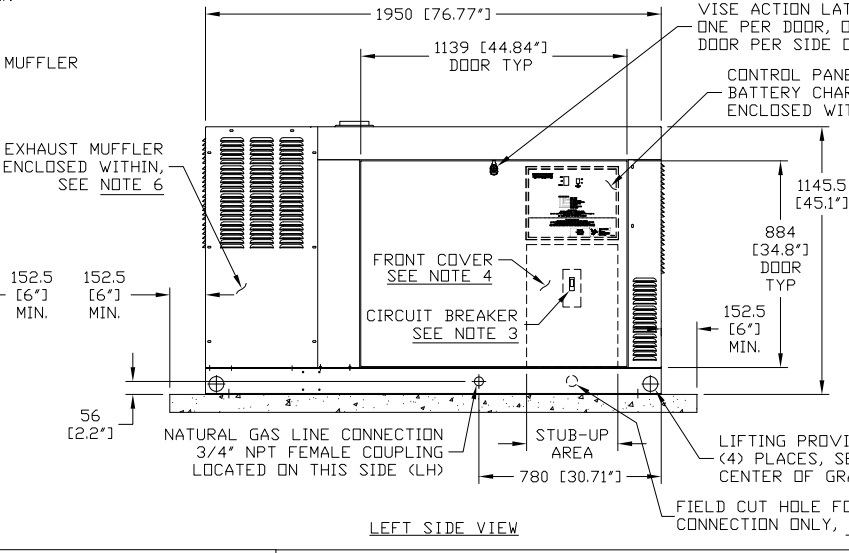
5) REFERENCE OWNERS MANUAL FOR LIFTING WARNINGS.
6) REMOVE EITHER LEFT OR RIGHT HAND SIDE PANEL TO ACCESS EXHAUST MUFFLER AND FAN BELT.
7) PRE-WIRED 20A GFCI OUTLET FOR ENGINE BLOCK HEATER.

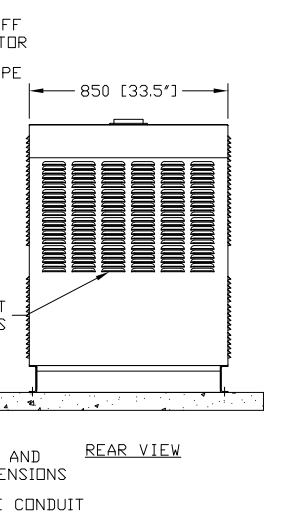


SERVICE ITEM ACCESSIBILITY CHART	
SERVICE ITEM	2.4L
OIL FILL CAP	EITHER DOOR
OIL DIP STICK	THRU RIGHT DOOR
OIL FILTER	THRU RIGHT DOOR
OIL DRAIN HOSE	THRU RIGHT DOOR
RADIATOR DRAIN HOSE	THRU LEFT DOOR
AIR CLEANER ELEMENT	EITHER DOOR
SPARK PLUGS	THRU RIGHT DOOR
MUFFLER	SEE NOTE 6
FAN BELT	SEE NOTE 6
BATTERY	THRU LEFT DOOR
AC OUTLET(S)	THRU LEFT DOOR

REFERENCE OWNERS MANUAL FOR PERIODIC REPLACEMENT PART LISTINGS







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QTA 25

2.4L (25 KW) - G2

-

ENCLOSURE - C2

ISSUE DATE 09/21/11

GENERAC POWER SYSTEMS
Waukesha
P.O. BOX 8
WAUKESHA, WIS. 53187

FILE NAME 0J7003.DWG | SIZE B

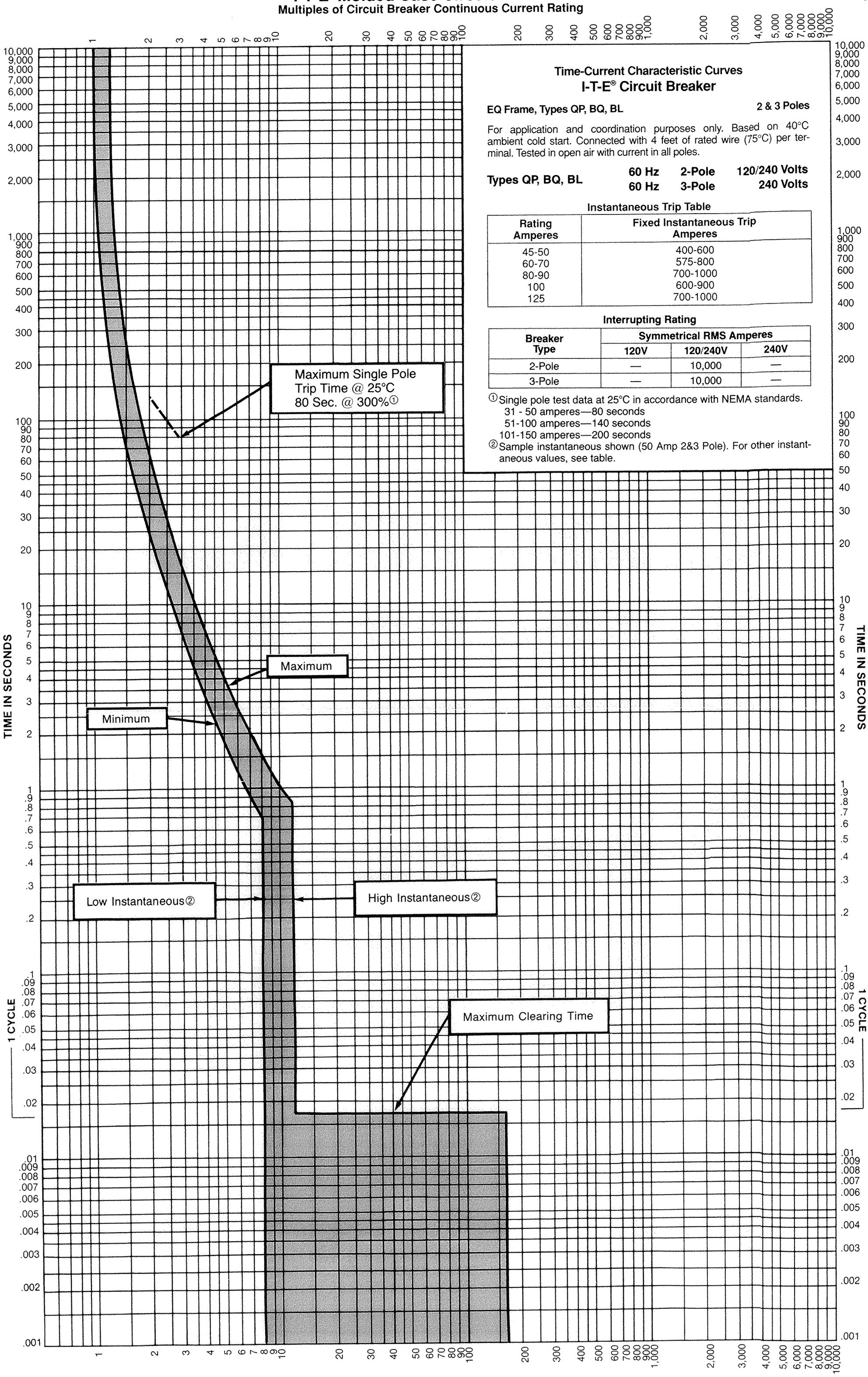
SCALE 1 = 20 | FIRST USE QTA SERIES

DWG NO. 0J7003 | REV A

INSTALLATION DRAWING

I-T-E® Molded Case Circuit Breakers

Multiples of Circuit Breaker Continuous Current Rating



Time-Current Characteristic Curves
I-T-E® Circuit Breaker

EQ Frame, Types QP, BQ, BL — **2 & 3 Poles**

For application and coordination purposes only. Based on 40°C ambient cold start. Connected with 4 feet of rated wire (75°C) per terminal. Tested in open air with current in all poles.

Types QP, BQ, BL

60 Hz	**2-Pole**	**120/240 Volts**
60 Hz	**3-Pole**	**240 Volts**

Instantaneous Trip Table

Rating Amperes	Fixed Instantaneous Trip Amperes
45-50	400-600
60-70	575-800
80-90	700-1000
100	600-900
125	700-1000

Interrupting Rating

Breaker Type	Symmetrical RMS Amperes		
	120V	120/240V	240V
2-Pole	—	10,000	—
3-Pole	—	10,000	—

① Single pole test data at 25°C in accordance with NEMA standards.
31 - 50 amperes—80 seconds
51-100 amperes—140 seconds
101-150 amperes—200 seconds

② Sample instantaneous shown (50 Amp 2&3 Pole). For other instantaneous values, see table.

I-T-E® Molded Case Circuit Breakers
Multiples of Circuit Breaker Continuous Current Rating

LEGEND

AFS	– AIR/FUEL SOLENOID	ICM	– IGNITION CONTROL MODULE
AH1	– ALARM HORN	IFT	– INTERFACE TRANSFORMER
ALT	– DC CHARGE ALTERNATOR	IM	– INTERFACE MODULE
AVR	– AUTOMATIC VOLTAGE REGULATOR	J_	– ELECTRONIC CONTROL MODULE CONNECTOR
BCC	– BATTERY CHARGER CONNECTOR	LFP_	– LOW FUEL PRESSURE SWITCH
BCH	– BATTERY CHARGER	MLCB	– MAIN LINE CIRCUIT BREAKER
CB	– CIRCUIT BREAKER DPE	MOD	– MODEM CONNECTOR
CIM	– CAM INTERFACE MODULE	MPU_	– MAGNETIC PICKUP
CO	– CROSSOVER CONNECTOR	NB	– NEUTRAL BLOCK
COM	– COMMUNICATIONS PORT	OPS1	– OIL PRESSURE SENDER
CP	– COIL PACK	OS	– OXYGEN SENSOR
CT_	– CURRENT TRANSFORMER	R1	– RESISTOR
DB	– DIODE BRIDGE	RB_	– RELAY BOARD
ES1	– EMERGENCY STOP SWITCH	RB_A	– RELAY BOARD CONNECTOR
F_	– FUSE	SC	– START CONTACTOR
FS_	– FUEL SOLENOID	SM	– STARTER MOTOR
FSP	– FUEL SOLENOID PLUG	SP_	– SPARK PLUG
FSR	– FUEL SOLENOID RECEPTACLE	SW1	– OFF/AUTO/MANUAL SWITCH
GA_	– GOVERNOR ACTUATOR	SWC	– OPERATOR SWITCH CONNECTOR
GD	– GOVERNOR DRIVER	TB_	– TERMINAL BLOCKS
GFCI	– GROUND FAULT CURRENT INTERRUPT	WLS_	– COOLANT LEVEL SENDER
GND	– GROUND BAR CONNECTION	WTS_	– COOLANT TEMPERATURE SENDER

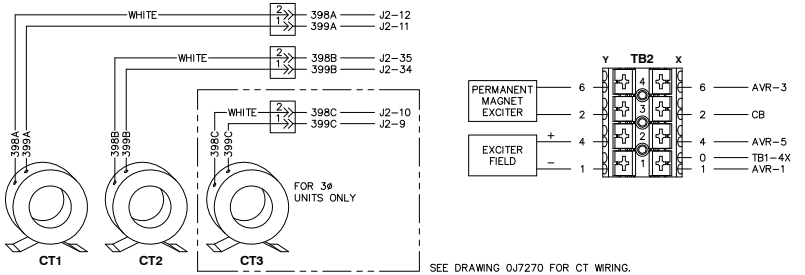
NOTE: ALL WIRES 18 AWG 300V UL LISTED UNLESS SHOWN OTHERWISE

AWG SIZE

12

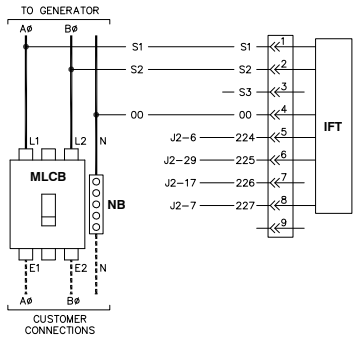
NOTE: ALL WIRES ON THIS PAGE ARE 600V RATED

COMPONENTS LOCATED IN CUSTOMER CONNECTION BOX

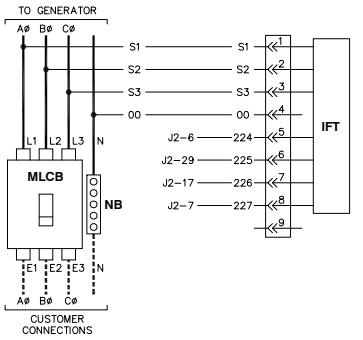


SEE DRAWING 0J7270 FOR CT WIRING.

CONNECTIONS FOR 1Ø UNIT

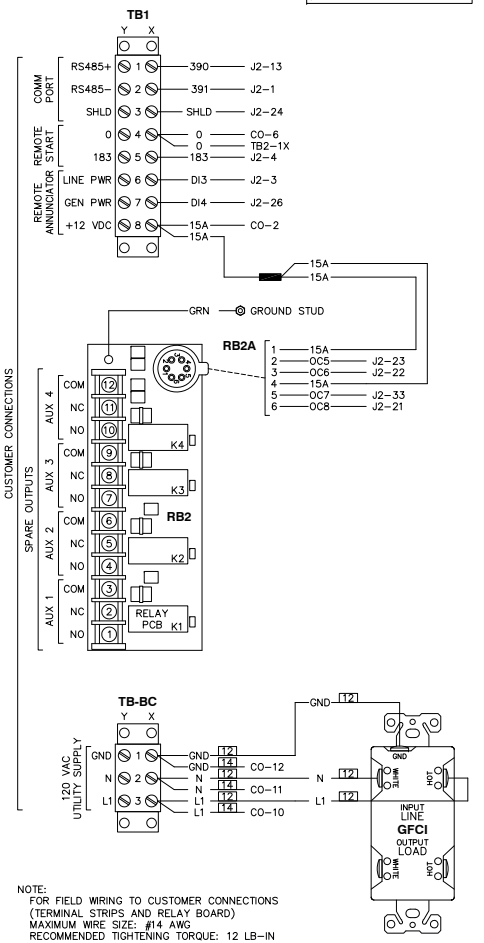


CONNECTIONS FOR 3Ø UNIT

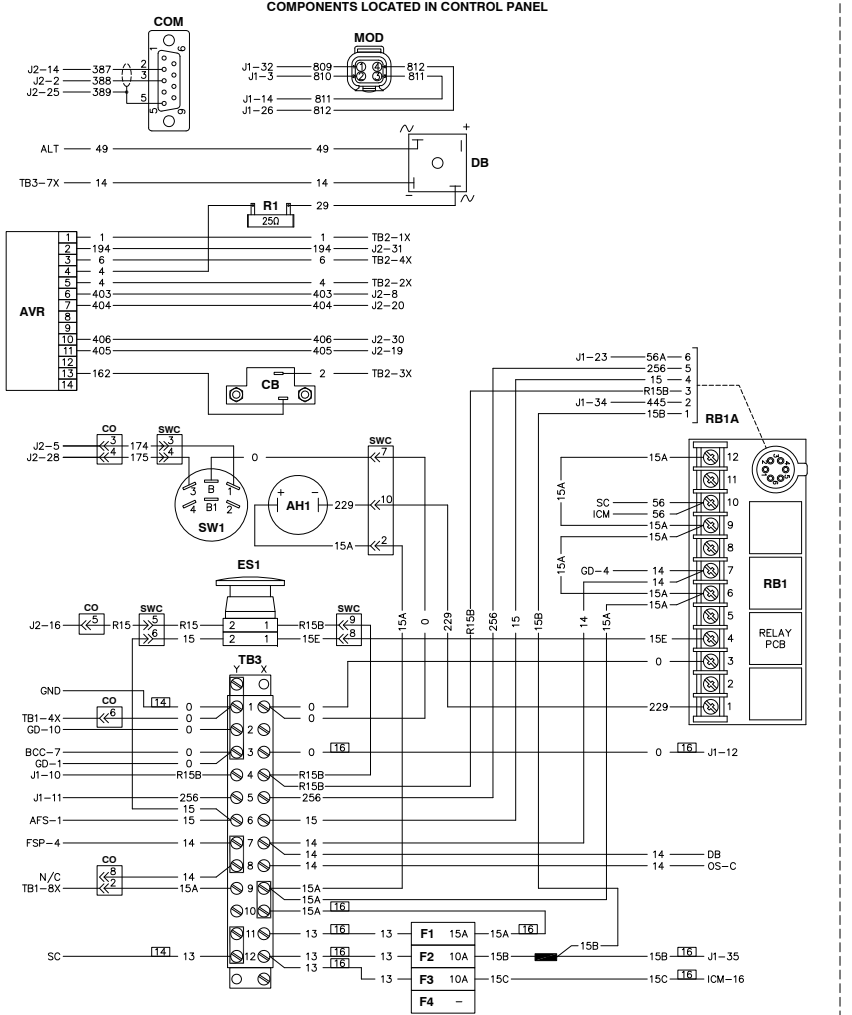


COMPONENTS LOCATED IN CUSTOMER CONNECTION BOX

NOTE: ALL WIRES ON THIS PAGE ARE 600V RATED

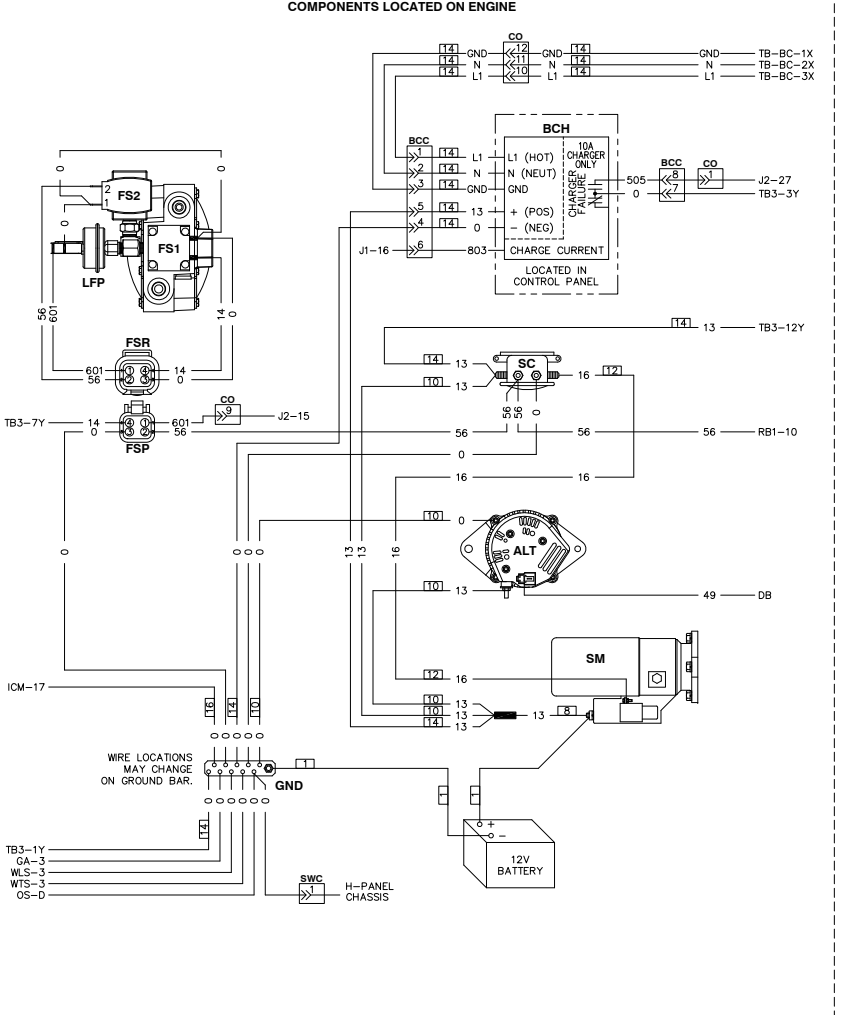


NOTE:
FOR FIELD WIRING TO CUSTOMER CONNECTIONS (TERMINAL STRIPS AND RELAY BOARD)
MAXIMUM WIRE SIZE: #14 AWG
RECOMMENDED TIGHTENING TORQUE: 12 LB-IN



WIRING - DIAGRAM
G2.4L G2 QTA
DRAWING #: 0J7177

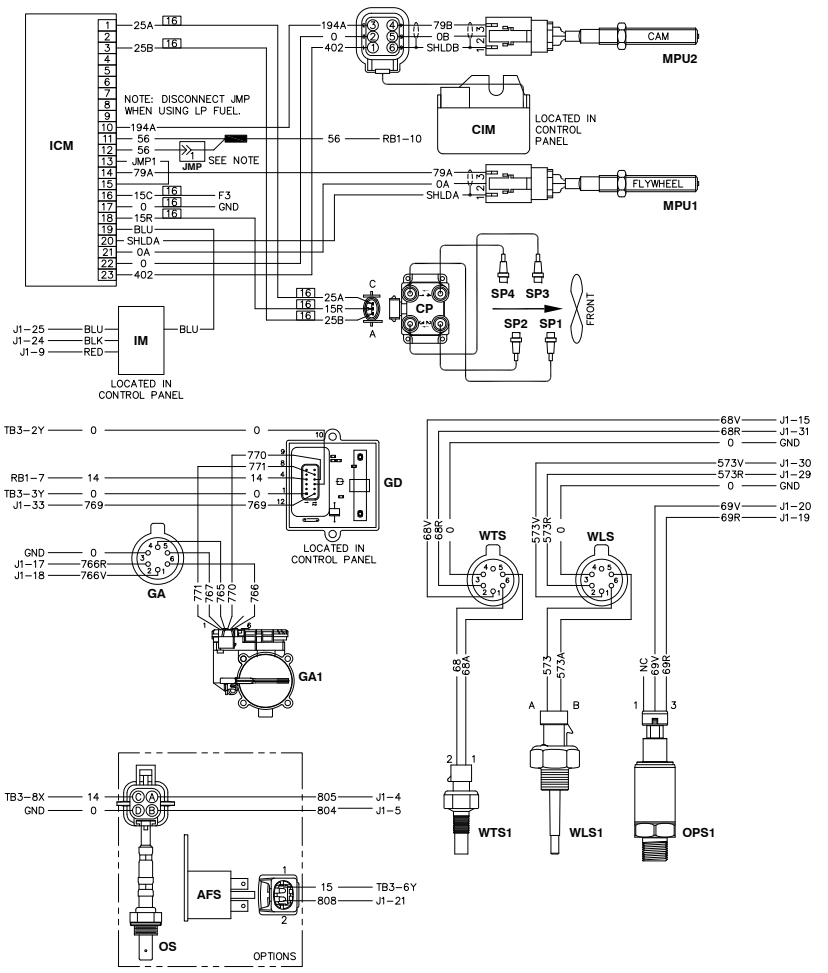
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DATE: 9/23/11



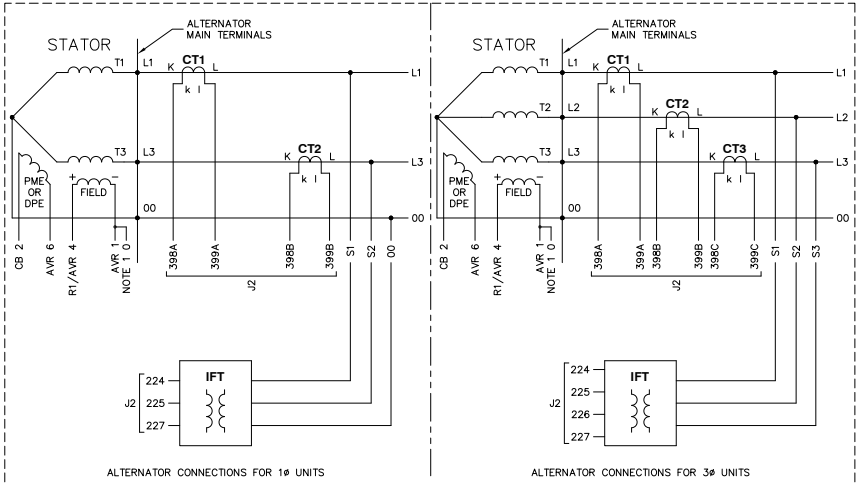
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G2.4L G2 QTA
DRAWING #: 0J7177

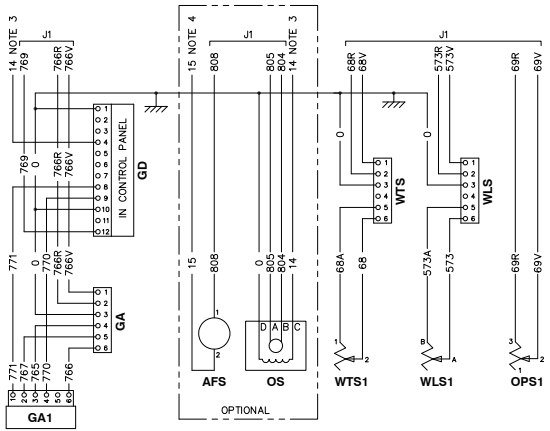
REVISION: -A-
DATE: 9/23/11

COMPONENTS LOCATED ON ENGINE



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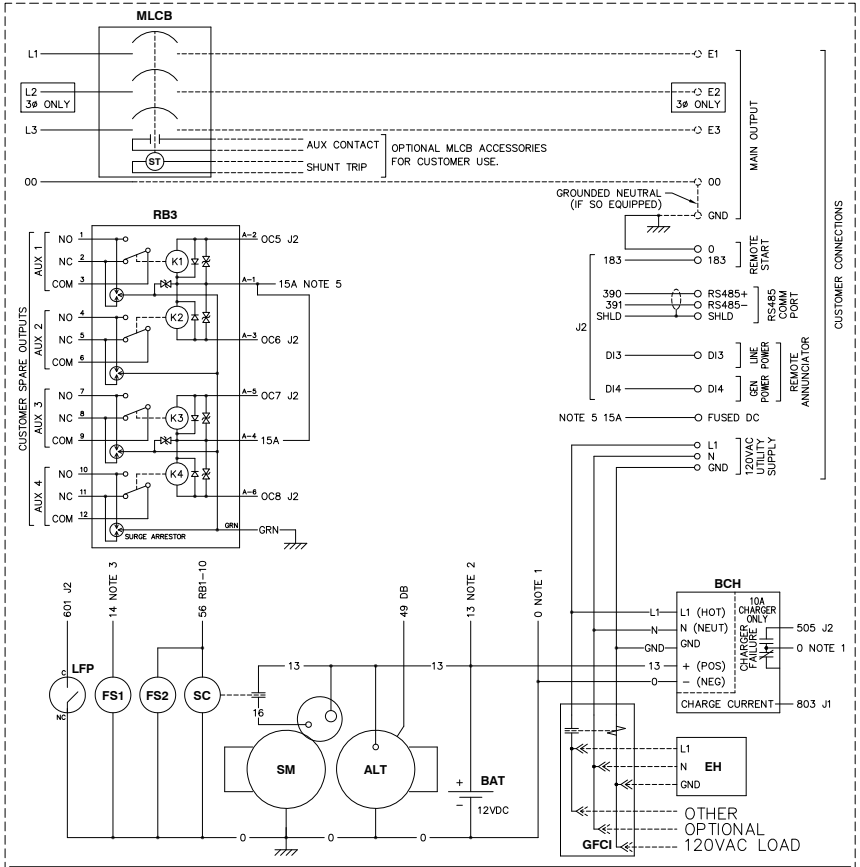




SCHEMATIC - DIAGRAM

REVISION: -A-
DATE: 10/10/11

G2.4L G2 QTA
DRAWING #: 0J7176



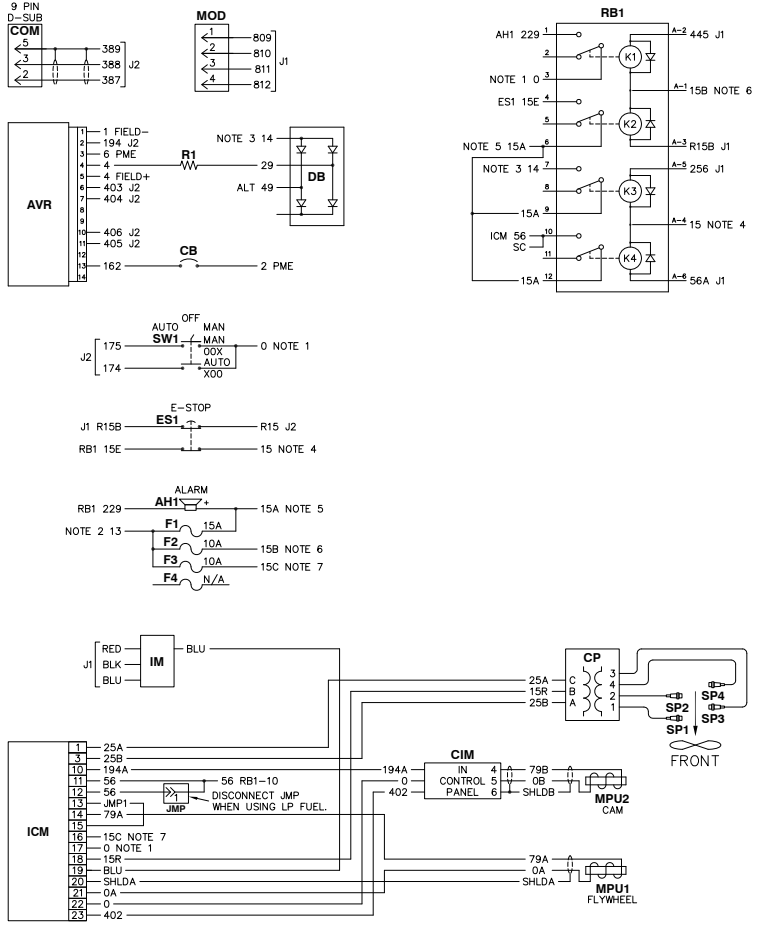
LEGEND

00 – NEUTRAL	CP – COIL PACK	IFT – INTERFACE TRANSFORMER	RB_ – RELAY BOARD
AFS – AIR/FUEL SOLENOID	CT_ – CURRENT TRANSFORMER	IM – INTERFACE MODULE	SC – STARTER CONTACTOR
AH1 – ALARM HORN	DB – DIODE BRIDGE	J_ – ENGINE CONTROL MODULE CONN.	SHLD – SHIELD
ALT – DC CHARGE ALTERNATOR	EH – ENGINE BLOCK HEATER	LFP – LOW FUEL PRESSURE	SM – STARTER MOTOR
AVR – AUTOMATIC VOLTAGE REGULATOR	ES1 – EMERGENCY STOP SWITCH	MLCB – MAIN LINE CIRCUIT BREAKER	SP_ – SPARK PLUG
BAT – BATTERY	F_ – FUSE	MOD – MODEM CONNECTOR	ST – SHUNT TRIP
BCH – BATTERY CHARGER	FS_ – FUEL SOLENOID	MPU_ – MAGNETIC PICKUP	SW1 – OFF/AUTO/MANUAL SWITCH
CAM – CAMSHAFT SENSOR	GA_ – GOVERNOR ACTUATOR	OPS1 – OIL PRESSURE SENDER	WLS_ – WATER LEVEL SENSOR
CB – CIRCUIT BREAKER	GD – GOVERNOR DRIVER	OS – OXYGEN SENSOR	WTS_ – WATER TEMPERATURE SENDER
CIM – CAM INTERFACE MODULE	GFCI – GROUND FAULT CIRCUIT INTERRUPT	PME – PERMANENT MAGNET EXCITER	
COM – COMMUNICATION CONNECTOR	ICM – IGNITION CONTROL MODULE	R1 – RESISTOR	

SCHEMATIC - DIAGRAM

REVISION: -A-
DATE: 10/10/11

G2.4L G2 QTA
DRAWING #: 0J7176



SCHEMATIC - DIAGRAM
G2.4L G2 QTA

GD CONNECTOR

PIN	WIRE	TO	FUNCTION
1	0	GND	NOTE 1
4	14	RB1-7	NOTE 3
8	771	GA-1	THROTTLE DRIVE LO
9	770	GA-4	THROTTLE DRIVE HI
10	0	GND	NOTE 1
12	769	J1-33	THROTTLE PWM

AVR CONNECTOR

PIN	WIRE	TO	FUNCTION
1	1	FIELD	- FIELD
2	194	J2-31	+12VDC
3	6	PME	PME OUTPUT
4	4	R1	+ FIELD
5	4	FIELD	+ FIELD
6	403	J2-8	GATE TRIGGER B
7	404	J2-20	GATE TRIGGER A
10	406	J2-30	ZERO CROSSING I/P
11	405	J2-19	ISOLATED GROUND
13	162	CB	PME OUTPUT (AFTER CB)

ICM CONNECTOR

	PIN	WIRE	TO	FUNCTION
	1	25A	CP-C	IGNITION COIL DRIVE A
	3	25B	CP-A	IGNITION COIL DRIVE B
	10	194A	CIM-3	CIM POWER
	11	56	RB1-10	STARTER RELAY OUT
#	12	56	JMP-1	STARTER RELAY OUT (# SEE NOTE)
	13	JMP1	ICM-15	2.4L ENGINE SEL RETURN
	14	79A	MPU1-3	FLYWHEEL SENSOR +
	15	JMP1	ICM-13	2.4L ENGINE SELECT
	16	15C	F3	NOTE 7
	17	0	GND	NOTE 1
	18	15R	CP-B	IGNITION COIL PWR
	19	BLU	IM	FLYWHEEL SIGNAL OUT
	20	SHLDA	MPU1-1	FLYWHEEL SENSOR DRAIN
	21	0A	MPU1-2	FLYWHEEL SENSOR -
	22	0	CIM-2	CIM PWR RETURN
	23	402	CIM-1	CAM SIGNAL

#NOTE: DISCONNECT JMP WHEN USING LP FUEL.

ENGINE CONTROL MODULE CONNECTIONS

J1

PIN	WIRE	TO	FUNCTION
3	810	MOD-2	MODEM SIGNAL RETURN
4	805	OS-A	OXYGEN SENSOR RTN (OPTION)
5	804	OS-B	OXYGEN SENSOR + (OPTION)
9	RED	IM	+12VDC
10	R15B	RB1A-3/ES1	OVERSPEED/WATCHDOG
11	256	RB1A-5	FUEL RELAY
12	0	GND	NOTE 1
14	811	MOD-3	MODEM DATA CARRIER DETECT
15	68V	WTS-1	COOLANT TEMPERATURE +
16	803	BCH	BATTERY CHARGER CURRENT
17	766R	GA-2	THROTTLE POSITION RTN
18	766V	GA-1	THROTTLE POSITION +
19	69R	OPS1-3	OIL PRESSURE RTN
20	69V	OPS1-2	OIL PRESSURE +
21	808	AFS-1	AIR/FUEL SOLENOID (OPTION)
23	56A	RB1A-6	STARTER RELAY
24	BLK	IM	MPU1 SIGNAL (-)
25	BLU	IM	MPU1 SIGNAL (+)
26	812	MOD-4	MODEM ENABLE
29	573R	WLS-2	COOLANT LEVEL RTN
30	573V	WLS-1	COOLANT LEVEL +
31	68R	WTS-2	COOLANT TEMPERATURE RTN
32	809	MOD-1	MODEM 12V POWER
33	769	GD-12	THROTTLE PWM
34	445	RB1A-2	ALARM RELAY
35	15B	F2	NOTE 6

J2

	PIN	WIRE	TO	FUNCTION
	1	391	CUST CON	RS485-
	2	388	COM-3	RS232 TX (GENLINK)
	3	DI3	CUST CON	LINE POWER SIGNAL
	4	183	CUST CON	REMOTE START
	5	174	SW1	"AUTO" START
	6	224	IFT	VOLTAGE SENSE GEN AØ
	7	227	IFT	VOLTAGE SENSE RTN
	8	403	AVR-6	AVR GATE TRIGGER B
*	9	399C	CT3	GEN CØ CURRENT -
*	10	398C	CT3	GEN CØ CURRENT +
	11	399A	CT1	GEN AØ CURRENT -
	12	398A	CT1	GEN AØ CURRENT +
	13	390	CUST CON	RS485+
	14	387	COM-2	RS232 RX (GENLINK)
	15	601	LFP	LOW FUEL PRESSURE
	16	R15	ES1	EMERGENCY STOP
*	17	226	IFT	VOLTAGE SENSE GEN CØ
	19	405	AVR-11	AVR GROUND
	20	404	AVR-7	AVR GATE TRIGGER A
	21	OC8	RB3A-6	SPARE OUTPUT 4
	22	OC6	RB3A-3	SPARE OUTPUT 2
	23	OC5	RB3A-2	SPARE OUTPUT 1
	24	SHLD	CUST CON	RS485 DRAIN
	25	389	COM-5	RS232 COM (GENLINK)
	26	DI4	CUST CON	GENERATOR POWER SIGNAL
	27	505	BCH	BATTERY CHARGER FAIL
	28	175	SW1	"MANUAL" START
	29	225	IFT	VOLTAGE SENSE GEN BØ
	30	406	AVR-10	AVR ZERO CROSSING I/P
	31	194	AVR-2	AVR +12VDC
	33	OC7	RB3A-5	SPARE OUTPUT 3
	34	399B	CT2	GEN BØ CURRENT-
	35	398B	CT2	GEN BØ CURRENT+

* - CONNECTIONS NOT USED IN 1Ø UNITS.

NOTES:

1) WIRE# 0 IS CHASSIS GROUND (BATTERY-) UNLESS NOTED OTHERWISE.
2) WIRE# 13 IS UNFUSED +12VDC (BATTERY+).
3) WIRE# 14 IS FUSED +12VDC WHEN GENERATOR IS CRANKING OR RUNNING.
4) WIRE# 15 IS FUSED +12VDC WHEN E-STOP IS NOT ACTIVATED.
5) WIRE# 15A IS FUSED +12VDC FOR GENERAL USE.
6) WIRE# 15B IS FUSED +12VDC FOR THE ENGINE CONTROL MODULE.
7) WIRE# 15C IS FUSED +12VDC FOR THE IGNITION.

SCHEMATIC - DIAGRAM
G2.4L G2 QTA

COOLANT HEATER OPTION
1500 WATT, 120VAC

SPECIFICATIONS:

VOLTAGE: 120VAC

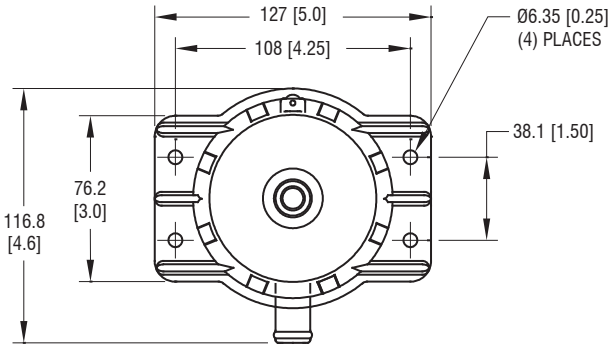
HEAT POWER: 1500W

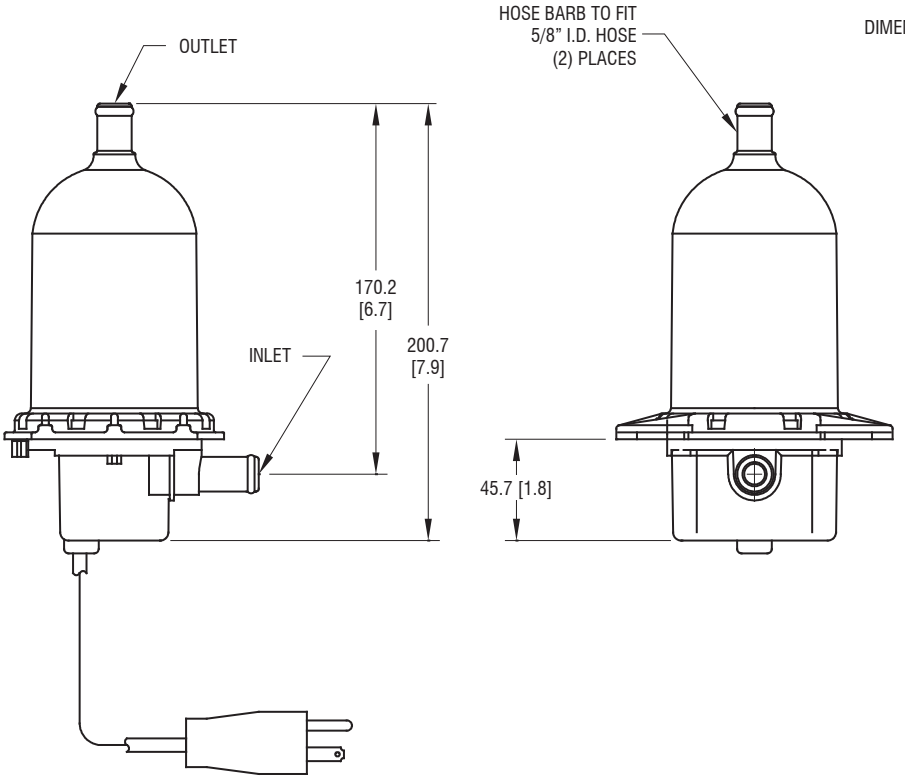
FIXED THERMOSTAT: 100°-120°F

HEATING ELEMENT: INCOLOY 800

MAXIMUM PRESSURE: 90 PSI (620 kPa)

PLUG NEMA STD: 5-15P





DIMENSIONS: mm [INCHES]

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MEETING DATE: October 14, 2025

STAFF PERSON RESPONSIBLE: Jeff Vaughn, Radio Systems Supervisor

DESCRIPTION: Purchase Order Request for the DC North Simulcast Cell 48V Power Plants With ThinAir Communications in the Amount of $145,506.96.

SUMMARY:

As part of our radio site repeater upgrades from the current GTR to DBR platform, we are required to provide 48V power plants at each of the sites that were not needed previously and are not covered under the SUA+ contract between Motorola and DCECA, who cover the rest of the upgrade costs.

Due to the highly complex and customized nature of the backup power systems, we contacted four (4) qualified vendors in our area for a proposal (one did not respond). The proposal from ThinAir was selected based on their currently providing these same types of systems for our microwave backhaul network, bidding the standardized equipment types for these systems, and cost analysis. Approval was received to waive the Request for Proposal process.

Castle Rock Microwave $153,102.38 - All 6 Sites
Motorola Solutions $ 48,022.88* - See note
ThinAir Communications $145,506.96 - All 6 Sites
Cost per Site, NO AC electrical or secondary distribution included in estimate

This cost was not included in the SUA+ contract between Motorola and DCECA. As such, the $1145,506.96 will be funded with identified savings in the 2025 Simulcast Radion Site project budget.

RECOMMENDED ACTION: Approval of Purchase Order Request for the Northern Simulcast Cell Channel Expansion with ThinAir Communications in the Amount of $145,506.96 and sign the Public Contract for Services with ThinAir Communications through DocuSign

REVIEW:

Darren Weekly	Approve	10/3/2025
Jeff Garcia	Approve	10/9/2025
Christie Guthrie	Approve	10/9/2025
Doug DeBord	Approve	10/9/2025

ATTACHMENTS:

Cover Page
ThinAir Communications_09302025
6202_001_ DCSO Rev. 1 Proposal

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ATTACHMENTS:

ThinAir Communications_09302025
6202_001_ DCSO Rev. 1 Proposal

PUBLIC CONTRACT FOR SERVICES BETWEEN THE BOARD OF COMMISSIONERS OF DOUGLAS COUNTY ON BEHALF OF THE DOUGLAS COUNTY SHERIFF'S OFFICE AND THINAIR COMMUNICATIONS, INC.

THIS PUBLIC CONTRACT FOR SERVICES (the "Contract") is made and entered into this _____ day of _____, 2025, by and between the **BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF DOUGLAS, STATE OF COLORADO** ("County"), on behalf of the **DOUGLAS COUNTY SHERIFF'S OFFICE** ("DCSO") and **THINAIR COMMUNICATIONS, INC.**, a corporation authorized to do business in Colorado (the "Contractor").

RECITALS

WHEREAS, the County is undertaking certain activities to install an Eltek Unity Power System for the DC Power Plants for 6 DCSO North Sites; and

WHEREAS, the County has identified ThinAir Communications, Inc. as a preferred vendor with specialized expertise, qualifications, and a demonstrated ability to provide the services in a timely and cost-effective manner; and

WHEREAS, the County has determined that issuance of a formal Request for Proposals (RFP) is not necessary or practical under the circumstances, and hereby waives the RFP requirement in the best interests of the County; 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: Jeff Vaughn, DCSO Radio Systems Administrator, (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 the 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 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 liability 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 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 ONE HUNDRED FORTY-FIVE THOUSAND FIVE HUNDRED AND SEVEN Dollars ($145,507.00) for fiscal year 2025. 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.

5. TERM: It is mutually agreed by the parties that the term of this Contract shall commence as of 12:01 a.m. on October 14, 2025 terminate at 12:00 a.m. on December 31, 2025. 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 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. 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.

8. 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.

9. 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 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 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.

12. 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.

13. 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.

14. 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.

15. 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.

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 Contractor to:	Douglas County Sheriff's Office ATTN: Jeff Vaughn, CETma, BSBA/CIS 4000 Justice Way Castle Rock, CO 80109 (303) 660-7506 Email: jvaughn@dcsheriff.com
with a copy to:	Douglas County Attorney's Office 100 Third Street Castle Rock, CO 80104 (303) 660-7414
and by the County to:	David M. Kissinger ThinAir Communications, Inc. 5357 Highway 86 Elizabeth, CO 80107 (303) 798-1700 Email: dkissinger@thinaircommunications.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 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.

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 Contractor 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 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.

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 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.

22. ADVERTISING AND PUBLIC DISCLOSURE: The Contractor shall not include any reference to this Contract or services performed pursuant to this Contract in any of 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, Assistant County Manager, and the Board of County Commissioners.

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
3rd Exhibit C- Insurance Requirements
4th Exhibit A- Scope of Services
5th Exhibit B- Method of Payment
6th Response to Request for Proposal

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 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.

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 Parties.

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 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 action of government authorities.

(REMAINDER OF PAGE INTENTIONALLY BLANK)

IN WITNESS WHEREOF, the County and the Contractor have executed this Contract as of the above date.

THINAIR COMMUNICATIONS, 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 _____, 2025, by _____ (Name of individual signing document).

Witness my hand and official seal

_____
Notary Public
My commission expires: _____

BOARD OF COUNTY COMMISSIONERS OF DOUGLAS COUNTY:

BY:_____
Abe Laydon
Chair

DATE:_____

DOUGLAS COUNTY SHERIFF'S OFFICE:

BY: _____
Darren Weekly
Sheriff

DATE: _____

ATTEST:

_____
Clerk to the Board

DATE: _____

APPROVED AS TO CONTENT:

_____
Douglas J. DeBord
County Manager

DATE:_____

APPROVED AS TO FISCAL CONTENT:

_____
Christie Guthrie
Director of Finance

DATE: _____

APPROVED AS TO LEGAL FORM:

_____
Kelly Dunnaway
Deputy County Attorney

DATE:_____

Exhibit A
SCOPE OF SERVICES

The attached three-page document entitled, "DC Power Plants for 6 DCSO North Sites Proposal Number 6202_001_DCSO Rev. 1" constitutes the Scope of Services of this Agreement.

Exhibit B
METHOD OF PAYMENT

Invoices Sent to DCSO Account Payable: dcsoaccountspayable@dcsheriff.net

LABOR / MATERIALS BUDGETARY PROPOSAL

ITEM	QTY	P/N	DESCRIPTION		
1	6	LABOR	• Labor to install (1) Eltek Unity Power System with Flatpack 2 power shelf. To include removing existing fuse panel from 19" rack, capping existing wiring with wire nuts, installing Eltek Unity Power System, installing rectifier modules, installing all circuit breakers, running, dressing, and landing new battery cables, running, dressing, and landing system grounds, running, dressing, and landing AC power cords (This assumes there are a sufficient number of 15A outlets available, this will need to be confirmed prior to ordering equipment), and all system configuration and testing. Also includes cost to have third-party electrician inspect and verify all wiring prior to system startup.		
				Labor per site:	$ 9,650.00
				Total Labor for Entire Project (6 Sites):	$ 57,900.00
2	6	MATERIALS	Materials to include the following: • (1) Eltek Unity Power System with Flatpack 2 power shelf, (8) 3000 W rectifier modules, (6) 100A circuit breakers for batteries, (4) 70A breakers for load, (1) temperature probe kit, all required wire for batteries and system grounding, all required lugs for battery wiring and system grounding, and all mics. Items required for this type of installation.		
				Materials per site:	$ 14,601.16
				Total Materials for Entire Project (6 Sites):	$ 87,606.96
				TOTAL PROPOSED AMOUNT:	**$ 145,506.96**

Payment will be made to the Contractor by the Sheriff's Office, in accordance with Sections 4 and 6 of this Contract, net 30 days.

Invoices are to be sent to DCSO Account Payable: dcsoaccountspayable@dcsheriff.net

Exhibit C
INSURANCE REQUIREMENTS

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): 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 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 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 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 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 Douglas 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 Douglas County**.

Waiver of Subrogation. Contractor hereby grants to Douglas County a waiver of any right to subrogation which any insurer of said Contractor may acquire against Douglas County by virtue of the payment of any loss under such insurance. 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 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 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 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 Contractor must purchase "extended reporting" coverage for a minimum of ***three (3)*** years after completion of contract work.

Verification of Coverage. 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 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 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, 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. Contractor shall require and verify that all subcontractors maintain insurance meeting all the requirements stated herein, and Contractor shall ensure Douglas 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 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.

Approved by: _____
Megan Datwyler
Risk Manager



Prepared For: **Date: September 25, 2025**

Attn: Jeff Vaughn
400 Justice Way
Castle Rock, CO 80109
(303) 660-7506
Email: jvaughn@dcsheriff.net

DC Power Plants for 6 DCSO North Sites

Proposal Number 6202_001_DCSO Rev. 1

Prepared by:

David Kissinger
ThinAir Communications, Inc.
Direct: (303) 798-1700
Fax: (303) 648-3299
Mobile: (303) 919-5850
dkissinger@thinaircommunications.com

THIN Air Communications, Inc.

5357 Highway 86 Unit 2 • Elizabeth, CO 80107 • (303) 798-1700 • FAX (303) 648-3299 • www.thinaircommunications.com

LABOR / MATERIALS BUDGETARY PROPOSAL

ITEM	QTY	P/N	DESCRIPTION
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			Materials per site: $ 14,601.16
			Total Materials for Entire Project (6 Sites): $ 87,606.96

TOTAL PROPOSED AMOUNT: $ 145,506.96

PLEASE NOTE: PROPOSAL DOES NOT INCLUDE TAXES, TARIFFS, PERMITS OR FREIGHT.

THIS QUOTE IS VALID FOR 30 DAYS. HARD COPY PURCHASE ORDER (LETTER, FAX OR EMAIL) REQUIRED TO START ORDER.

The information contained herein is confidential and proprietary to ThinAir Communications, Inc. This document may not be reproduced or disclosed without written consent.

Delivery, Terms and Conditions

1. General Terms. **This quote is valid for 30 days. Hard Copy Purchase Order (Letter, Fax or Email) required to start order. 50% DEPOSIT REQUIRED PRIOR TO MATERIAL ORDERING. 25% INVOICED UPON DELIVERY OF MATERIALS AND REMAINING PAYMENT INVOICED UPON PROJECT COMPLETIONS.**

2. Payment Terms. The purchase price for all equipment and services as set forth in the Estimate shall be paid to ThinAir Communications, Inc. at 5357 Hwy 86, Unit 2, Elizabeth, CO 80107. At the discretion of ThinAir Communications, material orders may be invoiced from date of shipment. ThinAir Communications reserves the right to invoice on partial shipments.

a) All orders are subject to approval by ThinAir Communications' Credit Department. NET 30 days - 1.5% Interest per month, or fraction thereof, will be charged on all balances past due. ThinAir Communications shall have the right to assign to financial institution or collection agencies monies that are 90 days past due and are deemed non-collectable. All fees including but not limited to attorney fees, court costs and collection fees are subject to collection and added to the original invoiced amount.

b) Orders involving installation or services provided by ThinAir Communications are invoiced and due within 30 days upon system acceptance or first beneficial use.

3. Price Adjustment. ThinAir Communications shall have the right to adjust the final invoiced amount for any of the following reasons:

a) Materials Delay. For proposed projects that the customer assumes responsibility for providing materials, delays due to incorrect or insufficient materials shall be billed on an hourly basis for each ThinAir Communications' employee that is affected by said delays.

b) Addition to Scope of Work. For Labor and/or Materials beyond that described in the Estimate which the customer requests the crew to provide while on site shall be billed at an hourly rate and said materials shall be billed at a cost plus handling.

4. Cancellations. Any order or contract may be changed or canceled by the purchaser but only upon prior written agreement by ThinAir Communications as to the amount of the change order of cancellation charges. Upon request, ThinAir Communications will inform purchaser as to the amount of such charge.

5. Taxes. The proposed pricing does not include any applicable federal, state, and/or local taxes. The amount of such taxes payable or paid by or assessed against ThinAir Communications shall be billed to and paid by the customer upon presentation of the said invoice. Customer supplied tax exemption for sales and/or use tax will be accepted and noted on said invoice.

6. Delivery. ThinAir Communications will deliver materials and special equipment FOB factory or warehouse, to a carrier selected by the customer. If customer is unable to accept shipment of the goods and/or equipment or directs ThinAir Communications to hold said items, ThinAir Communications may deliver said items to a storage facility and invoice customer accordingly.

7. Warranty. ThinAir Communications hereby warrants all workmanship to be of good quality and in line with industry standards, for a period of ninety days (90) from the date of beneficial use or substantial completion of the work in question, provided that no repairs, substitutions, modifications, and/or additions have been made, ThinAir Communications shall carry their respective manufacturer's warranty. ThinAir Communications shall not be liable for any loss of profit, business, goodwill, data, interruption of business nor for incidental or consequential merchantability or fitness of purpose of equipment or materials manufactured by others. On site labor to repair, replace, exchange and/or update equipment manufactured by others shall be billed at prevailing ThinAir Communications standard labor, travel and per diem rates.

8. Delays. ThinAir Communications will make every effort to process customer's order in a timely manner and in no case shall ThinAir Communications, Inc. incur liability for delay or failure to perform any of the obligations set forth in this estimate if the delay or failure results directly or indirectly from acts of omissions of the customer, its employees, agents or assigns from a statute, ordinance regulation or rule of law, of any government having jurisdiction over ThinAir Communications and/or the customer; insurrection; riots; national emergencies; war; acts of the public enemy; fires; floods or other catastrophes; material or equipment shortages; acts of God.

9. Basic Assumption of Quotations that include labor. ThinAir Communications' estimate or quotations that include labor or services provided by ThinAir Communications or its subcontractors shall be bound by ThinAir Communications Basic Assumption of Quotations.

ADDITIONAL TERMS OF CONTRACT

Thanks from all of us at ThinAir Communications, Inc. for the opportunity to work with you on your upcoming project.

The information contained herein is confidential and proprietary to ThinAir Communications, Inc.
This document may not be reproduced or disclosed without written consent.

MEETING DATE: October 14, 2025

STAFF PERSON RESPONSIBLE: Division Chief Taylor Davis

DESCRIPTION: Temporary Contract Dispatchers for Douglas Regional 9-1-1 in the Amount of $359,000.00.

SUMMARY: Douglas Regional 9-1-1 (DR911) is the largest PSAP serving Douglas and Elbert Counties, processing approximately 300,000 calls annually for 15 public safety agencies. Like many centers statewide and nationwide, DR911 is experiencing a significant staffing crisis. The center is authorized for 38 full-time employees but is currently operating with 11 vacancies (1 supervisor, 5 dispatchers, and 5 overhire positions). In addition, five staff are in training, one is on FMLA with restricted availability, and another will begin a 12-week FMLA in October, leaving only 25 fully independent dispatchers.

On August 21, 2025, the Douglas County Emergency Communications Authority (DCECA) Board unanimously approved funding for a six-month contract with getRESQ911 at a total cost of $359,000 to provide five temporary dispatchers beginning mid-October 2025. The DCECA Board further authorized a contingency allowing up to seven dispatchers if staffing conditions require, without resubmission to the Board.

These temporary, highly experienced dispatchers will restore safe staffing minimums, reduce overtime, and allow supervisors to resume oversight, training, and QA functions while new hires and supervisory candidates in background complete the hiring and training process

RECOMMENDED ACTION: Request that the Board approve the acceptance and allocation of $359,000 in DCECA surcharge contingency funds to support a six-month contract with getRESQ911 for temporary dispatch staffing, effective mid-October 2025, with authority to expand to seven dispatchers if needed.

REVIEW:

Darren Weekly	Approve	10/9/2025
Jeff Garcia	Approve	10/9/2025
Christie Guthrie	Approve	10/9/2025
Doug DeBord	Approve	10/9/2025

ATTACHMENTS:

Cover Page
getResQ911_09122025

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Doug DeBord	Approve	10/9/2025

ATTACHMENTS:

getResQ911_09122025

PUBLIC CONTRACT FOR SERVICES BETWEEN THE BOARD OF COMMISSIONERS OF DOUGLAS COUNTY ON BEHALF OF THE DOUGLAS COUNTY SHERIFF'S OFFICE AND GETRESQ911

THIS PUBLIC CONTRACT FOR SERVICES (the "Contract") is made and entered into this _____ day of _____, 2025, by and between the **BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF DOUGLAS, STATE OF COLORADO** ("County"), on behalf of **THE DOUGLAS COUNTY SHERIFF'S OFFICE** ("DCSO") and **GETRESQ911**, a Colorado Limited Liability Company authorized to do business in Colorado (the "Contractor").

RECITALS

WHEREAS, the County is undertaking certain activities for temporary professional staffing services for 911 dispatch and call centers; 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: Division Chief Taylor Davis, (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 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 liability 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. FUNDING SOURCE AND MAXIMUM CONTRACT EXPENDITURE: This Agreement is being funded in its entirety by the Douglas County Emergency Communication Authority/Douglas County Emergency Telephone Service Authority. Any other provisions of this Agreement notwithstanding, in no event shall the Authority or the County be liable for payment under this Agreement for any amount in excess of THREE HUNDRED FIFTY-NINE THOUSAND DOLLARS ($359,000.00). Neither the Authority nor the County is under any obligation to make any future apportionment or allocation to this Agreement.

5. TERM: It is mutually agreed by the parties that the term of this Contract shall commence as of 12:01 a.m. on September 1, 2025, and terminate at 12:00 a.m. on March 1, 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 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. For purposes of this Agreement, an invoice shall be deemed approved by the Authorized Representative if no notice of defect is issued to Contractor within seven (7) business days of issuance. If the Authorized Representative provides notice of defect to Contractor within the approval period, the disputed amount may be withheld by the County until resolution of the defect, but any undisputed amounts shall be payable to Contractor in conjunction with the terms of this Section. Contractor shall be provided a reasonable period of time in which to remedy the defect, including reperformance or substitution of services rendered.

7. 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.

8. 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.

9. 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 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 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.

12. 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.

13. 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.

14. 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.

15. 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.

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 Contractor to:	Division Chief Taylor Davis Douglas County Sheriff's Office 4000 Justice Way Castle Rock, CO 80109 (303) 660-7533 tdavis@dcsheriff.net
with a copy to:	Douglas County Attorney's Office 100 Third Street Castle Rock, CO 80104 (303) 660-7414
and by the County to:	Diane Carroll getRes911, LLC 12268 Eastern Pine Lane Parker, CO 80138 (303) 506-7249 diane@getsesq911.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 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.

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 Contractor 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 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.

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 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.

22. ADVERTISING AND PUBLIC DISCLOSURE: The Contractor shall not include any reference to this Contract or services performed pursuant to this Contract in any of 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, Assistant County Manager, and the Board of County Commissioners.

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 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.

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 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 action of government authorities.

IN WITNESS WHEREOF, the County and the Contractor have executed this Contract as of the above date.

getResQ911, LLC

BY: Diane Carroll

Printed Name Diane Carroll

Title: Founder

DATE: 9/8/2025

ATTEST: (if a corporation)

Title:

Signature of Notary Public Required:

STATE OF Colorado)
) ss.
COUNTY OF Douglas)

The foregoing instrument was acknowledged before me this 8th day of September, 2025, by Diane Carroll (Name of Individual Signing the Document).

Witness my hand and official seal

RYAN BARON
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 20214043245
MY COMMISSION EXPIRES 11/03/2025

Notary Public
My commission expires: 11/03/2025

BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF DOUGLAS

BY:_____
Douglas J. DeBord, County Manager

DATE:_____

DOUGLAS COUNTY SHERIFF'S OFFICE

BY:_____
Darren Weekly, Sheriff

DATE:_____

APPROVED AS TO FISCAL CONTENT:

_____
Christie Guthrie
Assistant Director of Finance

DATE:_____

APPROVED AS TO LEGAL FORM:

_____
Kelly Dunnaway
Deputy County Attorney

DATE:_____

FUNDING AUTHORITY:

_____
Tim Gorman, President
Douglas County Emergency Telephone Service Authority

Exhibit A
SCOPE OF SERVICES

Agency Name: **Douglas County Sheriff's Office**
Agency Address: 4000 Justice Way, Castle Rock, CO 80109
Agency Contact/Phone #: (303) 660-7533

Agency CAD System: Tyler New World
Agency 911 Platform: Intrado Viper
Agency Radio System: Motorola

Introduction

getResQ911 will provide the scope of work detailed below for work to be performed by 911 contractors. Details of the agreement, contract duration and associated costs are listed below.

Agreements

County Responsibilities – include but not limited to the following:

- Day to day management of the Contractor will be the responsibility of the County.

- County agrees to provide on-boarding information at least two weeks prior to Contractor start date including the following:
  - Call taking, CAD Screen Images of Data Entry location
  - Local call types
  - CAD codes/commands
  - Radio codes
  - Agencies dispatched listing
  - Appropriate SOP / Policy Documentation
  - Any additional on-boarding materials deemed necessary or encouraged to learn and understand.

- Adjustments to weekly hours and pay will be communicated in writing to the County once agreed to by the County and Contractor.

- Adjustments to the weekly hours for each 911 Contractor will be coordinated monthly between the County and Contractor via a monthly schedule update.

- Union approvals, if required.

- Contractor pay including monthly housing will be paid electronically/ACH to the Company on a monthly basis on the first Wednesday of each month.

911 Contractor Responsibilities – includes but not limited to the following:

- Receive and process 911, non-emergency and administrative calls.

- Enter calls into the Client Computer Aided Dispatch (CAD) system as required by the County.

- If authorized, leverage the National Law Enforcement Teletype System (NLETS) and the National Crime Information Center (NCIC) to perform required duties.

- Work to the best of their abilities to assimilate into the overall work environment and culture of the organization.

- Contractor agrees to provide two weeks' notice to County for any work schedule change request.

- Contractor agrees to participate in additional background checks facilitated by the County, if required.

- Contractor agrees to be or become compliant with the following certifications and training deemed required by the County during the period of the contract. (check mark the appropriate certifications requested).

- □ NCIC Certification
- □ EMD
  - □ APCO
  - □ Priority Dispatch
  - □ Other _____

Company Responsibilities – include but not limited to the following:

- getResQ911will provide Contractor resume's, verification of certifications and will provide a National and County Criminal and Credit background check if requested by the County/Agency.

- getResQ911 and County agrees to meet (virtually) every thirty days to review status of Contractor job performance and/or any challenges that need to be addressed.

- Logistics coordination with the 911 Contractor.

- Coordinate preboarding materials as outlined and agreed to in the County Responsibilities section.

Holiday’s are standard Federal Holidays

- Christmas Day: December 25, 2024
- New Year's Day: Wednesday, January 1
- Martin Luther King Jr. Day: Monday, January 20
- George Washington's Birthday: Monday, February 17
- Memorial Day: Monday, May 26
- Juneteenth: Thursday, June 19
- Independence Day: Friday, July 4
- Labor Day: Monday, September 1
- Indigenous Peoples' Day/Columbus Day: Monday, October 13
- Veterans Day: Tuesday, November 11
- Thanksgiving Day: Thursday, November 27
- Christmas Day: Thursday, December 25

Exhibit B
METHOD OF PAYMENT

This Agreement is being funding in its entirety by the Douglas County Emergency Telephone Service Authority ("DCETSA").

Upon receipt of any invoice from the Contractor, DCETSA will pay the invoice within 30 days.

Itemized Invoice: 12 Month Option

Item	Description	Hourly rate	Duration	# of contractors	Total
1	911 Contractor	$55	6 months (960 hours)	5	$264,000
2	Contractor Monthly Stipend	$2,500	6 months	5	$75,000
3	County Start Up Fee	$20,000		(one-time fee)	$20,000
				Total Contract	$359,000
				Due at Signing $20,000 + (1st month pay + $2,500 housing x 5 contractors)	$76,500

Monthly invoice will reflect any optional overtime hours per employee in arears.
This contract may be extended by Change Order.
Overtime And Holiday Pay will be paid at $82.50/hr rate.

Exhibit C
INSURANCE REQUIREMENTS

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): 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. **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 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 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 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 Douglas 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 Douglas County**.

Waiver of Subrogation. Contractor hereby grants to Douglas County a waiver of any right to subrogation which any insurer of said Contractor may acquire against Douglas County by virtue of the payment of any loss under such insurance. 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 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 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 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 Contractor must purchase "extended reporting" coverage for a minimum of ***three (3)*** years after completion of contract work.

Verification of Coverage. 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 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 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, 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 Contractor shall require and verify that all subcontractors maintain insurance meeting all the requirements stated herein, and Contractor shall ensure Douglas 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 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.

Approved by: _____
Megan Datwyler
Risk Manager

MEETING DATE: October 14, 2025

STAFF PERSON RESPONSIBLE: Jim Brown, Chief Technology Officer

DESCRIPTION: Sempera Public Contract for Services for Enterprise Collaboration Support in the Amount of $112,000.00.

SUMMARY: Perform duties on the NextGen Teams county-wide rollout. These duties include documenting requirements, attending meetings with different departments, assisting in the buildout of the necessary teams per department requirements, and other duties as needed on the project. This support will provide better services and support for all departments. The total request is for $112,000.00 budgeted from the Tech Fund: 800900.

RECOMMENDED ACTION: Approval of the Sempera Public Contract for Services for Enterprise Collaboration Support in the Amount of $112,000.00.

REVIEW:

John Huber	Approve	9/23/2025
Jeff Garcia	Approve	10/6/2025
Christie Guthrie	Approve	10/7/2025
Doug DeBord	Approve	10/9/2025
Suzi Woodruff - FYI	Notified - FYI	10/9/2025

ATTACHMENTS:

Cover Page
Sempera PCS 112,000 NextGen Jan-Jun2026

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Doug DeBord	Approve	10/9/2025

ATTACHMENTS:

Sempera PCS 112,000 NextGen Jan-Jun2026

PUBLIC CONTRACT FOR SERVICES

THIS PUBLIC CONTRACT FOR SERVICES (the "Contract") is made and entered into this _____ day of, _____, 2025, by and between the **BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF DOUGLAS, STATE OF COLORADO** (the "County"), and **SEMPERA PROFESSIONAL SERVICES, Inc.** a corporation authorized to do business in Colorado (the "Contractor"). The County and the Contractor hereinafter collectively referred to as the "Parties".

RECITALS

WHEREAS, the County is undertaking to engage the Contractor's assistance in the recruitment of temporary staff to perform activities within the Infrastructure and Operations division of the Information Technology department; 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: Marc Buggé, IT 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 the 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 liability 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 **ONEHUNDRED TWELVE THOUSAND DOLLARS AND ZERO CENTS ($112,000.00)** 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 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 this Contract shall commence as of 12:01 a.m. on **January 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 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 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. 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.

8a. 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 negligence of the County's commissioners, officials, officers, directors, agents and employees.

8b. LIMITATION OF LIABILITY. In no event shall either party be liable for any loss of revenue or profits, or any indirect, special, incidental, punitive or consequential damages, whether in contract, tort or otherwise, even if they knew or should have known of the possibility of such damages.

9. 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 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. NONSOLICITATION: During the term of this Agreement and for a period of one year thereafter, the Parties shall not, directly or indirectly, interfere with or solicit any employee of the other party for any job opening or employment position outside their employment, or otherwise induce, influence or encourage the other Party's employees to terminate employment with their employer.

11. 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.

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 with seven (7) days advance notice, 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:	Marc Buggé, IT Manager 100 Third Street, Suite 350 Castle Rock, CO 80104 Ph: (720) 673-4043 Email: mbugge@douglas.co.us
with a copy to:	Douglas County Attorney's Office 100 Third Street Castle Rock, CO 80104 Ph: (303) 660-7414 Email: attorney@douglas.co.us
and by the County to:	Sempera Professional Services, Inc. Attn: Jennifer Castleberry 9800 Mount Pyramid Court, Suite 400 Englewood, CO 80112 Ph: (720) 240-9900 E-mail: jcastleberry@sempera-us.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 this 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 performed 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, Assistant County 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 A- Scope of Services
3rd Exhibit B- Method of Payment
4th Exhibit C- Insurance Requirements

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 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.

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 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.

29. 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 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 action of government authorities.

(Remainder of Page Intentionally Blank)

Exhibit A
SCOPE OF SERVICES

For temporary office administrative work:

- Temp will work and be assigned to the Information Technology department for duration of the project.
- Will work under the direction of:
    - IT Manager, M365 Architecture and Web Technologies
    - M365 Administrator
    - Chief Technology Officer
    - various others supporting the CTO
- Will work in the IT assigned cubicle on-site – hybrid work is an option.
- Perform duties on the NextGen Teams County wide rollout. These duties include documenting requirements and other necessary information, attending meetings with different departments, assisting in the buildout of the necessary teams per department requirements, and other duties as needed on the project.
- Support operational initiatives and projects as needed.
- Other duties as assigned.
- Has no direct supervisory responsibilities.

Exhibit B
METHOD OF PAYMENT

FEES AND INVOICING:

- The Contractor agrees to receive an hourly fee of fifty-six dollars ($56.00).
- The Contractor shall bill the County only for time actually worked.
- Any time the Contractor works over 40 hours per week, the Contractor shall be paid at the agreed upon hourly fee; there is no time and a half payment for overtime worked.
- The Authorized Representative may establish additional fees and rates as reasonably necessary for the Contractor that may be needed to perform work.
- Any work by the Contractor outside of Exhibit A, Scope of Services, which results in a change in cost estimates or substitution of materials requires written approval in advance via change control by the Authorized Representative. Any such change control share shall be subject to the Paragraph 4, Maximum Contract Expenditure, of this Contract unless otherwise expressly agreed upon in writing by the Parties.

Invoicing shall occur once each calendar month. Invoices will be provided to Douglas County, attention Marc Buggé mbugge@douglas.co.us and cc to IT Business Services ITBusinessServices@douglas.co.us. Payment will be made pursuant to Paragraph 6, Invoicing Procedures, of this Contract.

WARRANTY: The County reserves the right to terminate this Contract and the engagement of the Contractor at any time, regardless of reason, with one day's notice to the Contractor.

Exhibit C
INSURANCE REQUIREMENTS

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 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 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 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 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 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 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, 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 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. CONTRACTOR hereby grants to Douglas County a waiver of any right to subrogation which any insurer of said CONTRACTOR may acquire against Douglas County by virtue of the payment of any loss under such insurance. 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. 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 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. 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, CONTRACTOR must purchase "extended reporting" coverage for a minimum of ***three (3)*** years after completion of contract work.

Verification of Coverage. 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 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 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, 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 CONTRACTOR shall require and verify that all subcontractors maintain insurance meeting all the requirements stated herein, and CONTRACTOR shall ensure Douglas County is an additional insured on insurance required from subcontractors.

Failure to Procure or Maintain Insurance. 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 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.

MEETING DATE: October 14, 2025

STAFF PERSON RESPONSIBLE: Daniel R. Roberts, P.E., Assistant Director, Operations

DESCRIPTION: Resolution Approving an Intergovernmental Agreement Between the Twin Mesa Metropolitan District and the Board of County Commissioners of the County of Douglas, State of Colorado, Concerning Maintenance of Vacated Sections of Twin Oaks Road and Clarkes Circle.

SUMMARY: Douglas County has partnered with the Twin Mesa Metropolitan District to maintain vacated sections of Twin Oaks Road and Clarkes Circle.

Maintenance, including snow removal, of the two sections of vacated roads will be performed by Douglas County forces concurrent with other public sections of the two roads and consistent with the maintenance levels of those two roads. Costs associated with this work are estimated to be $150.00 annually and will be reimbursed to the County by the Twin Mesa Metropolitan District on an annual basis.

No Douglas County funds shall be required by this IGA.

RECOMMENDED ACTION: Approval of the Resolution regarding the IGA between Twin Mesa Metropolitan District and the Board of County Commissioners of the County of Douglas, State of Colorado and Douglas County Concerning Maintenance of Vacated Sections of Twin Oaks Road and Clarkes Circle.

REVIEW:

Kristina Mann	Approve	9/15/2025
Jeff Garcia	Approve	9/16/2025
Christie Guthrie	Approve	9/17/2025
Doug DeBord	Approve	9/29/2025

ATTACHMENTS:

Cover Page
IGA Twin Mesa Metropolitan District Maintenance Agreement - BOCC 9_23_2025 - Dan R
RESOLUTION - Twin Mesa IGA BOCC 09_23_2025 - Dan Roberts

MEETING DATE: October 14, 2025

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REVIEW:

Kristina Mann	Approve	9/15/2025
Jeff Garcia	Approve	9/16/2025
Christie Guthrie	Approve	9/17/2025
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ATTACHMENTS:

IGA Twin Mesa Metropolitan District Maintenance Agreement - BOCC 9_23_2025 - Dan R
RESOLUTION - Twin Mesa IGA BOCC 09_23_2025 - Dan Roberts

INTERGOVERNMENTAL AGREEMENT
by and between
THE TWIN MESA METROPOLITAN DISTRICT
and
THE BOARD OF COUNTY COMMISSIONERS
OF THE COUNTY OF DOUGLAS

THIS INTERGOVERNMENTAL AGREEMENT ("Agreement") dated this ____ day of _____, 2025, by and between the Twin Mesa Metropolitan District, a quasi-municipal corporation and political subdivision of the State of Colorado, (the "District") and the Board of County Commissioners of the County of Douglas (the "County") (collectively, the "Parties").

RECITALS

WHEREAS, the Parties are legally empowered under Section 29-1-201, et seq., C.R.S. to enter into this Agreement; and

WHEREAS, the District and the County will benefit from the County performing road maintenance and snow removal on a section of Twin Oaks Road and a section of Clarkes Circle owned by the District, as shown in Exhibit A;

NOW, THEREFORE, it is hereby mutually agreed as follows:

1. SERVICES. The County shall perform road maintenance and snow removal on a section of Twin Oaks Road and a section of Clarkes Circle owned by the District, as shown in Exhibit A beginning on October 1, 2025, at the District's expense.

A. The County shall perform only road maintenance and snow removal on the section of Twin Oaks Road and the section of Clarkes Circle owned by the District. The County shall perform the road maintenance and snow removal consistently with current County maintenance practices for rural gravel roads. Notwithstanding the foregoing, the County shall exercise its reasonable discretion to provide these services in the manner that the County deems appropriate under the then existing circumstances.

B. The County shall follow all applicable statutes, rules, and regulations of the State of Colorado, and all policies, procedures, resolutions, and ordinances of the County relating to the subject matter of this Agreement.

2. TERM OF AGREEMENT. The term of this Agreement shall commence on, and is retroactive to, October 1, 2025, and shall continue in full force and effect up to and including September 30, 2026. The Agreement term will then automatically renew for another one year period unless otherwise agreed to in writing or otherwise terminated.

3. COST. The total cost of performing the Services for the term stated in section 2 herein is $150.00. This amount shall be payable by the District to the County annually due on or before

October 1 of each calendar year. Either Party may terminate this agreement at any time, with or without cause, by giving the other party thirty (30) days' notice of its intent to so terminate. Either Party will provide the other a prorated share of the funding not used for any remainder of the term after the effective date of the termination (the District for any services provided but not paid for or the County for any services paid for but not used).

4. INDEPENDENT CONTRACTOR. The County is an independent contractor, and nothing herein contained shall constitute or designate the County or any of its employees or agents as employees of the District. It is agreed that the County shall have direct control with respect to the manner and performance of Services.

6. ADDITIONAL SERVICES. In the event the District desires services in addition to the Services defined in this Agreement, the District may make a written request, which will then be addressed and resolved with reasonable promptness and on mutually acceptable terms between the Parties. Such resolution shall be in writing.

7. EACH PARTY RESPONSIBLE FOR ITS OWN ACTIONS. In any action by any third party brought against either Party in connection with the provision of the Services under this Agreement, neither Party shall be liable for the acts or omissions of the other, and each Party shall bear its own costs with respect to the defense thereof.

8. APPROPRIATION. The Parties' obligations under this Agreement are conditioned on the prior appropriation of good and sufficient funds for such purpose. The Parties agree to use good faith efforts to cause appropriation of good and sufficient funds for performance of the obligations herein. This Agreement and/or any extensions to the original term of this Agreement shall be contingent upon annual funding being appropriated, budgeted, and otherwise made available for such purposes, and the notice of such failure to appropriate, budget, or otherwise make available being provided to the other on or before October 1 of the current term.

9. ENTIRE AGREEMENT. This Agreement constitutes the entire Agreement between the Parties hereto relating to the work specified herein and sets forth the rights, duties, and obligations of each to the other as of the effective date hereof. Any prior agreements, promises, negotiations, or representations not expressly set forth in this Agreement are of no force and effect. This Agreement may not be modified except, by a writing executed by both the District and the County.

10. BINDING AGREEMENT. This Agreement shall inure to and be binding on successors and assigns of the Parties hereto.

11. ASSIGNMENT. The County shall not have the right or power to assign or delegate its duties under this Agreement without the express prior written consent of the District. Any attempt by the County to assign this Agreement without such consent shall be null and void. However, the County is allowed to subcontract portions of the work without the prior or subsequent permission of the District.

12. NO WAIVER. No waiver of any of the provisions of this Agreement shall he deemed to constitute a waiver of any other of the provisions of this Agreement, nor shall such waiver constitute a continuing waiver unless otherwise expressly provided herein, nor shall the waiver of any default hereunder be deemed a waiver of any subsequent default hereunder.

13. CONTROLLING LAW. This Agreement shall be governed by and construed in accordance with the laws of the State of Colorado, and venue for any legal proceedings shall be in the Douglas County District Court.

14. NOTICES. Except as otherwise provided herein, all notices or payments required to be given under this Agreement shall he in writing and shall he hand delivered or sent by first class mail postage prepaid, to the following addresses:

Twin Mesa Metropolitan District:

Twin Mesa Metropolitan District
c/o: Michael Davis, Esq.
1151 Eagle Drive, Suite 366
Loveland, CO 80537

Douglas County:

Director of Public Works
Douglas County Public Works
100 Third Street
Castle Rock, CO 80104

cc: Jeffrey A. Garcia, Esq.
Douglas County Attorney
100 Third Street
Castle Rock, CO 80 I 04

All notices or documents delivered or required to be delivered under the provisions of this Agreement shall be deemed received one (I) day after hand delivery or three (3) days after mailing. Either Party, by written notice so provided, may change the address to which future notices shall be sent.

15. NO WAIVER OF GOVERNMENTAL IMMUNITY ACT. The parties hereto understand and agree that the County and District, and each of 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 (the "CGIA"), §§ 24-10-101 to 120, C.R.S., or otherwise available to the County or the District. To the extent the CGIA imposes varying obligations or contains different waivers of immunity for Districts and Counties, both the District and the County agree that each will remain liable for the independent obligations under

the CGIA whether due to acts or omissions or property interests, and neither party shall be the agent of the other or liable for the obligations of the other under the provisions of the CGIA.

16. 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 County and District, 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.

(Remainder intentionally blank)

IN WITNESS WHEREOF, the Parties have executed this Agreement on the date first above written which shall hereafter be deemed to have an effective date of October 1, 2025. By the signature of its representative below, each Party affirms that it has taken all necessary action to authorize said representative to execute this Agreement.

TWIN MESA METROPOLITAN DISTRICT

By: _____
Denny Ingram, President

ATTEST:

_____
Krista Stettler, Treasurer

BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF DOUGLAS

_____
ABE LAYDON , CHAIR **Date**

APPROVED AS TO CONTENT:

_____
DOUGLAS J. DEBORD **Date**
COUNTY MANAGER

ATTEST

_____
Deputy Clerk **Date**

DEPARTMENT OF PUBLIC WORKS:

_____
JANET HERMAN, P. E. **Date**
Director of Public Works

APPROVED AS TO FISCAL CONTENT:

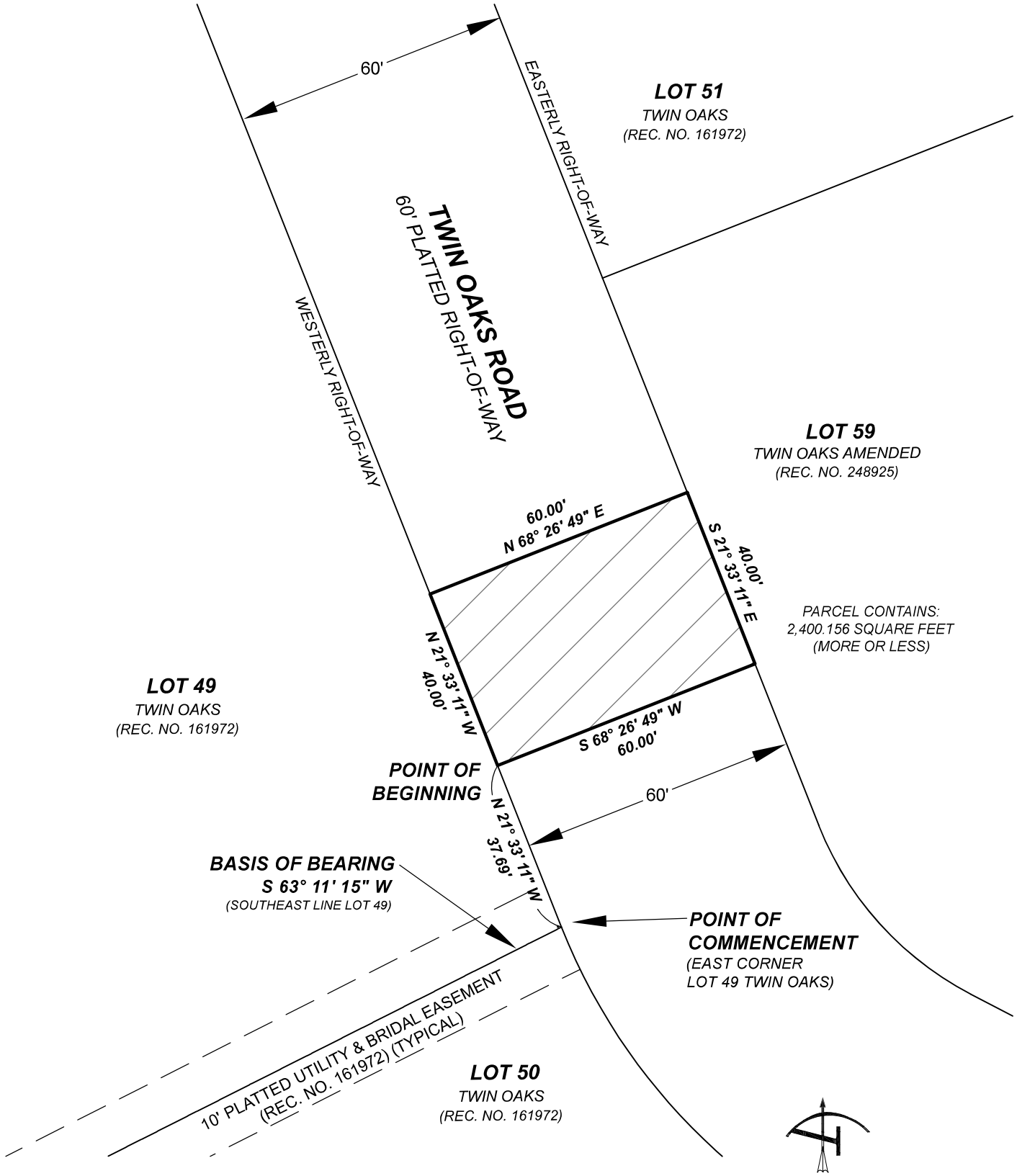
_____
ANDREW COPLAND **Date**
Director of Finance

APPROVED AS TO LEGAL FORM:

_____
Chris Pratt **Date**
Senior Assistant County Attorney

EXHIBIT A

TWIN OAKS ROAD RIGHT-OF-WAY, LOCATED IN THE SOUTHEAST ONE-QUARTER OF SECTION 21, TOWNSHIP 8 SOUTH, RANGE 67 WEST OF THE 6TH PRINCIPAL MERIDIAN, COUNTY OF DOUGLAS, STATE OF COLORADO



· REPRESENTS CHANGE IN COURSE AND/OR DISTANCE

SCALE: 1" = 30'

Arrow Point Surveying, Ltd.
6300 East Hampden Avenue
Unit C #358
Denver, CO 80222
720.384.5330
arrowpointsurveying@gmail.com

PAGE 2 OF 2

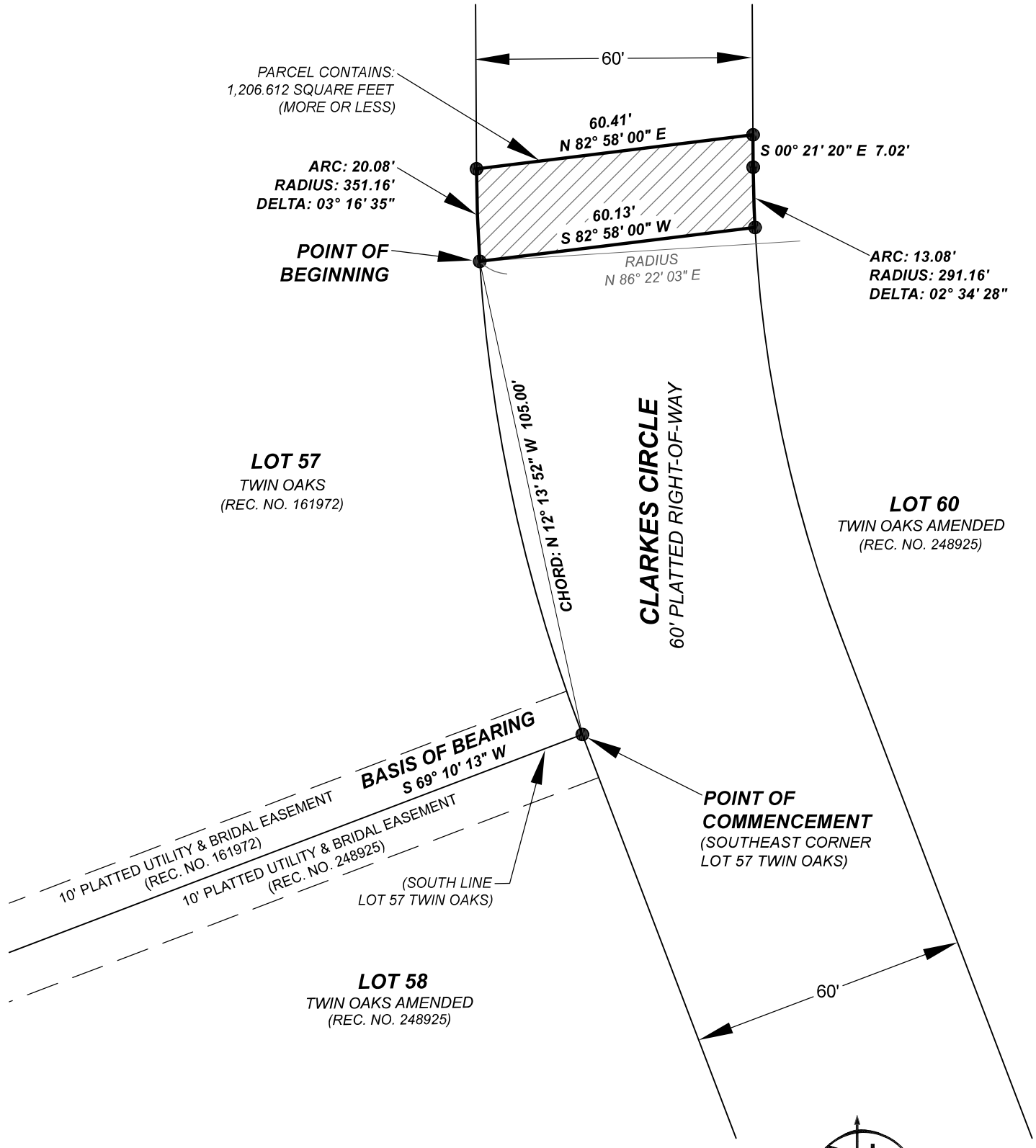
PROJECT: 20161000114

DATE: JULY 2025

NOTICE: ACCORDING TO COLORADO LAW YOU MUST COMMENCE ANY LEGAL ACTION BASED UPON ANY DEFECT IN THIS DOCUMENT WITHIN THREE YEARS AFTER YOU FIRST DISCOVER SUCH DEFECT. IN NO EVENT MAY ANY ACTION BASED UPON ANY DEFECT IN THIS DOCUMENT BE COMMENCED MORE THAN TEN YEARS FROM THE DATE OF THE CERTIFICATION SHOWN HEREON PER STATE STATUTE 13-80-105(3)(a) C.R.S. THIS DOCUMENT DOES NOT REPRESENT A MONUMENTED LAND SURVEY.

EXHIBIT A

LOT 57, TWIN OAKS, LOCATED IN THE NORTHWEST ONE-QUARTER OF SECTION 22, TOWNSHIP 8 SOUTH, RANGE 67 WEST OF THE 6TH PRINCIPAL MERIDIAN, COUNTY OF DOUGLAS, STATE OF COLORADO



REPRESENTS CHANGE IN COURSE AND/OR DISTANCE

NORTH

SCALE: 1" = 30'

Arrow Point Surveying, Ltd.
6300 East Hampden Avenue
Unit C #358
Denver, CO 80222
720.384.5330
arrowpointsurveying@gmail.com

PAGE 2 OF 2

PROJECT: 20161000114

DATE: JULY 2025

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RESOLUTION NO. R-025-____

THE BOARD OF COUNTY COMMISSIONERS
OF THE COUNTY OF DOUGLAS, COLORADO

A RESOLUTION APPROVING AN INTERGOVERNMENTAL AGREEMENT BETWEEN TWIN MESA METROPOLITAN DISTRICT AND THE BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF DOUGLAS, STATE OF COLORADO, REGARDING MAINTENANCE OF VACATED SECTIONS OF TWIN OAKS ROAD AND CLARKES CIRCLE

WHEREAS, the Twin Mesa Metropolitan District and the Board of County Commissioners of the County of Douglas, State of Colorado, ("Douglas County"), desires to enter into an agreement regarding the maintenance of vacated sections of Twin Oaks Road and Clarkes Circle; and

WHEREAS, Douglas County is willing to enter into such an agreement in accordance with the terms and conditions set forth in the intergovernmental agreement attached hereto; and

WHEREAS, the Twin Mesa Metropolitan District and Douglas County are governmental entities authorized to enter into intergovernmental agreements pursuant to the provisions of Article XIV, Section 18(2)(a) of the Colorado Constitution, and Section 29-1-203, C.R.S.; now, therefore,

BE IT RESOLVED, by the **BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF DOUGLAS, STATE OF COLORADO**, that the intergovernmental agreement between the win Mesa Metropolitan District and Douglas County, a copy of which is attached hereto and incorporated herein, is hereby approved, and the Chair of the Board is authorized to execute the agreement on behalf of Douglas County.

PASSED AND ADOPTED this _____ day of _____, 2025, in Castle Rock, Douglas County, Colorado.

THE BOARD OF COUNTY COMMISSIONERS
OF THE COUNTY OF DOUGLAS, COLORADO

By: _____
ABE LAYDON, CHAIR

ATTEST: _____
DEPUTY CLERK

MEETING DATE: October 14, 2025

STAFF PERSON RESPONSIBLE: Dan Roberts, Assistant Director, Operations

DESCRIPTION: Amendment No. 4 to the Public Contract for Services for the Baldwin Dam, 7627 Ponderosa Lane Pasture Restoration Contract, Douglas County Project No. SP2021-002, with Back 40 Acres, LLC for an amount not to exceed $50,000.00.

SUMMARY: This Professional Services Contract (PCS) consists of providing specialized pasture restoration work to address construction impacts on construction easements on one of five private properties related to the Baldwin Gulch Dam project.

This amendment adds funding for the remaining work to be done in 2025 under this contract. The total cost of the amendment is $50,000.00, bringing the total contract amount to $89,000.00. This also brings the total combined amount for the five related contracts to $294,640.00. The associated Purchase Orders (POs) for all five contracts are: PO #2023928, 2023929, 2023930, 2023931, 2023932, 2024461, and 2025115. This Amendment will create a new PO using BU 800100, Fund 200.

In 2023, three firms specializing in pasture restoration were contacted by phone to determine their interest in performing the work under this contract. Back 40 Acres (Rion Buswell, President), located in Parker, Colorado, was the only contractor specializing in this type of work that responded to the request for services and subsequently provided pricing information for the project.

Funding for Amendment No. 4 to the Public Contract for Services for the Baldwin Dam, 7627 Ponderosa Lane Pasture Restoration Contract, Douglas County Project No. SP2021-002, with Back 40 Acres, LLC, for an amount not to exceed $50,000.00, shall be allocated from Business Unit 800100.443600 in Fund 200.

RECOMMENDED ACTION: Approval of Amendment No. 4 to the Public Contract for Services for the Baldwin Dam, 7627 Ponderosa Lane Pasture Restoration Contract, Douglas

County Project No. SP2021-002, with Back 40 Acres, LLC, for an amount not to exceed $50,000.00.

REVIEW:

Kristina Mann	Approve	10/7/2025
Jeff Garcia	Approve	10/9/2025
Christie Guthrie	Approve	10/9/2025
Doug DeBord	Approve	10/9/2025

ATTACHMENTS:

Cover Page
CORRECTED-Amendment 4 new PO-Back 40 Acres-7627 Ponderosa-SP2021-002-Dan Roberts

MEETING DATE: October 14, 2025

STAFF PERSON RESPONSIBLE: Dan Roberts, Assistant Director, Operations

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Kristina Mann	Approve	10/7/2025
Jeff Garcia	Approve	10/9/2025
Christie Guthrie	Approve	10/9/2025
Doug DeBord	Approve	10/9/2025

ATTACHMENTS:

CORRECTED-Amendment 4 new PO-Back 40 Acres-7627 Ponderosa-SP2021-002-Dan Roberts

AMENDMENT TO PUBLIC CONTRACT FOR SERVICES
BALDWIN DAM, 7627 PONDEROSA LANE PASTURE RESTORATION
DOUGLAS COUNTY PROJECT NUMBER SP 2021-002
AMENDMENT NUMBER FOUR (4)
PURCHASE ORDER NUMBER: (new)
ACCOUNT NUMBER: 800100.443600

THIS AMENDMENT is entered into as of this _____ day of _____, 2025, by and between the Board of County Commissioners of the County of Douglas, State of Colorado (the "County"), and BACK 40 ACRES, LLC (the "Consultant").

WHEREAS, the County and the Consultant entered into a certain Public Contract for Services dated October 23, 2023 (the "Contract"); and

WHEREAS, the County and the Consultant originally agreed to a Maximum Contract Expenditure for services in the amount of TWENTY THOUSAND DOLLARS AND NO CENTS ($20,000.00); and

WHEREAS, the County and the Consultant amended the Contract on April 23, 2024 ("First Amendment") to increase the Maximum Contract Expenditure by TWELVE THOUSAND FIVE HUNDRED DOLLARS ($12,500); and again on March 18, 2024 ("Second Amendment") to extend the Term; and

WHEREAS, the County and the Consultant amended the Contract on January 1, 2025 ("Third Amendment") to increase the Maximum Contract Expenditure by SIX THOUSAND FIVE HUNDRED DOLLARS ($6,500); and

WHEREAS, compensation for the additional work associated with this Amendment Number Four (3) shall be **FIFTY THOUSAND DOLLARS ($50,000.00**); 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; 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 **Eighty Nine Thousand Dollars ($89,000.00).** 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: $ 50,000.00

PREVIOUSLY APPROVED PCS REVISIONS: $ 19,000.00

TOTAL FOR ALL PCS REVISIONS (TO DATE): $ 69,000.00

TOTAL FOR ORIGINAL PCS: $ 20,000.00

GRAND TOTAL INCLUDING ALL PCS REVISIONS SHALL NOT EXCEED: $ 89,000.00

AMENDMENT TO PUBLIC CONTRACT FOR SERVICES
BALDWIN DAM, 7627 PONDEROSA LANE PASTURE RESTORATION
DOUGLAS COUNTY PROJECT NUMBER SP 2021-002
AMENDMENT NUMBER FOUR (4)
PURCHASE ORDER NUMBER: (new)
ACCOUNT NUMBER: 800100.443600

ACTUAL TIME AND MATERIALS FOR SERVICES PROVIDED SHALL BE BILLED MONTHLY.

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

AMENDMENT TO PUBLIC CONTRACT FOR SERVICES
BALDWIN DAM, 7627 PONDEROSA LANE PASTURE RESTORATION
DOUGLAS COUNTY PROJECT NUMBER SP 2021-002
AMENDMENT NUMBER FOUR (4)
PURCHASE ORDER NUMBER: (new)
ACCOUNT NUMBER: 800100.443600

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

BACK 40 ACRES, LLC

BY:_____

TITLE:_____

DATE:_____

Signature of Notary Public Required:

STATE OF _____)
) **ss.**
COUNTY OF _____)

The foregoing instrument was acknowledged before me this _____ day of _____, 2025, 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

MEETING DATE: October 14, 2025

STAFF PERSON RESPONSIBLE: Deborah E. Kula, P.E., Special Projects Engineer

DESCRIPTION: Construction Contract with Inliner Solutions, LLC for the Highlands Ranch Small Storm Sewer UV CIPP Lining Project in the Amount of $275,000.00, Douglas County Project # SP 2025-015.

SUMMARY: The Project will repair 1,067 linear feet of 15-36 inch corrugated metal pipe (CMP), in various locations within Highlands Ranch. These pipes were identified by the storm sewer video program as needing maintenance. These systems will be rehabilitated with Ultraviolet Cured in Place Pipe (UV CIPP); this process provides the least amount of disruption, the least amount of environmental impacts, and the strongest pipe rehabilitation. These safety improvements will extend the service life of these pipes.

County staff requested quotes from five contractors that have completed similar work for the County in the past to be able to complete the Project as soon as possible. The quotes received are as follows:

Inliner Solutions, LLC	**$241,146.00**
Insituform Technologies	$255,635.00
MOCON Pacific	$278,085.00
American West Construction	$293,350.00
Snowbridge, Inc.	Too Busy
Engineer's Estimate	$276,063.00

Inliner Solutions, LLC was the most cost-effective for this project throughout Highlands Ranch.

The contract with Inliner Solutions, LLC will be for a total of $275,000.00, which includes $33,854.00 in Field Modifications as contingency for any additional work items that arise (and are approved by the County in writing) during construction for the project.

Funding for this construction contract is set aside in Fund 200, Business Unit

800506.478300.

RECOMMENDED ACTION: Approval of the Construction Contract with Inliner Solutions, LLC for the Highlands Ranch Small Storm Sewer UV CIPP Lining Project in the amount of $275,000.00, Douglas County Project # SP 2025-015.

REVIEW:

Kristina Mann	Approve	9/26/2025
Jeff Garcia	Approve	10/6/2025
Christie Guthrie	Approve	10/7/2025
Doug DeBord	Approve	10/9/2025

ATTACHMENTS:

Cover Page
Contract Inliner Solutions -SP2025-015 HR Small UV CONSTRUCTION -Debbie k

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ATTACHMENTS:

Contract Inliner Solutions -SP2025-015 HR Small UV CONSTRUCTION -Debbie k

HIGHLANDS RANCH SMALL STORM SEWER UV CIPP LINING PROJECT
SP2025-015

Construction Contract

1. **Parties.** This Contract, made and entered into this _____day of **October, 2025,** between the Board of County Commissioners of the County of Douglas (hereinafter "County") and **INLINER SOLUTIONS, LLC,** an Indiana limited liability corporation (hereinafter "Contractor").

2. **Contract Documents.** The entire contract between the Parties shall consist of and include:

A. Contract, which includes the Cover Page and Table of Contents;
B. Approved Construction Plans (Exhibit A);
C. Bid Schedule (Exhibit B);
D. Douglas County Roadway Design and Construction Standards;
E. Douglas County Grading, Erosion and Sediment Control Manual, (GESC);
F. Douglas County Storm Drainage Design & Technical Criteria Manual
G. CDOT, Standard Specifications for Road & Bridge Construction;
H. CDOT, Standard Plans, M & S Standards;
I. County's Payment Policies;
J. Insurance Requirements, Revision of Section 107 of the Standard Special Provisions; and
K. Payment and Performance Bonds

3. Except as otherwise provided in this Contract, the project shall be constructed in accordance with the current as amended versions of the Douglas County Roadway Design & Construction Standards, Douglas County Grading, Erosion and Sediment Control Manual, (GESC), the Douglas County Storm Drainage Design & Technical Criteria Manual, the CDOT Standard Specifications for Road and Bridge Construction, dated 2021, and the CDOT M&S Standards. If there is a conflict between any of these standards, the Douglas County standards and manuals shall control.

4. **Scope of Work.** All services described in Exhibit A - (Construction Plans), 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 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.

5. **Term:** It is mutually agreed by the parties that the term of this Contract shall commence as of 12:01 a.m. on September 16, 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.

6. **Compensation:** Subject to the maximum contract liability 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.

7. **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 Seventy-Five Thousand Dollars ($275,000.00)** for fiscal year **2025**. 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.

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 4 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. **Indemnification and Insurance.** Contractor agrees to:

A. Indemnification. The Contractor shall defend, release, indemnify and save and hold harmless the County, its officers, agents and employees from and against (1) any and all damages, including but not limited to loss of use, to property, or injuries to or death of any person or persons, including property and officers, agents and employees of the County, and (2) any and all claims, demands, suits, actions, liabilities, costs, expenses (including but not limited to reasonable attorney fees, expert witness fees and all associated defense fees), causes of action, or other legal, equitable or administrative proceedings of any kind or nature whatsoever, of or by anyone whomsoever, regardless of the legal theory(ies) upon which premised, including but not limited to contract, tort, express and/or implied warranty, strict liability, and workers compensation, in any way resulting from, connected with, or arising out of, directly or indirectly, actions or omissions of the Contractor or those performing under it in connection with its operations or performance herewith or its use or occupancy of real or personal property hereunder, including actions or omissions of Subcontractors and Suppliers, and acts or omissions of officers, employees, agents, representatives, invitees or licensees of the Contractor or its Subcontractors or Suppliers; provided however, that the Contractor need not indemnify the County or its officers, agents and employees from damages proximately caused by and apportioned to the negligence of the County's officers, agents and employees. This indemnification is for an amount represented by the degree or percentage of negligence or fault attributable to the indemnity obligor or the indemnity obligor's agents, representatives, subcontractors, or suppliers. 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.

This indemnity clause shall also cover the County's defense costs, in the event that the County, in its sole discretion elects to provide its own defense. The County retains the right to disapprove counsel, if any, selected by Contractor to fulfill the forgoing defense indemnity obligation, which right of disapproval shall not be unreasonably exercised.

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, except as otherwise provided for subcontractors herein.

E. Contractor shall comply with any reasonable request by the Department of Labor and Employment made in the course of an investigation that the Department is undertaking.

F. If Contractor violates this provision of this Contract, the County may terminate the Contract for a breach of contract. If the Contract is so terminated, Contractor shall be liable for actual and consequential damages to the County as required by law.

G. The County will notify the Office of the Secretary of State if Contractor violates this provision of this Contract and the County terminates the Contract for such breach.

11. **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.

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 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.

13. **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.

14. **Non-Discrimination and Federal Assurance 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, 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.

15. **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.

16. **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 Contract 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.

17. **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.

18. **Permits and Licenses.** Unless otherwise provided, the Contractor shall procure all permits and licenses, and, 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. All County permits will be at no cost to the Contractors.

19. **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.

20. **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.

21. **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.

22. **Compliance with All Laws and Regulations.** All of the work performed under this Contract by the Contractor shall comply with all applicable laws, rules, regulations and codes of the United States, State of Colorado and County of Douglas.

23. **No Third-Party Beneficiary.** The enforcement of the terms and conditions of this Contract and all rights of action relating to such enforcement, shall be strictly reserved by 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.

24. **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.

25. **Bond.** At the time of the execution of this Contract, the Contractor shall furnish a Contract Payment Bond and a Contract Performance Bond. Each bond shall be in the penal sum equal to the nearest integral one hundred dollars in excess of the Contract value or amount, plus all force account items, if any, specified in the project special conditions to be included in the payment and performance bonds. The bonds and the security shall be in a form and issued by an entity acceptable to the County.

26. **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.

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STANDARD TITLE VI NON-DISCRIMINATION: APPENDIX A

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 shall comply with the Regulation relative to nondiscrimination in federally-assisted programs of the Department of Transportation (hereinafter, "DOT") Title 49, Code of Federal Regulations, Part 21, as they may be amended from time to time, (hereinafter referred to as the Regulations), which are herein incorporated by reference and made a part of this contract.

1. **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.

2. **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 Regulations relative to nondiscrimination on the grounds of race, color, national origin, or sex.

3. **Information and Reports:** The Contractor shall provide all information and reports required by the Regulations or directives issued pursuant thereto, and shall 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 the Federal Highway Administration be pertinent to ascertain compliance with such Regulations, orders 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 shall so certify to the County, the Colorado Department of Transportation or the Federal Highway Administration as appropriate, and shall set forth what efforts it has made to obtain the information.

4. **Sanctions for Noncompliance:** In the event of the Contractor's noncompliance with the nondiscrimination provisions of this Contract, the County shall impose such contract sanctions as it, the Colorado Department of Transportation or the Federal Highway Administration 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 suspension of the Contract, in whole or in part.

5. **Incorporation of Provisions:** The Contractor shall include the provisions of paragraphs (1) through (6) in every subcontract, including procurements of materials and leases of equipment, unless exempt by the Regulations, or directives issued pursuant thereto.

The Contractor shall take such action with respect to any subcontract. or procurement as the County, the Colorado Department of Transportation or the Federal Highway Administration may direct as a means of enforcing such provisions including sanctions for non-compliance: Provided, however, that, in the event a Contractor becomes involved in, or is threatened with, litigation with a subcontractor or supplier as a result of such direction, the Contractor may request the County to enter into such litigation to protect the interests of the County, and, in addition, the Contractor may request the United States to enter into such 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.

INLINER SOLUTIONS, LLC

SIGNED: _____

PRINT NAME & TITLE: Thomas Gottsegen, Chief Legal Officer & Asst. Secretary

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

_____ Date
Abe Laydon, Chair

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

PROJECT MANAGER REQUIRED TO COMPLETE:

Name of Contact at Contractor's Place of Business: (example: Joe Smith, Concrete Company, Inc.): Claudia Bradshaw, Inliner Solutions, LLC

Email Address of Contact: claudia.bradshaw@puriscorp.com

Phone # of Contact: (303)214-3423

Address of Contact: 7915 Cherrywood Loop, Kiowa, CO 80117

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; Attention: Deborah Kula, PE, Project Manager.

3. Invoices must be submitted by the 25th of the month to be paid by the 25th of the following month. 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 on or about the 25th of each month. When payment dates occur on Saturday or Sunday, 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: _____

REVISION OF SECTION 107
LEGAL RELATIONS AND RESPONSIBILITY TO PUBLIC

Section 107 of the Standard Specifications is hereby revised as follows:

107.12 PROTECTION AND RESTORATION OF PROPERTY AND LANDSCAPE

In Subsection 107.12, delete the last paragraph and replace with the following:

Measures to minimize damage to existing trees have been incorporated into the design of this Project. Due to the value of existing trees located within the Project limits, removal of trees has been minimized through the extensive use of ditch adjustments, grade and alignment adjustments and other techniques.

The Contractor shall take all precautions necessary to protect all trees not designated for transplanting and/or removal on the Project. Failure of the Contractor to protect existing trees will result in assessment of liquidated damages as follows:

First occurrence of failure to protect trees - $5,000
Second occurrence of failure to protect trees - $10,000
Any Subsequent occurrence of failure to protect trees - Potential Removal of Contractor from Project plus $10,000 per occurrence

If the Contractor knowingly harms any existing tree(s), he shall immediately notify the Engineer of the tree(s) location and damage. Damage to trees that have been identified in the plans to be protected (or not identified for removal) outside the Project limits (County ROW and / or easements), or on private property, shall be subject to the above liquidated damages, and, potentially, any additional fines pursued by the owner(s) of the private property.

107.15 RESPONSIBILITY FOR DAMAGE CLAIMS, INSURANCE TYPES AND COVERAGE LIMITS

Delete the first paragraph of Subsection 107.15, prior to subparagraph (a), in its entirety and replace with the following:

The Contractor shall exercise proper precaution at all times for the protection of persons and property and shall be responsible for all damage to persons or property, either on or off the site, which occur as a result of his prosecution of the work.

The safety provisions of applicable laws and building and construction codes shall be observed, and the Contractor shall take or cause to be taken such additional safety and health measures as deemed necessary.

The Contractor shall maintain an accurate record of all cases of death, occupational disease, and injury requiring medical attention or causing loss of time from work arising out of, and in the course of, employment on the work under this Contract. The Contractor shall promptly furnish the Engineer with reports concerning these matters.

The Contractor expressly binds himself to defend, indemnify and save harmless the County, its commissioners, officials, officers, directors and employees, against all third-party suits, actions, claims, costs, fees, and expenses, including but not limited to expert fees and attorneys' fees, of any kind and nature brought, or which may be brought against the County, for or on account of any injuries or damage received or sustained by any person, firm, partnership or corporation, or persons, firms, partnerships or corporations, or by any property, in connection with or on account of the operations of the Contractor; or failure to comply with the provisions of the Contract; or on account of or in consequence of neglect of the Contractor in safeguarding the work; or because of the performance of the work under this Contract or by or in consequence of any negligence in connection with the same; or on account of the use of any improper or defective materials or workmanship; or on account of any act or omission, neglect, or misconduct of the Contractor, or a subcontractor, agents, servants or employees; or because of any claims or amounts recovered from any infringements of patent, trademark, or copyright, unless the design, device, material or process involved is specifically required by the Contract; or from any claims or amounts arising or recovered under the Worker's Compensation Act, or other law, ordinance, order or decree; or for any cause arising out of the performance of any subcontractor, agents, servants or employees relating to this Contract. 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.

Subsection 107.15 (f) is hereby revised to include the following:

(f) The certificates of insurance shall be provided to Douglas County by the Contractor's insurance agent or carrier as evidence that policies providing the required coverage, conditions, and minimum limits are in full force and effect. Insurance limits must be on each Certificate of Insurance. Each Certificate of Insurance shall be reviewed and approved by Douglas County prior to commencement of the Contract. No other form of certificate shall be used. The certificates shall identify this Contract.

Subsection 107.15 (g) is hereby revised to include the following:

(g) Any completed certificates of insurance, including renewals and amendments or modifications, shall be sent to:

Douglas County Project Engineer	Megan Datwyler
Department of Public Works Engineering	Douglas County Risk Management
100 Third Street, Suite 220	100 Third Street, 3rd Floor
Castle Rock, Colorado 80104	Castle Rock, Colorado 80104

Any notices of cancellation, termination, or material change shall be sent to the above addresses within **thirty (30) calendar days** prior to the date upon which the noticed action

(i.e., cancellation, termination or material change) is to take effect.

Add the following new Subsection 107.15(i) :

(i) Failure on the part of the Contractor to procure or maintain policies providing the required coverage, conditions and minimum limits shall constitute a material breach of contract upon which the County may immediately terminate this Contract, or, in the County's sole discretion, it may suspend the Contractor's performance and/or procure or renew any such policy or any extended reporting period thereto and may pay any and all premiums in connection therewith, and all monies so paid by the County shall be repaid by the Contractor to the County upon demand, or the County may offset the cost of the premiums against any monies due to the Contractor from the County.

107.16 OPENING SECTIONS OF PROJECT TO TRAFFIC

Subsection 107.16 is hereby revised to include the following:

The County has the right, subject to reasonable advance notice to the Contractor, to take possession of and use any completed or partially completed portions of the work. The County has this right even though the entire work or any portions thereof may, or may not, have been completed. Such possession and use shall not be deemed an acceptance of any work until all work has been completed in accordance with the Contract. Possession taken by the County pursuant to this paragraph shall not change the period of warranty requirements pursuant to the Revision of Sections 105 and 107.

107.17 CONTRACTOR'S RESPONSIBILITY FOR WORK

Subsection 107.17 is hereby revised to include the following:

Should an excavation become flooded, by any cause, the Contractor shall remove excess water, excavate the unsuitable material to a depth satisfactory to the Engineer and replace it with other suitable material as approved by the Engineer, at the Contractor's expense.

Until final written acceptance of the Project by the County, the Contractor shall have the charge and care thereof and shall take every precaution against injury or damage to any part thereof by the action of the elements, groundwater, surface runoff, floods or from any other cause, whether arising from the execution or from the non-execution of the work. The Contractor shall rebuild, repair, restore, and make good all injuries or damages to any portion of the work occasioned by any of the above causes before final acceptance and shall bear the expense thereof.

The Contractor shall be responsible for the Project and shall take such precautions as may be necessary to construct the Project in a dry condition, provide for drainage, groundwater, underground water, surface runoff; and shall erect any necessary temporary structures or other facilities (including pumping and all other dewatering costs) at the Contractor's expense that are needed to complete the requirements for this Project.

No separate measurement and payment will be made of the work, equipment and materials, including, but not limited to, any additional shoring, rock stabilization, diversions, cofferdams, sheeting, pumping and well points required to control the surface and subsurface water in the work area throughout the duration of the Project (until the Project is completed and accepted by the Engineer). This work shall be a subsidiary obligation of the Contractor for this Project.

In an emergency affecting the safety of life or property, on or adjoining the Project site, the Contractor shall act, either at his own discretion, or as instructed by the Engineer, to prevent such threatened loss or injury. Any compensation claimed by the Contractor on account of such emergency work will be determined by the Engineer as provided in Subsections 104.03 and 109.04.

107.19 FURNISHING RIGHT OF WAY

Subsection 107.19 is hereby revised to include the following:

The Contractor shall construct this Project within the right-of-way, permanent slope easements, permanent drainage easements, permanent utility easements and temporary construction easements, or as otherwise provided in writing and as shown on the plans. The Contractor, at his expense, shall obtain any additional temporary construction easements that the Contractor wants. The Contractor shall provide the County with a written copy of all third-party agreements pertaining to this contract. Upon written approval by the Engineer, the County may agree to incorporate the adjacent additional temporary construction easements into the Project limits. The Contractor will be responsible for obtaining all applicable Federal, State and Local permits associated with the work outside the Project limits. No time extensions will be granted by the County for the Contractor to obtain these additional easements. When required, temporary fence will be constructed within the limits of the temporary construction easements.

107.25 WATER QUALITY CONTROL

Subsection 107.25 is hereby revised as follows:

Subsection 107.25(a) Definitions 1 through 4 are hereby deleted.

Subsection 107.25(b) Items 2 and 6 are hereby deleted.

Subsection 107.25(c) is hereby deleted.

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 Two Hundred Seventy-Five Thousand Dollars ($275,000.00), 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 **HIGHLANDS RANCH SMALL STORM SEWER UV CIPP LINING PROJECT, DOUGLAS COUNTY PROJECT NUMBER SP2025-015**, 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 Two Hundred Seventy-Five Thousand Dollars ($275,000.00), 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 **HIGHLANDS RANCH SMALL STORM SEWER UV CIPP LINING PROJECT, DOUGLAS COUNTY PROJECT NUMBER SP2025-015**, 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.)



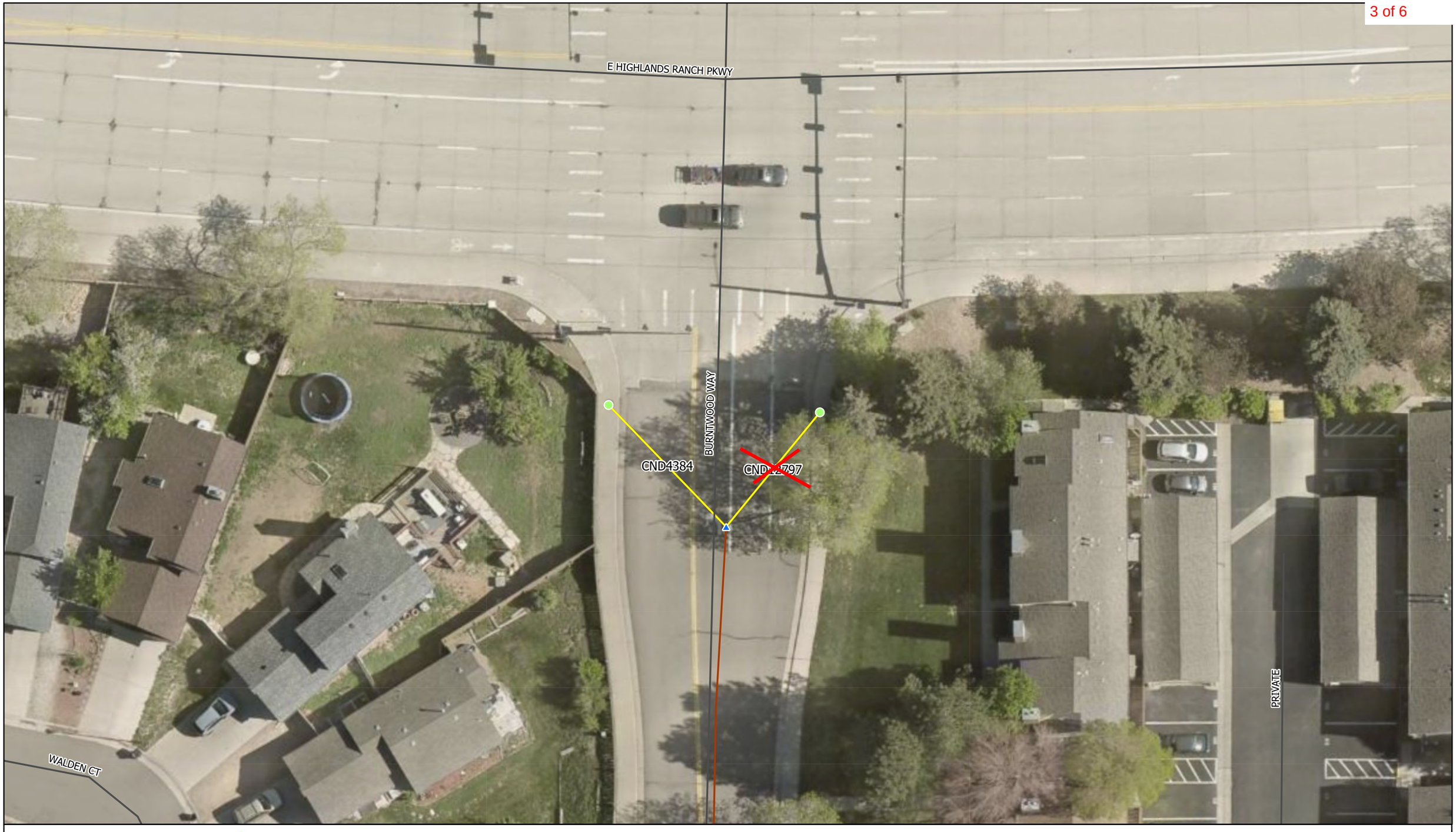
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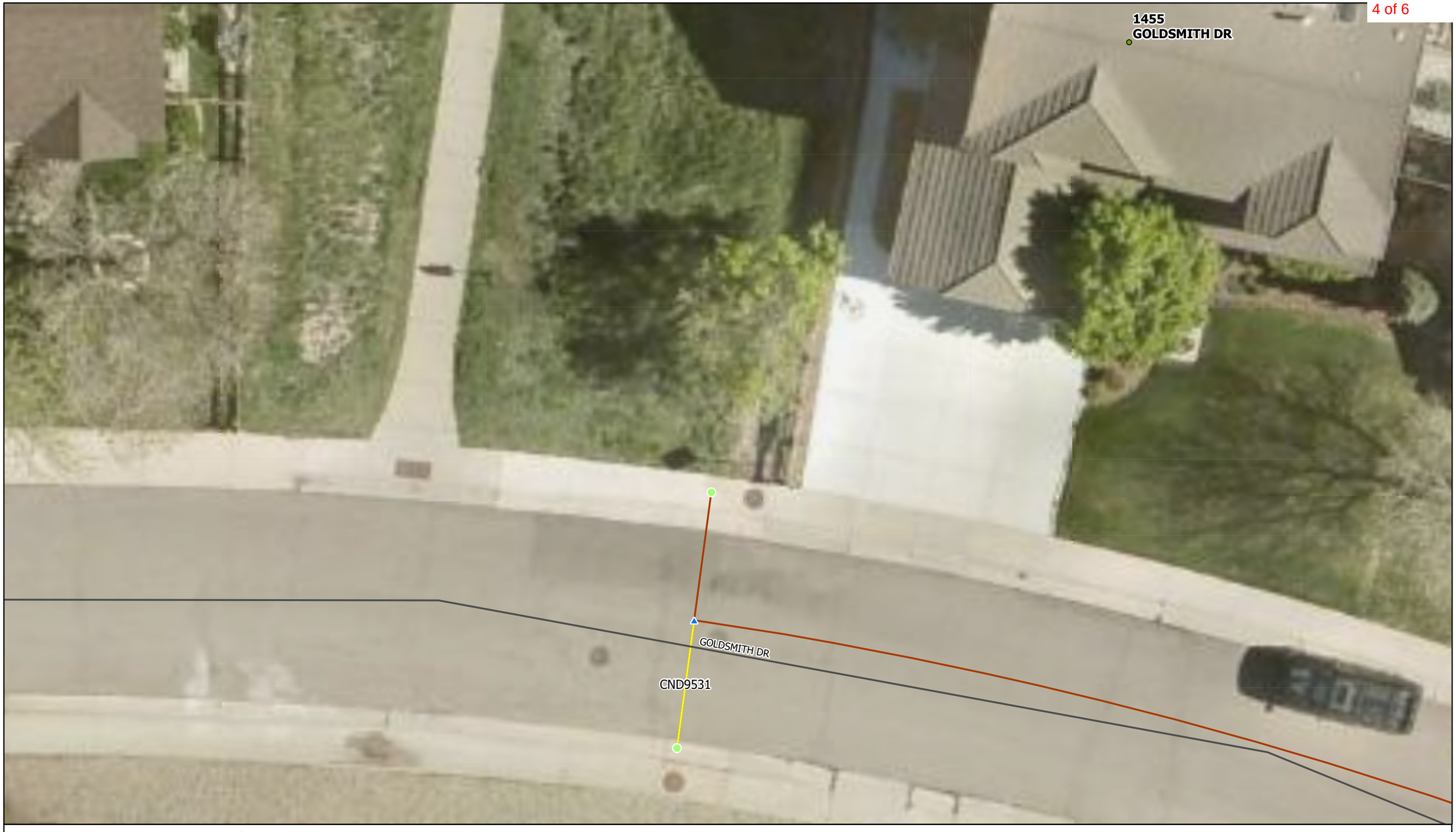
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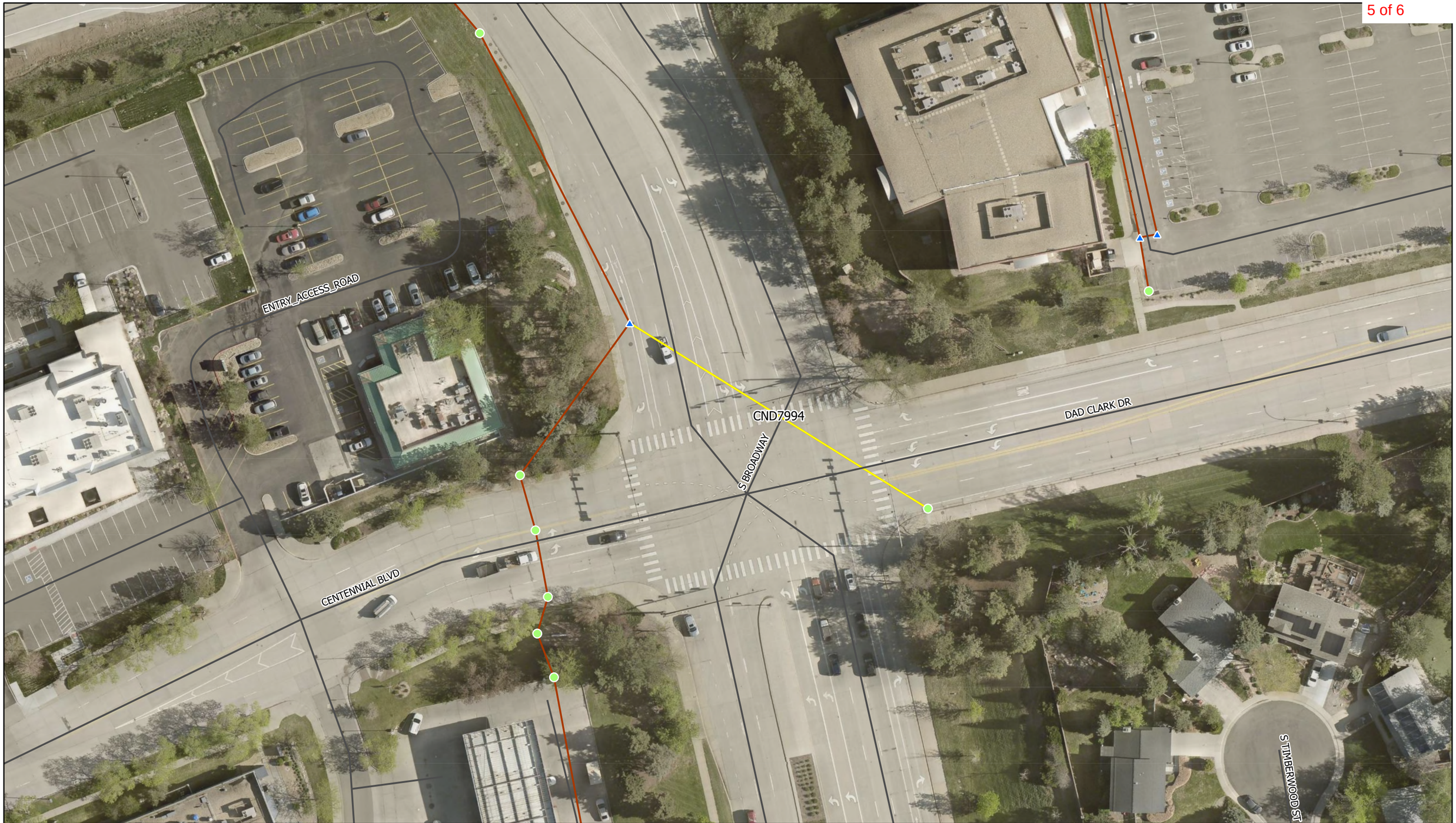
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EXHIBIT B - REV 1

HIGHLANDS RANCH SMALL STORM SEWER UV LINING PROJECT

SP2025-015

ITEM NO.	DESCRIPTION	QUANTITY	UNIT	UNIT COST	COST
202	MINOR REPAIRS TO CULVERT	1	LS	$ 1,500.00	$1,500.00
603	CULVERT LINING - CIPP UV LINED				
	CND9655 - 36" CMP	22	LF	$595.00	$13,090.00
	CND4384 - 15" RCP	38	LF	$259.00	$9,842.00
	CND9531 - 18" RCP	15	LF	$534.00	$8,010.00
	CND6351 - 18" RCP	181	LF	$141.00	$25,521.00
	CND7994 - 18" RCP	238	LF	$133.00	$31,654.00
	CND2859 - 36" CAP	320	LF	$263.00	$84,160.00
	CND9644 - 36" CAP	23	LF	$263.00	$6,049.00
	CND1183 - 24" CAP	129	LF	$184.00	$23,736.00
	CND11254 - 24" CAP	101	LF	$184.00	$18,584.00
630	CONSTRUCTION TRAFFIC CONTROL	1	LS	$19,000.00	$19,000.00
109	FIELD MODIFICATIONS	1	FA	TBD	
	TOTAL BID				**$241,146.00**

ACTUAL COMPLETED QUANTITIES SHALL BE BILLED MONTHLY
ASSUMPTIONS: CONTRACTOR SHALL VERIFY LENGTHS AND DIAMETER. CIPP LINING SHALL BE UV LINING WITH 6" - 1' LEFT OUTSIDE THE EDGE OF PIPE. MINOR REPAIRS INCLUDES UNBENDING ENDS/JOINTS. IF THE BIDDER DOES NOT FOLLOW THE REQUEST OF THE PROJECT, THEIR BID WILL NOT BE ACCEPTED.

Inliner Solutions, LLC

Marc Towne
Assistant Secretary and Regional Vice President
September 12, 2025

INLINER SOLUTIONS LLC
LIMITED LIABILITY COMPANY
SEAL
May 1, 2002
INDIANA

MEETING DATE: October 14, 2025

STAFF PERSON RESPONSIBLE: Deborah E. Kula, P.E., Special Projects Engineer

DESCRIPTION: Construction Contract with Three Sons Construction, LLC for the Highlands Ranch - Bell Flower Way Manhole Project in the Amount of $225,000.00, Douglas County Project # SP2025-013.

SUMMARY: The Project will install three (3) manholes over a 60" corrugated metal pipe storm sewer system (CMP) that was installed in 1984, with limited access ports, and these access ports were not constructed at the angle points/bends within the pipe. Prior to conducting maintenance along the storm sewer system, Douglas County is proposing to install manholes for access to the existing storm sewer system.

County staff requested quotes from five (5) contractors that had completed similar work throughout the Front Range. The quotes received are as follows:

Three Sons Construction	**$187,592.00**
Denver Dirt Works	$249,948.00
53 Corporation	$257,490.00
American West Construction	$421,512.00
ESI	Too busy
Engineer's Estimate	$319,625.00

Three Sons Construction, LLC, was the most cost-effective for this project.

The contract with Three Sons Construction, LLC will be for a total of $225,000.00, which includes $37,408.00 in Field Modifications as contingency for any additional work items that arise (and are approved by the County in writing) during construction for the project.

Funding for this construction contract is set aside in Fund 200, Business Unit 800506

RECOMMENDED ACTION: Approval of the Construction Contract with Three Sons Construction, LLC for

the Highlands Ranch - Bell Flower Way Manhole Project in the amount of $225,000.00, Douglas County Project # SP2025-013.

REVIEW:

Kristina Mann	Approve	9/26/2025
Jeff Garcia	Approve	10/6/2025
Christie Guthrie	Approve	10/7/2025
Doug DeBord	Approve	10/9/2025

ATTACHMENTS:

Cover Page
Contract Three Sons Const SP2025-013_Bell Flower

MEETING DATE: October 14, 2025

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Jeff Garcia	Approve	10/6/2025
Christie Guthrie	Approve	10/7/2025
Doug DeBord	Approve	10/9/2025

ATTACHMENTS:

Contract Three Sons Const SP2025-013_Bell Flower

HIGHLANDS RANCH – BELL FLOWER WAY MANHOLE PROJECT
SP2025-013

Construction Contract

1. **Parties.** This Contract, made and entered into this _____day of **October, 2025,** between the Board of County Commissioners of the County of Douglas (hereinafter "County") and **THREE SONS CONSTRUCTION, LLC,** a Colorado limited liability corporation (hereinafter "Contractor").

2. **Contract Documents.** The entire contract between the Parties shall consist of and include:

A. Contract, which includes the Cover Page and Table of Contents;
B. Approved Construction Plans (Exhibit A);
C. Bid Schedule (Exhibit B);
D. Douglas County Roadway Design and Construction Standards;
E. Douglas County Grading, Erosion and Sediment Control Manual, (GESC);
F. Douglas County Storm Drainage Design & Technical Criteria Manual
G. CDOT, Standard Specifications for Road & Bridge Construction;
H. CDOT, Standard Plans, M & S Standards;
I. County's Payment Policies;
J. Insurance Requirements, Revision of Section 107 of the Standard Special Provisions; and
K. Payment and Performance Bonds

3. Except as otherwise provided in this Contract, the project shall be constructed in accordance with the current as amended versions of the Douglas County Roadway Design & Construction Standards, Douglas County Grading, Erosion and Sediment Control Manual, (GESC), the Douglas County Storm Drainage Design & Technical Criteria Manual, the CDOT Standard Specifications for Road and Bridge Construction, dated 2021, and the CDOT M&S Standards. If there is a conflict between any of these standards, the Douglas County standards and manuals shall control.

4. **Scope of Work.** All services described in Exhibit A - (Construction Plans), 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 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.

5. **Term:** It is mutually agreed by the parties that the term of this Contract shall commence as of 12:01 a.m. on September 16, 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.

6. **Compensation:** Subject to the maximum contract liability 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.

7. **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 Twenty-Five Thousand Dollars ($225,000.00)** for fiscal year **2025**. 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.

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 4 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. **Indemnification and Insurance.** Contractor agrees to:

A. Indemnification. The Contractor shall defend, release, indemnify and save and hold harmless the County, its officers, agents and employees from and against (1) any and all damages, including but not limited to loss of use, to property, or injuries to or death of any person or persons, including property and officers, agents and employees of the County, and (2) any and all claims, demands, suits, actions, liabilities, costs, expenses (including but not limited to reasonable attorney fees, expert witness fees and all associated defense fees), causes of action, or other legal, equitable or administrative proceedings of any kind or nature whatsoever, of or by anyone whomsoever, regardless of the legal theory(ies) upon which premised, including but not limited to contract, tort, express and/or implied warranty, strict liability, and workers compensation, in any way resulting from, connected with, or arising out of, directly or indirectly, actions or omissions of the Contractor or those performing under it in connection with its operations or performance herewith or its use or occupancy of real or personal property hereunder, including actions or omissions of Subcontractors and Suppliers, and acts or omissions of officers, employees, agents, representatives, invitees or licensees of the Contractor or its Subcontractors or Suppliers; provided however, that the Contractor need not indemnify the County or its officers, agents and employees from damages proximately caused by and apportioned to the negligence of the County's officers, agents and employees. This indemnification is for an amount represented by the degree or percentage of negligence or fault attributable to the indemnity obligor or the indemnity obligor's agents, representatives, subcontractors, or suppliers. 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.

This indemnity clause shall also cover the County's defense costs, in the event that the County, in its sole discretion elects to provide its own defense. The County retains the right to disapprove counsel, if any, selected by Contractor to fulfill the forgoing defense indemnity obligation, which right of disapproval shall not be unreasonably exercised.

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, except as otherwise provided for subcontractors herein.

E. Contractor shall comply with any reasonable request by the Department of Labor and Employment made in the course of an investigation that the Department is undertaking.

F. If Contractor violates this provision of this Contract, the County may terminate the Contract for a breach of contract. If the Contract is so terminated, Contractor shall be liable for actual and consequential damages to the County as required by law.

G. The County will notify the Office of the Secretary of State if Contractor violates this provision of this Contract and the County terminates the Contract for such breach.

11. **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.

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 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.

13. **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.

14. **Non-Discrimination and Federal Assurance 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, 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.

15. **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.

16. **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 Contract 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.

17. **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.

18. **Permits and Licenses.** Unless otherwise provided, the Contractor shall procure all permits and licenses, and, 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. All County permits will be at no cost to the Contractors.

19. **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.

20. **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.

21. **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.

22. **Compliance with All Laws and Regulations.** All of the work performed under this Contract by the Contractor shall comply with all applicable laws, rules, regulations and codes of the United States, State of Colorado and County of Douglas.

23. **No Third-Party Beneficiary.** The enforcement of the terms and conditions of this Contract and all rights of action relating to such enforcement, shall be strictly reserved by 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.

24. **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.

25. **Bond.** At the time of the execution of this Contract, the Contractor shall furnish a Contract Payment Bond and a Contract Performance Bond. Each bond shall be in the penal sum equal to the nearest integral one hundred dollars in excess of the Contract value or amount, plus all force account items, if any, specified in the project special conditions to be included in the payment and performance bonds. The bonds and the security shall be in a form and issued by an entity acceptable to the County.

26. **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.

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STANDARD TITLE VI NON-DISCRIMINATION: APPENDIX A

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 shall comply with the Regulation relative to nondiscrimination in federally-assisted programs of the Department of Transportation (hereinafter, "DOT") Title 49, Code of Federal Regulations, Part 21, as they may be amended from time to time, (hereinafter referred to as the Regulations), which are herein incorporated by reference and made a part of this contract.

1. **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.

2. **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 Regulations relative to nondiscrimination on the grounds of race, color, national origin, or sex.

3. **Information and Reports:** The Contractor shall provide all information and reports required by the Regulations or directives issued pursuant thereto, and shall 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 the Federal Highway Administration be pertinent to ascertain compliance with such Regulations, orders 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 shall so certify to the County, the Colorado Department of Transportation or the Federal Highway Administration as appropriate, and shall set forth what efforts it has made to obtain the information.

4. **Sanctions for Noncompliance:** In the event of the Contractor's noncompliance with the nondiscrimination provisions of this Contract, the County shall impose such contract sanctions as it, the Colorado Department of Transportation or the Federal Highway Administration 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 suspension of the Contract, in whole or in part.

5. **Incorporation of Provisions:** The Contractor shall include the provisions of paragraphs (1) through (6) in every subcontract, including procurements of materials and leases of equipment, unless exempt by the Regulations, or directives issued pursuant thereto.

The Contractor shall take such action with respect to any subcontract. or procurement as the County, the Colorado Department of Transportation or the Federal Highway Administration may direct as a means of enforcing such provisions including sanctions for non-compliance: Provided, however, that, in the event a Contractor becomes involved in, or is threatened with, litigation with a subcontractor or supplier as a result of such direction, the Contractor may request the County to enter into such litigation to protect the interests of the County, and, in addition, the Contractor may request the United States to enter into such 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.

THREE SONS CONSTRUCTION, LLC:

SIGNED: _____

PRINT NAME & TITLE: Jaime Perez, Owner/President

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

_____ Date
Abe Laydon, Chair

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

PROJECT MANAGER REQUIRED TO COMPLETE:

Name of Contact at Contractor's Place of Business: (example: Joe Smith, Concrete Company, Inc.): Jonathan Kentner, Three Sons Construction, LLC

Email Address of Contact: Jonathan.kentner@threesonscon.com

Phone # of Contact: (720)618-3076

Address of Contact: 7108 S Alton Way, Bldg G, Centennial, CO 80112

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; Attention: Deborah Kula, PE, Project Manager

3. Invoices must be submitted by the 25th of the month to be paid by the 25th of the following month. 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 on or about the 25th of each month. When payment dates occur on Saturday or Sunday, 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: _____

REVISION OF SECTION 107
LEGAL RELATIONS AND RESPONSIBILITY TO PUBLIC

Section 107 of the Standard Specifications is hereby revised as follows:

107.12 PROTECTION AND RESTORATION OF PROPERTY AND LANDSCAPE

In Subsection 107.12, delete the last paragraph and replace with the following:

Measures to minimize damage to existing trees have been incorporated into the design of this Project. Due to the value of existing trees located within the Project limits, removal of trees has been minimized through the extensive use of ditch adjustments, grade and alignment adjustments and other techniques.

The Contractor shall take all precautions necessary to protect all trees not designated for transplanting and/or removal on the Project. Failure of the Contractor to protect existing trees will result in assessment of liquidated damages as follows:

First occurrence of failure to protect trees - $5,000
Second occurrence of failure to protect trees - $10,000
Any Subsequent occurrence of failure to protect trees - Potential Removal of Contractor from Project plus $10,000 per occurrence

If the Contractor knowingly harms any existing tree(s), he shall immediately notify the Engineer of the tree(s) location and damage. Damage to trees that have been identified in the plans to be protected (or not identified for removal) outside the Project limits (County ROW and / or easements), or on private property, shall be subject to the above liquidated damages, and, potentially, any additional fines pursued by the owner(s) of the private property.

107.15 RESPONSIBILITY FOR DAMAGE CLAIMS, INSURANCE TYPES AND COVERAGE LIMITS

Delete the first paragraph of Subsection 107.15, prior to subparagraph (a), in its entirety and replace with the following:

The Contractor shall exercise proper precaution at all times for the protection of persons and property and shall be responsible for all damage to persons or property, either on or off the site, which occur as a result of his prosecution of the work.

The safety provisions of applicable laws and building and construction codes shall be observed, and the Contractor shall take or cause to be taken such additional safety and health measures as deemed necessary.

The Contractor shall maintain an accurate record of all cases of death, occupational disease, and injury requiring medical attention or causing loss of time from work arising out of, and in the course of, employment on the work under this Contract. The Contractor shall promptly furnish the Engineer with reports concerning these matters.

The Contractor expressly binds himself to defend, indemnify and save harmless the County, its commissioners, officials, officers, directors and employees, against all third-party suits, actions, claims, costs, fees, and expenses, including but not limited to expert fees and attorneys' fees, of any kind and nature brought, or which may be brought against the County, for or on account of any injuries or damage received or sustained by any person, firm, partnership or corporation, or persons, firms, partnerships or corporations, or by any property, in connection with or on account of the operations of the Contractor; or failure to comply with the provisions of the Contract; or on account of or in consequence of neglect of the Contractor in safeguarding the work; or because of the performance of the work under this Contract or by or in consequence of any negligence in connection with the same; or on account of the use of any improper or defective materials or workmanship; or on account of any act or omission, neglect, or misconduct of the Contractor, or a subcontractor, agents, servants or employees; or because of any claims or amounts recovered from any infringements of patent, trademark, or copyright, unless the design, device, material or process involved is specifically required by the Contract; or from any claims or amounts arising or recovered under the Worker's Compensation Act, or other law, ordinance, order or decree; or for any cause arising out of the performance of any subcontractor, agents, servants or employees relating to this Contract. 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.

Subsection 107.15 (f) is hereby revised to include the following:

(f) The certificates of insurance shall be provided to Douglas County by the Contractor's insurance agent or carrier as evidence that policies providing the required coverage, conditions, and minimum limits are in full force and effect. Insurance limits must be on each Certificate of Insurance. Each Certificate of Insurance shall be reviewed and approved by Douglas County prior to commencement of the Contract. No other form of certificate shall be used. The certificates shall identify this Contract.

Subsection 107.15 (g) is hereby revised to include the following:

(g) Any completed certificates of insurance, including renewals and amendments or modifications, shall be sent to:

Douglas County Project Engineer	Megan Datwyler
Department of Public Works Engineering	Douglas County Risk Management
100 Third Street, Suite 220	100 Third Street, 3rd Floor
Castle Rock, Colorado 80104	Castle Rock, Colorado 80104

Any notices of cancellation, termination, or material change shall be sent to the above addresses within **thirty (30) calendar days** prior to the date upon which the noticed action

(i.e., cancellation, termination or material change) is to take effect.

Add the following new Subsection 107.15(i) :

(i) Failure on the part of the Contractor to procure or maintain policies providing the required coverage, conditions and minimum limits shall constitute a material breach of contract upon which the County may immediately terminate this Contract, or, in the County's sole discretion, it may suspend the Contractor's performance and/or procure or renew any such policy or any extended reporting period thereto and may pay any and all premiums in connection therewith, and all monies so paid by the County shall be repaid by the Contractor to the County upon demand, or the County may offset the cost of the premiums against any monies due to the Contractor from the County.

107.16 OPENING SECTIONS OF PROJECT TO TRAFFIC

Subsection 107.16 is hereby revised to include the following:

The County has the right, subject to reasonable advance notice to the Contractor, to take possession of and use any completed or partially completed portions of the work. The County has this right even though the entire work or any portions thereof may, or may not, have been completed. Such possession and use shall not be deemed an acceptance of any work until all work has been completed in accordance with the Contract. Possession taken by the County pursuant to this paragraph shall not change the period of warranty requirements pursuant to the Revision of Sections 105 and 107.

107.17 CONTRACTOR'S RESPONSIBILITY FOR WORK

Subsection 107.17 is hereby revised to include the following:

Should an excavation become flooded, by any cause, the Contractor shall remove excess water, excavate the unsuitable material to a depth satisfactory to the Engineer and replace it with other suitable material as approved by the Engineer, at the Contractor's expense.

Until final written acceptance of the Project by the County, the Contractor shall have the charge and care thereof and shall take every precaution against injury or damage to any part thereof by the action of the elements, groundwater, surface runoff, floods or from any other cause, whether arising from the execution or from the non-execution of the work. The Contractor shall rebuild, repair, restore, and make good all injuries or damages to any portion of the work occasioned by any of the above causes before final acceptance and shall bear the expense thereof.

The Contractor shall be responsible for the Project and shall take such precautions as may be necessary to construct the Project in a dry condition, provide for drainage, groundwater, underground water, surface runoff; and shall erect any necessary temporary structures or other facilities (including pumping and all other dewatering costs) at the Contractor's expense that are needed to complete the requirements for this Project.

No separate measurement and payment will be made of the work, equipment and materials, including, but not limited to, any additional shoring, rock stabilization, diversions, cofferdams, sheeting, pumping and well points required to control the surface and subsurface water in the work area throughout the duration of the Project (until the Project is completed and accepted by the Engineer). This work shall be a subsidiary obligation of the Contractor for this Project.

In an emergency affecting the safety of life or property, on or adjoining the Project site, the Contractor shall act, either at his own discretion, or as instructed by the Engineer, to prevent such threatened loss or injury. Any compensation claimed by the Contractor on account of such emergency work will be determined by the Engineer as provided in Subsections 104.03 and 109.04.

107.19 FURNISHING RIGHT OF WAY

Subsection 107.19 is hereby revised to include the following:

The Contractor shall construct this Project within the right-of-way, permanent slope easements, permanent drainage easements, permanent utility easements and temporary construction easements, or as otherwise provided in writing and as shown on the plans. The Contractor, at his expense, shall obtain any additional temporary construction easements that the Contractor wants. The Contractor shall provide the County with a written copy of all third-party agreements pertaining to this contract. Upon written approval by the Engineer, the County may agree to incorporate the adjacent additional temporary construction easements into the Project limits. The Contractor will be responsible for obtaining all applicable Federal, State and Local permits associated with the work outside the Project limits. No time extensions will be granted by the County for the Contractor to obtain these additional easements. When required, temporary fence will be constructed within the limits of the temporary construction easements.

107.25 WATER QUALITY CONTROL

Subsection 107.25 is hereby revised as follows:

Subsection 107.25(a) Definitions 1 through 4 are hereby deleted.

Subsection 107.25(b) Items 2 and 6 are hereby deleted.

Subsection 107.25(c) is hereby deleted.

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 **Two Hundred Twenty-Five Thousand Dollars ($225,000.00),** 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 **HIGHLANDS RANCH – BELL FLOWER WAY MANHOLE PROJECT, DOUGLAS COUNTY PROJECT NUMBER SP2025-013**, 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 **Two Hundred Twenty-Five Thousand Dollars ($225,000.00),** 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 **HIGHLANDS RANCH – BELL FLOWER WAY MANHOLE PROJECT, DOUGLAS COUNTY PROJECT NUMBER SP2025-013**, 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.)

EXHIBIT A

DOUGLAS COUNTY

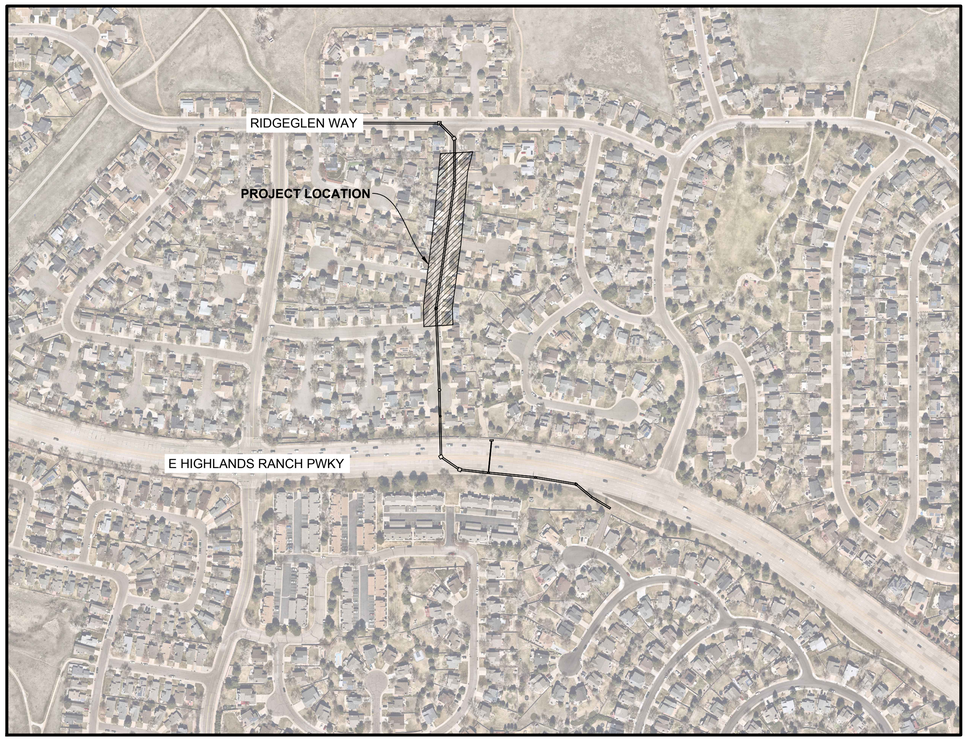
DOUGLAS COUNTY MANHOLE IMPROVEMENTS

HIGHLANDS RANCH PARKWAY MANHOLE INSTALLATIONS - IRIS COURT AND BELLFLOWER WAY

ICON ENGINEERING PROJECT NO.: 22-026-02

Sheet List Table	
Sheet Number	Sheet Title
1	COVER SHEET
2	GENERAL NOTES
3	PLAN AND PROFILE
4	DETAILS - 1 OF 5
5	DETAILS - 2 OF 5
6	DETAILS - 3 OF 5
7	DETAILS - 4 OF 5
8	DETAILS - 5 OF 5

T6S, R68W, SECTION 11



LOCATION MAP

NOT TO SCALE

APPROVALS

DOUGLAS COUNTY

DOUGLAS COUNTY DEPARTMENT OF PUBLIC WORKS ENGINEERING
100 THIRD ST.
CASTLE ROCK, COLORADO 80104
303-660-7490

Zeke Lynch — 2/11/2025
ZEKE LYNCH, PE, ASSISTANT DIRECTOR OF PUBLIC WORKS ENGINEERING — DATE

Sean Owens — 02/11/2025
SEAN OWENS, PE, SPECIAL PROJECT MANAGER — DATE

Deborah Kula — 02/11/2025
DEBORAH KULA, PE, SPECIAL PROJECTS ENGINEER — DATE

THESE CONSTRUCTION DRAWINGS HAVE BEEN REVIEWED BY DOUGLAS COUNTY FOR STORMWATER IMPROVEMENTS ONLY.

ENGINEERING ACCEPTANCE BLOCK

FOR AND ON BEHALF OF
ICON ENGINEERING, INC.

Tyler Rosburg — 2/10/2025
TYLER ROSBURG, PE
PROJECT MANAGER — DATE

Emerson Peaslee — 2/10/2025
EMERSON PEASLEE, EI
PROJECT ENGINEER — DATE

COLORADO LICENSED
TYLER THOMAS ROSBURG
0051808
PROFESSIONAL ENGINEER

ICON ENGINEERING

DOUGLAS COUNTY COLORADO

DOUGLAS COUNTY STANDARD NOTES:

1. THE DOUGLAS COUNTY ENGINEERING DIRECTOR SIGNATURE AFFIXED TO THIS DOCUMENT INDICATES THE ENGINEERING DIVISION HAS REVIEWED THE DOCUMENT AND FOUND IT IN GENERAL CONFORMANCE WITH THE DOUGLAS COUNTY ROADWAY DESIGN AND CONSTRUCTION STANDARDS AND THE DOUGLAS COUNTY SUBDIVISION RESOLUTION OR ACCEPTED VARIANCES TO THOSE REGULATIONS. THE DOUGLAS COUNTY ENGINEERING DOUGLAS COUNTY ROADWAY DESIGN AND CONSTRUCTION STANDARDS PAGE 3-2 DIRECTOR, THROUGH ACCEPTANCE OF THIS DOCUMENT, ASSUMES NO RESPONSIBILITY, OTHER THAN STATED ABOVE, FOR THE COMPLETENESS AND/OR ACCURACY OF THESE DOCUMENTS. THE OWNER AND ENGINEER UNDERSTAND THAT THE RESPONSIBILITY FOR THE ENGINEERING ADEQUACY OF THE FACILITIES DEPICTED IN THIS DOCUMENT LIES SOLELY WITH THE PROFESSIONAL ENGINEER REGISTERED IN THE STATE OF COLORADO WHOSE STAMP AND SIGNATURE AFFIXED TO THIS DOCUMENT.

2. ALL CONSTRUCTION SHALL CONFORM TO DOUGLAS COUNTY STANDARDS. ANY CONSTRUCTION NOT SPECIFICALLY ADDRESSED BY THESE PLANS AND SPECIFICATIONS WILL BE BUILT IN COMPLIANCE WITH THE LATEST EDITION OF THE MOST STRINGENT OF THE FOLLOWING:
   - THE DOUGLAS COUNTY ROADWAY DESIGN AND CONSTRUCTION STANDARDS
   - THE COLORADO DEPARTMENT OF HIGHWAYS STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION
   - THE COLORADO DEPARTMENT OF TRANSPORTATION M STANDARDS

3. ALL MATERIALS AND WORKMANSHIP SHALL BE SUBJECT TO INSPECTION BY THE DOUGLAS COUNTY ENGINEERING DIVISION AS APPLICABLE. THE COUNTY RESERVES THE RIGHT TO ACCEPT OR REJECT ANY SUCH MATERIALS AND WORKMANSHIP THAT DOES NOT CONFORM TO ITS STANDARDS AND SPECIFICATIONS.

4. THE CONTRACTOR SHALL NOTIFY THE DOUGLAS COUNTY ENGINEERING INSPECTION DIVISION, 303-660-7487, A MINIMUM OF 24-HOURS AND A MAXIMUM OF 72-HOURS PRIOR TO STARTING CONSTRUCTION. CONTRACTOR SHALL NOTIFY DOUGLAS COUNTY ENGINEERING INSPECTION WHEN WORKING OUTSIDE OF THE PUBLIC RIGHT-OF-WAY ON ANY FACILITY THAT WILL BE CONVEYED TO THE COUNTY, URBAN DRAINAGE & FLOOD CONTROL DISTRICT, OR OTHER SPECIAL DISTRICT FOR MAINTENANCE (STORM SEWER, ENERGY DISSIPATERS, DETENTION OUTLET STRUCTURES, OR OTHER DRAINAGE INFRASTRUCTURES). FAILURE TO NOTIFY THE ENGINEERING INSPECTION DIVISION TO ALLOW THEM TO INSPECT THE CONSTRUCTION MAY RESULT IN NON-ACCEPTANCE OF THE FACILITY/INFRASTRUCTURE BY THE COUNTY AND/OR URBAN DRAINAGE.

5. CONSTRUCTION WILL NOT BEGIN UNTIL ALL APPLICABLE PERMITS HAVE BEEN ISSUED. IF A DOUGLAS COUNTY ENGINEERING INSPECTOR IS NOT AVAILABLE AFTER PROPER NOTICE OF CONSTRUCTION ACTIVITY HAS BEEN PROVIDED, THE PERMITTEE MAY COMMENCE WORK IN THE INSPECTOR'S ABSENCE. HOWEVER, DOUGLAS COUNTY RESERVES THE RIGHT NOT TO ACCEPT THE IMPROVEMENT IF SUBSEQUENT TESTING REVEALS AN IMPROPER INSTALLATION.

6. THE LOCATION OF EXISTING UTILITIES SHALL BE VERIFIED BY THE CONTRACTOR PRIOR TO ACTUAL CONSTRUCTION. FOR INFORMATION CONTACT: COLORADO 811, AT 1-800-922-1987 (WWW.COLORADO811.ORG).

7. THE CONTRACTOR SHALL HAVE ONE (1) COPY OF THE PLANS SIGNED BY THE DOUGLAS COUNTY ENGINEERING DIRECTOR, ONE (1) COPY OF THE ROADWAY DESIGN AND CONSTRUCTION STANDARDS, AS AMENDED, AND ALL APPLICABLE PERMITS AT THE JOB SITE AT ALL TIMES.

8. ALL PROPOSED STREET CUTS TO EXISTING PAVEMENTS FOR UTILITIES, STORM SEWER OR FOR OTHER PURPOSES ARE LISTED AND REFERENCED BELOW:
   - SHEET 3 - BELL FLOWER WAY

9. A TRAFFIC CONTROL PLAN, IN ACCORDANCE WITH THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES, SHALL BE SUBMITTED TO DOUGLAS COUNTY FOR ACCEPTANCE WITH THE RIGHT-OF-WAY USE AND CONSTRUCTION PERMIT APPLICATION. A RIGHT-OF-WAY USE AND CONSTRUCTION PERMIT WILL NOT BE ISSUED WITHOUT AN ACCEPTED TRAFFIC CONTROL PLAN FOR TRAFFIC CONTROL DURING CONSTRUCTION.

10. THE CONSTRUCTION PLANS SHALL BE CONSIDERED VALID FOR THREE (3) YEARS FROM THE DATE OF COUNTY ACCEPTANCE, AFTER WHICH TIME THESE PLANS SHALL BE VOID AND WILL BE SUBJECT TO RE-REVIEW AND RE-ACCEPTANCE BY DOUGLAS COUNTY.

11. DOUGLAS COUNTY STANDARD DETAILS SHALL NOT BE MODIFIED. ANY NON-STANDARD DETAILS WILL BE CLEARLY IDENTIFIED AS SUCH.

12. PAVING, INCLUDING CONSTRUCTION OF CURB AND GUTTER (WHEN USED), SHALL NOT START UNTIL A PAVEMENT DESIGN REPORT AND SUBGRADE COMPACTION TESTS ARE ACCEPTED BY THE ENGINEERING INSPECTION DIVISION FOR ALL PUBLIC AND PRIVATE ROADS.

13. STANDARD DOUGLAS COUNTY HANDICAP RAMPS ARE TO BE CONSTRUCTED AT ALL CURB RETURNS AND AT MID-BLOCK LOCATIONS OPPOSITE OF ONE OF THE CURB RETURNS OF ALL "T" INTERSECTIONS AS IDENTIFIED ON THESE PLANS.

14. ALL STATIONING IS BASED ON CENTERLINE OF ROADWAYS UNLESS OTHERWISE NOTED.

15. ALL ELEVATIONS ARE ON UNITED STATES COAST AND GEODETIC SURVEY (USC&GS) (NAVD-88) DATUM WITH DATE. THE RANGE POINT OR MONUMENTS SHALL BE SHOWN ON CONSTRUCTION DRAWINGS.

16. ALL STORM SEWER IMPROVEMENTS (PUBLIC AND PRIVATE) INCLUDING, BUT NOT LIMITED TO, INLETS, PIPES, CULVERTS, CHANNELS, DITCHES, HYDRAULIC STRUCTURES, RIPRAP, DETENTION BASINS, FOREBAYS, MICROPOOLS, AND WATER QUALITY FACILITIES REQUIRE PERMITTING AND INSPECTIONS. PLEASE CONTACT THE DOUGLAS COUNTY ENGINEERING INSPECTIONS DIVISION AT 303- 660-7487 FOR PERMITTING REQUIREMENTS AND INSPECTIONS SCHEDULING.

17. TWO (2) MANHOLE ACCESS POINTS ARE REQUIRED ON ALL TYPE “R” CURB INLETS GREATER THAN OR EQUAL TO TEN (10) FEET IN LENGTH.

18. EPOXY COATED REBAR IS REQUIRED ON ALL DRAINAGE STRUCTURES.

19. DOUGLAS COUNTY REQUIRES CLASS D CONCRETE FOR ALL DRAINAGE STRUCTURES.

20. ALL RCP STORM SEWERS MUST USE ASTM C443 WATERTIGHT GASKETS PER THE CURRENT DOUGLAS COUNTY AND URBAN DRAINAGE DESIGN CRITERIA.

21. ALL RCP SHALL BE CLASS III STORM SEWER PIPE UNLESS OTHERWISE SPECIFIED.

22. JOINT RESTRAINTS ARE REQUIRED FOR A MINIMUM OF THE LAST TWO PIPE JOINTS AND FLARED END SECTION OF AN RCP OUTFALL.

23. PRECAST INLETS AND MANHOLE BASES ARE NOT ALLOWED.

24. TOE WALLS ARE REQUIRED ON FLARED END SECTIONS AT THE OUTLET END OF CULVERTS AND STORM SEWER OUTFALLS.

25. FILTER FABRIC IS REQUIRED UNDER ALL RIPRAP PADS.

26. THE PROFESSIONAL ENGINEER, REGISTERED IN THE STATE OF COLORADO, SIGNING THESE PLANS IS RESPONSIBLE FOR ENSURING THAT THE DETAILS INCLUDED ARE COMPATIBLE WITH THE STANDARD DOUGLAS COUNTY DETAILS CONTAINED IN THE LATEST VERSIONS OF THE CRITERIA MANUALS. THIS INCLUDES, BUT IS NOT LIMITED TO:
   - DOUGLAS COUNTY ROADWAY DESIGN AND CONSTRUCTION STANDARDS
   - DOUGLAS COUNTY STORM DRAINAGE DESIGN AND TECHNICAL CRITERIA
   - DOUGLAS COUNTY GRADING, EROSION AND SEDIMENT CONTROL CRITERIA
   - CDOT M & S STANDARDS
   - MUTCD
   - URBAN STORM DRAINAGE CRITERIA MANUAL VOLUMES 1,2 & 3

27. A TEMPORARY CONSTRUCTION ACCESS PERMIT FROM DOUGLAS COUNTY MAY BE REQUIRED FOR ANY PROJECT.

No.	DATE	REVISIONS	APPR.

DRAWN BY: EHP
DESIGNED BY: TTR
APPROVED BY: TWC

811 Know what's below. Call before you dig.

PREPARED FOR: DOUGLAS COUNTY COLORADO

PREPARED BY: ICON ENGINEERING

COLORADO LICENSED TYLER THOMAS ROSBERG 0051808 PROFESSIONAL ENGINEER

DOUGLAS COUNTY MANHOLE IMPROVEMENTS

BELL FLOWER WAY

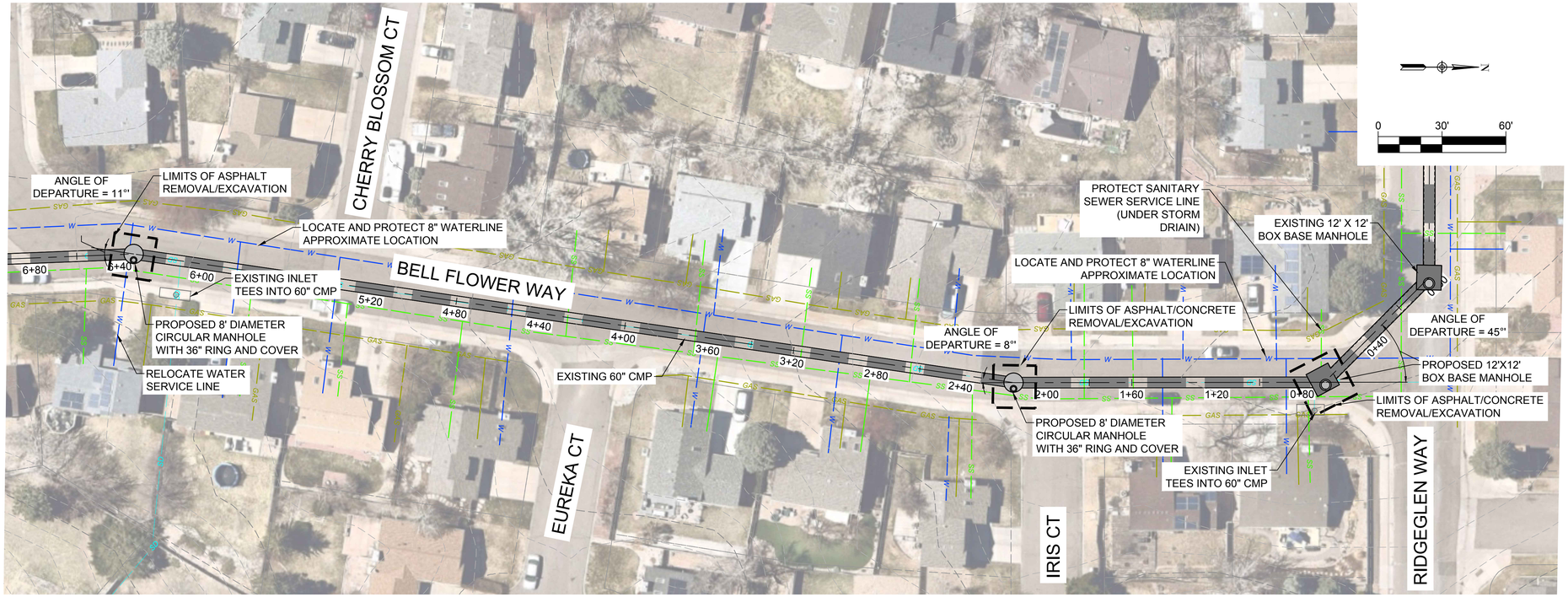
22-026-02

GENERAL NOTES

DATE FEB 2025

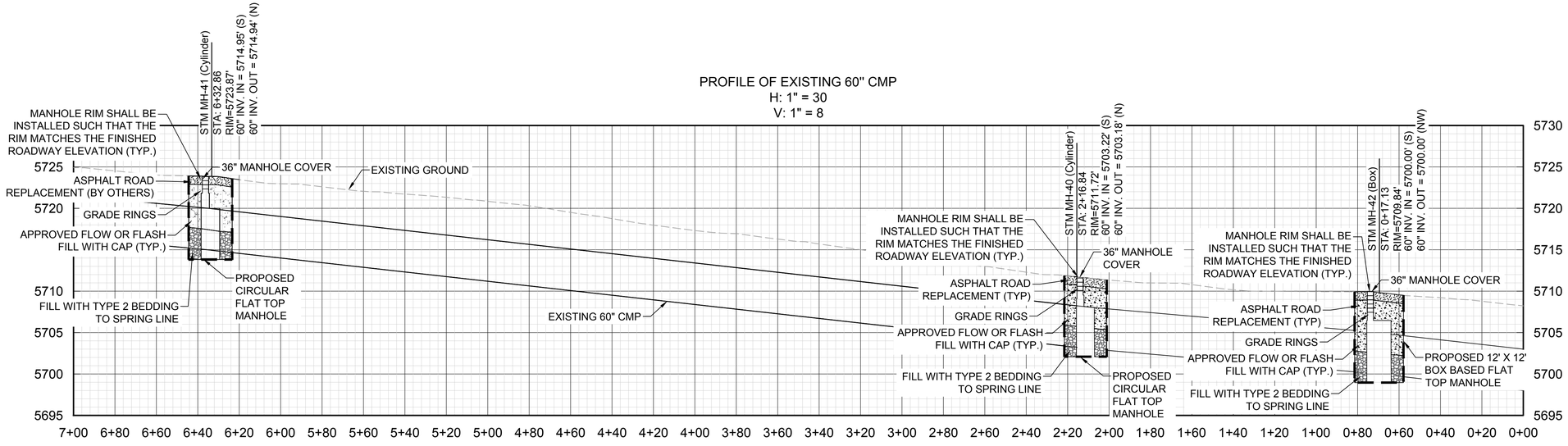
SHEET 2 OF 8

P:\P22-026-02_Daisy_MH_Install\06_DWG\04_CIVIL\04_PLAN SETS\SECOND PLANSET- APPLEBLOSSOM+RIS\STANDARD-NOTES.dwg Epeaslee Page Setup:---; ICON.stb; 2/10/2025 2:33 PM



NOTES:

1. THE EXISTING PIPE ALIGNMENT AND DEPTHS SHOWN IN THIS PLAN ARE APPROXIMATE AND SHOULD BE FIELD VERIFIED BY THE CONTRACTOR PRIOR TO COMMENCING CONSTRUCTION.
2. NO STORM WATER DIVERSION OR BYPASS PUMP SHALL BE UTILIZED FOR STORM FLOW THROUGH THE EXISTING 60" CMPS. IT IS ASSUMED THE MANHOLES SHALL BE CAST IN PLACE AROUND THE EXISTING 60" CMP AND THE PIPES SHALL BE CUT AFTER PLACEMENT AND CURING OF THE CAST-IN-PLACE MANHOLES, ELIMINATING THE NEED FOR ANY WATER DIVERISON OR BYPASS PUMPING. THE PIPE SHALL BE CUT AT LEAST 9" BELOW SPRING LINE.
3. CONCRETE ROADWAY REMOVAL SHALL INVOLVE THE REMOVAL AND REPLACEMENT OF FULL PANELS OF CONCRETE.
4. BACKFILL OF EXCAVATION AROUND MANHOLES SHALL CONSIST OF A DOUGLAS COUNTY APPROVED FLOW/FLASH FILL.
5. SEE DETAIL ON SHEET 6 FOR CURB AND GUTTER REPLACEMENT.
6. TRAFFIC CONTROL PLAN TO BE PROVIDED BY CONTRACTOR AND APPROVED BY DOUGLAS COUNTY PRIOR TO THE START OF CONSTRUCTION.
7. EXISTING UTILITIES IN THE PROPOSED AREA OF WORK, WITH THE EXCEPTION OF STORM SEWER, ARE SHOWN BASED ON AS-BUILTS AND AERIAL IMAGERY. THE CONTRACTOR SHALL CALL 811 FOR UTILITY MARKINGS PRIOR TO COMMENCING ANY EXCAVATION ACTIVITIES AND NOTIFY DOUGLAS COUNTY AND ENGINEER OF ANY POSSIBLE CONFLICTS. CONTRACTOR SHALL PROVIDE A LUMP SUM AMOUNT FOR UTILITY LOCATES THAT MAY INCLUDE MORE THAN ONE LOCATE. ADDITIONAL CHARGES SHALL NOT BE ACCEPTED.
8. EXCAVATION AND TRENCH STABILIZATION FOR MANHOLE CONSTRUCTION SHALL BE INCLUDED IN MANHOLE INSTALLATION COSTS.
9. ACCESS TO ALL ADJACENT DRIVEWAYS MUST BE MAINTAINED THROUGHOUT CONSTRUCTION.



No.	DATE	REVISIONS	APPR.

DRAWN BY: EHP
DESIGNED BY: TTR
APPROVED BY: TWC

811 Know what's below. Call before you dig.

PREPARED FOR: DOUGLAS COUNTY COLORADO

PREPARED BY: ICON ENGINEERING

COLORADO LICENSED THOMAS TWISSELMAN 0051808 PROFESSIONAL ENGINEER

DOUGLAS COUNTY MANHOLE IMPROVEMENTS

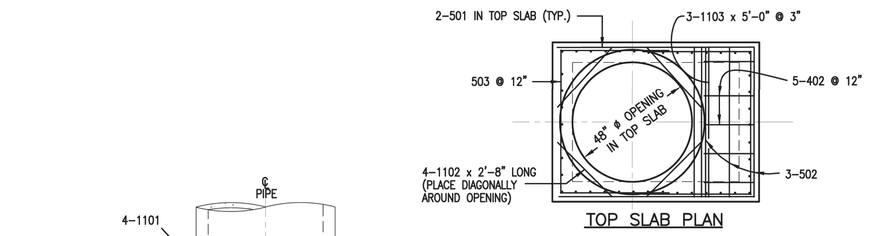
BELL FLOWER WAY

22-026-02 PLAN AND PROFILE

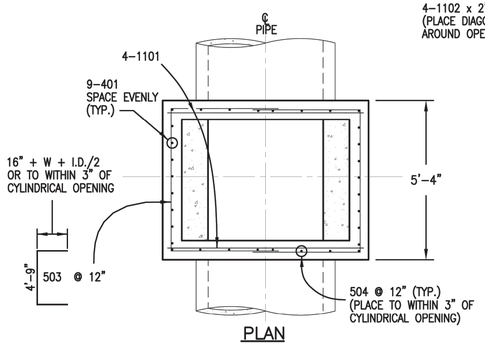
DATE FEB 2025

SHEET 3 OF 8

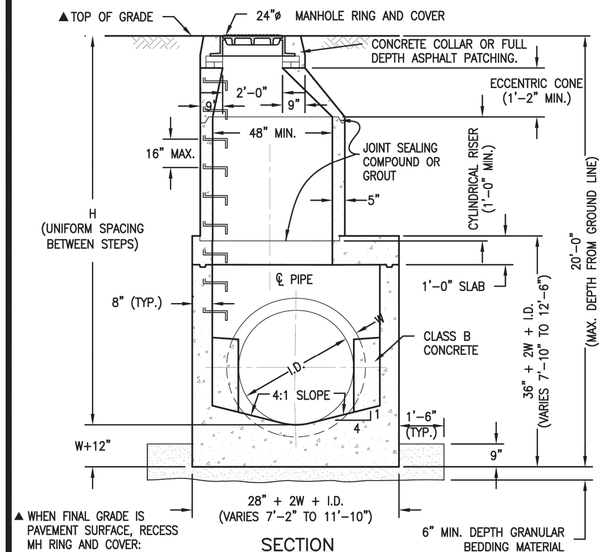
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TOP SLAB PLAN



PLAN



SECTION

MANHOLE BOX BASE

REFERENCE:

CDOT M & S STANDARDS
M-604-20

MANHOLES

DOUGLAS COUNTY COLORADO

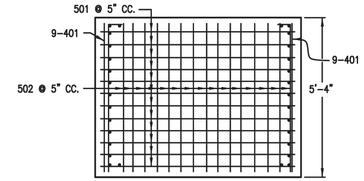
Issued: 05/2013

Revised:

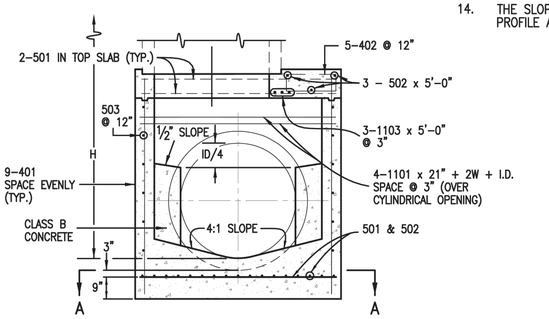
Drawing No.
SP.43a

GENERAL NOTES

1. SINCE ALL PIPE ENTRIES INTO THE BASE ARE VARIABLE, THE DIMENSIONS SHOWN ARE TYPICAL. ACTUAL DIMENSIONS AND QUANTITIES FOR CONCRETE AND REINFORCEMENT SHALL BE AS REQUIRED IN THE WORK.
2. THE PRECAST FLAT TOP MAY BE USED ON ANY MANHOLE. THE ECCENTRIC CONE MAY BE USED WHEN THE MANHOLE "H" HEIGHT IS AT LEAST 8'.
3. THE MH RING (FRAME) SHALL BE SET ON CONCRETE GRADE RINGS. THE FRAME SHALL BE SURROUNDED WITH A CONCRETE COLLAR IN UNPAVED AREA AND CONCRETE PAVEMENT, OR FULL DEPTH ASPHALT IN ASPHALT PAVEMENT. SEE DETAILS ON SHEETS 2 AND 3.
4. DESIGN OF BOX BASE IS BASED ON STRAIGHT RUNS OF CONDUIT OR CHANGE IN DIRECTION OF LESS THAN 45°. SPECIAL DESIGN IS REQUIRED FOR 45° OR GREATER.
5. PRECAST MANHOLES AND REINFORCEMENT SHALL CONFORM TO ASTM C 478 (AASHTO M 199).
6. CAST-IN-PLACE MANHOLES SHALL BE CLASS D CONCRETE.
7. STEPS SHALL BE REQUIRED WHEN THE MANHOLE DEPTH EXCEEDS 3'–6" AND SHALL BE IN ACCORDANCE WITH AASHTO M 199.
8. ALL REINFORCING STEEL SHALL HAVE A MINIMUM YIELD STRENGTH OF 60,000 PSI. VERTICAL STEEL SHALL BE PLACED AT ℄ OF WALL. ALL BARS SHALL HAVE A 2" MINIMUM CLEARANCE. ALL REINFORCING BARS SHALL BE EPOXY COATED.
9. IF ANY REBAR HAS TO BE CUT ON THE JOB SITE, THE EXPOSED BARE STEEL SHALL BE IMMEDIATELY COVERED WITH A MANUFACTURE APPROVED EPOXY PAINT PRIOR TO POUR.
10. ALL PIPE ENTRIES INTO THE BASE OF MANHOLE SHALL BE CONNECTED BY OPEN CHANNELIZATION ADJUSTED FOR PIPE SIZE, SHAPE, SLOPE, AND DIRECTION OF FLOW. DETAILS SHOWN ARE TYPICAL FOR INSTALLATIONS WITH ALL INVERTS OF SAME RELATIVE ELEVATION. FOR EXCESSIVE ELEVATION DIFFERENCE BETWEEN INVERTS, SPECIAL BASE/CHANNEL DETAILS WILL BE SHOWN ON THE PLANS.
11. FLOW CHANNELS AND INVERTS SHALL BE FORMED BY SHAPING WITH CLASS B CONCRETE.
12. STUB-OUTS SHALL EXTEND A MINIMUM OF 1 PIPE SECTION BEYOND OUTSIDE WALL SURFACE OF MANHOLE AND BE SATISFACTORILY PLUGGED.
13. CHECK WITH THE LOCAL GOVERNMENT AUTHORITY FOR ANY ADDITIONAL SANITARY SEWER SPECIFICATIONS, DETAILS, OR REGULATIONS.
14. THE SLOPE OF THE MANHOLE COVER SHALL MATCH THE ROADWAY PROFILE AND CROSS SLOPE.



SECTION A–A
(STEEL IN BOTTOM OF BASE)



SECTION

REFERENCE:

CDOT M & S STANDARDS
M-604-20

MANHOLES

DOUGLAS COUNTY COLORADO

Issued: 05/2013

Revised:

Drawing No.
SP.43b

No.	DATE	REVISIONS	APPR.

DRAWN BY: EHP
DESIGNED BY: TTR
APPROVED BY: TWC

811 Know what's below. Call before you dig.

PREPARED FOR: DOUGLAS COUNTY COLORADO

PREPARED BY: ICON ENGINEERING

COLORADO LICENSED THOMAS ROSEBRAUGH WALKER 0051808 PROFESSIONAL ENGINEER

DOUGLAS COUNTY MANHOLE IMPROVEMENTS

BELL FLOWER WAY

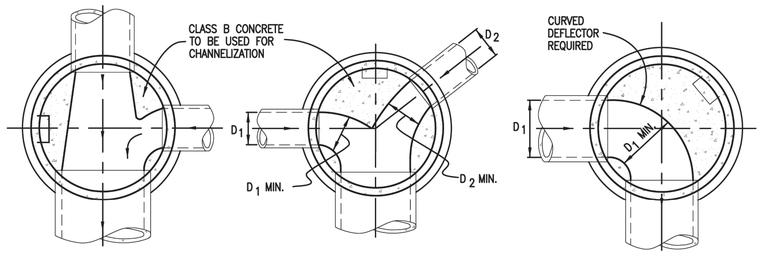
22-026-02

DETAILS - 1 OF 5

DATE FEB 2025

SHEET 4 OF 8

P:\P'22-026-02_Daisy_MH_Install\06_DWG\04_CIVIL\04_PLAN SETS\SECOND PLANSET- APPLEBLOSSOM+IRIS\DETAILS.dwg, Epeaslee: Page Setup:-----, ICON stb:, 2/10/2025 2:34 PM



THROUGH PIPE ONE LATERAL | ANGLED LATERALS | SHARP ANGLE

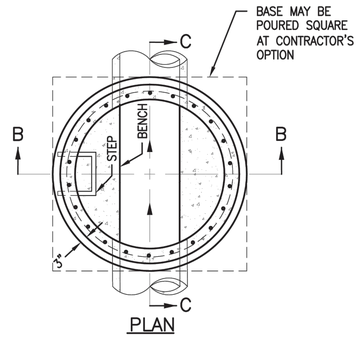
TYPICAL CHANNELIZATION DETAILS

QUANTITIES FOR CONCRETE MANHOLE BOX BASE

MARK	SIZE	TYPE	WT. #/FT.	BARS	I.D. 60"	66"	72"	84"	96"	FORMULAS
401	4	I	0.668	NO. REQ'D.	18	18	18	18	18	401
				LENGTH	8'–8"	9'–3"	9'–10"	11'–0"	12'–2"	BAR LENGTH = 32"+2W+I.D.
				WEIGHT #	104.2	111.2	118.2	132.3	146.3	
402	4	III	0.668	NO. REQ'D.	5	5	5	5	5	402
				LENGTH	6'–0"	6'–7"	7'–2"	8'–4"	9'–6"	BAR LENGTH = I.D. + 2W
				WEIGHT #	20.0	22.0	23.9	27.8	31.7	
501	5	I	1.043	NO. REQ'D.	17	17	17	17	17	501
				LENGTH	8'–0"	8'–7"	9'–2"	10'–4"	11'–6"	BAR LENGTH = 24" + I.D. + 2W
				WEIGHT #	141.8	152.2	162.5	183.2	203.9	
502	5	I	1.043	NO. REQ'D.	23	25	26	29	32	502
				LENGTH	5'–0"	5'–0"	5'–0"	5'–0"	5'–0"	NUMBER BARS REQ'D. = $3+\left(\frac{24+I.D.+2W}{@\ 5"}+1\right)$
				WEIGHT #	119.9	130.4	135.6	151.2	166.9	
503	5	II	1.043	NO. REQ'D.	16	18	18	20	24	503
				LENGTH	13'–5"	14'–0"	14'–7"	15'–9"	16'–11"	NUMBER BARS REQ'D. = $2\left(\frac{13+I.D.+2W}{@\ 12"}+1\right)$
				WEIGHT #	223.9	262.8	273.8	328.5	423.5	BAR LENGTH = 4'–9"+2(16+W+I.D./2)
504	5	I	1.043	NO. REQ'D.	14	14	16	18	20	504
				LENGTH	8'–8"	9'–3"	9'–10"	11'–0"	12'–2"	NUMBER BARS REQ'D. = $2\left(\frac{2W+I.D.-4}{@\ 12"}+1\right)$
				WEIGHT #	126.6	135.1	164.1	206.5	253.8	BAR LENGTH = 32"+2W+I.D.
1101	11	I	5.313	NO. REQ'D.	4	4	4	4	4	1101
				LENGTH	7'–9"	8'–4"	8'–11"	10'–1"	11'–3"	BAR LENGTH = 21" + I.D. + 2W
				WEIGHT #	164.7	177.1	189.5	214.3	239.1	
1102	11	I	5.313	NO. REQ'D.	4	4	4	4	4	BENDING
				LENGTH	2'–8"	2'–8"	2'–8"	2'–8"	56.7	TYPE I STRAIGHT
				WEIGHT #	56.7	56.7	56.7	56.7	2'–8"	TYPE II 4'–9", 16"+W+I.D./2
1103	11	I	5.313	NO. REQ'D.	3	3	3	3	3	TYPE III 12", 12", 7", I.D.+2W–38"
				LENGTH	5'–0"	5'–0"	5'–0"	5'–0"	5'–0"	
				WEIGHT #	79.7	79.7	79.7	79.7	79.7	
REINFORCING STEEL TOTAL #					1,037.5	1,127.2	1,204.0	1,380.2	1,601.6	
CONCRETE – CUBIC YARDS – TOTAL					6.6	7.3	8.0	9.5	11.1	

NOTE: QUANTITIES ARE BASED ON SAME SIZE PIPE ENTRANCE TO AND EXIT FROM, BASE AND A 4 FT. MANHOLE ENTRANCE INTO TOP SLAB OF BASE.

REFERENCE:	MANHOLES	Issued: 05/2013
CDOT M & S STANDARDS M-604-20	DOUGLAS COUNTY COLORADO	Revised:
		Drawing No. SP.43c



PLAN

LEGEND

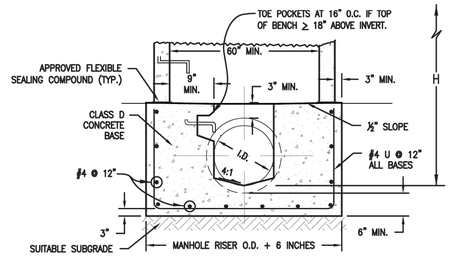
SUITABLE SUBGRADE

GRANULAR BEDDING MATERIAL

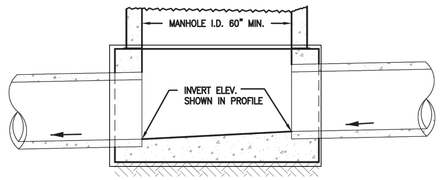
CONCRETE

MANHOLE BASES:

1. THE BASE SLAB SHALL BE POURED MONOLITHICALLY WITH BOTTOM RISER SECTION.
2. MANHOLE BASES SHALL FIT THE CONDITIONS AND LOCATIONS FOR WHICH THEY ARE INTENDED WITHOUT ANY FIELD MODIFICATIONS. ANY MANHOLE BASE WHICH REQUIRES FIELD CUTTING OR MODIFICATION IN ORDER TO FIT THE LOCATIONS INTENDED WILL BE REJECTED BY THE ENGINEER AND REMOVED AND REPLACED BY THE CONTRACTOR AT NO COST TO THE DEPARTMENT.
3. MANHOLE BASES SHALL BE BEDDED ON AN APPROVED GRANULAR BEDDING MATERIAL AS SHOWN ABOVE.



SECTION B–B



SECTION C–C

CAST–IN–PLACE SLAB BASE

REFERENCE:	MANHOLES	Issued: 05/2013
CDOT M & S STANDARDS M-604-20	DOUGLAS COUNTY COLORADO	Revised:
		Drawing No. SP.43d

No.	DATE	REVISIONS	APPR.

DRAWN BY: EHP
DESIGNED BY: TTR
APPROVED BY: TWC

811 Know what's below. Call before you dig.

PREPARED FOR: DOUGLAS COUNTY COLORADO

PREPARED BY: ICON ENGINEERING — COLORADO LICENSED THOMAS POWELL TYLER 0051808 PROFESSIONAL ENGINEER

DOUGLAS COUNTY MANHOLE IMPROVEMENTS

BELL FLOWER WAY

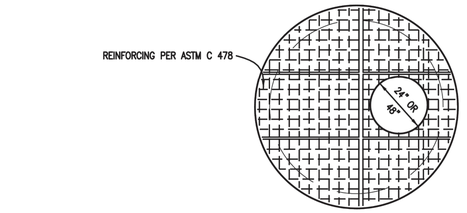
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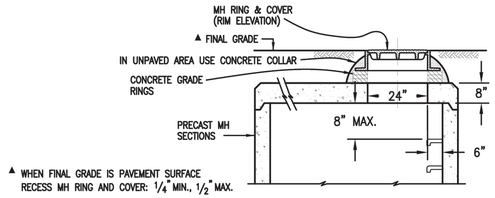
DETAILS - 2 OF 5

DATE FEB 2025

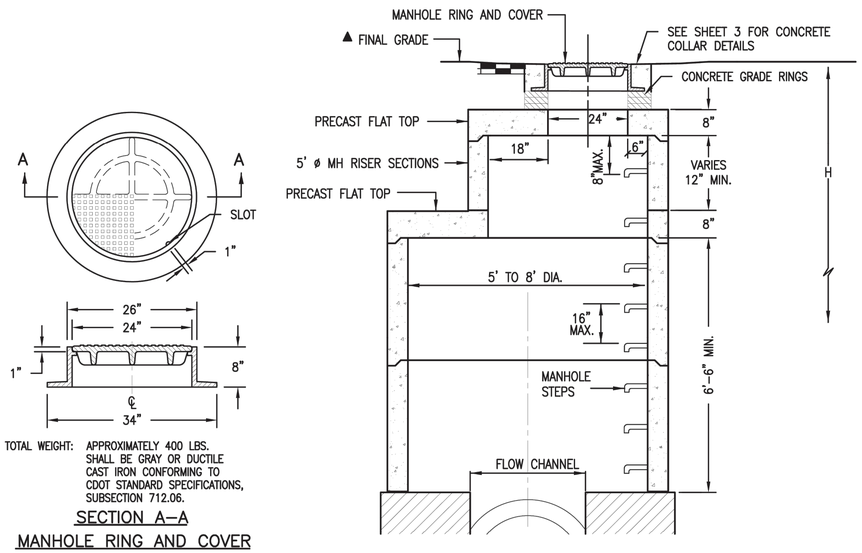
SHEET 5 OF 8

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FLAT TOP SECTION DETAIL



TOTAL WEIGHT: APPROXIMATELY 400 LBS. SHALL BE GRAY OR DUCTILE CAST IRON CONFORMING TO CDOT STANDARD SPECIFICATIONS, SUBSECTION 712.06.

SECTION A–A
MANHOLE RING AND COVER

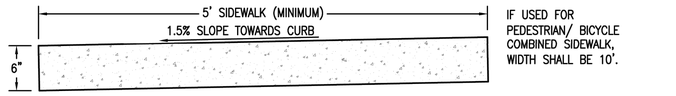
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CDOT M & S STANDARDS
M-604-20

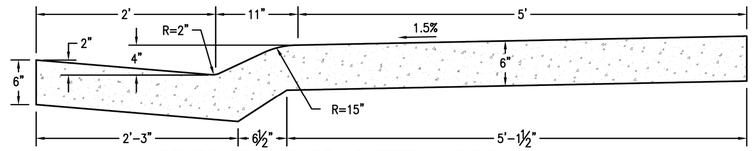
MANHOLES

DOUGLAS COUNTY COLORADO

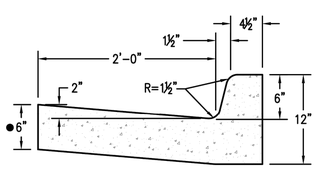
Issued: 05/2013
Revised:
Drawing No.
SP.43e



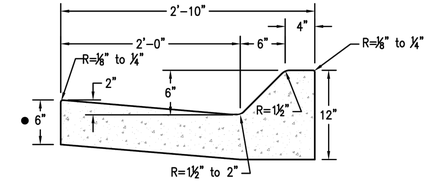
STANDARD ATTACHED OR DETACHED SIDEWALK



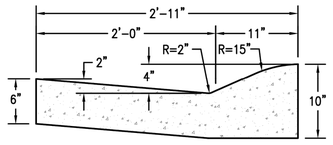
COMBINATION CURB, GUTTER & SIDEWALK



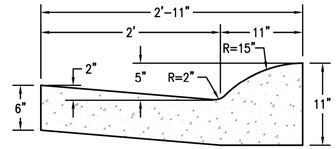
VERTICAL CURB & GUTTER



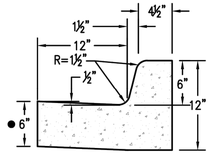
HIGH SPEED MOUNTABLE CURB & GUTTER
(DESIGN SPEED OF 45 M.P.H. OR HIGHER)



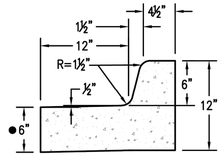
URBAN LOCAL MOUNTABLE CURB & GUTTER



RURAL LOCAL MOUNTABLE CURB & GUTTER



MEDIAN CURB & GUTTER (CATCH)



MEDIAN CURB & GUTTER (SPILL)

NOTES:
1. IF A SIDEWALK IS PLACED BEHIND THE CURB BUT IS NOT PLACED MONOLITHICALLY, EXPANSION JOINT MATERIAL AND A SILICONE BASE SEALER MUST BE APPLIED BETWEEN THE SIDEWALK AND THE CURB.
2. SEE DRAWING NUMBER SP.23a and SP.23b FOR TRENCH DRAIN.
3. SEE DRAWING NUMBER SP.31 AND SP.32 FOR CONCRETE JOINTS.
- ● GUTTER THICKNESS SHALL BE INCREASED TO MATCH CONCRETE PAVEMENT THICKNESS

APPROVED BY DOUGLAS COUNTY
Janet Herman
JANET HERMAN, P.E.
DIRECTOR OF PUBLIC WORKS ENGINEERING
DATE 10/1/2021

CURB & GUTTERS AND SIDEWALKS

DOUGLAS COUNTY COLORADO

Issued: 05/2013
Revised: 10/2021
Drawing No.
SP.17

No.	DATE	REVISIONS	APPR.

DRAWN BY: EHP
DESIGNED BY: TTR
APPROVED BY: TWC

811 Know what's below. Call before you dig.

PREPARED FOR: DOUGLAS COUNTY COLORADO

PREPARED BY: ICON ENGINEERING

COLORADO LICENSED TIMOTHY THOMAS WHITAKER ROSSEN 0051808 PROFESSIONAL ENGINEER

DOUGLAS COUNTY MANHOLE IMPROVEMENTS
BELL FLOWER WAY
22-026-02
DETAILS - 3 OF 5

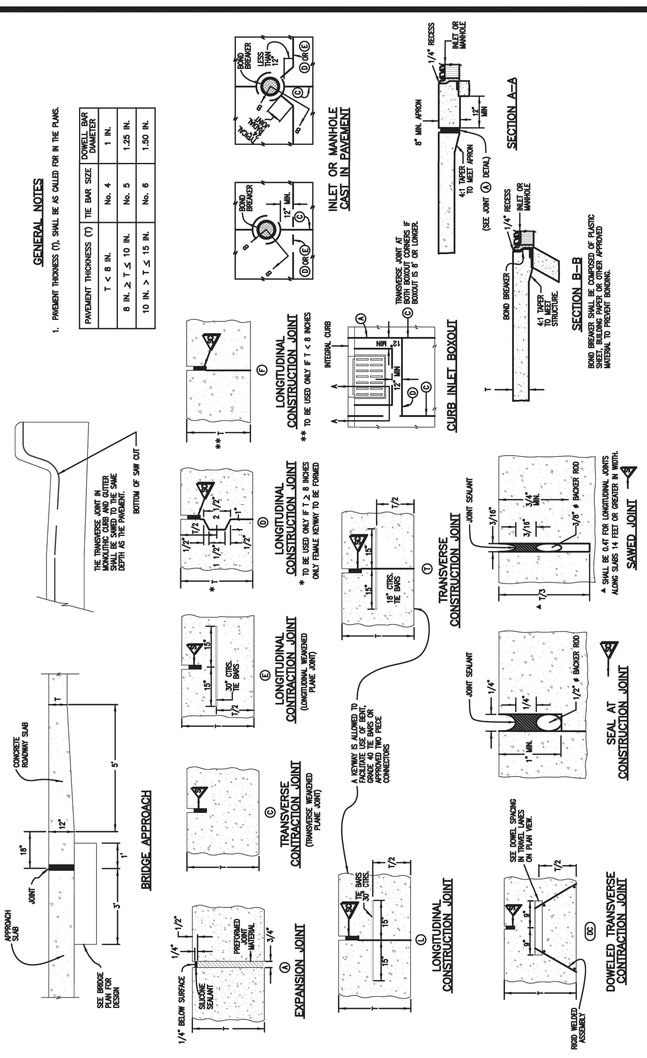
DATE FEB 2025
SHEET 6 OF 8

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GENERAL NOTES

1. PAVEMENT THICKNESS (T), SHALL BE AS CALLED FOR IN THE PLANS.

PAVEMENT THICKNESS (T)	TIE BAR SIZE	DOWELL BAR DIAMETER
T < 8 IN.	No. 4	1 IN.
8 IN. ≥ T ≤ 10 IN.	No. 5	1.25 IN.
10 IN. > T ≤ 15 IN.	No. 6	1.50 IN.



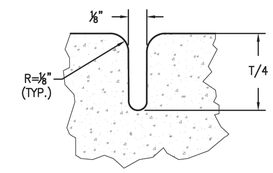
REFERENCE:

CDOT M & S STANDARDS
M-412-1

CONCRETE JOINTS

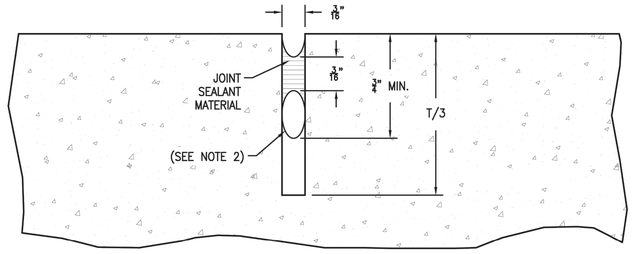
DOUGLAS COUNTY COLORADO

Issued: 05/2013
Revised:
Drawing No. **SP.32**



CONTRACTION OR WEAKEN PLANE JOINT

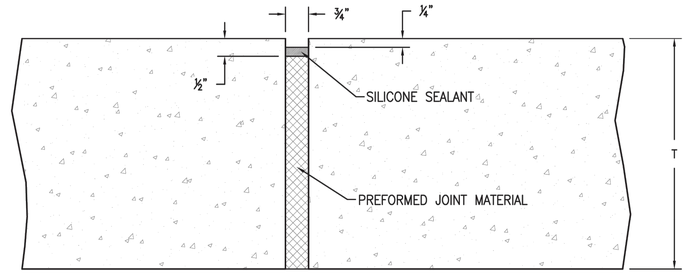
N.T.S.



NOTE: WASH & BLOW OUT WITH FORCED AIR UNTIL DRY BEFORE APPLYING SEALANT MATERIAL.

SAWED JOINT

N.T.S.



EXPANSION JOINT

N.T.S.

NOTES:

1. JOINT SEALANT MATERIAL MUST BE ON CDOT APPROVED PRODUCTS LIST.
2. ⅜" DIA. BACKER ROD.

APPROVED BY DOUGLAS COUNTY
Janet Herman
JANET HERMAN, P.E.
DIRECTOR OF PUBLIC WORKS ENGINEERING
DATE 06/18/2021

CONCRETE JOINTS

DOUGLAS COUNTY COLORADO

Issued: 05/2013
Revised: 07/2020
Drawing No. **SP.31**

No.	DATE	REVISIONS	APPR.

DRAWN BY: EHP
DESIGNED BY: TTR
APPROVED BY: TWC

811 Know what's below. Call before you dig.

PREPARED FOR: DOUGLAS COUNTY COLORADO

PREPARED BY: ICON ENGINEERING

COLORADO LICENSED TYLER THOMAS ROSBERG 0051808 PROFESSIONAL ENGINEER

DOUGLAS COUNTY MANHOLE IMPROVEMENTS

BELL FLOWER WAY

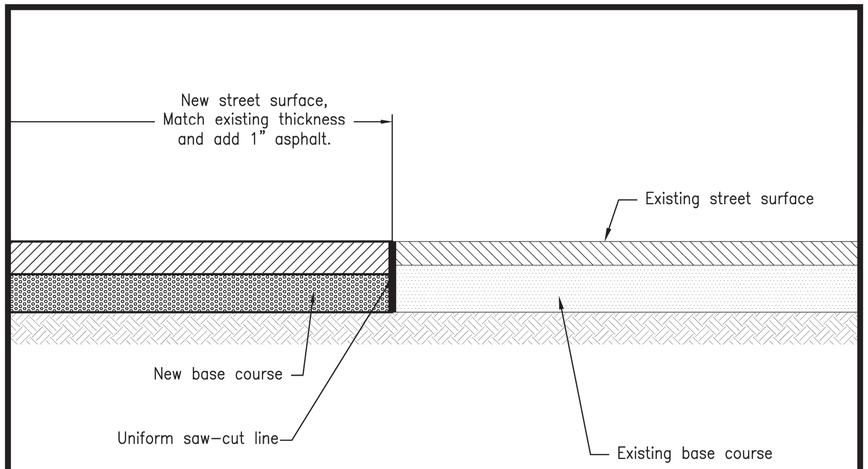
22-026-02

DETAILS - 4 OF 5

DATE FEB 2025

SHEET 7 OF 8

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NOTES:

1. This Street Cut/Patching detail specifies requirements in addition to those specified in the latest edition of the Colorado Department of Transportation's Standard Specifications for Road and Bridge Construction.
2. A Construction Traffic Control Plan shall be submitted to and approved by Douglas County prior to issuance of Construction Permits in the County Right–Of–Way.
3. Pavement edges shall be saw–cut and kept to a neat vertical edge prior to paving.
4. Edges shall be tack coated prior to patching.

APPROVED BY DOUGLAS COUNTY

Janet Herman

JANET HERMAN, P.E.
DIRECTOR OF PUBLIC WORKS ENGINEERING

DATE 06/18/2021

ASPHALT STREET CUT/PATCHING

DOUGLAS COUNTY COLORADO

Issued: 05/2013

Revised: 05/2021

Drawing No. **SP.62**

No.	DATE	REVISIONS	APPR.

DRAWN BY: EHP
DESIGNED BY: TTR
APPROVED BY: TWC

811 Know what's below. Call before you dig.

PREPARED FOR: DOUGLAS COUNTY COLORADO

PREPARED BY: ICON ENGINEERING

COLORADO LICENSED THOMAS TROSSEN 0051808 PROFESSIONAL ENGINEER

DOUGLAS COUNTY MANHOLE IMPROVEMENTS

BELL FLOWER WAY

22-026-02

DETAILS - 5 OF 5

DATE FEB 2025

SHEET 8 OF 8

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EXHIBIT B
HIGHLANDS RANCH - BELL FLOWER WAY MANHOLE PROJECT
SP2025-013

ITEM NO.	DESCRIPTION	QUANTITY	UNIT	UNIT COST	COST
202	REMOVAL ASPHALT PAVEMENT	151	SY	$ 20.00	$3,020.00
202	SAWCUT AND REMOVE EX. CMP & DISPOSE	3	EA	$ 1,004.00	$3,012.00
206	FLASH FILL WITH 4" FLASH FILL CAP (100 PSI MIN, 150PSI MAX AT 28 DAYS)	300	CY	$ 183.00	$54,900.00
206	MUCK EXCAVATION, REPLACE WITH SUITABLE MATERIAL	20	CY	$ 372.00	$7,440.00
208	EROSION CONTROL	1	LS	$ 2,981.00	$2,981.00
703	TYPE II BEDDING	120	CY	$ 87.00	$10,440.00
604	CAST IN PLACE 8' DIAMETER MANHOLE (10' DEPTH) WITH FLAT TOP	2	EA	$ 13,325.00	$26,650.00
604	CAST IN PLACE 12'X12' BOX BASE MANHOLE (15' DEPTH) WITH FLAT TOP	1	EA	$ 29,794.00	$29,794.00
604	36" WITH 24" INSET RING AND COVER	3	EA	$ 1,091.00	$3,273.00
626	MOBILIZATION	1	LS	$ 22,416.00	$22,416.00
630	CONSTRUCTION ZONE TRAFFIC CONTROL	1	LS	$ 21,460.00	$21,460.00
	UTLITY INVESTIGATION	1	LS	$ 2,206.00	$2,206.00
109	FIELD MODIFICATIONS	1	LS	TBD BY DOUGLAS COUNTY	
	TOTAL BID				**$187,592.00**

160

ACTUAL COMPLETED QUANTITIES SHALL BE BILLED MONTHLY

ASSUMPTIONS: CONTRACTOR RESPONSIBLE FOR VERIFYING MANHOLE LOCATION AND COORDINATE WITH DOUGLAS COUNTY PROJECT MANAGER REGARDING ANY CONFLICTS. CONTRACTOR RESPONSIBLE FOR PROVIDING ALL NECESSARY MEANS AND METHODS TO CONSTRUCT PROJECT.

MEETING DATE: October 14, 2025

STAFF PERSON RESPONSIBLE: Deborah E. Kula, P.E., Special Projects Engineer

DESCRIPTION: Construction Contract with Mocon Pacific, Inc. for the 2025 Rural Culvert UV CIPP Lining Project in the Amount of $245,000.00, Douglas County Project # SP 2025-012.

SUMMARY: The 2025 Rural Culvert UV CIPP Lining Project will repair 647 linear feet of 15-48 inch of corrugated metal pipe (CMP). The pipes incorporated into this project are located in several rural subdivisions, including Surrey Ridge, Oak Hills, Happy Canyon, and two (2) culvert crossings at Bayou Gulch Road east of Fox Sparrow. These pipes were identified by the storm sewer video program as needing maintenance. These systems will be rehabilitated using Ultraviolet Cured in Place Pipe (UV CIPP); this process provides the least amount of disruption, the least environmental impact, and the strongest pipe rehabilitation. These safety improvements will extend the service life of these pipes.

County staff requested quotes from five contractors that have completed similar work for the County in the past to complete the Project as soon as possible. The quotes received are as follows:

Mocon Pacific, Inc.	**$205,005.00**
Insituform Technologies	$221,910.00
Inliner Solutions, LLC	$261,229.00
American West Construction	$296,928.00
Snowbridge, Inc.	Too Busy
Engineer's Estimate	$376,775.00

Mocon Pacific, Inc. was the most cost-effective for this project throughout the more rural areas associated with this project.

The contract with Mocon Pacific, Inc. will be for a total of $245,000.00, which includes $39,995.00 in Field Modifications as contingency for any additional work items that arise (and are approved by the County in writing) during

construction for the project.

Funding for this construction contract is set aside in Fund 200, Business Unit 800506.478300.

RECOMMENDED ACTION: Approval of the Construction Contract with Mocon Pacific, Inc. for the 2025 Rural Culvert UV CIPP Lining Project in the amount of $245,000.00, Douglas County Project # SP 2025-012.

REVIEW:

Kristina Mann	Approve	10/2/2025
Jeff Garcia	Approve	10/9/2025
Christie Guthrie	Approve	10/9/2025
Doug DeBord	Approve	10/9/2025

ATTACHMENTS:

Cover Page
Contract Mocon Pacific-SP2025-012 Small Rural Culvert Lining

MEETING DATE: October 14, 2025

STAFF PERSON RESPONSIBLE: Deborah E. Kula, P.E., Special Projects Engineer

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Jeff Garcia	Approve	10/9/2025
Christie Guthrie	Approve	10/9/2025
Doug DeBord	Approve	10/9/2025

ATTACHMENTS:

Contract Mocon Pacific-SP2025-012 Small Rural Culvert Lining

2025 RURAL CULVERT UV CIPP LINING PROJECT
SP2025-012

Construction Contract

1. **Parties.** This Contract, made and entered into this _____day of **October, 2025,** between the Board of County Commissioners of the County of Douglas (hereinafter "County") and **Mocon Pacific, Inc.,** a Hawaii corporation authorized to do business in Colorado (hereinafter "Contractor").

2. **Contract Documents.** The entire contract between the Parties shall consist of and include:

A. Contract, which includes the Cover Page and Table of Contents;
B. Approved Construction Plans (Exhibit A);
C. Bid Schedule (Exhibit B);
D. Douglas County Roadway Design and Construction Standards;
E. Douglas County Grading, Erosion and Sediment Control Manual, (GESC);
F. Douglas County Storm Drainage Design & Technical Criteria Manual
G. CDOT, Standard Specifications for Road & Bridge Construction;
H. CDOT, Standard Plans, M & S Standards;
I. County's Payment Policies;
J. Insurance Requirements, Revision of Section 107 of the Standard Special Provisions; and
K. Payment and Performance Bonds

3. Except as otherwise provided in this Contract, the project shall be constructed in accordance with the current as amended versions of the Douglas County Roadway Design & Construction Standards, Douglas County Grading, Erosion and Sediment Control Manual, (GESC), the Douglas County Storm Drainage Design & Technical Criteria Manual, the CDOT Standard Specifications for Road and Bridge Construction, dated 2021, and the CDOT M&S Standards. If there is a conflict between any of these standards, the Douglas County standards and manuals shall control.

4. **Scope of Work.** All services described in Exhibit A - (Construction Plans), 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 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.

5. **Term:** It is mutually agreed by the parties that the term of this Contract shall commence as of 12:01 a.m. on September 23, 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.

6. **Compensation:** Subject to the maximum contract liability 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.

7. **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-Five Thousand Dollars ($245,000.00)** for fiscal year **2025**. 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.

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 4 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. **Indemnification and Insurance.** Contractor agrees to:

A. Indemnification. The Contractor shall defend, release, indemnify and save and hold harmless the County, its officers, agents and employees from and against (1) any and all damages, including but not limited to loss of use, to property, or injuries to or death of any person or persons, including property and officers, agents and employees of the County, and (2) any and all claims, demands, suits, actions, liabilities, costs, expenses (including but not limited to reasonable attorney fees, expert witness fees and all associated defense fees), causes of action, or other legal, equitable or administrative proceedings of any kind or nature whatsoever, of or by anyone whomsoever, regardless of the legal theory(ies) upon which premised, including but not limited to contract, tort, express and/or implied warranty, strict liability, and workers compensation, in any way resulting from, connected with, or arising out of, directly or indirectly, actions or omissions of the Contractor or those performing under it in connection with its operations or performance herewith or its use or occupancy of real or personal property hereunder, including actions or omissions of Subcontractors and Suppliers, and acts or omissions of officers, employees, agents, representatives, invitees or licensees of the Contractor or its Subcontractors or Suppliers; provided however, that the Contractor need not indemnify the County or its officers, agents and employees from damages proximately caused by and apportioned to the negligence of the County's officers, agents and employees. This indemnification is for an amount represented by the degree or percentage of negligence or fault attributable to the indemnity obligor or the indemnity obligor's agents, representatives, subcontractors, or suppliers. 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.

This indemnity clause shall also cover the County's defense costs, in the event that the County, in its sole discretion elects to provide its own defense. The County retains the right to disapprove counsel, if any, selected by Contractor to fulfill the forgoing defense indemnity obligation, which right of disapproval shall not be unreasonably exercised.

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, except as otherwise provided for subcontractors herein.

E. Contractor shall comply with any reasonable request by the Department of Labor and Employment made in the course of an investigation that the Department is undertaking.

F. If Contractor violates this provision of this Contract, the County may terminate the Contract for a breach of contract. If the Contract is so terminated, Contractor shall be liable for actual and consequential damages to the County as required by law.

G. The County will notify the Office of the Secretary of State if Contractor violates this provision of this Contract and the County terminates the Contract for such breach.

11. **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.

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 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.

13. **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.

14. **Non-Discrimination and Federal Assurance 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, 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.

15. **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.

16. **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 Contract 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.

17. **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.

18. **Permits and Licenses.** Unless otherwise provided, the Contractor shall procure all permits and licenses, and, 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. All County permits will be at no cost to the Contractors.

19. **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.

20. **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.

21. **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.

22. **Compliance with All Laws and Regulations.** All of the work performed under this Contract by the Contractor shall comply with all applicable laws, rules, regulations and codes of the United States, State of Colorado and County of Douglas.

23. **No Third-Party Beneficiary.** The enforcement of the terms and conditions of this Contract and all rights of action relating to such enforcement, shall be strictly reserved by 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.

24. **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.

25. **Bond.** At the time of the execution of this Contract, the Contractor shall furnish a Contract Payment Bond and a Contract Performance Bond. Each bond shall be in the penal sum equal to the nearest integral one hundred dollars in excess of the Contract value or amount, plus all force account items, if any, specified in the project special conditions to be included in the payment and performance bonds. The bonds and the security shall be in a form and issued by an entity acceptable to the County.

26. **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.

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STANDARD TITLE VI NON-DISCRIMINATION: APPENDIX A

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 shall comply with the Regulation relative to nondiscrimination in federally-assisted programs of the Department of Transportation (hereinafter, "DOT") Title 49, Code of Federal Regulations, Part 21, as they may be amended from time to time, (hereinafter referred to as the Regulations), which are herein incorporated by reference and made a part of this contract.

1. **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.

2. **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 Regulations relative to nondiscrimination on the grounds of race, color, national origin, or sex.

3. **Information and Reports:** The Contractor shall provide all information and reports required by the Regulations or directives issued pursuant thereto, and shall 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 the Federal Highway Administration be pertinent to ascertain compliance with such Regulations, orders 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 shall so certify to the County, the Colorado Department of Transportation or the Federal Highway Administration as appropriate, and shall set forth what efforts it has made to obtain the information.

4. **Sanctions for Noncompliance:** In the event of the Contractor's noncompliance with the nondiscrimination provisions of this Contract, the County shall impose such contract sanctions as it, the Colorado Department of Transportation or the Federal Highway Administration 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 suspension of the Contract, in whole or in part.

5. **Incorporation of Provisions:** The Contractor shall include the provisions of paragraphs (1) through (6) in every subcontract, including procurements of materials and leases of equipment, unless exempt by the Regulations, or directives issued pursuant thereto.

The Contractor shall take such action with respect to any subcontract. or procurement as the County, the Colorado Department of Transportation or the Federal Highway Administration may direct as a means of enforcing such provisions including sanctions for non-compliance: Provided, however, that, in the event a Contractor becomes involved in, or is threatened with, litigation with a subcontractor or supplier as a result of such direction, the Contractor may request the County to enter into such litigation to protect the interests of the County, and, in addition, the Contractor may request the United States to enter into such 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.

MOCON Pacific, Inc.

SIGNED: _____

PRINT NAME & TITLE: Darin Fogg, President

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

_____ Date
Abe Laydon, Chair

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

PROJECT MANAGER REQUIRED TO COMPLETE:

Name of Contact at Contractor's Place of Business: (example: Joe Smith, Concrete Company, Inc.): Garrett Fogg, Mocon Pacific, Inc.

Email Address of Contact: garrettfogg@moconpacific.com

Phone # of Contact: (720)793-3888

Address of Contact: 200 Clifton Ave/PO Box 84, Yampa, CO 80483

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; Attention: Deborah Kula, PE, Project Manager.

3. Invoices must be submitted by the 25th of the month to be paid by the 25th of the following month. 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 on or about the 25th of each month. When payment dates occur on Saturday or Sunday, 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: _____

REVISION OF SECTION 107
LEGAL RELATIONS AND RESPONSIBILITY TO PUBLIC

Section 107 of the Standard Specifications is hereby revised as follows:

107.12 PROTECTION AND RESTORATION OF PROPERTY AND LANDSCAPE

In Subsection 107.12, delete the last paragraph and replace with the following:

Measures to minimize damage to existing trees have been incorporated into the design of this Project. Due to the value of existing trees located within the Project limits, removal of trees has been minimized through the extensive use of ditch adjustments, grade and alignment adjustments and other techniques.

The Contractor shall take all precautions necessary to protect all trees not designated for transplanting and/or removal on the Project. Failure of the Contractor to protect existing trees will result in assessment of liquidated damages as follows:

First occurrence of failure to protect trees - $5,000
Second occurrence of failure to protect trees - $10,000
Any Subsequent occurrence of failure to protect trees - Potential Removal of Contractor from Project plus $10,000 per occurrence

If the Contractor knowingly harms any existing tree(s), he shall immediately notify the Engineer of the tree(s) location and damage. Damage to trees that have been identified in the plans to be protected (or not identified for removal) outside the Project limits (County ROW and / or easements), or on private property, shall be subject to the above liquidated damages, and, potentially, any additional fines pursued by the owner(s) of the private property.

107.15 RESPONSIBILITY FOR DAMAGE CLAIMS, INSURANCE TYPES AND COVERAGE LIMITS

Delete the first paragraph of Subsection 107.15, prior to subparagraph (a), in its entirety and replace with the following:

The Contractor shall exercise proper precaution at all times for the protection of persons and property and shall be responsible for all damage to persons or property, either on or off the site, which occur as a result of his prosecution of the work.

The safety provisions of applicable laws and building and construction codes shall be observed, and the Contractor shall take or cause to be taken such additional safety and health measures as deemed necessary.

The Contractor shall maintain an accurate record of all cases of death, occupational disease, and injury requiring medical attention or causing loss of time from work arising out of, and in the course of, employment on the work under this Contract. The Contractor shall promptly furnish the Engineer with reports concerning these matters.

The Contractor expressly binds himself to defend, indemnify and save harmless the County, its commissioners, officials, officers, directors and employees, against all third-party suits, actions, claims, costs, fees, and expenses, including but not limited to expert fees and attorneys' fees, of any kind and nature brought, or which may be brought against the County, for or on account of any injuries or damage received or sustained by any person, firm, partnership or corporation, or persons, firms, partnerships or corporations, or by any property, in connection with or on account of the operations of the Contractor; or failure to comply with the provisions of the Contract; or on account of or in consequence of neglect of the Contractor in safeguarding the work; or because of the performance of the work under this Contract or by or in consequence of any negligence in connection with the same; or on account of the use of any improper or defective materials or workmanship; or on account of any act or omission, neglect, or misconduct of the Contractor, or a subcontractor, agents, servants or employees; or because of any claims or amounts recovered from any infringements of patent, trademark, or copyright, unless the design, device, material or process involved is specifically required by the Contract; or from any claims or amounts arising or recovered under the Worker's Compensation Act, or other law, ordinance, order or decree; or for any cause arising out of the performance of any subcontractor, agents, servants or employees relating to this Contract. 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.

Subsection 107.15 (f) is hereby revised to include the following:

(f) The certificates of insurance shall be provided to Douglas County by the Contractor's insurance agent or carrier as evidence that policies providing the required coverage, conditions, and minimum limits are in full force and effect. Insurance limits must be on each Certificate of Insurance. Each Certificate of Insurance shall be reviewed and approved by Douglas County prior to commencement of the Contract. No other form of certificate shall be used. The certificates shall identify this Contract.

Subsection 107.15 (g) is hereby revised to include the following:

(g) Any completed certificates of insurance, including renewals and amendments or modifications, shall be sent to:

Douglas County Project Engineer	Megan Datwyler
Department of Public Works Engineering	Douglas County Risk Management
100 Third Street, Suite 220	100 Third Street, 3rd Floor
Castle Rock, Colorado 80104	Castle Rock, Colorado 80104

Any notices of cancellation, termination, or material change shall be sent to the above addresses within **thirty (30) calendar days** prior to the date upon which the noticed action

(i.e., cancellation, termination or material change) is to take effect.

Add the following new Subsection 107.15(i) :

(i) Failure on the part of the Contractor to procure or maintain policies providing the required coverage, conditions and minimum limits shall constitute a material breach of contract upon which the County may immediately terminate this Contract, or, in the County's sole discretion, it may suspend the Contractor's performance and/or procure or renew any such policy or any extended reporting period thereto and may pay any and all premiums in connection therewith, and all monies so paid by the County shall be repaid by the Contractor to the County upon demand, or the County may offset the cost of the premiums against any monies due to the Contractor from the County.

107.16 OPENING SECTIONS OF PROJECT TO TRAFFIC

Subsection 107.16 is hereby revised to include the following:

The County has the right, subject to reasonable advance notice to the Contractor, to take possession of and use any completed or partially completed portions of the work. The County has this right even though the entire work or any portions thereof may, or may not, have been completed. Such possession and use shall not be deemed an acceptance of any work until all work has been completed in accordance with the Contract. Possession taken by the County pursuant to this paragraph shall not change the period of warranty requirements pursuant to the Revision of Sections 105 and 107.

107.17 CONTRACTOR'S RESPONSIBILITY FOR WORK

Subsection 107.17 is hereby revised to include the following:

Should an excavation become flooded, by any cause, the Contractor shall remove excess water, excavate the unsuitable material to a depth satisfactory to the Engineer and replace it with other suitable material as approved by the Engineer, at the Contractor's expense.

Until final written acceptance of the Project by the County, the Contractor shall have the charge and care thereof and shall take every precaution against injury or damage to any part thereof by the action of the elements, groundwater, surface runoff, floods or from any other cause, whether arising from the execution or from the non-execution of the work. The Contractor shall rebuild, repair, restore, and make good all injuries or damages to any portion of the work occasioned by any of the above causes before final acceptance and shall bear the expense thereof.

The Contractor shall be responsible for the Project and shall take such precautions as may be necessary to construct the Project in a dry condition, provide for drainage, groundwater, underground water, surface runoff; and shall erect any necessary temporary structures or other facilities (including pumping and all other dewatering costs) at the Contractor's expense that are needed to complete the requirements for this Project.

No separate measurement and payment will be made of the work, equipment and materials, including, but not limited to, any additional shoring, rock stabilization, diversions, cofferdams, sheeting, pumping and well points required to control the surface and subsurface water in the work area throughout the duration of the Project (until the Project is completed and accepted by the Engineer). This work shall be a subsidiary obligation of the Contractor for this Project.

In an emergency affecting the safety of life or property, on or adjoining the Project site, the Contractor shall act, either at his own discretion, or as instructed by the Engineer, to prevent such threatened loss or injury. Any compensation claimed by the Contractor on account of such emergency work will be determined by the Engineer as provided in Subsections 104.03 and 109.04.

107.19 FURNISHING RIGHT OF WAY

Subsection 107.19 is hereby revised to include the following:

The Contractor shall construct this Project within the right-of-way, permanent slope easements, permanent drainage easements, permanent utility easements and temporary construction easements, or as otherwise provided in writing and as shown on the plans. The Contractor, at his expense, shall obtain any additional temporary construction easements that the Contractor wants. The Contractor shall provide the County with a written copy of all third-party agreements pertaining to this contract. Upon written approval by the Engineer, the County may agree to incorporate the adjacent additional temporary construction easements into the Project limits. The Contractor will be responsible for obtaining all applicable Federal, State and Local permits associated with the work outside the Project limits. No time extensions will be granted by the County for the Contractor to obtain these additional easements. When required, temporary fence will be constructed within the limits of the temporary construction easements.

107.25 WATER QUALITY CONTROL

Subsection 107.25 is hereby revised as follows:

Subsection 107.25(a) Definitions 1 through 4 are hereby deleted.

Subsection 107.25(b) Items 2 and 6 are hereby deleted.

Subsection 107.25(c) is hereby deleted.

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 Two Hundred Forty-Five Thousand Dollars ($245,000.00), 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 **2025 RURAL CULVERT UV-CIPP LINING PROJECT, DOUGLAS COUNTY PROJECT NUMBER SP2025-012**, 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 Two Hundred Forty-Five Thousand Dollars ($245,000.00), 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 the **2025 RURAL CULVERT UV CIPP LINING PROJECT, DOUGLAS COUNTY PROJECT NUMBER SP2025-012**, 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.)



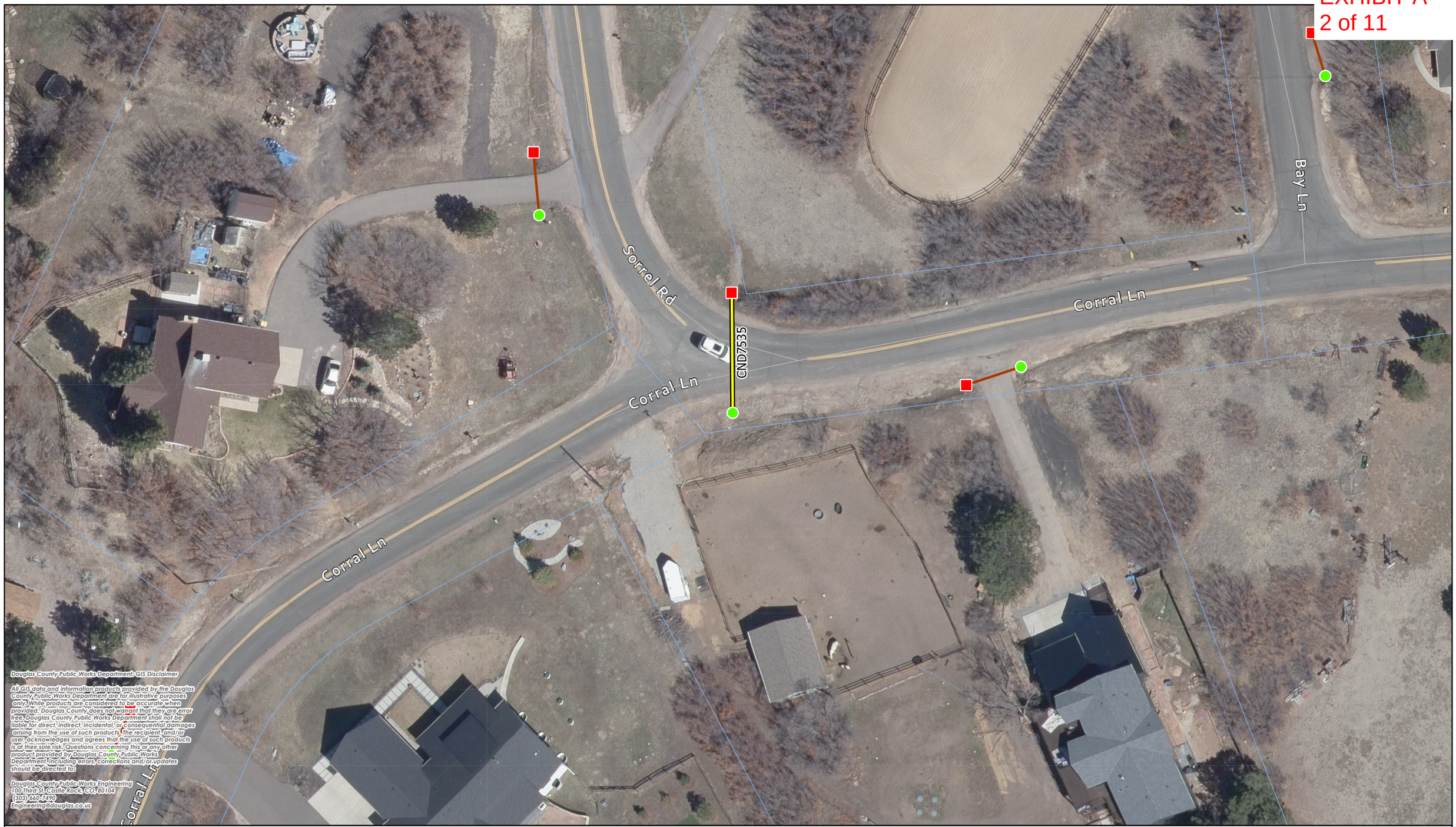
Douglas County Public Works Department: GIS Disclaimer

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Douglas County Public Works Engineering
100 Third St. Castle Rock, CO 80104
(303) 660-7490
Engineering@douglas.co.us

CONDUIT - LABELED
CONDUIT
INLET
OUTFALL

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Douglas County Public Works Department: GIS Disclaimer

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Douglas County Public Works Engineering
100 Third St, Castle Rock, CO 80104
(303) 660-7490
Engineering@douglas.co.us

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3661 N BAYOU HILLS RD
3670 N BAYOU HILLS RD
BAYOU GULCH RD
CND26394
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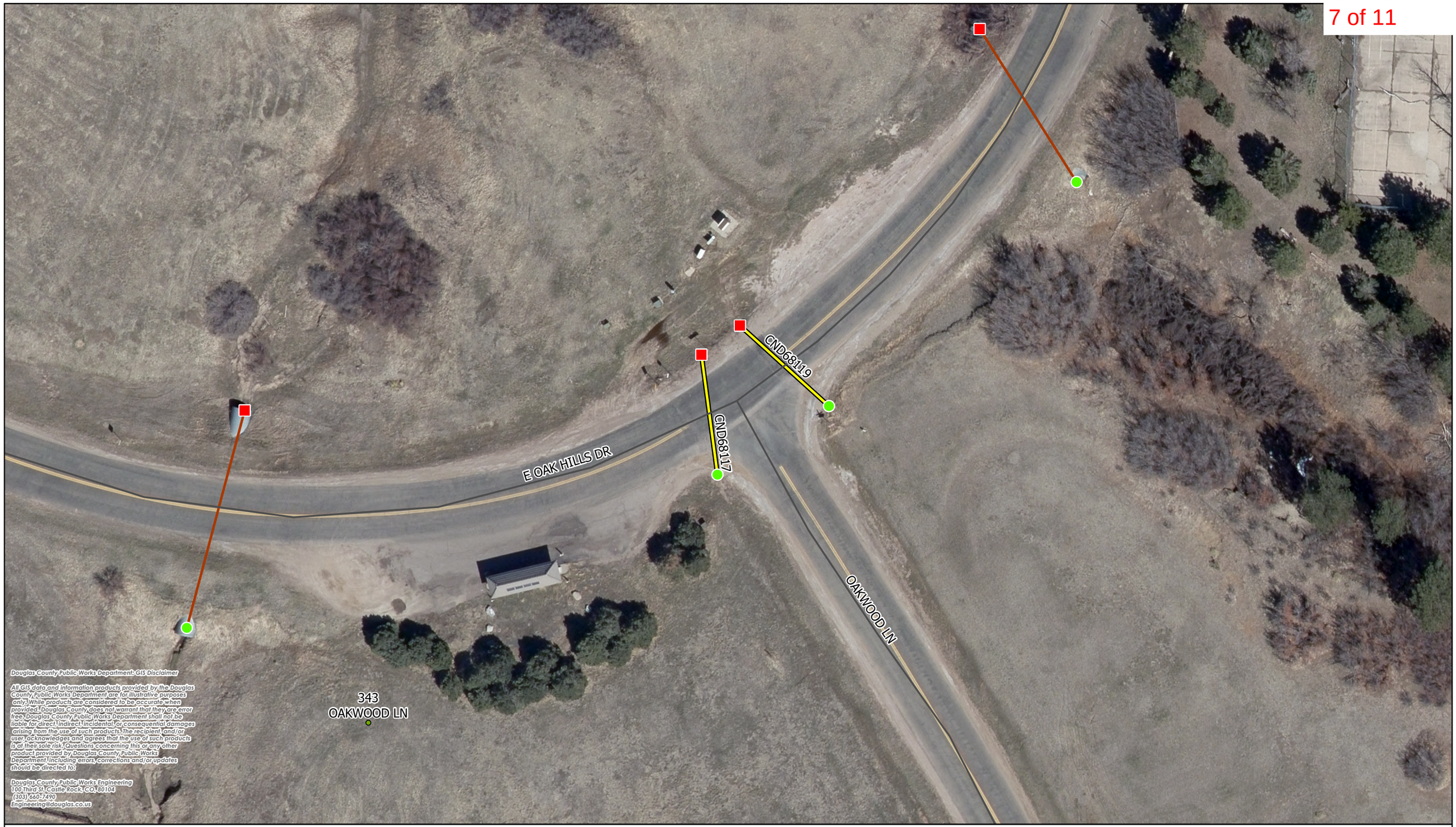
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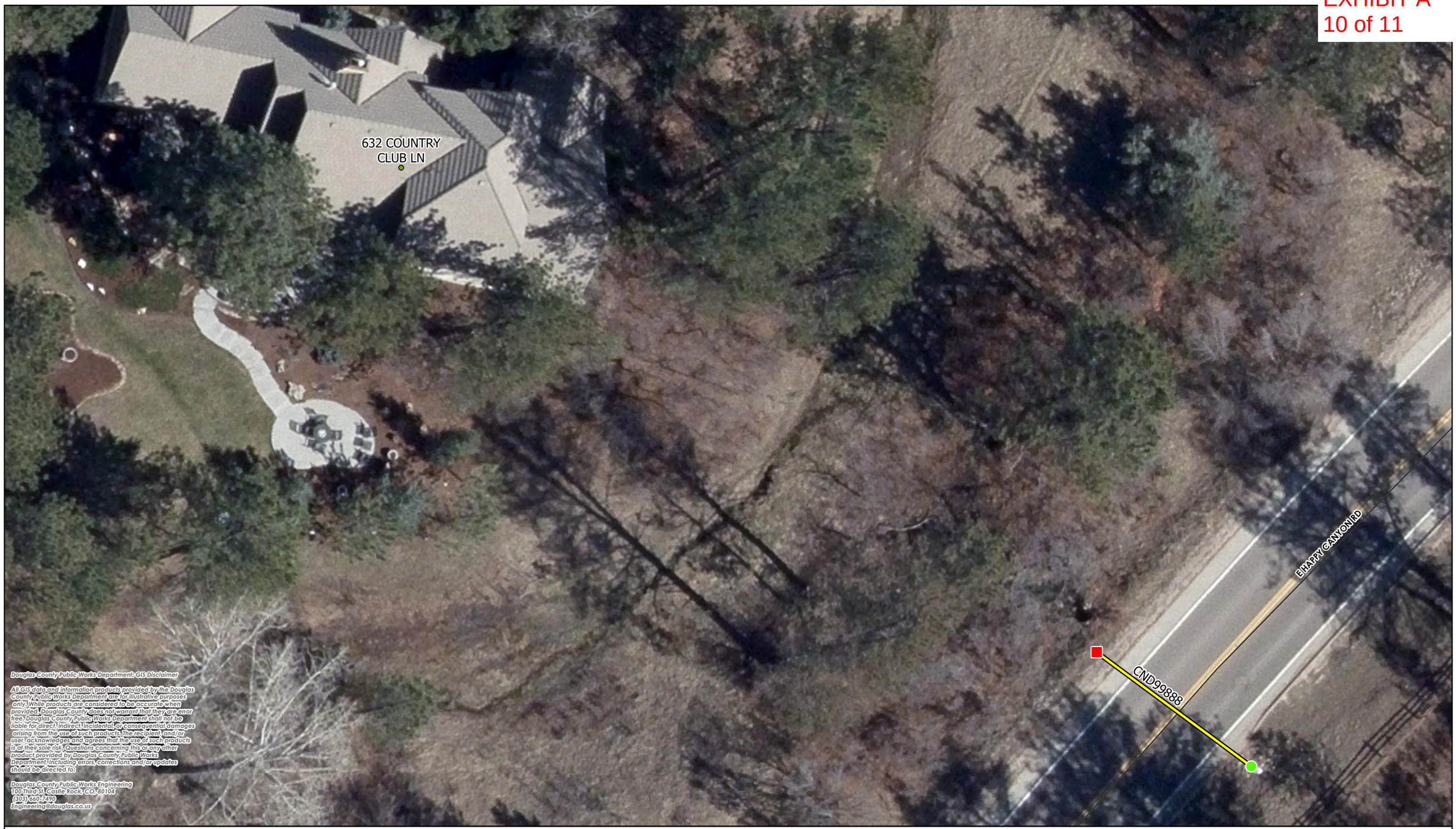
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2025 RURAL CULVERT LINING
SP2025-012

ITEM NO.	DESCRIPTION	QUANTITY	UNIT	UNIT COST	COST
202	REMOVAL OFWOOD FENCE	8	LF	$ 500.00	$4,000.00
202	CLEAN CULVERT	1	LS	$ 1,200.00	$1,200.00
202	MINOR REPAIRS TO CULVERT	1	LS	$ 500.00	$500.00
210	RESET WOOD FENCE	8	LF	$ 500.00	$4,000.00
603	CULVERT LINING - CIPP UV LINED				
	CND26376 - 18" CMP	43	LF	$ 190.00	$8,170.00
	CND26394 - 24" CMP	50	LF	$ 225.00	$11,250.00
	CND7535 - 24" CMP	46	LF	$ 215.00	$9,890.00
	CND68117 - 18" CMP	45	LF	$ 190.00	$8,550.00
	CND68119 - 18" CMP	50	LF	$ 190.00	$9,500.00
	CND67864 - 18" CMP	50	LF	$ 190.00	$9,500.00
	CND67875 - 24" CMP	56	LF	$ 215.00	$12,040.00
	CND81232 - 24" CMP	45	LF	$ 215.00	$9,675.00
	CND99891 - 42" CMP	60	LF	$ 495.00	$29,700.00
	CND99888 - 15" CMP	42	LF	$ 190.00	$7,980.00
	CND99871 - 48" CMP	80	LF	$ 495.00	$39,600.00
	CND3891 - 36" CMP	80	LF	$ 415.00	$33,200.00
630	CONSTRUCTION TRAFFIC CONTROL	1	LS	$ 6,250.00	$6,250.00
109	FIELD MODIFICATIONS	1	LS	TBD	

TOTAL BID **$205,005.00**

MEETING DATE: October 14, 2025

STAFF PERSON RESPONSIBLE: Chuck Smith, Engineer III

DESCRIPTION: Acceptance of a Secondary Storm Drainage Easement from Grace Chapel for Castle View #1 - 2nd Amendment - Lots 1A & 1B (Echelon at County Line Apartments) 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 No. DV2024-332.

SUMMARY: This Storm Drainage Easement is located on Castle View #1 - 2nd Amendment - Lots 1A & 1B (Echelon at County Line Apartments) and encompasses swales, pipes, and detention/water quality ponds. The stormwater infrastructure serves the site improvements. This Storm Drainage Easements 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	10/7/2025
Jeff Garcia	Approve	10/9/2025
Christie Guthrie	Approve	10/9/2025
Doug DeBord	Approve	10/9/2025

ATTACHMENTS:

Cover Page
DC - Secondary Storm Drainage Easement - Grace Chapel - CS 10-14

MEETING DATE: October 14, 2025

STAFF PERSON RESPONSIBLE: Chuck Smith, Engineer III

DESCRIPTION: Acceptance of a Secondary Storm Drainage Easement from Grace Chapel for Castle View #1 - 2nd Amendment - Lots 1A & 1B (Echelon at County Line Apartments) 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 No. DV2024-332.

SUMMARY: This Storm Drainage Easement is located on Castle View #1 - 2nd Amendment - Lots 1A & 1B (Echelon at County Line Apartments) and encompasses swales, pipes, and detention/water quality ponds. The stormwater infrastructure serves the site improvements. This Storm Drainage Easements 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
Jeff Garcia
Christie Guthrie
Doug DeBord

ATTACHMENTS:

DC - Secondary Storm Drainage Easement - Grace Chapel - CS 10-14

GRANT OF EASEMENT
STORM DRAINAGE

THIS GRANT OF EASEMENT ("Grant of Easement") is given this ___ day of _____, 2025, by GRACE CHAPEL, a Colorado non-profit corporation ("Grantor"), whose address is 8505 S. Valley Highway, Englewood, Colorado 80112, 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. Grantor Property. Grantor is the owner of certain real property located in the County of Douglas, State of Colorado (the "Property"), more particularly described on **Exhibit A**, attached hereto and incorporated herein.

2. 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 B**, attached hereto and incorporated herein, and substantially as depicted on **Exhibit C**, 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 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 of Easement. 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. Grant of Easement Conditioned on the Sale of Grantor Property. In the event Grantor does not convey the Property encumbered by this Easement to Garrett Acquisitions, LLC, an Indiana limited liability company ("Garrett") or Garrett's permitted assignee, on or before November 1, 2025, then at any time thereafter, Grantor may terminate all rights, title, and interest granted under this Easement by recording a notice of termination in the real property records of Douglas County, Colorado. Upon such recording, all rights granted to Grantee hereunder shall be null and void, and this Easement shall be of no further force or effect and shall be deemed released without any further action or documentation required from Grantee.

7. Binding Effect. This Grant of Easement 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 of Easement shall be construed as covenants running with the land.

(Remainder of page intentionally left blank; signatures follow on next pages)

IN WITNESS WHEREOF, the parties hereto have executed this Grant of Easement the day and year first above written.

GRANTOR:

GRACE CHAPEL, a Colorado non-profit corporation

By: _____

Name: Joshua Michael Weidmann

Title: Senior Pastor

STATE OF COLORADO)
) ss.
COUNTY Denver)

The foregoing instrument was acknowledged before me this 29 day of September, 2025, by Joshua Weidmann as Senior Pastor of GRACE CHAPEL, a Colorado non-profit corporation.

My commission expires: 11/09/2029.

Witness my hand and official seal.

_____
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 _____, 2025 by _____ as 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
TO
GRANT OF EASEMENT

Grantor Property

Lots 1-A and 2-A, CASTLEVIEW FILING NO. 1, 2nd Amendment, according to the plat thereof recorded March 10, 2008 under Reception No. 2008016726, County of Douglas, State of Colorado.

EXHIBIT B
TO
GRANT OF EASEMENT

Legal Description of Easement Property

EXHIBIT B
LEGAL DESCRIPTION

A PARCEL OF LAND BEING THAT CERTAIN PORTION OF LOT 2-A, CASTLE VIEW FILING NO. 1, 2ND AMENDMENT, IN THE COUNTY OF DOUGLAS, STATE OF COLORADO PER PLAT RECORDED MARCH 10, 2008, AT RECEPTION NO. 2008016726 IN THE OFFICIAL RECORDS OF SAID COUNTY, SITUATED IN THE NORTHEAST QUARTER OF SECTION 3, TOWNSHIP 6 SOUTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEASTERLY CORNER OF SAID LOT 2A, WHENCE THE NORTH LINE OF SAID LOT 2A BEARS SOUTH 89°28'27" WEST, A DISTANCE OF 296.06 FEET, WITH ALL BEARINGS HEREIN BEING REFERENCED TO SAID NORTH LINE;

THENCE SOUTH 03°53'44" WEST, A DISTANCE OF 164.71 FEET TO THE **POINT OF BEGINNING**;

THENCE SOUTH 01°05'01" EAST, A DISTANCE OF 281.66 FEET;

THENCE SOUTH 02°22'05" EAST, A DISTANCE OF 7.51 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE EASTERLY HAVING A RADIUS OF 184.58 FEET, THE RADIUS POINT OF SAID CURVE BEARS NORTH 86°38'00" EAST;

THENCE SOUTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 13°57'46", AN ARC LENGTH OF 44.98 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE NORTHEASTERLY HAVING A RADIUS OF 790.15 FEET, THE RADIUS POINT OF SAID CURVE BEARS NORTH 72°41'09" EAST;

THENCE SOUTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 12°44'17", AN ARC LENGTH OF 175.67 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE WESTERLY HAVING A RADIUS OF 11.83 FEET, THE RADIUS POINT OF SAID CURVE BEARS SOUTH 51°17'41" WEST;

THENCE SOUTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 75°07'42", AN ARC LENGTH OF 15.52 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE NORTHWESTERLY HAVING A RADIUS OF 20.00 FEET, THE RADIUS POINT OF SAID CURVE BEARS NORTH 66°28'18" WEST;

THENCE SOUTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 32°48'13", AN ARC LENGTH OF 11.45 FEET;

THENCE NON-TANGENT TO SAID CURVE, SOUTH 57°20'54" WEST, A DISTANCE OF 28.10 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE NORTHEASTERLY HAVING A RADIUS OF 20.57 FEET, THE RADIUS POINT OF SAID CURVE BEARS NORTH 31°09'55" WEST;

THENCE WESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 107°46'19", AN ARC LENGTH OF 38.69 FEET;

THENCE NON-TANGENT TO SAID CURVE, NORTH 12°59'55" WEST, A DISTANCE OF 181.96 FEET;

THENCE NORTH 10°42'03" WEST, A DISTANCE OF 36.25 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE EASTERLY HAVING A RADIUS OF 225.97 FEET, THE RADIUS POINT OF SAID CURVE BEARS NORTH 82°28'59" EAST;

THENCE NORTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 04°27'16", AN ARC LENGTH OF 17.57 FEET;

THENCE NON-TANGENT TO SAID CURVE, NORTH 01°05'13" WEST, A DISTANCE OF 287.15 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE SOUTHERLY HAVING A RADIUS OF 16.21 FEET, THE RADIUS POINT OF SAID CURVE BEARS SOUTH 83°01'26" EAST;

THENCE EASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 159°53'51", AN ARC LENGTH OF 45.25 FEET TO THE **POINT OF BEGINNING**.

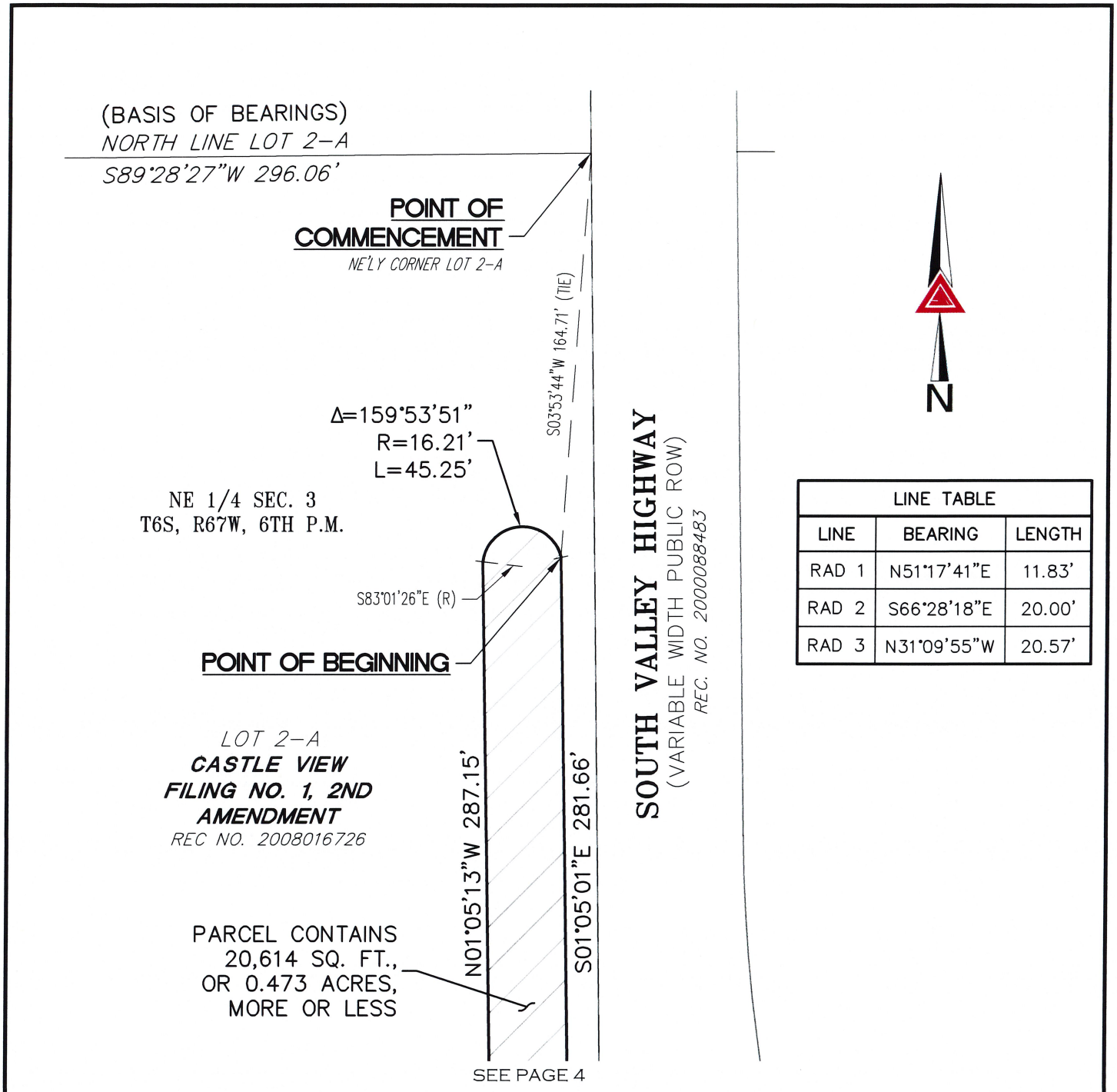
CONTAINING AN AREA OF 20,614 SQUARE FEET OR 0.473 ACRES, MORE OR LESS.

ILLUSTRATION ATTACHED AND MADE A PART HEREOF.

BRADY J. MOORHEAD, COLORADO PLS NO. 38668
FOR AND ON BEHALF OF AZTEC CONSULTANTS, INC.
300 E MINERAL AVENUE, SUITE 1
LITTLETON, COLORADO 80122

EXHIBIT C
TO
GRANT OF EASEMENT

Depiction of Easement Property



LINE TABLE		
LINE	BEARING	LENGTH
RAD 1	N51°17'41"E	11.83'
RAD 2	S66°28'18"E	20.00'
RAD 3	N31°09'55"W	20.57'

NOTE: THIS ILLUSTRATION DOES NOT REPRESENT A MONUMENTED LAND SURVEY AND IS ONLY INTENDED TO DEPICT THE ATTACHED LEGAL DESCRIPTION.

0' 30' 60' 120'

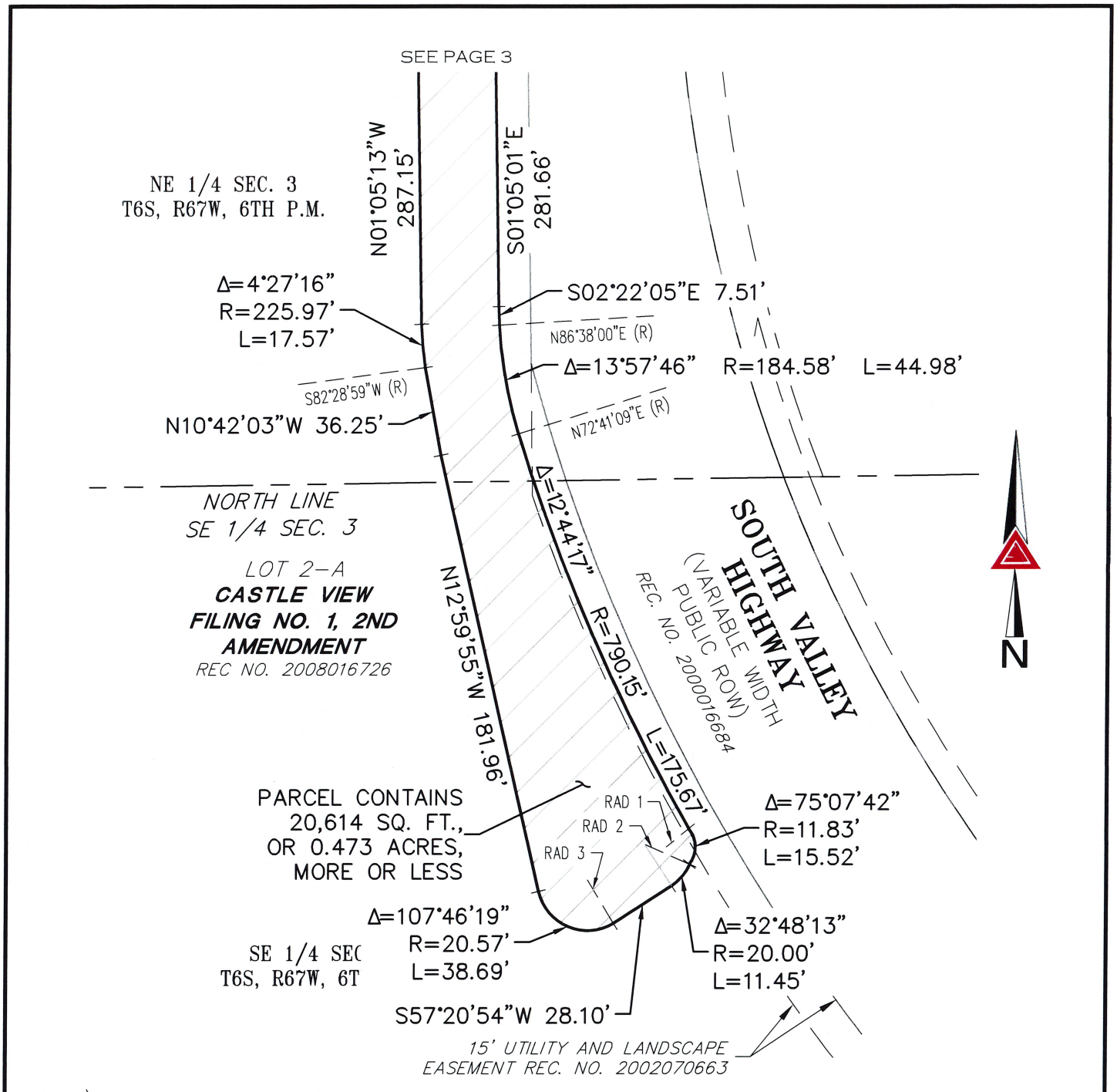
SCALE: 1" = 60'

AZTEC CONSULTANTS, INC.
300 East Mineral Ave, Suite 1
Littleton, Colorado 80122
Phone: (303)713-1898
Fax: (303)713-1897
www.aztecconsultants.com

DRAINAGE EASEMENT
SE 1/4 SEC. 3, T6S, R67W, 6TH P.M.
DOUGLAS COUNTY, COLORADO

PATH: Q:\144424-01 - COUNTY LINE STATION ALTA\DWG\EXHIBITS\2025-07-28 COUNTY LINE STATION DRAINAGE ESMT.DWG

JOB NUMBER: 144424-01 DATE: 7/28/2025 DWG: RDS CHK: BJM 3 OF 4 PAGES



NOTE: THIS ILLUSTRATION DOES NOT REPRESENT A MONUMENTED LAND SURVEY AND IS ONLY INTENDED TO DEPICT THE ATTACHED LEGAL DESCRIPTION.

0' 30' 60' 120'

SCALE: 1" = 60'

DRAINAGE EASEMENT

SE 1/4 SEC. 3, T6S, R67W, 6TH P.M.
DOUGLAS COUNTY, COLORADO

AZTEC CONSULTANTS, INC.
300 East Mineral Ave, Suite 1
Littleton, Colorado 80122
Phone: (303)713-1898
Fax: (303)713-1897
www.aztecconsultants.com

PATH: Q:\144424-01 - COUNTY LINE STATION ALTA\DWG\EXHIBITS\2025-07-28 COUNTY LINE STATION DRAINAGE ESMT.DWG

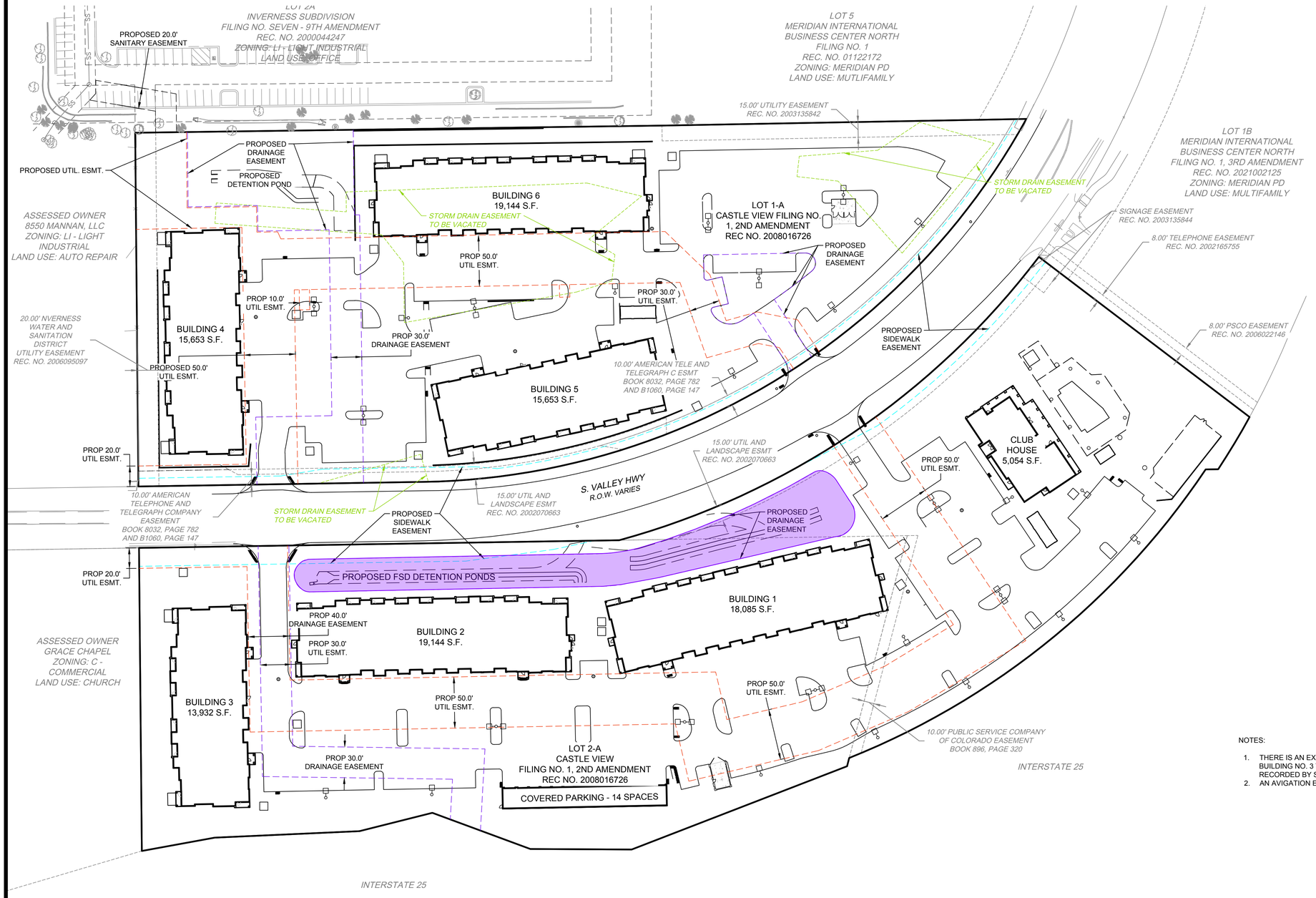
JOB NUMBER: 144424-01 DATE: 7/28/2025 DWG: RDS CHK: BJM 4 OF 4 PAGES

CAUTION: IF THIS SHEET IS NOT 24"x36" IT IS A REDUCED PRINT

CASTLE VIEW FILING NO. 1, 2ND AMENDMENT, LOTS 1-A & 2-A

LOCATED IN THE EAST HALF OF SECTION 3, TOWNSHIP 6 SOUTH, RANGE 67 WEST, SIXTH PRINCIPAL MERIDIAN
COUNTY OF DOUGLAS,
STATE OF COLORADO

12.603 ACRES USR PLAN EXHIBIT - US2024-009



NOTES:

1. THERE IS AN EXISTING, UN-PLOTABLE XCEL EASEMENT IN THE AREA OF BUILDING NO. 3 THAT IS BEING REVISED BY XCEL AND WILL BE CLARIFIED AND RECORDED BY SEPARATE DOCUMENT ONCE COMPLETE.
2. AN AVIGATION EASEMENT WILL RECORDED ON THE PROPERTY AFTER CLOSING.

STORM DRAINAGE EASEMENT TO BE RECORDED

N

0 25 50 100

SCALE: 1" = 50'

Approval Certificate

Planning _____ Initials/Date

Owner _____ Initials/Date

Lessee (if applicable) _____ Initials/Date

WARE MALCOMB
CIVIL ENGINEERING & SURVEYING
900 south broadway
suite 320
denver, co 80209
p 303.561.3333
waremalcomb.com

FOR AND ON BEHALF OF WARE MALCOMB

COUNTY LINE STATION
SITE IMPROVEMENT PLAN
DOUGLAS COUNTY, COLORADO

EASEMENT EXHIBIT

NO.	DATE	REMARKS
1	07/08/2024	USE BY SPECIAL REVIEW
2	08/20/2024	USE BY SPECIAL REVIEW
3	11/22/2024	USE BY SPECIAL REVIEW
4	04/01/2025	USE BY SPECIAL REVIEW
5	04/30/2025	USE BY SPECIAL REVIEW
6	05/14/2025	USE BY SPECIAL REVIEW
7	05/19/2025	USE BY SPECIAL REVIEW

JOB NO.:	DCS24-4002
PA / PM:	CS
DESIGNED:	MN
DATE:	08/20/2024
PLOT DATE:	06/05/25

SHEET 1

THESE DRAWINGS AND SPECIFICATIONS ARE THE PROPERTY AND COPYRIGHT OF WARE MALCOMB AND SHALL NOT BE USED ON ANY OTHER WORK EXCEPT BY AGREEMENT WITH WARE MALCOMB. WRITTEN DIMENSIONS SHALL TAKE PRECEDENCE OVER SCALED DIMENSIONS AND SHALL BE VERIFIED ON THE JOB SITE. ANY DISCREPANCY SHALL BE BROUGHT TO THE NOTICE OF WARE MALCOMB PRIOR TO THE COMMENCEMENT OF ANY WORK

NOT FOR CONSTRUCTION

MEETING DATE: October 14, 2025

STAFF PERSON RESPONSIBLE: Al Peterson, Engineer IV

DESCRIPTION: Acceptance of this Drainage Easement from 380 Inverness Owner, LLC Whose Address is 808 Washington Street, Suite 500, Vancouver, WA. 98660. Douglas County project #DV2024-394.

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	10/9/2025
Jeff Garcia	Approve	10/9/2025
Christie Guthrie	Approve	10/9/2025
Doug DeBord	Approve	10/9/2025

ATTACHMENTS:

Cover Page
DC - Drainage Easement - 380 Inverness Owner LLC - AP 10-14

MEETING DATE: October 14, 2025

STAFF PERSON RESPONSIBLE: Al Peterson, Engineer IV

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Jeff Garcia	Approve	10/9/2025
Christie Guthrie	Approve	10/9/2025
Doug DeBord	Approve	10/9/2025

ATTACHMENTS:

DC - Drainage Easement - 380 Inverness Owner LLC - AP 10-14

DV24-394

GRANT OF EASEMENT
STORM DRAINAGE

THIS GRANT OF EASEMENT ("Grant") is given this _____ day of _____, 2025, by 380 Inverness Owner, LLC, a Delaware limited liability company ("Grantor"), whose address is 808 Washington Street, Suite 500, Vancouver, WA 98660, 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:

380 Inverness Owner, LLC,
a Delaware limited liability company

By: Holland Partner Group Management, Inc.,
a Delaware corporation,
its Manager

By: _____
Name: Thomas D. Warren
Title: President of Development Division

OREGON LAW GROUP
Approved by Caitlin O'Neill
Caitlin O'Neill

ATTEST:

By: _____
Name: Rachel Brown
Title: Notary Public for Washington

STATE OF WASHINGTON)
) ss.
COUNTY OF CLARK)

I certify that I know or have satisfactory evidence that Thomas D. Warren is the person who appeared before me, and said person acknowledged that he/she signed this instrument, on oath stated that he/she was authorized to execute the instrument and acknowledged it as the President of Development Division of Holland Partner Group Management, Inc. to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated the 21 day of August, 2025.

RACHEL BROWN
COMM. EXPIRES 06/13/2027
NOTARY PUBLIC
COMM. NO. 23019274
STATE OF WASHINGTON

_____
Notary Public for Washington
My Appointment Expires: 06/13/2027

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
LEGAL DESCRIPTION

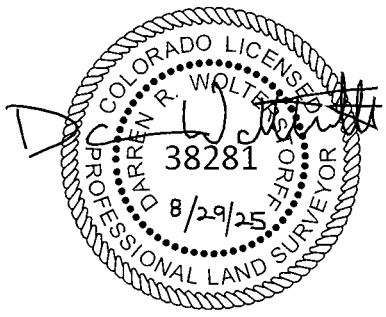
Lot 1,
Super Block A,
1st AMENDED PLAT OF INVERNESS SUBDIVISION FILING NO. SEVEN,
County of Douglas,
State of Colorado.

EXHIBIT B

PARCEL DESCRIPTION

A PORTION OF LOT 1, SUPER BLOCK A, 1ST AMENDED PLAT OF INVERNESS SUBDIVISION FILING NO. SEVEN AS RECORDED IN THE RECORDS OF DOUGLAS COUNTY AT RECEPTION NO. 308509, SITUATED IN THE NORTHWEST QUARTER OF SECTION 2, TOWNSHIP 6 SOUTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN, CITY OF ENGLEWOOD, COUNTY OF DOUGLAS, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

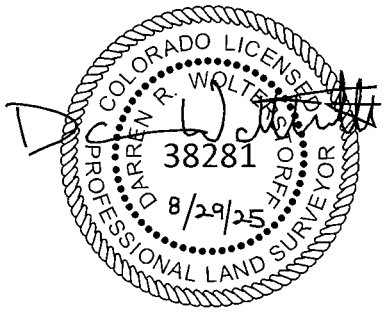
COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 2, AS MONUMENTED BY A RECOVERED 3-1/4" ALUMINUM CAP, STAMPED "CC T5S R67W ?? R67W S? S2 1999 PLS 7361", FLUSH WITH GRADE, WHENCE THE WEST QUARTER CORNER OF SAID SECTION 2, AS MONUMENTED BY A RECOVERED 3-1/4" ALUMINUM CAP STAMPED "W 1/4 COR. SEC. 2 T6 R67W LS 14070", FLUSH WITH GRADE, BEARS S 00°19'27" E, A DISTANCE OF 2812.23 FEET, FORMING THE BASIS OF BEARINGS FOR THIS DESCRIPTION;
THENCE S 28°41'03" E, A DISTANCE OF 1263.06 FEET TO THE NORTHWEST CORNER OF SAID LOT 1 AND THE POINT OF BEGINNING;
THENCE COINCIDENT WITH THE NORTH LINE OF SAID LOT 1 NORTH 89°40'33" EAST, A DISTANCE OF 25.00 FEET;
THENCE SOUTH 00°19'27" EAST, A DISTANCE OF 27.71 FEET;
THENCE NORTH 89°39'27" EAST, A DISTANCE OF 28.38 FEET;
THENCE NORTH 00°19'27" WEST, A DISTANCE OF 19.70 FEET;
THENCE NORTH 89°40'33" EAST, A DISTANCE OF 170.00 FEET;
THENCE SOUTH 00°19'27" EAST, A DISTANCE OF 19.65 FEET;
THENCE NORTH 89°39'27" EAST, A DISTANCE OF 9.21 FEET;
THENCE SOUTH 19°12'47" EAST, A DISTANCE OF 15.36 FEET;
THENCE NORTH 70°21'14" EAST, A DISTANCE OF 127.48 FEET TO SAID NORTH LINE OF LOT 1;
THENCE COINCIDENT WITH THE NORTH AND EAST LINES OF SAID LOT 1 THE FOLLOWING TWO (2) COURSES:
1) NORTH 89°40'33" EAST, A DISTANCE OF 292.14 FEET;
2) SOUTH 00°21'58" EAST, A DISTANCE OF 5.00 FEET;
THENCE SOUTH 89°40'33" WEST, A DISTANCE OF 116.43 FEET;
THENCE SOUTH 00°19'35" EAST, A DISTANCE OF 325.74 FEET;
THENCE SOUTH 89°40'22" WEST, A DISTANCE OF 195.35 FEET;
THENCE NORTH 00°19'37" WEST, A DISTANCE OF 45.33 FEET;
THENCE NORTH 89°40'22" EAST, A DISTANCE OF 16.33 FEET;
THENCE SOUTH 00°19'37" EAST, A DISTANCE OF 15.33 FEET;
THENCE NORTH 89°40'22" EAST, A DISTANCE OF 98.48 FEET;
THENCE NORTH 00°19'37" WEST, A DISTANCE OF 15.33 FEET;
THENCE NORTH 89°40'22" EAST, A DISTANCE OF 16.33 FEET;
THENCE SOUTH 00°19'37" EAST, A DISTANCE OF 15.33 FEET;
THENCE NORTH 89°40'22" EAST, A DISTANCE OF 34.19 FEET;
THENCE NORTH 00°19'35" WEST, A DISTANCE OF 295.74 FEET;
THENCE SOUTH 89°40'33" WEST, A DISTANCE OF 71.21 FEET;
THENCE SOUTH 00°02'17" EAST, A DISTANCE OF 30.00 FEET;
THENCE SOUTH 89°40'33" WEST, A DISTANCE OF 83.50 FEET;
THENCE SOUTH 70°21'14" WEST, A DISTANCE OF 101.93 FEET;
THENCE SOUTH 00°21'16" EAST, A DISTANCE OF 192.93 FEET;
THENCE SOUTH 21°47'05" WEST, A DISTANCE OF 73.59 FEET;
THENCE SOUTH 89°40'22" WEST, A DISTANCE OF 50.30 FEET;
THENCE SOUTH 00°19'19" EAST, A DISTANCE OF 146.26 FEET;
THENCE SOUTH 45°19'27" EAST, A DISTANCE OF 9.92 FEET;



CONTINUED

EXHIBIT B

THENCE SOUTH 00°18'47" EAST, A DISTANCE OF 49.10 FEET;
THENCE ALONG A NON-TANGENT CURVE TO THE LEFT WITH A CENTRAL ANGLE OF 54°05'09", A RADIUS OF 24.00 FEET, AN ARC LENGTH OF 22.66 FEET, A CHORD BEARING OF SOUTH 27°22'01" EAST, AND A CHORD DISTANCE OF 21.82 FEET;
THENCE ALONG A COMPOUND TANGENT CURVE TURNING TO THE LEFT WITH A CENTRAL ANGLE OF 35°54'23", A RADIUS OF 15.00 FEET, AN ARC LENGTH OF 9.40 FEET, A CHORD BEARING OF SOUTH 72°21'47" EAST, AND A CHORD DISTANCE OF 9.25 FEET;
THENCE NORTH 89°40'33" EAST, A DISTANCE OF 22.27 FEET;
THENCE NORTH 00°19'21" WEST, A DISTANCE OF 121.03 FEET;
THENCE NORTH 89°40'35" EAST, A DISTANCE OF 30.00 FEET;
THENCE SOUTH 00°19'21" EAST, A DISTANCE OF 121.03 FEET;
THENCE NORTH 89°40'33" EAST, A DISTANCE OF 304.77 FEET;
THENCE ALONG A TANGENT CURVE TO THE LEFT WITH A CENTRAL ANGLE OF 90°00'00", A RADIUS OF 10.00 FEET, AN ARC LENGTH OF 15.71 FEET, A CHORD BEARING OF NORTH 44°40'33" EAST, AND A CHORD DISTANCE OF 14.14 FEET;
THENCE NORTH 00°19'27" WEST, A DISTANCE OF 31.04 FEET;
THENCE SOUTH 89°40'33" WEST, A DISTANCE OF 27.36 FEET;
THENCE NORTH 00°19'27" WEST, A DISTANCE OF 57.92 FEET;
THENCE NORTH 89°40'33" EAST, A DISTANCE OF 27.36 FEET;
THENCE NORTH 00°19'27" WEST, A DISTANCE OF 6.04 FEET;
THENCE NORTH 89°40'33" EAST, A DISTANCE OF 50.80 FEET;
THENCE SOUTH 00°19'27" EAST, A DISTANCE OF 20.01 FEET;
THENCE NORTH 89°40'33" EAST, A DISTANCE OF 20.43 FEET;
THENCE NORTH 01°07'29" EAST, A DISTANCE OF 113.73 FEET;
THENCE NORTH 00°19'27" WEST, A DISTANCE OF 12.86 FEET TO THE EXTENSION OF THE EASTERLY NORTHERN LINE OF SAID LOT 1;
THENCE COINCIDENT WITH SAID EXTENSIONS LINE AND THE EASTERLY NORTHERN LINE OF SAID LOT 1 NORTH 89°40'33" EAST, A DISTANCE OF 30.00 FEET;
THENCE SOUTH 00°19'27" EAST, A DISTANCE OF 13.24 FEET;
THENCE SOUTH 01°07'27" WEST, A DISTANCE OF 128.78 FEET;
THENCE SOUTH 01°52'20" WEST, A DISTANCE OF 118.81 FEET;
THENCE SOUTH 25°32'18" EAST, A DISTANCE OF 1.81 FEET;
THENCE SOUTH 10°52'27" EAST, A DISTANCE OF 9.88 FEET TO THE SOUTH LINE OF SAID LOT 1;
THENCE COINCIDENT WITH SAID SOUTH LINE SOUTH 89°40'33" WEST, A DISTANCE OF 600.23 FEET;
THENCE NORTH 00°18'58" WEST, A DISTANCE OF 54.48 FEET;
THENCE NORTH 89°39'50" EAST, A DISTANCE OF 84.58 FEET;
THENCE ALONG A NON-TANGENT CURVE TO THE LEFT WITH A CENTRAL ANGLE OF 96°24'19", A RADIUS OF 5.00 FEET, AN ARC LENGTH OF 8.41 FEET, A CHORD BEARING OF NORTH 41°28'24" EAST, AND A CHORD DISTANCE OF 7.46 FEET;
THENCE NORTH 00°17'42" WEST, A DISTANCE OF 61.06 FEET;
THENCE NORTH 45°19'27" WEST, A DISTANCE OF 9.91 FEET;
THENCE NORTH 00°19'19" WEST, A DISTANCE OF 131.96 FEET;
THENCE ALONG A NON-TANGENT CURVE TO THE LEFT WITH A CENTRAL ANGLE OF 85°06'50", A RADIUS OF 26.00 FEET, AN ARC LENGTH OF 38.62 FEET, A CHORD BEARING OF NORTH 42°52'52" WEST, AND A CHORD DISTANCE OF 35.17 FEET;
THENCE NORTH 85°26'17" WEST, A DISTANCE OF 102.92 FEET;
THENCE SOUTH 89°40'33" WEST, A DISTANCE OF 22.29 FEET;
THENCE NORTH 00°19'27" WEST, A DISTANCE OF 26.00 FEET TO THE WEST LINE OF SAID LOT 1;
THENCE COINCIDENT WITH SAID WEST LINE NORTH 89°40'33" EAST, A DISTANCE OF 23.45 FEET;
THENCE SOUTH 85°26'17" EAST, A DISTANCE OF 85.98 FEET;
THENCE NORTH 04°33'43" EAST, A DISTANCE OF 5.00 FEET;
THENCE SOUTH 85°26'17" EAST, A DISTANCE OF 16.33 FEET;
THENCE SOUTH 04°33'43" WEST, A DISTANCE OF 1.88 FEET;



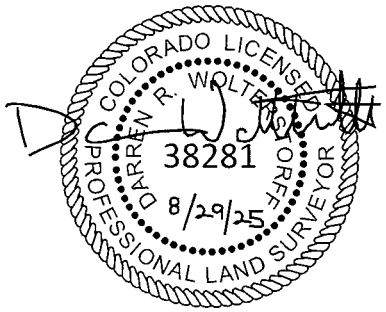
CONTINUED

EXHIBIT B

THENCE NORTH 89°40'22" EAST, A DISTANCE OF 79.08 FEET;
THENCE NORTH 21°47'05" EAST, A DISTANCE OF 47.53 FEET;
THENCE NORTH 00°21'16" WEST, A DISTANCE OF 175.31 FEET;
THENCE SOUTH 89°38'44" WEST, A DISTANCE OF 3.56 FEET;
THENCE NORTH 19°12'47" WEST, A DISTANCE OF 24.14 FEET;
THENCE SOUTH 89°39'27" WEST, A DISTANCE OF 165.94 FEET;
THENCE SOUTH 00°18'41" EAST, A DISTANCE OF 174.52 FEET;
THENCE SOUTH 89°40'33" WEST, A DISTANCE OF 45.17 FEET TO SAID WEST LINE OF LOT 1;
THENCE COINCIDENT WITH SAID WEST LINE NORTH 00°19'27" WEST, A DISTANCE OF 30.00 FEET;
THENCE NORTH 89°40'33" EAST, A DISTANCE OF 15.18 FEET;
THENCE NORTH 00°18'41" WEST, A DISTANCE OF 144.51 FEET;
THENCE SOUTH 89°39'27" WEST, A DISTANCE OF 15.21 FEET TO SAID WEST LINE OF LOT 1;
THENCE COINCIDENT WITH SAID WEST LINE NORTH 00°19'27" WEST, A DISTANCE OF 57.72 FEET TO THE POINT OF BEGINNING.

PARCEL CONTAINS 113,792 SQUARE FEET OR 2.6123 ACRES, MORE OR LESS.

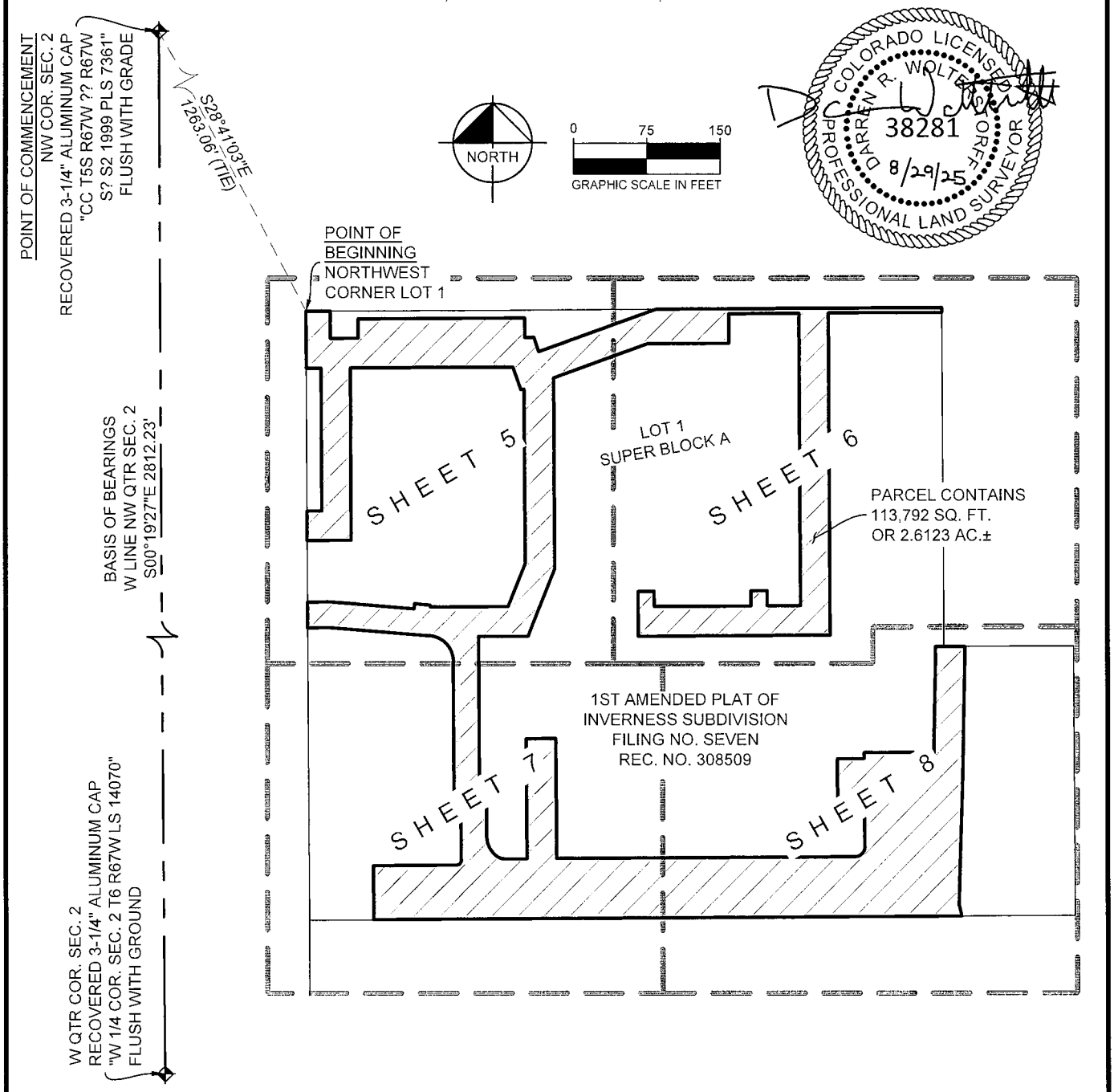
I, DARREN R. WOLTERSTORFF, BEING A PROFESSIONAL LAND SURVEYOR IN THE STATE OF COLORADO, DO HEREBY STATE THAT THIS EXHIBIT WAS PREPARED BY ME OR UNDER MY RESPONSIBLE CHARGE, IS IN ACCORDANCE WITH APPLICABLE STANDARDS OF PRACTICE, IS ACCURATE TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF, AND IS NOT A GUARANTY OR WARRANTY, EITHER EXPRESSED OR IMPLIED.



DARREN R. WOLTERSTORFF, PLS 38281
FOR AND ON BEHALF OF KIMLEY-HORN AND ASSOCIATES, INC.

EXHIBIT B

A PORTION OF LOT 1, SUPER BLOCK A, 1ST AMENDED PLAT OF
INVERNESS SUBDIVISION FILING NO. SEVEN
SITUATED IN THE NORTHWEST QUARTER OF SECTION 2, TOWNSHIP 6 SOUTH,
RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
CITY OF ENGLEWOOD, COUNTY OF DOUGLAS, STATE OF COLORADO



NOTES:

1. ACCORDING TO COLORADO LAW YOU MUST COMMENCE ANY LEGAL ACTION BASED UPON ANY DEFECT IN THIS SURVEY WITHIN THREE YEARS AFTER YOU FIRST DISCOVER SUCH DEFECT. IN NO EVENT MAY ANY ACTION BASED UPON ANY DEFECT IN THIS SURVEY BE COMMENCED MORE THAN TEN YEARS FROM THE DATE OF THE CERTIFICATION SHOWN HEREON.

2. THIS DOCUMENT IS NOT A LAND SURVEY PLAT OR AN IMPROVEMENT SURVEY PLAT AND DOES NOT REPRESENT A MONUMENTED LAND SURVEY. IT IS INTENDED TO DEPICT THE ATTACHED PARCEL DESCRIPTION ONLY.

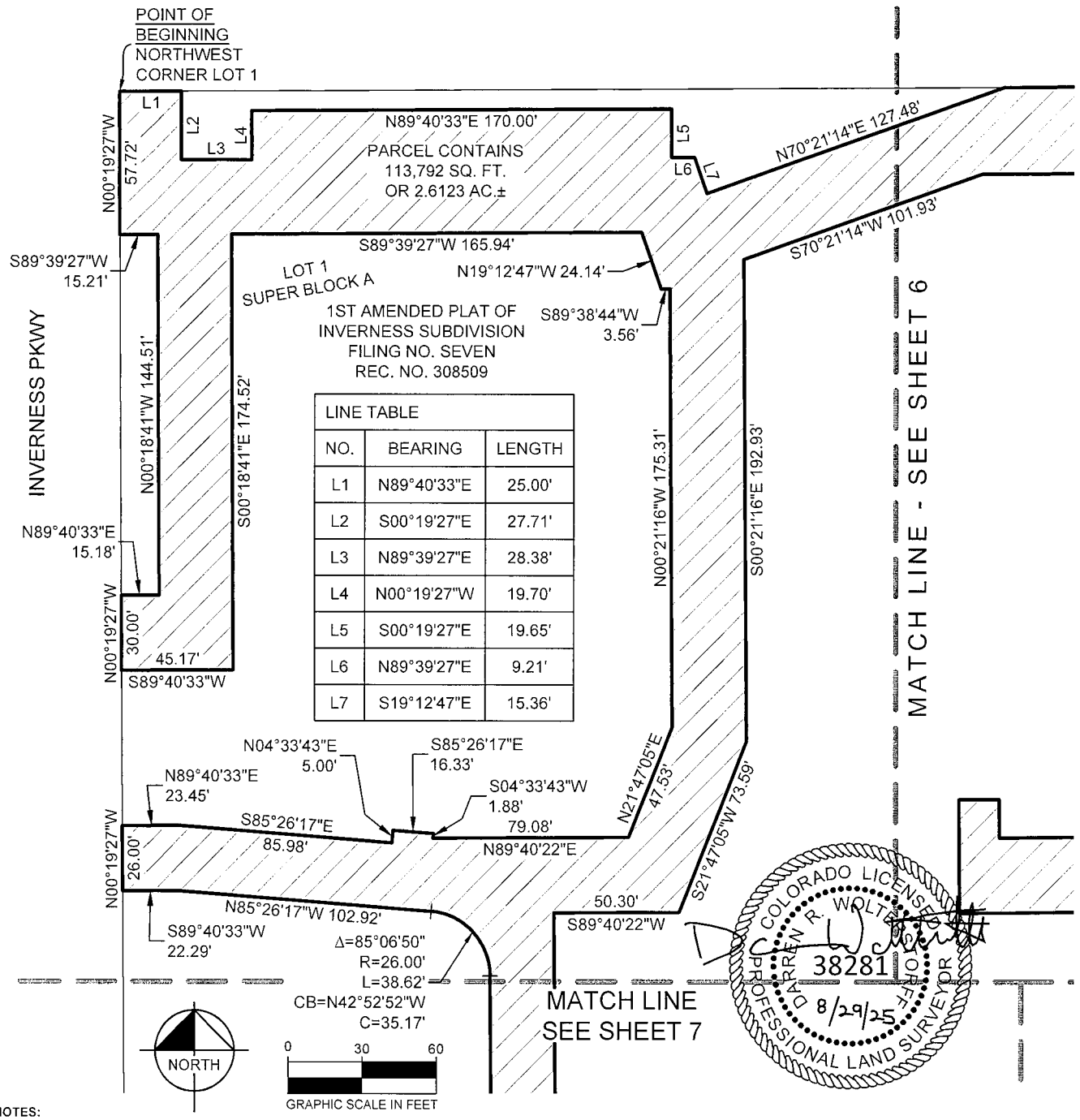
Kimley»Horn
6200 SOUTH SYRACUSE WAY, #300
GREENWOOD VILLAGE, CO 80111
Tel. No. (303) 228-2300
www.kimley-horn.com

Scale	Drawn by	Checked by	Date	Project No.	Sheet No.
1" = 150'	PTM	DRW	2025-08-21	096528008	4 OF 8

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CITY OF ENGLEWOOD, COUNTY OF DOUGLAS, STATE OF COLORADO



LINE TABLE		
NO.	BEARING	LENGTH
L1	N89°40'33"E	25.00'
L2	S00°19'27"E	27.71'
L3	N89°39'27"E	28.38'
L4	N00°19'27"W	19.70'
L5	S00°19'27"E	19.65'
L6	N89°39'27"E	9.21'
L7	S19°12'47"E	15.36'

NOTES:

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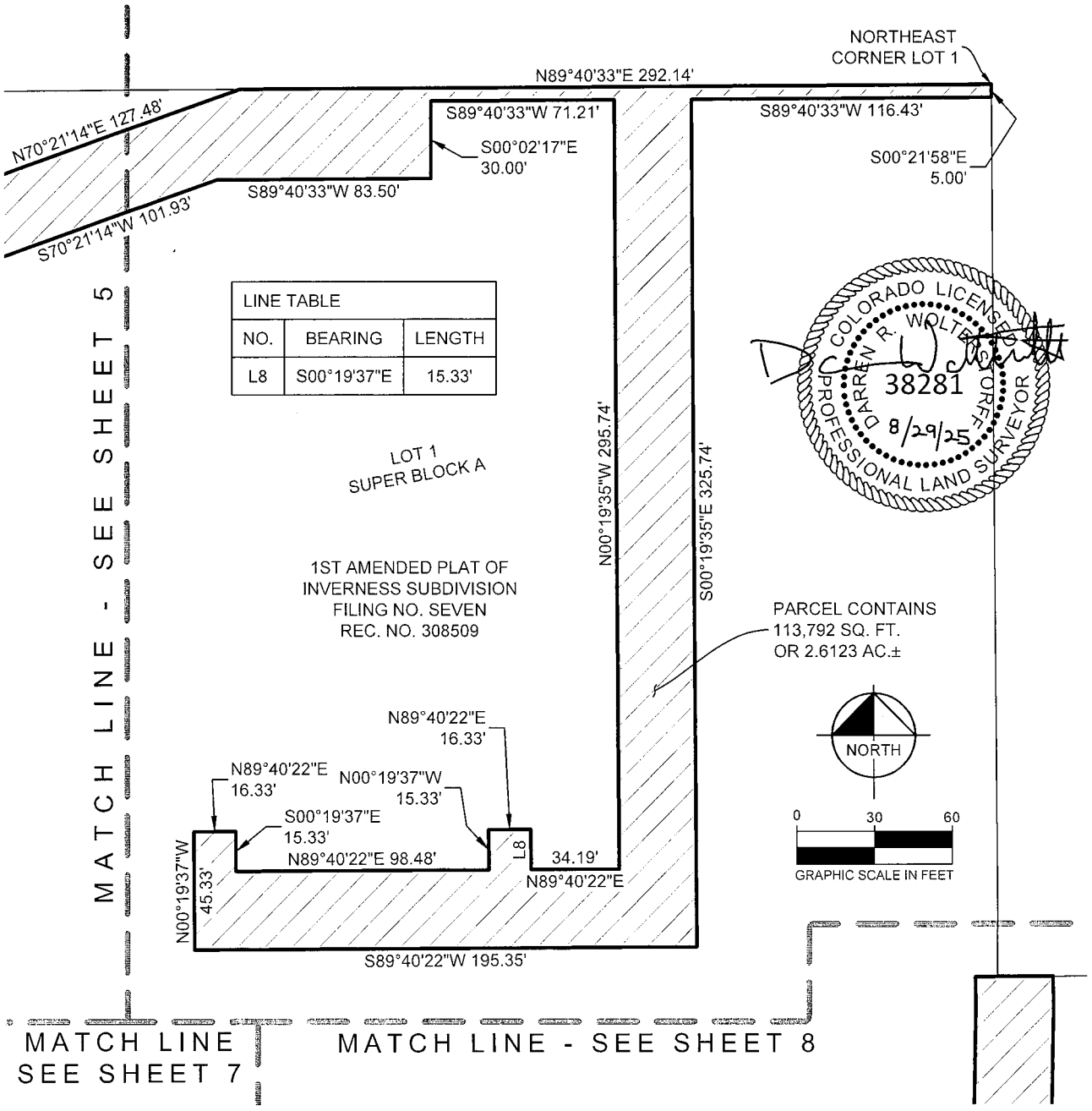
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Scale	Drawn by	Checked by	Date	Project No.	Sheet No.
1" = 60'	PTM	DRW	2025-08-21	096528008	5 OF 8

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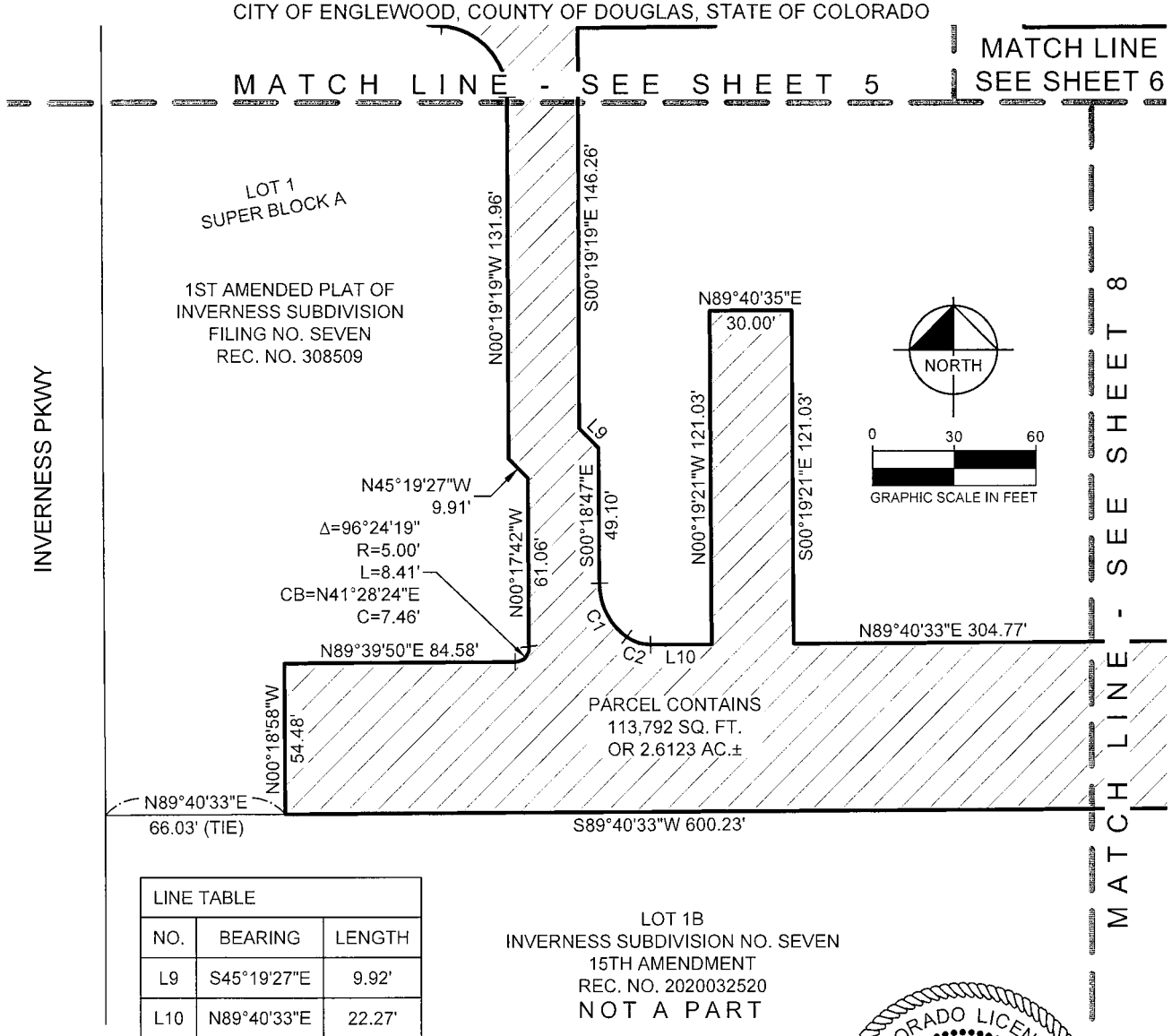
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WOLTERSTORFF, DARREN 8/29/2025 11:15 AM K:\DEN_CIVIL\096528008 374 INVERNESS\CADD\SURVEY\DWG\096528008 374INVERNESS DRNGESMTCOMPLETE LE.DWG

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CITY OF ENGLEWOOD, COUNTY OF DOUGLAS, STATE OF COLORADO



LINE TABLE		
NO.	BEARING	LENGTH
L9	S45°19'27"E	9.92'
L10	N89°40'33"E	22.27'

LOT 1B
INVERNESS SUBDIVISION NO. SEVEN
15TH AMENDMENT
REC. NO. 2020032520
NOT A PART

CURVE TABLE					
NO.	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD
C1	54°05'09"	24.00'	22.66'	S27°22'01"E	21.82'
C2	35°54'23"	15.00'	9.40'	S72°21'47"E	9.25'

COLORADO LICENSED
DARREN R. WOLTERSTORFF
38281
8/29/25
PROFESSIONAL LAND SURVEYOR

NOTES:

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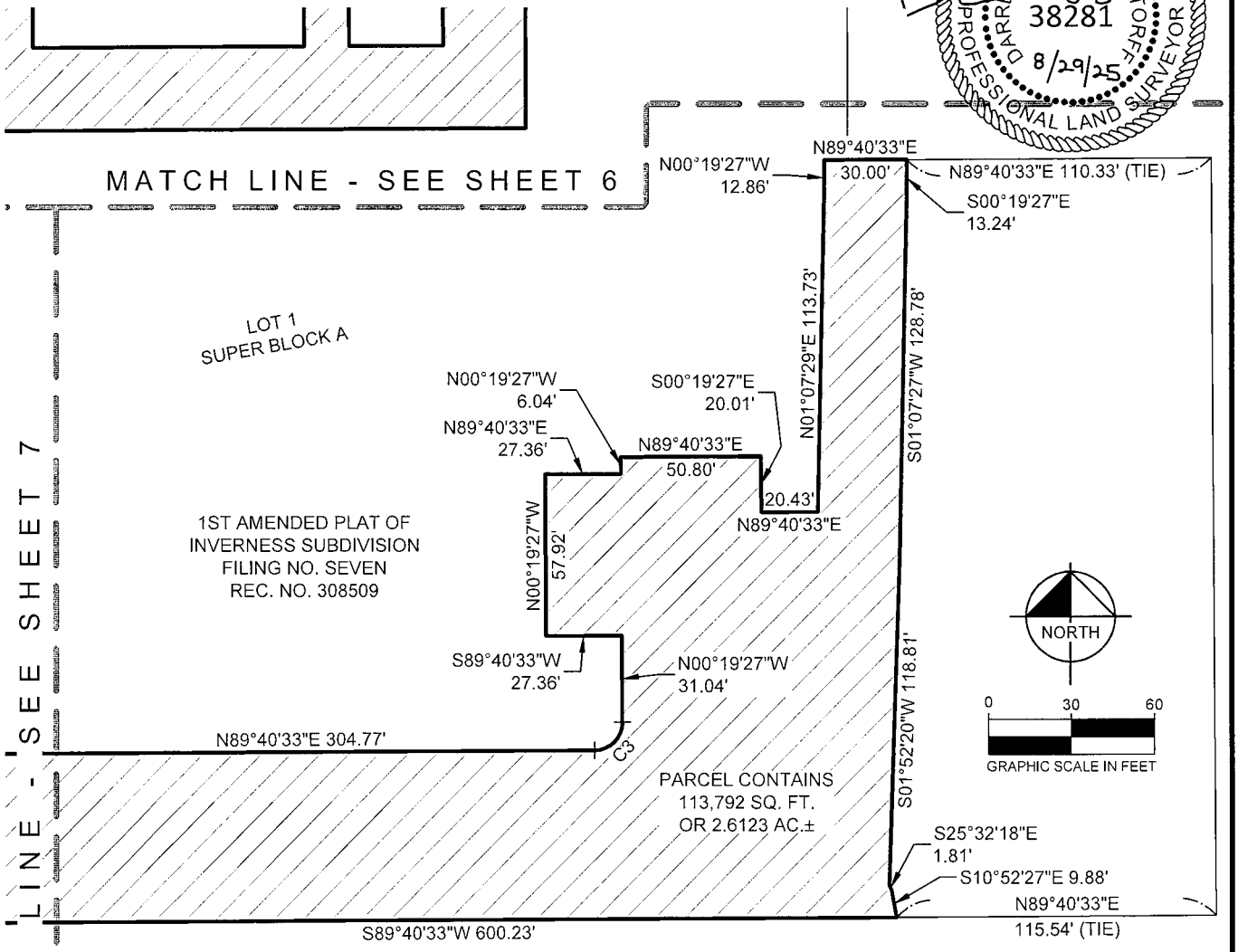
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COLORADO LICENSED
DARREN R. WOLTERSTORFF
38281
PROFESSIONAL LAND SURVEYOR
8/29/25



LOT 1B
INVERNESS SUBDIVISION NO. SEVEN
15TH AMENDMENT
REC. NO. 2020032520
NOT A PART

CURVE TABLE					
NO.	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD
C3	90°00'00"	10.00'	15.71'	N44°40'33"E	14.14'

NOTES:

1. ACCORDING TO COLORADO LAW YOU MUST COMMENCE ANY LEGAL ACTION BASED UPON ANY DEFECT IN THIS SURVEY WITHIN THREE YEARS AFTER YOU FIRST DISCOVER SUCH DEFECT. IN NO EVENT MAY ANY ACTION BASED UPON ANY DEFECT IN THIS SURVEY BE COMMENCED MORE THAN TEN YEARS FROM THE DATE OF THE CERTIFICATION SHOWN HEREON.

2. THIS DOCUMENT IS NOT A LAND SURVEY PLAT OR AN IMPROVEMENT SURVEY PLAT AND DOES NOT REPRESENT A MONUMENTED LAND SURVEY. IT IS INTENDED TO DEPICT THE ATTACHED PARCEL DESCRIPTION ONLY.

Kimley»Horn
6200 SOUTH SYRACUSE WAY, #300
GREENWOOD VILLAGE, CO 80111
Tel. No. (303) 228-2300
www.kimley-horn.com

Scale	Drawn by	Checked by	Date	Project No.	Sheet No.
1" = 60'	PTM	DRW	2025-08-21	096528008	8 OF 8

WOLTERSTORFF, DARREN 8/29/2025 11:15 AM K:\DEN CIVIL\096528008 374 INVERNESS\CADD\SURVEY\DWG\096528008 374INVERNESS DRNGESMTCOMPLETE LE.DWG

MEETING DATE: October 14, 2025

STAFF PERSON RESPONSIBLE: Janet Peterson, Engineering Agreements Technician

DESCRIPTION: Three Resolutions Approving the Draw of Three Irrevocable Letters of Credit, issued by BMO Bank, N.A., In Connection with Stone Creek Ranch Filing 1, Village A, (DV2014-380) Warranty Performance Security.

SUMMARY: In accordance with the Subdivision Improvements Agreement (SIA) dated March 11, 2015, for Stone Creek Ranch Filing 1, Village A, the owner, KB Home Colorado, Inc., are responsible for posting and maintaining security for the warranty performance improvements for this project; therefore, security must remain valid until the Engineering Division has inspected and granted Full Term Maintenance of all public improvements of the project.

The Letters of Credit (No. HACH699583OS - $32,031.00 for Phase 1 Off-Site, No. HACH699584OS - $41,338.00 for Phase 1 EAST Off-Site Improvements and No. HACH699585OS - $147,573.00 for Phase 1 WEST Off-Site Improvements) has an expiration date of October 15, 2025. The developer has been notified by FedEx (September 8, 2025) to extend the Letter of Credit. To date, Engineering has not received the amendments to the Letters of Credit. The County will not draw upon these Letters of Credit if the amendments are received prior to the expiration dates of October 15, 2025

RECOMMENDED ACTION: Approval of 3 resolutions to draw upon Irrevocable Letters of Credit No. HACH699583OS in the amount of $32,031.00, HACH699584OS in the amount of $41,338.00 and HACH699585OS in the amount of $147,573.00 no later than October 15, 2025. The County shall hold these funds until full term maintenance has been granted in accordance with the SIA.

REVIEW:

Kristina Mann	Approve	10/2/2025
Jeff Garcia	Approve	10/6/2025
Christie Guthrie	Approve	10/7/2025
Doug DeBord	Approve	10/9/2025

ATTACHMENTS:

Cover Page
Resolution BMO Bank - Stone Creek Ranch East Offsite Security
Resolution BMO Bank - Stone Creek Ranch Offsite Security
Resolution BMO Bank - Stone Creek Ranch West Offsite Security
Stone Creek Ranch Filing 1
Village A Correspondence

MEETING DATE: October 14, 2025

STAFF PERSON RESPONSIBLE: Janet Peterson, Engineering Agreements Technician

DESCRIPTION: Three Resolutions Approving the Draw of Three Irrevocable Letters of Credit, issued by BMO Bank, N.A., In Connection with Stone Creek Ranch Filing 1, Village A, (DV2014-380) Warranty Performance Security.

SUMMARY: In accordance with the Subdivision Improvements Agreement (SIA) dated March 11, 2015, for Stone Creek Ranch Filing 1, Village A, the owner, KB Home Colorado, Inc., are responsible for posting and maintaining security for the warranty performance improvements for this project; therefore, security must remain valid until the Engineering Division has inspected and granted Full Term Maintenance of all public improvements of the project.

The Letters of Credit (No. HACH699583OS - $32,031.00 for Phase 1 Off-Site, No. HACH699584OS - $41,338.00 for Phase 1 EAST Off-Site Improvements and No. HACH699585OS - $147,573.00 for Phase 1 WEST Off-Site Improvements) has an expiration date of October 15, 2025. The developer has been notified by FedEx (September 8, 2025) to extend the Letter of Credit. To date, Engineering has not received the amendments to the Letters of Credit. The County will not draw upon these Letters of Credit if the amendments are received prior to the expiration dates of October 15, 2025

RECOMMENDED ACTION: Approval of 3 resolutions to draw upon Irrevocable Letters of Credit No. HACH699583OS in the amount of $32,031.00, HACH699584OS in the amount of $41,338.00 and HACH699585OS in the amount of $147,573.00 no later than October 15, 2025. The County shall hold these funds until full term maintenance has been granted in accordance with the SIA.

REVIEW:

Kristina Mann	Approve	10/2/2025
Jeff Garcia	Approve	10/6/2025
Christie Guthrie	Approve	10/7/2025
Doug DeBord	Approve	10/9/2025

ATTACHMENTS:

Resolution BMO Bank - Stone Creek Ranch East Offsite Security
Resolution BMO Bank - Stone Creek Ranch Offsite Security
Resolution BMO Bank - Stone Creek Ranch West Offsite Security
Stone Creek Ranch Filing 1
Village A Correspondence

RESOLUTION NO. R-025-

THE BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF DOUGLAS, COLORADO

A RESOLUTION APPROVING THE DRAW IN THE AMOUNT OF $41,338.00 ON IRREVOCABLE LETTER OF CREDIT NO. HACH699584OS ISSUED BY BMO BANK, N.A. IN CONNECTION WITH STONE CREEK RANCH FILING 1, VILLAGE A, PHASE 1 EAST OFFSITE PERFORMANCE SECURITY, EXECUTED BY KB HOME COLORADO, INC.

WHEREAS, on September 16, 2019, BMO Bank, N.A. issued its Irrevocable Letters of Credit No. HACH699584OS ("LOC"), and subsequent amendment, in the amount of $41,338.00 and

WHEREAS, said Letter of Credit was issued at the request of KB Home Colorado, Inc. ("Developer"), as Warranty Performance, of its obligations under the Subdivision Improvements Agreement ("SIA"), for Project No. DV2014-380 and

WHEREAS, said Letter of Credit will expire on October 15, 2025, and, under the terms and conditions of the Subdivision Improvements Agreement ("SIA"), security must remain valid and in full force and effect until all required improvements have been completed and inspected by Douglas County; and

WHEREAS, the Douglas County Engineering Division has determined that those obligations of KB Home Colorado, Inc. have not been fulfilled; and

WHEREAS, KB Home Colorado, Inc. is in default in the performance of its obligations under the SIA; and

WHEREAS, KB Home Colorado, Inc. was provided with a minimum of fourteen days written notice of Douglas County's intention to draw on said Letter of Credit: and

WHEREAS, KB Home Colorado, Inc. was provided timely notice of the hearing on this matter; and

WHEREAS, the Board of County Commissioners has concluded that in order to maintain its security for the performance of the obligations of KB Home Colorado, Inc., under the terms of the SIA, it must draw on said Letter of Credit No. HACH699584OS, in the amount of $41,338.00 now, therefore,

BE IT RESOLVED by the Board of County Commissioners of the County of Douglas, State of Colorado, that the Chair or Vice Chair of the Board of County Commissioners is authorized and directed to draw on said Letter of Credit No. HACH699584OS, issued by BMO Bank, N.A., in the amount of $41,338.00 and to execute any statement, draft, or other documents necessary to accomplish said draw on or before October 15, 2025; now, therefore,

BE IT FURTHER RESOLVED, if KB Home Colorado, Inc. extends said Letter of Credit to October 15, 2026, before such draw is made, this resolution shall have no further effect and such draw on said Letter of Credit shall not be made.

PASSED AND ADOPTED this _____ day of October 2025, in Castle Rock, Douglas County, Colorado.

THE BOARD OF COUNTY COMMISSIONERS
OF THE COUNTY OF DOUGLAS, COLORADO

BY:_____
Chair

ATTEST:

_____
Haley Hall, Clerk to the Board

RESOLUTION NO. R-025-

THE BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF DOUGLAS, COLORADO

A RESOLUTION APPROVING THE DRAW IN THE AMOUNT OF $32,031.00 ON IRREVOCABLE LETTER OF CREDIT NO. HACH699583OS ISSUED BY BMO BANK, N.A. IN CONNECTION WITH STONE CREEK RANCH FILING 1, VILLAGE A, PHASE 1 OFFSITE PERFORMANCE SECURITY, EXECUTED BY KB HOME COLORADO, INC.

WHEREAS, on September 16, 2019, BMO Bank, N.A. issued its Irrevocable Letters of Credit No. HACH699583OS ("LOC"), and subsequent amendment, in the amount of $32,031.00 and

WHEREAS, said Letter of Credit was issued at the request of KB Home Colorado, Inc. ("Developer"), as Warranty Performance, of its obligations under the Subdivision Improvements Agreement ("SIA"), for Project No. DV2014-380 and

WHEREAS, said Letter of Credit will expire on October 15, 2025, and, under the terms and conditions of the Subdivision Improvements Agreement ("SIA"), security must remain valid and in full force and effect until all required improvements have been completed and inspected by Douglas County; and

WHEREAS, the Douglas County Engineering Division has determined that those obligations of KB Home Colorado, Inc. have not been fulfilled; and

WHEREAS, KB Home Colorado, Inc. is in default in the performance of its obligations under the SIA; and

WHEREAS, KB Home Colorado, Inc. was provided with a minimum of fourteen days written notice of Douglas County's intention to draw on said Letter of Credit: and

WHEREAS, KB Home Colorado, Inc. was provided timely notice of the hearing on this matter; and

WHEREAS, the Board of County Commissioners has concluded that in order to maintain its security for the performance of the obligations of KB Home Colorado, Inc., under the terms of the SIA, it must draw on said Letter of Credit No. HACH699583OS, in the amount of $32,031.00 now, therefore,

BE IT RESOLVED by the Board of County Commissioners of the County of Douglas, State of Colorado, that the Chair or Vice Chair of the Board of County Commissioners is authorized and directed to draw on said Letter of Credit No. HACH699583OS, issued by BMO Bank, N.A., in the amount of $32,031.00, and to execute any statement, draft, or other documents necessary to accomplish said draw on or before October 15, 2025; now, therefore,

BE IT FURTHER RESOLVED, if KB Home Colorado, Inc. extends said Letter of Credit to October 15, 2026, before such draw is made, this resolution shall have no further effect and such draw on said Letter of Credit shall not be made.

PASSED AND ADOPTED this _____ day of October 2025, in Castle Rock, Douglas County, Colorado.

THE BOARD OF COUNTY COMMISSIONERS
OF THE COUNTY OF DOUGLAS, COLORADO

BY:_____
Chair

ATTEST:

_____
Haley Hall, Clerk to the Board

RESOLUTION NO. R-025-

THE BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF DOUGLAS, COLORADO

A RESOLUTION APPROVING THE DRAW IN THE AMOUNT OF $147,573.00 ON IRREVOCABLE LETTER OF CREDIT NO. HACH699585OS ISSUED BY BMO BANK, N.A. IN CONNECTION WITH STONE CREEK RANCH FILING 1, VILLAGE A, PHASE 1 WEST OFFSITE PERFORMANCE SECURITY, EXECUTED BY KB HOME COLORADO, INC.

WHEREAS, on September 16, 2019, BMO Bank, N.A. issued its Irrevocable Letters of Credit No. HACH699585OS ("LOC"), and subsequent amendment, in the amount of $147,573.00 and

WHEREAS, said Letter of Credit was issued at the request of KB Home Colorado, Inc. ("Developer"), as Warranty Performance, of its obligations under the Subdivision Improvements Agreement ("SIA"), for Project No. DV2014-380 and

WHEREAS, said Letter of Credit will expire on October 15, 2025, and, under the terms and conditions of the Subdivision Improvements Agreement ("SIA"), security must remain valid and in full force and effect until all required improvements have been completed and inspected by Douglas County; and

WHEREAS, the Douglas County Engineering Division has determined that those obligations of KB Home Colorado, Inc. have not been fulfilled; and

WHEREAS, KB Home Colorado, Inc. is in default in the performance of its obligations under the SIA; and

WHEREAS, KB Home Colorado, Inc. was provided with a minimum of fourteen days written notice of Douglas County's intention to draw on said Letter of Credit: and

WHEREAS, KB Home Colorado, Inc. was provided timely notice of the hearing on this matter; and

WHEREAS, the Board of County Commissioners has concluded that in order to maintain its security for the performance of the obligations of KB Home Colorado, Inc., under the terms of the SIA, it must draw on said Letter of Credit No. HACH699585OS, in the amount of $147,573.00 now, therefore,

BE IT RESOLVED by the Board of County Commissioners of the County of Douglas, State of Colorado, that the Chair or Vice Chair of the Board of County Commissioners is authorized and directed to draw on said Letter of Credit No. HACH699585OS, issued by BMO Bank, N.A., in the amount of $147,573.00 and to execute any statement, draft, or other documents necessary to accomplish said draw on or before October 15, 2025; now, therefore,

BE IT FURTHER RESOLVED, if KB Home Colorado, Inc. extends said Letter of Credit to October 15, 2026, before such draw is made, this resolution shall have no further effect and such draw on said Letter of Credit shall not be made.

PASSED AND ADOPTED this _____ day of October 2025, in Castle Rock, Douglas County, Colorado.

THE BOARD OF COUNTY COMMISSIONERS
OF THE COUNTY OF DOUGLAS, COLORADO

BY:_____
Chair

ATTEST:

_____
Haley Hall, Clerk to the Board

DOUGLAS COUNTY
COLORADO

Department of Public Works
Engineering Division

www.douglas.co.us

September 8, 2025

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

File No.: DV2014-380

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

Dear Mr. Armstrong,

Please be advised that the letters of credit being held as warranty performance security for the above referenced project will expire on **October 15, 2025.** They are listed as follows:

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

These letters of credit should be amended to extend the expiration dates for at least a **one-year period** and submitted to this office no later than *October 7, 2025.* It is the policy of Douglas County to maintain current security for all projects until the improvements have been inspected and approved for release of security by the Engineering Inspections Division.

We must hear from you by October 7, 2025 or the matter will be heard before the Board of County Commissioners at the regular business meeting on October 14, 2025, for board resolution to approve the process to draw upon the letter of credit and hold the funds until completion of the project.

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

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

Sincerely,
Janet Peterson
Janet Peterson
Engineering Agreements Technician

Attachments

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

DOUGLAS COUNTY

OCT 01 2024

ENGINEERING SERVICES

BMO

BMO Bank N.A.

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

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

Irrevocable Standby Letter of Credit No. HACH699585OS

Amendment no. 4
Dated September 30, 2024

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

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

ORIGINAL COPY

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

Amended Terms:

Expiry date has been amended to October 15, 2025

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

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

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

Please amend your records accordingly.

All other terms and conditions remain unchanged.

BMO Bank N.A.

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

Regards,

Authorized Signature(s)

COPY

ORIGINAL

DOUGLAS COUNTY
OCT 01 2024
ENGINEERING SERVICES

BMO Bank N.A.

C/O Bank of Montreal
250 Yonge Street, 11th Floor
Toronto, Ontario M5B 2L7
Tel 1 877 301-0414
Fax 1-877-801 7787
SWIFT: HATRUS44

13300 Crossroads Parkway North | SC-XRD-2W-G
City of Industry, CA 91746-3417
Tel: 1-888-600-8723
SWIFT: HATRUS41

Irrevocable Standby Letter of Credit No. HACH699584OS

Amendment no. 4
Dated September 30, 2024

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

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

ORIGINAL COPY

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

Amended Terms:

Expiry date has been amended to October 15, 2025

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

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

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

Please amend your records accordingly.

All other terms and conditions remain unchanged.

BMO

BMO Bank N.A.

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

Regards,

COPY

Authorized Signature(s)

ORIGINAL

DOUGLAS COUNTY
OCT 0 1 2024
ENGINEERING SERVICES

BMO Bank N.A.

C/O Bank of Montreal
250 Yonge Street, 11th Floor
Toronto, Ontario M5B 2L7
Tel: 1 877 801-0414
Fax: 1-877-801 7787
SWIFT : BATRUS44

13300 Crossroads Parkway North | SC-XRD-2W-G
City of Industry, CA 91746-3417
Tel 1-888-600-8723
SWIFT : BATRUS44

Irrevocable Standby Letter of Credit No. HACH699583OS

Amendment no. 4
Dated September 30, 2024

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

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

ORIGINAL COPY

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

Amended Terms:

Expiry date has been amended to October 15, 2025

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

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

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

Please amend your records accordingly.

All other terms and conditions remain unchanged.

BMO Bank N.A.

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

Regards,

Authorized Signature(s)

COPY

ORIGINAL

Transaction Record

FedEx

TRACKING NO.:	SHIP DATE:	ESTIMATED SHIPPING CHARGES:
884209137980	Sep 8, 2025	8.85 USD

From address

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

To address

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

Package information

Pieces	Weight	Dimensions (LxWxH)	Carriage value	Package options
1 x	1.00 lb			n/a

Packaging type:
Your Packaging

Service:
FedEx Standard Overnight

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

Billing information

Bill transportation cost to: ******155
Bill duties, taxes and fees to:
Your reference: DV 14 380 - Vill A

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

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

FedEx

Tracking ID: 884209137980

Delivered
Tuesday, 9/9/25 at 10:42 AM

Signed for by: Signature not required

How was your delivery?

GPS delivery location

View more details

Obtain proof of delivery

Report missing package

From
Douglas County
100 Third Street
Castle Rock,CO US 80104

To
KB Home colorado, Inc.
7807 E. Peakview Ave., Suite 300
ENGLEWOOD, CO US

OUR COMPANY

About FedEx
Our Portfolio
Investor Relations
Careers
FedEx Blog
Corporate Responsibility
Newsroom
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FedEx Developer Portal
FedEx Logistics
ShopRunner

LANGUAGE

United States

MEETING DATE: October 14, 2025

STAFF PERSON RESPONSIBLE: Dan Avery, Special Projects Manager

DESCRIPTION: First Amendment to Contract to Exchange Real Property Between Douglas County, SR Acquisitions LLC, SR Waterton LLC, and SR Conservation LLC

SUMMARY: SR Acquisitions LLC, SR Waterton LLC, and SR Conservation LLC collectively propose an amendment to the existing real estate exchange between Douglas County and SR Acquisitions LLC. The amendment will provide Douglas County with an additional 34.2 acres of land in a configuration that is intended to facilitate development of a sports complex adjacent to Waterton Road. In exchange for this additional land, SR Waterton LLC will receive and additional 23.8 acres along Moore Road and in-kind recreational use benefits for residents of Sterling Ranch. The amendment retains the obligation for SR Waterton and its affiliated parties to conserve an elk migration corridor west and north of Louviers as open space under either a conservation easement or open space zone designation. The amendment modifies the northwestern boundary of the open space parcel to accommodate a portion of the proposed sports complex.

RECOMMENDED ACTION: Approval of the Contract to Exchange Real Property subject to staff review of the associated legal descriptions.

REVIEW:

Doug DeBord	Approve	10/10/2025
Jeff Garcia	Approve	10/10/2025
Christie Guthrie	Approve	10/10/2025

ATTACHMENTS:

Cover Page
Sterling Ranch - First Amendment to Contract to Exchange Real Property _FINAL_(34653179.11)

MEETING DATE: October 14, 2025

STAFF PERSON RESPONSIBLE: Dan Avery, Special Projects Manager

DESCRIPTION: First Amendment to Contract to Exchange Real Property Between Douglas County, SR Acquisitions LLC, SR Waterton LLC, and SR Conservation LLC

SUMMARY: SR Acquisitions LLC, SR Waterton LLC, and SR Conservation LLC collectively propose an amendment to the existing real estate exchange between Douglas County and SR Acquisitions LLC. The amendment will provide Douglas County with an additional 34.2 acres of land in a configuration that is intended to facilitate development of a sports complex adjacent to Waterton Road. In exchange for this additional land, SR Waterton LLC will receive and additional 23.8 acres along Moore Road and in-kind recreational use benefits for residents of Sterling Ranch. The amendment retains the obligation for SR Waterton and its affiliated parties to conserve an elk migration corridor west and north of Louviers as open space under either a conservation easement or open space zone designation. The amendment modifies the northwestern boundary of the open space parcel to accommodate a portion of the proposed sports complex.

RECOMMENDED ACTION: Approval of the Contract to Exchange Real Property subject to staff review of the associated legal descriptions.

REVIEW:

Doug DeBord	Approve	10/10/2025
Jeff Garcia	Approve	10/10/2025
Christie Guthrie	Approve	10/10/2025

ATTACHMENTS:

Sterling Ranch - First Amendment to Contract to Exchange Real Property _FINAL_(34653179.11)

FIRST AMENDMENT TO CONTRACT TO EXCHANGE REAL PROPERTY

This First Amendment to Contract to Exchange Real Property (this "First Amendment") is made and entered into as of _____, 2025 (the "Effective Date"), by and between BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF DOUGLAS (the "County"), SR ACQUISITIONS, LLC, a Colorado limited liability company ("SRA"), SR WATERTON, LLC, a Colorado limited liability company ("SRW") and SR CONSERVATION, LLC, a Colorado limited liability company ("SRC"). The County, SRA, SRW and SRC are sometimes referred to individually as a "Party" and together as the "Parties".

RECITALS:

A. The County and SRA entered into that certain Contract to Exchange Real Property, dated as of September 26, 2023 (the "Original Contract"), pursuant to which, among other items, (i) the Parties exchanged certain parcels of real property, (ii) SRA agreed to grant the Conservation Easement to preserve the open space adjacent to the Town of Louviers and also protect the historic elk corridor, and (iii) SRA granted Options to the County acquire additional land owned by SRA, all as more particularly described in the Original Contract. Capitalized terms used in this First Amendment but not otherwise defined herein shall have the meanings assigned to such terms in the Original Contract.

B. Subsequent to execution of the Original Contract, SRA has transferred most of the SR Sports Complex Property (as hereafter defined) to SRW. Therefore, SRA desires to transfer and assign to SRW, and SRW desires to assume, all of SRA's rights and obligations under the Original Contract and this First Amendment. SRW is an SRA Affiliate as defined in Section 26 of the Original Contract and therefore this is a permitted SRA Affiliate Assignment.

C. The Parties intend to cooperate for the development of a public sports complex, called "Zebulon", which will include modern facilities for hockey, baseball/softball, basketball, football, soccer, volleyball and other sports (the "Project"). The Project is also anticipated to incorporate space for a new County emergency operations and training center. This public investment is expected to catalyze adjacent private retail, restaurant and hotel development, all of which will create a positive economic impact for Douglas County. Further, the County and the Sterling Ranch Community Authority Board, an authority and separate legal entity formed pursuant to §29-1-203, C.R.S. (the "CAB"), intend to cooperate to provide additional recreation benefits to the residents of Sterling Ranch and Douglas County

D. Under the Original Contract, SRA committed to conserve the Conservation Easement Parcel as public open space. At the time of the Original Contract, this parcel contained 204.9 acres. However, the Project was not contemplated at the time that the Original Contract was negotiated and executed. Updated development and land planning activities now dictate that the Conservation Easement Parcel contain approximately 185 acres, which is set forth in greater detail in Section 22. Consistent with the intent of the Original Contract, this open space will serve as a benefit to residents of the region and its wildlife inhabitants. The Project has created additional permanent preservation of the 202-acre Wildcat Regional Park, which otherwise might have been selected as the Project site.

E. In order for the County to have an adequate parcel of land on which to develop the Project, the County desires to own all of that certain real property located in Douglas County, Colorado, legally described and depicted on **Exhibit A** consisting of approximately 46.5 acres (the "Sports Complex Property"). The Sports Complex Property is comprised of portions of the County Storage Parcel, the SRA Development Parcel, Option Parcel #1 and Option Parcel #2, all as those terms are defined in the Original Contract. The portion of Sports Complex Property located on Option Parcel #1 is owned by SRC. **Exhibit B** is hereby attached and incorporated herein for the purpose of illustrating the various parcel boundaries

under the Original Contract (the "Original Contract Property Map").

F. SRW and SRC have agreed to transfer the real property located in Douglas County, Colorado, legally described and depicted on **Exhibit C-1** (as to the portion owned by SRW) and **C-2** (as to the portion owned by SRC) (together the "SR Sports Complex Property"), which makes up the majority of the Sports Complex Property, to the County in exchange for (i) the release of the County's Options, (ii) the County transferring approximately 23.8 acres, known as the "Moore Road Parcel" to SRW, and (3) the County granting certain new SRW Options (as hereinafter defined) to SRW to acquire or reacquire additional County land. The Moore Road Parcel is legally described and depicted on **Exhibit C-3**. In this exchange, SRW and SRC will transfer approximately 45.3 acres of developable land to the County, and in return SRW will receive approximately 23.8 acres of land and the SRW Options. The SRW Option Parcels (as hereafter defined) are legally described and depicted on **Exhibit D**. The Sports Complex Property, SR Sports Complex Property, the Moore Road Parcel and the County Storage Parcel (as hereinafter defined) are each depicted on **Exhibit E**.

G. Some of the land included in the Original Contract and this First Amendment was in the historic Chemours Louviers dynamite manufacturing site, and has since been subject to over 20 years of environmental remediation. The SR Sports Complex Property to be donated to the County has been fully remediated and at this time, no other environmental cleanup actions are required at the site. The portions of the SRA Development Parcel where it is confirmed that further remediation is needed in order to develop are outside of the Project area, and it is expected that SRW or other private parties will be responsible for such efforts prior to future development of these areas for commercial or residential uses.

H. Accordingly, the Parties desire to enter into this First Amendment for purposes of (i) SRW and SRC transferring the SR Sports Complex Property to the County, (ii) the County releasing the Options, (iii) the County transferring the Moore Road Parcel to SRW, (iv) the County granting the SRW Options to SRW, and (v) setting forth other terms and conditions as between the Parties. These actions will result in the provision of world-class recreation amenities to the residents of Douglas County, the preservation of open space, and significant economic development benefits to Douglas County.

AGREEMENT

NOW, THEREFORE, in consideration of the foregoing and the various terms, covenants, and conditions set forth herein, and other good and valuable consideration the receipt and sufficiency of which are hereby acknowledged, the Parties agree as follows:

1. **Assignment and Assumption**. As of the Effective Date, SRA hereby transfers, assigns and sets over unto SRW all of SRA's right, title, interest, and obligations under the Original Contract and this First Amendment and SRW hereby assumes all of SRA's right, title, interest, and obligations under the Original Contract and this First Amendment.

2. **Conveyance by SRW & SRC**. On the Closing Date (as hereinafter defined), SRW and SRC will convey, as applicable, the SR Sports Complex Property to the County by Special Warranty Deeds in the form attached hereto as **Exhibit F**, which is incorporated herein by reference (the "SR Deeds"). The County acknowledges and agrees that the SR Deeds shall require the County to adhere to all environmental restrictions, regulations, or obligations applicable to the SR Sports Complex Property (including, but not limited to, that certain Notice of Environmental Use Restrictions recorded in the Douglas County real property records on November 10, 2022 at Reception No. 2022072050 (the "NEUR").

3. **Conveyance by the County**. On the Closing Date, the County shall convey the Moore Road Parcel to SRW by Special Warranty Deed in the form attached hereto as **Exhibit G**, which is incorporated herein by reference (the "County Deed").

4. **Project Development Cooperation**.

(a) CAB. The County and the CAB will cooperate in good faith during the design and construction of the Project to (1) locate public recreation facilities within the Sports Complex Property and (2) develop policies and procedures to implement the intent of this Section 4(a). The County further agrees that because the SR Sports Complex Property is designated as an Urban Land Use under the County's 2030 Comprehensive Master Plan, which provides significant development benefit to the County, it will provide the following within the Project:

(i) Non-exclusive access at no cost for CAB residents to a 10,000 square foot gym or substantially similar amenity that is anticipated to be developed during the first phase of the Project (the "Phase I Amenity");

(ii) Non-exclusive access at no cost for CAB residents to ice rinks and sport courts for up to four hours per week upon completion of those facilities; and

(iii) Non-exclusive access at discounted rates for CAB residents to additional sports facilities, fitness and other programming, which may also be offered to all Douglas County residents.

(iv) Notwithstanding the foregoing, the County and the CAB may consider and incorporate changes to the foregoing as additional information becomes available regarding the Project; provided, however, that any such changes are subject to the CAB's approval, not to be unreasonably withheld, and in no event will CAB residents be denied free access to the Phase I Amenity or free or discounted access to the other facilities contemplated herein.

(b) SRW. In furtherance of developing the Project in an efficient and timely manner, and to facilitate coordination between public and private development activities, a representative of SRW will be invited to attend all design and construction coordination meetings conducted by the County, its consultants and contractors related to the Project. Such participation will continue until all elements of the Project are completed and open to the public.

(c) County. The County plans to construct public roadways to serve the Project, some of which will be located outside of the boundaries of the Sports Complex Property. SRW shall reasonably cooperate to grant the County all necessary easements to facilitate such construction, which easements will be granted at no additional cost or expense to the County.

5. **Termination of Post-Closing Occupancy Agreement and Easements**. If and to the extent each is still in effect, the Post-Closing Occupancy Agreement, the Leaseback, the County Access Easement, the Utility Easement and the EVOC Access Easement shall remain in full force or effect until each is terminated by its own terms.

6. **Inspection Period**.

(a) Inspections. Except as otherwise provided herein, prior to the Closing Date, (i) the County, and its agents, contractors, consultants, engineers, surveyors, attorneys, and employees (collectively, the "County Consultants") and (ii) SRW, and its agents, contractors, consultants, engineers, surveyors, attorneys, and employees (collectively, the "SRW Consultants") will, at no cost or expense to

the other Party, be given the opportunity to enter onto the SR Sports Complex Property, the Moore Road Parcel and the SRW Option Parcels (as applicable) to conduct and make any and all customary studies, tests, examinations, inquiries, inspections, and investigations of or concerning the SR Sports Complex Property, the Moore Road Parcel and the SRW Option Parcels (as applicable), review the property materials applicable to the SR Sports Complex Property, the Moore Road Parcel and the SRW Option Parcels (as the case may be), and otherwise confirm any and all matters which the County or SRW may have reasonably desired to confirm with respect to the SR Sports Complex Property, the Moore Road Parcel and the SRW Option Parcels (as the case may be), including SRW obtaining a Phase I Environmental Site Assessment Report for the SR Sports Complex Property that meets the requirements of the ASTM E1527-21: Standard Practice for Environmental Site Assessments (a "Phase I"). Each Party shall coordinate with and receive prior written permission from the other before the County or the County Consultants, on the one hand, or SRW or the SRW Consultants, on the other hand, enter upon the SR Sports Complex Property, the Moore Road Parcel or the SRW Option Parcels. The County acknowledges that any development activities on the SR Sports Complex Property must comply with the Material Management Plan for the Chemours Louviers Site, COD 007060981, Dated January 2022, and that it has received a copy of the same.

(b) Conduct of Investigation. Neither Party shall permit any mechanics' or materialmen's liens or any other liens to attach to the SR Sports Complex Property, the Moore Road Parcel or the SRW Option Parcels (as the case may be) by reason of the performance of any work or the purchase of any materials by either Party or any other party in connection with any inspections conducted by or for either Party hereunder. Each Party shall take all reasonable actions and implement all protections necessary to ensure that all actions taken in connection with the inspections, and all equipment, materials and substances generated, used or brought onto the SR Sports Complex Property, the Moore Road Parcel or the SRW Option Parcels (as the case may be) pose no material threat to the safety of persons, property or the environment.

(c) Prior to entry on the SR Sports Complex Property, the Moore Road Parcel or the SRW Option Parcels (as applicable) for investigations, tests and surveys, each Party shall procure and maintain a policy of commercial general liability insurance with minimum combined single limits of One Million Dollars ($1,000,000.00) for each occurrence and Two Million Dollars ($2,000,000.00) in the aggregate. The policies shall include coverage for bodily injury, broad form property damage, personal injury (including coverage for completed operations and contractual liability for the acts or omissions of each Party's employees and independent contractors). The policies shall be an "occurrence policy" and shall contain a so-called severability of interests endorsement. The County, SRW and SRC shall each provide to the other a certificate of insurance naming the other Party as an additional insured prior to entry onto the SR Sports Complex Property, the Moore Road Parcel or the SRW Option Parcels (as applicable), and shall maintain such insurance coverage throughout the term of this First Amendment.

(d) County Waiver and Release. The County hereby waives and releases SRW, SRC and the affiliates, parent and subsidiary entities, successors, assigns, partners, managers, members, employees, officers, directors, trustees, shareholders, counsel, representatives, and agents of each entity (together, the "SR Indemnified Parties"), from and against any and all damages, mechanics' liens, materialmen's liens, liabilities, penalties, interest, losses, demands, actions, causes of action, claims, costs and expenses (including reasonable attorneys' fees) (collectively, "Losses") arising from or related to the County or the County Consultants' entry onto the SR Sports Complex Property, and any inspections or other acts by the County or County Consultants with respect to the SR Sports Complex Property. However, the County shall not waive or release SRW or SRC from any Losses to the extent the Losses arise out of the (i) negligence or intentional misconduct of SRW or SRC, nor shall the County be liable for (v) the mere discovery by the County of any pre-existing conditions on the SR Sports Complex Property to the extent the County did not cause or exacerbate any such pre-existing condition.

(e) SRW Indemnification. SRW shall indemnify, hold harmless and, defend the County from and against any and all Losses arising from or related to SRW or the SRW Consultants' entry onto the Moore Road Parcel or the SRW Option Parcels, and any inspections or other acts by SRW or the SRW Consultants with respect to the Moore Road Parcel or the SRW Option Parcels; provided, however, in no event shall SRW be obligated to indemnify or hold the County harmless from any Losses arising out of (i) the negligence or intentional misconduct of the County, or (v) the mere discovery by SRW or the SRW Consultants of any pre-existing conditions at the Moore Road Parcel or the SRW Option Parcels so long as neither SRW nor the SRW Consultants exacerbate any such pre-existing condition.

(f) Intrusive Investigations. Notwithstanding anything in this First Amendment to the contrary, each Party acknowledges and agrees that prior to Closing (as hereinafter defined) it is not permitted to perform any invasive tests on the SR Sports Complex Property, the Moore Road Parcel or the SRW Option Parcels (as applicable) without the land-owning Party's prior written consent (provided, however, that Phase II Environmental Site Assessment Reports (each a, "Phase II") are expressly permitted should a Phase I recommend the conduct of a Phase II, and further provided that the Party that owns the land on which the Phase II is to be conducted must reasonably consent to the location and extent of such Phase II). SRW and the County (as the case may be) hereby agree to restore, at its cost and expense, the SR Sports Complex Property, the Moore Road Parcel and the SRW Option Parcels (as the case may be) to substantially the same condition it was in immediately prior to SRW or the County's exercise of its rights pursuant to this First Amendment.

7. **Property Materials**. To the extent within each Party's possession, each Party has made or will promptly make the documents set forth below (together with any other documents or information provided by such Party or its agents to the other Party with respect to the SR Sports Complex Property, the Moore Road Parcel or the SRW Option Parcels (as applicable), as the context requires, the "SRW Materials" or the "County Materials"): (1) most recent title insurance policy for the SR Sports Complex Property, the Moore Road Parcel or the SRW Option Parcels (as applicable); (2) most recent survey of the SR Sports Complex Property, the Moore Road Parcel or the SRW Option Parcels (as applicable); (3) all engineering, soils, seismic, geologic reports, surveys, plans and specifications for the SR Sports Complex Property, the Moore Road Parcel or the SRW Option Parcels (as applicable); (4) all environmental reports, studies, permits and all other documents pertaining to any use, treatment, disposal or presence of hazardous substances in, on, under or about the SR Sports Complex Property, the Moore Road Parcel or the SRW Option Parcels (as applicable) or pertaining to any other environmental matter with respect to conditions in, on, under or about the SR Sports Complex Property, the Moore Road Parcel or the SRW Option Parcels (as applicable); (5) all existing leases or other occupancy agreements with respect to all, or any portion of the SR Sports Complex Property, the Moore Road Parcel or the SRW Option Parcels (as applicable); or (6) all contracts or agreements affecting the SR Sports Complex Property, the Moore Road Parcel or the SRW Option Parcels (as applicable). Subject to any express representations or warranties contained in this First Amendment by either Party, in providing the SRW Materials or County Materials (as the case may be) to SRW or the County (as the case may be), each Party makes no representation or warranty, express, written, oral, statutory, or implied, and all such representations and warranties are hereby expressly excluded and disclaimed. The SRW Materials and County Materials are provided for informational purposes only and, if this First Amendment is terminated for any reason, each Party shall certify in writing to the other Party the destruction of the SRW Materials or County Materials (as the case may be). Recognizing that the SRW Materials and County Materials (as applicable) delivered or made available by the applicable Party pursuant to this First Amendment may not be complete or constitute all of such documents which are in such Party's possession or control, but are those that are readily and reasonably available to such Party, the Parties shall not in any way be entitled to rely upon the completeness or accuracy of the SRW Materials or County Materials (as applicable) and will instead in all instances rely exclusively on its own inspections and the SRW Consultants or County Consultants (as the case may be) with respect to all matters which such Party deems relevant to its respective decision to acquire, own, and operate the Moore Road Parcel and the SRW

Option Parcels (if applicable) or the SR Sports Complex Property (as applicable). Notwithstanding the foregoing, SRW shall provide the County with a new Phase I of the SR Sports Complex Property for the express purpose of the County's reliance thereon. The County shall be the identified as a reliance party for the Phase I, and the Phase I shall satisfy the requirements of 40 CFR 312.

8. **Title Commitments and Title Insurance**.

(a) Title Commitments. SRW shall procure, at its sole cost and expense, an extended coverage title insurance commitment (the "SR Commitment") issued by Land Title Guarantee Company (the "Title Company" or "Escrow Agent") covering the Moore Road Parcel and the SRW Option Parcels, along with a tax certificate and legible copies of all title exceptions related thereto. SRW shall deliver to the County, at its sole cost and expense, an extended coverage title insurance commitment issued by the Title Company covering the SR Sports Complex Property, along with a tax certificate and legible copies of all title exceptions related thereto (the "Sports Complex Commitment"). SRW shall be solely responsible for obtaining and paying any and all costs or fees related to the Sports Complex Commitment (except for any endorsements requested by the County). Notwithstanding anything herein to the contrary, each Party shall be obligated at the Closing and any SRW Option Closing (as hereinafter defined) to cause the release or discharge of the following, each, a "Monetary Encumbrance": (x) the lien of any mortgage, deed of trust, or other security instrument created or granted by either Party, (y) any mechanics' lien or materialmen's lien pursuant to a written or verbal agreement between the claimant and either Party for work at the SR Sports Complex Property, the Moore Road Parcel or the SRW Option Parcels, and (z) any other monetary liens against the SR Sports Complex Property, the Moore Road Parcel or the SRW Option Parcels caused solely by the acts or omissions of SRW, SRC or the County (as the case may be).

9. **Additional Property Documents, SR Sports Complex Property**.

(a) Certain Definitions.

(i) "Metro District" means the Sterling Ranch Colorado Metropolitan Districts Nos. 1-7 (inclusive of subdistricts), or any other Metropolitan Districts that may be formed in the future by SRW or its affiliates.

(ii) "PIF Covenant" means the Declaration of Covenants Imposing and Implementing Public Improvement Fee, with such fees imposed only on Lodging PIF Sales and PIF Sales by Retailers (all as defined in the PIF Covenant), dated September 17, 2015, and recorded in the real property records of the County (the "County Records") on September 28, 2015, at Reception Number 2015069868, as the same is amended from time to time, or such other new Declaration of Covenants Imposing and Implementing Public Improvement Fee that SRW may propose. The revenues created by the PIF Covenant may be used to construct and maintain public improvements in the Project area subject to further agreement of the County, SRW and the CAB.

(iii) "PD Plan" means the Sterling Ranch Planned Development document, which was approved by the County on July 10, 2013 and recorded in the County Records on December 10, 2013 at Reception No. 2013095325 (as amended from time to time").

(iv) "Sterling Ranch Declaration" means that certain Master Declaration of Covenants, Conditions and Restrictions for Sterling Ranch Planned Development, dated September 17, 2015, and recorded in the County Records on September 28, 2015 at Reception No. 2015069869, as the same is amended from time to time. Together the Metro Districts, PIF Covenant, PD Plan and Sterling Ranch Declaration are referred to as the "Additional SR Property Documents."

(b) SRW intends to record some or all of the Additional SR Property Documents against the SR Sports Complex Property, which will have the effect of including the SR Sports Complex Property into the governance structures and service areas as listed above in Section 9(a) (the "SR Sports Complex Property Inclusion"). The SR Sports Complex Property Inclusion may occur before or after the Closing. If the SR Sports Complex Property Inclusion occurs prior to Closing, the County agrees that such Additional Property Documents shall be permitted as encumbrances against the SR Sports Complex Property and the Parties shall proceed to Closing notwithstanding the SR Sports Complex Property Inclusion. If the SR Sports Complex Property Inclusion does not occur by Closing, the Parties shall proceed to Closing, and SRW, if SRW so desires, may (but shall not be obligated to) continue to prosecute the SR Sports Complex Property Inclusion after Closing. The County shall reasonably cooperate with SRW's efforts to satisfy the same after the Closing, at no out-of-pocket cost to the County, which cooperation shall include the County's execution of documents as owner of the Sports Complex Property.

10. **Representations and Warranties**.

(a) County. The County represents and warrants to SRW that, to the best of its knowledge and belief and except as otherwise set forth in the County Materials actually provided by the County to SRW, as of the Effective Date and as of the date of any SRW Option Closing (unless expressly indicated otherwise):

(b) The County has not received written notice of litigation pending or threatened, which in any manner adversely affects the Moore Road Parcel or the SRW Option Parcels;

(c) The County has not received written notice of pending or threatened proceedings for condemnation by any authority having that right or power, nor are there any pending or threatened eminent domain proceedings of which the Moore Road Parcel or the SRW Option Parcels are the object;

(d) Except for any matter that was previously cured, the County has not received any written notice, demand, or deficiency comment from any mortgagee or from any federal, state, county or municipal government or any agency thereof with regard to the Moore Road Parcel or the SRW Option Parcels;

(e) The County has the full right, power and authority to enter into this First Amendment and to perform all the terms and provisions hereof;

(f) The County has not used, stored, treated, transported, manufactured, handled, produced or disposed of any hazardous materials on, from or affecting the Moore Road Parcel or the SRW Option Parcels in any manner which violates any federal, state or local law, ordinance, statute, rule, regulation, judicial decision, policy, or judgment or decree (collectively, "Environmental Laws"). Further, the County has not received any written notice of any violation of any such federal, state, or local laws, ordinances, rules, regulations, or policies, including any Environmental Laws, with respect to the Moore Road Parcel or the SRW Option Parcels and there have been no actions commenced or threatened for noncompliance therewith;

(g) The County has not entered into any leases, contracts, rights of first refusal, rights of first offer, purchase agreements, or option agreements with any third party with respect to the Moore Road Parcel or the SRW Option Parcels that are in effect as of the Effective Date or as of any SRW Option Closing (as applicable), nor has any other right, title, or interest in or to such property been granted to any third party; and

(h) With respect to the Moore Road Parcel and the SRW Option Parcels, (a) all general taxes due and payable with respect to calendar years prior to the year of the applicable closing shall have been paid on or prior to the applicable closing and (b) all assessments due prior to the applicable closing shall have been paid on or prior to the applicable closing. The County knows of no public improvement directly concerning the Moore Road Parcel or the SRW Option Parcels, as applicable, that has been ordered to be made and which has not heretofore been completed, assessed and paid for.

(i) SRW. SRW represents and warrants to the County that, to the best of its knowledge and belief, and except as may otherwise be set forth in the SRW Materials actually provided by SRW to the County, as of the Effective Date and as of the Closing Date (unless expressly indicated otherwise):

(i) SRW has not received written notice of litigation pending or threatened, which in any manner adversely affects the SR Sports Complex Property;

(ii) SRW has not received written notice of pending or threatened proceedings for condemnation by any authority having that right or power, nor are there any pending or threatened eminent domain proceedings of which the SR Sports Complex Property is the object;

(iii) Except for any matter that was previously cured or that was disclosed as part of the SRW Materials, SRW has not received any written notice, demand, or deficiency comment from any mortgagee or from any federal, state, county or municipal government or any agency thereof with regard to the SR Sports Complex Property;

(iv) SRW has the full right, power, and authority to enter into this First Amendment and to perform all the terms and provisions hereof;

(v) Except for materials that may have been stored on the SR Sports Complex Property by the County pursuant to the Leaseback, SRW has not used, stored, treated, transported, manufactured, handled, produced or disposed of any hazardous materials on, from or affecting the SR Sports Complex Property in any manner which violates any Environmental Laws. Further, except for the disclosure made by SRW in the SRW Materials, SRW has not received any written notice of any violation of any such federal or state laws, rules, regulations or policies, with respect to the SR Sports Complex Property, and there have been no actions commenced or threatened for noncompliance therewith;

(vi) SRW has not entered into any other leases, contracts, rights of first refusal, rights of first offer, purchase agreements, or option agreements, with any third party with respect to the SR Sports Complex Property that are in effect as of the Effective Date, nor has any other right, title, or interest in or to such property been granted to any third party; and

(vii) With respect to the SR Sports Complex Property, (a) all general taxes due and payable with respect to calendar years prior to the year of the Closing shall have been paid on or prior to the Closing and (b) all assessments due prior to the Closing shall have been paid on or prior to the Closing.

11. **Conditions to Closing for Benefit of the County**. The Closing and, specifically, the obligations of the County to acquire the SR Sports Complex Property and to convey the Moore Road Parcel or any SRW Option Parcel (as applicable), are contingent and conditional upon each of the following (which can be expressly waived in writing by the County):

(a) SRW's delivery to the Title Company of the items listed in Section 14(b);

(b) The representations and warranties of SRW shall be materially true and correct as of Closing; and

(c) Possession of the SR Sports Complex Property shall be delivered to the County free and clear of all liens, encumbrances, tenancies and other occupancies, other than reflected in the Sports Complex Commitment approved by the County;

(d) The County shall receive from the Title Company a current ALTA owner's form of title insurance policy, or irrevocable and unconditional binder to issue the same, with extended coverage for the SR Sports Complex Property, insuring, or committing to insure, the County's good and marketable title in fee simple to the SR Sports Complex Property as of the Closing Date, and otherwise in such form and with such endorsements as provided in the Sports Complex Commitment approved by the County; and

(e) SRW shall have otherwise performed its respective obligations under the Original Contract and this First Amendment which are required to be performed prior to the Closing Date.

(f) The County shall have obtained an endorsement to the existing Pollution Insurance Policy (Policy Number BX000000069-01) to accomplish the following: (i) add the County to the Schedule of Additional Insureds, if not previously completed, (ii) include of this First Amendment on the Schedule of Insured Contracts, Endorsement BSE SP 021, and (iii) obtain confirmation of a Material Change of Use – Schedule of Permitted Change to allow the proposed Project, or obtain an underwriting endorsement confirming that the Project does not constitute a material change of use under the Pollution Insurance Policy (the "Pollution Insurance Policy Condition").

(g) SRW shall provide evidence reasonably satisfactory to the County that Section 12 of the NEUR has been satisfied or is not applicable (the "NEUR Notice Requirement").

12. **Conditions to Closing for Benefit of SRW**. The Closing and any SRW Option Closing (as applicable), and, specifically, the obligations of SRW to acquire the Moore Road Parcel or any SRW Option Parcel, and the obligations of SRW and SRC to convey the SR Sports Complex Property, are contingent and conditional upon each of the following (which can be waived by SRW):

(a) The County's delivery to the Title Company of the items listed in Section 14(a);

(b) The representations and warranties of the County shall be materially true and correct as of Closing and any SRW Option Closing (as applicable);

(c) Possession of the Moore Road Parcel and each SRW Option Parcel, if any, shall be delivered to the SRW free and clear of all liens, encumbrances, tenancies and other occupancies, other than reflected in the SR Commitment approved by SRW and as set forth herein;

(d) If applicable, SRW shall receive from the Title Company a current ALTA owner's form of title insurance policy, or irrevocable and unconditional binder to issue the same, with extended coverage for the Moore Road Parcel and each SRW Option Parcel, insuring, or committing to insure, SRW's good and marketable title in fee simple to each SRW Option Parcel as of the applicable closing, and otherwise in such form and with such endorsements as provided in the SR Commitment approved by SRW; and

(e) The County shall have allocated at least Five Million Dollars ($5,000,000.00) for the design and construction of the Project by final action of the Board of County Commissioners approving a supplemental budget appropriation, which final action must be taken no later than 60 days after the

Effective Date. During the period of time between the Effective Date and when this condition is met, the County agrees to diligently proceed with funding, design and development activities related to the Project.

(f) The County shall have otherwise performed its respective obligations under the Original Contract and this First Amendment which are required to be performed prior to the Closing Date or any SRW Option Closing.

13. **Remedies for Failure of a Closing Condition**. If any of the closing conditions set forth in Section 11 or Section 12 above are not satisfied on or before the Closing Date or the date of any SRW Option Closing, then the Party which is entitled to the benefit of such closing condition (whether the County or SRW) shall, at its election, and as its sole and exclusive remedy, either (a) proceed to the Closing or the SRW Option Closing and waive in writing the satisfaction of any such conditions, or (b) terminate this First Amendment in which event, this First Amendment shall be of no further force and effect the Parties shall have no further obligations hereunder except the Surviving Provisions. If the failure of any condition precedent to (i) the County's obligations set forth in Section 12 or (ii) SRW's obligations set forth in Section 11 arises as a result of a default by the Defaulting Party, the Enforcing Party shall have the remedies available to the Enforcing Party set forth in Section 16 of the Original Contract.

14. **Closing Deliverables**.

(a) At or prior to Closing, the County shall deliver the following to the Title Company:

(i) The County Deed for the Moore Road Parcel;

(ii) A Bill of Sale and General Assignment to transfer and convey any personal property (tangible and intangible) in the form attached hereto as **Exhibit H** ("Bill of Sale");

(iii) An executed counterpart of the Restrictive Covenant and Right of First Refusal Agreement (as hereinafter defined);

(iv) An executed counterpart of the Memorandum of SRW Options (as hereinafter defined);

(v) Form DR-1083;

(vi) Form TD-1000;

(vii) An owner's affidavit in form sufficient and acceptable to the Title Company so as to allow it to eliminate or modify the standard printed exceptions, including the parties in possession, mechanic's lien, and gap exceptions from the final title policy; and

(viii) Such other instruments and documents as may be reasonably required in order to carry out the purposes of this First Amendment including, without limitation, any instruments or documents reasonably required by the Title Company.

(b) At or prior to Closing, SRW shall deliver the following to the Title Company:

(i) The SR Deeds;

(ii) An executed Counterpart to the Bill of Sale;

(iii) An executed counterpart of the Restrictive Covenant and Right of First Refusal Agreement;

(iv) An executed counterpart of the Memorandum of SRW;

(v) Form DR-1083;

(vi) Form TD-1000;

(vii) An owner's affidavit in form sufficient and acceptable to the Title Company so as to allow it to eliminate or modify the standard printed exceptions, including the parties in possession, mechanic's lien, and gap exceptions from the final title policy; and

(viii) Such other instruments and documents as may be reasonably required in order to carry out the purposes of this First Amendment including, without limitation, any instruments or documents reasonably required by the Title Company.

(c) For any SRW Option Closing, the County shall convey the applicable SRW Option Parcel by the form of County Deed, and the Parties shall execute a Bill of Sale related to the same. The Parties further agree to cooperate to provide such instruments and documents as necessary to transfer the applicable SRW Option Parcel including, without limitation, any instruments or documents reasonably required by the Title Company. The provisions of this Section 14(c) shall survive Closing.

15. **Feasibility Period and Closing Date**.

(a) **Feasibility Period.** Prior to 5:00 p.m. Denver time on the 21st day after the Effective Date (the "Feasibility Period"), any Party may, in its sole judgment and discretion, determine that the transactions under this First Amendment are not suitable, and the terminating Party shall send written notice thereof to the other Parties indicating that such Party has determined that the transactions contemplated by this First Amendment are not feasible and that it will not proceed to Closing (the "Termination Notice"). If a Termination Notice is not delivered prior to the expiration of the Feasibility Period, this First Amendment shall continue in full force and effect and the Parties shall be deemed to have elected to proceed to Closing.

(b) **Closing Date**. The consummation and effectuation of the conveyance of the SR Sports Complex Property and the Moore Road Parcel (the "Closing") shall occur on the date which is five (5) business days after the later of (i) expiration of the Feasibility Period or (ii) satisfaction of the NEUR Notice Requirement (the "Closing Date"); provided, however, that the Parties may at any time set a different Closing Date by mutual agreement. The Closing shall take place through an escrow with Escrow Agent, whereby SRW, the County and their attorneys need not be physically present at the Closing and may deliver documents by overnight air courier or other means permitted hereunder.

16. **Closing Costs and Prorations**.

(a) Real property taxes and general and special assessments, if any, shall be prorated as of the Closing Date or the date of the applicable SRW Option Closing. If real property taxes and general assessments are not known for the current year, the most recent available information shall be used to calculate the prorated portions; provided, however, special assessments for the year of closing, if any, shall be paid at closing. SRW and the County shall each pay for any recording fees they incur, documentary transfer fees, escrow fees and similar closing costs (which, for the avoidance of doubt, do not include any fees related to any title policies, which are governed by Section 8 above). All other costs and expenses, if

any, not specifically designated as the responsibility of either Party in this First Amendment shall be apportioned by Escrow Agent in a manner customary for similar real estate transactions in Douglas County, Colorado.

(b) Unless otherwise stated herein, there shall be no proration of each Party's insurance premiums or assignment of each Party's insurance policies, and each Party shall obtain any insurance coverage deemed necessary or appropriate by such Party. If applicable, the Parties shall cause all utility meters, if any, to be read as of the Closing Date, and each Party agrees to pay at the Closing all utility bills and charges, if any, accruing up to and including the Closing Date for the SR Sports Complex Property and the Moore Road Parcel (as applicable), or any SRW Option Closing.

17. **CDPHE Disclosure and Waiver**. The Parties acknowledge and agree that the Colorado Department of Public Health and Environment ("CDPHE") issued a conditional closure letter pertaining to the SR Sports Complex Property (the "CDPHE Closure Letter"). From and after satisfaction of the Pollution Insurance Policy Condition, the County shall irrevocably release and forever discharge the SR Indemnified Parties from any and all Losses, including all claims, demands, and causes of action for contribution and indemnity under statute or common law, which could be asserted now or in the future and that relate to or in any way arise out of the County's use of the SR Sports Complex Property. Further, from and after the Closing, the County agrees and covenants not to institute any legal action or arbitration against SRW or SRC, or any of SRW or SRC's affiliates, parent and subsidiary entities, successors, assigns, partners, managers, members, employees, officers, directors, trustees, shareholders, counsel, representatives and agents upon any claim, demand, or cause of action for indemnity and contribution that have been asserted or could be asserted, relating to the County's use of the SR Sports Complex Property. In connection with the conveyance of the SR Sports Complex Property to the County, the County covenants that after the Closing it will comply and adhere to any current or future environmental agreements or regulations that may arise from its ownership of the SR Sports Complex Property.

18. **Disclaimers**.

(a) The County, SRW ad SRC each acknowledge and agree (in such capacity, the "Disclaiming Party") that, except as expressly contained in this First Amendment, the SR Deeds, any County Deed, and other documents delivered at Closing or any SRW Option Closing, neither SRW, SRC nor the County (as applicable), nor anyone acting for or on behalf of such Parties (SRW, SRC and the County in such capacity, together with anyone acting on such Party's behalf, are referred to herein as the "Conveying Party"), has made any representation, statement, warranty or promise to the Disclaiming Party concerning the physical aspects and condition of the SR Sports Complex Property, the Moore Road Parcel or the SRW Option Parcels (as applicable), the feasibility, desirability, or adaptability thereof for any particular use, or the projected income or expenses for the SR Sports Complex Property, the Moore Road Parcel or the SRW Option Parcels (as applicable). Except as expressly set forth in this First Amendment, the SR Deeds, any County Deed, or any other closing documents, the Conveying Party has not made any warranty or representation, express or implied as to the merchantability, quantity, quality, physical condition or operation of the respective properties, zoning, the suitability or fitness of the SR Sports Complex Property, the Moore Road Parcel or the SRW Option Parcels (as applicable) or any improvements thereon for any specific or general use or purpose, the availability of water, sewer or other utility service, or any other matter affecting or relating to the SR Sports Complex Property, the Moore Road Parcel or the SRW Option Parcels (as applicable), the development or use thereof including but not limited to, compliance with any environmental laws. The Disclaiming Party is not relying on any statement or representations made by the Conveying Party not embodied herein, in the SR Deeds, any County Deed or other documents delivered at Closing or any SRW Option Closing. The Disclaiming Party hereto acknowledges that the provisions of this First Amendment for inspection and investigation are adequate to enable the Disclaiming Party to make its own determination with respect to merchantability, quantity,

quality, physical condition or operation of the SR Sports Complex Property, the Moore Road Parcel or the SRW Option Parcels (as applicable), zoning, suitability or fitness of the SR Sports Complex Property, the Moore Road Parcel or the SRW Option Parcels (as applicable) or any improvements thereon, for any specific or general use or purpose, the availability of water, sewer or other utility service or any other matter affecting or relating to the SR Sports Complex Property, the Moore Road Parcel or the SRW Option Parcels (as applicable), the development or use thereof, including without limitation, compliance with any Environmental Laws.

(b) In particular, but without in any way limiting the foregoing, the Disclaiming Party hereby releases the Conveying Party from any and all responsibility, liability, and claims for or arising out of the presence on or about the SR Sports Complex Property, the Moore Road Parcel or the SRW Option Parcels (as applicable) (including in the soil, air, structures, and surface and subsurface water) of materials, wastes or substances that are or become regulated under or that are or become classified as toxic or hazardous, under any Environmental Laws, including without limitation, petroleum, oil, gasoline or other petroleum products, byproducts or waste. Notwithstanding the foregoing, SRW has agreed to provide the County with a new environmental Phase I of the SR Sports Complex Property for the express purpose of the County's reliance thereon.

(c) The Disclaiming Party is acquiring the SR Sports Complex Property, the Moore Road Parcel or the SRW Option Parcels (if and as applicable) based on its own inspection and examination thereof, in a "AS-IS", "WHERE IS" condition and basis with all faults. The Disclaiming Party hereby waives and disclaim all warranties of any type or kind whatsoever with respect to the SR Sports Complex Property, the Moore Road Parcel or the SRW Option Parcels (if and as applicable, except as expressly contained herein or in the conveyance deeds, or any other documents delivered at Closing or any SRW Option Closing), express or implied, including, by way of description but not limitation, those of fitness for a particular purpose, tenantability, habitability, or use.

19. **Termination of County Options**. As of the Closing Date, the Parties agree that the Options granted under the Original Contract are terminated and shall no longer burden the Option Parcels. The County further agrees and acknowledges that neither SRW nor SRA owes the termination payments or the Buyout Price set forth in Section 38 of the Original Contract and that Section 38 of the Original Contract is hereby deleted.

20. **SRW Option Parcels**. The County agrees to grant certain options to SRW (each an "SRW Option" and collectively the "SRW Options") to acquire certain option parcels (each an "SRW Option Parcel" and collectively the "SRW Option Parcels") on the terms set forth below. If SRW elects to exercise the County Storage Option or the Sports Complex Option (as each term is hereinafter defined), then SRW agrees at its sole cost and expense to obtain a commitment covering the applicable SRW Option Parcel (each, an "Updated SRW Commitment"). The County shall have no obligation to remove and SRW shall have no right to object to any exceptions set forth in an Updated SRW Commitment that existed as of the Closing under this First Amendment, except (i) the County will remove any Monetary Encumbrances created by the County after the Closing Date, and (ii) SRW may object to (and the County shall have up to 90 days to remove or otherwise cure) any new matter of record reflected on an Updated SRW Commitment that will have a material, adverse effect on SRW's intended development of the applicable Option Parcel (a "New Exception"). If the County is unable or unwilling to remove a Monetary Encumbrance or a New Exception, then SRW shall either accept the New Exception at its sole discretion, or be deemed to have timely waived the applicable SRW Option. If SRW elects to exercise an SRW Option, the County will convey the applicable Option Parcel to SRW by the County Deed subject to all matters of record. The consummation and effectuation of the conveyance of any SRW Option Parcel (each, an "SRW Option Closing" and collectively the "SRW Option Closings") shall take place through an escrow with Escrow

Agent, whereby SRW, the County and their attorneys need not be physically present at the SRW Option Closings and may deliver documents by overnight air courier or other means permitted hereunder.

(a) County Storage Option

(i) *County Storage Option Grant and Payment*. The County hereby grants to SRW, beginning on the date that is 60 months after the Closing Date (the "County Storage Option Commencement") and expiring on the date that is 12 months after the County Storage Option Commencement ("County Storage Option Period"), the exclusive right and option (the "County Storage Option") to acquire from the County any portion or all of the "County Storage Parcel", consisting of approximately 48.1 acres, as generally depicted on **Exhibit D** pursuant to the terms and conditions set forth in this Section 20(a). The Parties may at any time agree to accelerate the date of the County Storage Option Commencement. At Closing, SRW agrees to deposit with Escrow Agent, in immediately available funds the sum of One Hundred and No/100 Dollars ($100.00), (the "County Storage Option Payment"), as good and valuable consideration for the County Storage Option. The County Storage Option Payment shall apply to the County Storage Option. Except as otherwise expressly provided herein, the County Storage Option Payment is non-refundable as independent consideration for the County granting the County Storage Option to SRW.

(ii) *SRW Developable Land Credit; County Storage Parcel Payment.*

(1) SRW is hereby deemed to be "credited" 45.3 acres of developable land for its transfer of the SR Sports Complex Property (the "SRW Developable Land Credit"). The flat topography of the SR Sports Complex Property makes the entire site developable by the County, and further, such acreage does not include the areas necessary for external roadways. Upon Closing and the transfer by the County of the Moore Road Parcel to SRW, the SRW Developable Land Credit will hereby be reduced by 17 acres, for a total SRW Developable Land Credit of 28.3 acres. While the Moore Road Parcel contains approximately 23.8 acres, that includes areas intended for a detention pond and roadways, and therefore only 17 acres is considered developable. The SRW Developable Land Credit shall be further reduced by an additional 10 acres in consideration for the County's release of its Options under the Original Contract. Therefore, upon Closing, the SRW Developable Land Credit shall equal **18.3 acres**. If SRW exercises the County Storage Option, it shall not owe the County any payment for the acreage equal to the SRW Developable Land Credit. For any acreage over this amount, the payment for such land shall be governed as set forth in Section 20(a)(ii)(2) below. By way of example, if SRW issues the County Storage Option Exercise Notice (as hereafter defined) for a portion of the County Storage Parcel equal to 35 acres and the SRW Developable Land Credit is 18.3 acres, SRW shall only owe the County payment for 16.7 acres, that being 35 total acres less the SRW Developable Land Credit of 18.3 acres.

(2) Upon issuance of the County Storage Option Exercise Notice by SRW, SRW shall make a payment offer to the County for the County Storage Parcel or any portion thereof, less the SRW Developable Land Credit, as described above (the "County Storage Parcel Payment"), and the Parties shall diligently negotiate in good faith to finalize such County Storage Parcel Payment prior to expiration of the County Storage Option Period. In no event shall the County Storage Parcel Payment exceed the fair market value (the "FMV") of the County Storage Parcel. If the County and SRW are unable to agree upon the County Storage Parcel Payment, then either Party may request in writing to engage the Appraiser (as hereafter defined) to determine the FMV of the County Storage Parcel. The Appraiser shall be a mutually agreed upon appraiser with at least 10 years' experience in the sale of raw commercial real estate in the greater Douglas County Colorado Area. If the Parties cannot agree upon an appraiser, the appraiser shall be selected by the County (such mutually agreed upon appraiser or County determined appraiser, being the "Appraiser"). The costs of the Appraiser shall be paid equally by SRW and the County. Once the Appraiser determines the FMV, SRW shall have a period of 15 days after the receipt of the FMV

to rescind the County Storage Option Exercise Notice ("SRW Option Rescission") or submit a revised County Storage Option Exercise Notice reducing the area of the County Storage Parcel over which it is exercising the County Storage Option ("SRW Option Revision"). If SRW does not timely exercise the SRW Option Recission or SRW Option Revision, the FMV shall be binding on all Parties as the County Storage Parcel Payment. The SRW Option Closing shall be reasonably extended to allow for such time needed for the Appraiser to perform the appraisal and the expiration of the SRW Option Rescission period.

(iii) *County Storage Option Conditions*. Notwithstanding the foregoing, the County Storage Option is only enforceable by SRW if the County Storage Parcel or the portion of the County Storage Parcel over which SRW exercises the County Storage Option remains Undeveloped (as hereinafter defined) as of date of delivery of the County Storage Option Exercise Notice. As used in this Section, "Undeveloped" means that no active sitework or construction has commenced on the County Storage Parcel relative to future development, as distinguished from typical maintenance activities or work otherwise consistent with the County's long-term ownership of the land. If SRW exercises the County Storage Option upon only a portion of the County Storage Parcel, the Parties will reasonably cooperate to complete a parcel line boundary adjustment (distinct from a property subdivision). Further, despite the existence of the County Storage Option, the transfer of the County Storage Parcel remains subject to future County approval at the time that the County Storage Option Exercise Notice is delivered by SRW, in the County's sole discretion.

(iv) *Due Diligence*. During the County Storage Option Period, SRW shall have the opportunity to enter onto the County Storage Parcel to conduct environmental tests concerning the County Storage Parcel, subject to the terms and conditions set forth in Section 6 hereof. Section 6 of this First Amendment shall survive Closing, as to the SRW Options.

(v) *Option Exercise Notice*. SRW shall have the right to exercise the County Storage Option by giving written notice thereof (the "County Storage Option Exercise Notice") to the County prior to the expiration of the County Storage Option Period, time being of the essence. The SRW Option Closing for the County Storage Parcel shall take place no later than 90 days after delivery of County Storage Option Exercise Notice, subject to extension as set forth in Section 20(a)(ii)(2). If SRW fails to timely deliver the County Storage Option Exercise Notice or written notice of its intent not to exercise the County Storage Option prior to the expiration of the County Storage Option Period, then the County Storage Option will be deemed waived by SRW and shall automatically terminate.

(b) Sports Complex Option

(i) *Option Grant and Payment*. The County hereby grants to SRW, beginning on the date that is 36 months after the Closing Date (the "Sports Complex Option Commencement") and expiring on the date that is 12 months after the Sports Complex Option Commencement ("Sports Complex Option Period"), the exclusive right and option (the "Sports Complex Option") to acquire from the County any portion or all of the SR Sports Complex Property pursuant to the terms and conditions set forth in this Section 20(b); provided, however, that the Sports Complex Option is only enforceable by SRW if the County has not met the development threshold set forth below in Section 20(b)(ii). At Closing, SRW agrees to deposit with Escrow Agent, in immediately available funds the sum of One Hundred and No/100 Dollars ($100.00), (the "Sports Complex Option Payment"), as good and valuable consideration for the Sports Complex Option. The Sports Complex Option Payment shall apply to the Sports Complex Option. Except as otherwise expressly provided herein, the Sports Complex Option Payment is non-refundable as independent consideration for the County granting the Sports Complex Option to SRW.

(ii) *Sports Complex Option Conditions*. Notwithstanding the foregoing, the Sports Complex Option is only enforceable by SRW if the County has failed to obtain the first building permit for the Project from Douglas County Building Division as of the date of delivery of the Sports

Complex Option Exercise Notice (as hereinafter defined), such Project being a public sports complex facility at least 200,000 square feet of interior facility space (i.e. this measurement does not include parking areas). Transfer of the Sports Complex Property pursuant to the Sports Complex Option is not subject to any future County approval.

(iii) *Due Diligence*. During the Sports Complex Option Period, SRW shall have the opportunity to enter onto the Sports Complex Parcel to conduct environmental tests concerning the Sports Complex Property, subject to the terms and conditions set forth in Section 6 hereof.

(iv) *Option Exercise Notice*. SRW shall have the right to exercise the Sports Complex Option by giving written notice thereof (the "Sports Complex Option Exercise Notice") to the County prior to the expiration of the Sports Complex Option Period, time being of the essence. The SRW Option Closing for the SR Sports Complex Property shall take place no later than 90 days after delivery of Sports Complex Option Exercise Notice. If SRW fails to timely deliver the Sports Complex Option Exercise Notice or written notice of its intent not to exercise the Sports Complex Option prior to the expiration of the Sports Complex Option Period, then the Sports Complex Option will be deemed waived by SRW and shall automatically terminate.

(c) Assignment of Work Product Related to the SRW Options. At SRW's election, at any SRW Option Closing, the County will assign and transfer all of the County's tangible and intangible assets that were acquired or developed by the Couty with respect to the SRW Option Parcel and the Project, including, but not limited to, (a) any service, design, professional or other contracts, (b) any transferable licenses, permits, approvals, orders, authorizations or commitment letters (for utility capacity or otherwise) entered into by any authority (governmental or otherwise) relating to the development, construction or design of the Project, (c) any design or construction guaranties and warranties or similar rights in favor of the County pertaining to the SRW Option Parcel and the Project, and (d) the benefits of any and all due diligence information obtained or generated by the County relating to the SRW Option Parcel and the Project, including, without limitation, land surveys, environmental assessments, engineering reports, letters, plan approvals, applications, estoppel letters, reports, and other documents (together, the "Wok Product). In consideration of such assignment, SRW agrees to pay the County an amount equal to 90% of the amount that the County paid for such Work Product, as evidenced by invoices and other payment records produced by the County.

(d) Memorandum of SRW Options. On the Closing Date, the Parties shall record, at SRW's cost, a Memorandum of Option against each of the SRW Option Parcels in the form attached hereto as **Exhibit I**, which is incorporated herein by reference (the "Memorandum of SRW Options").

21. **Restrictive Covenant and Right of First Refusal**. The Parties have finalized a restrictive covenant and right of first refusal to maintain the use of the SR Sports Complex Property for the purposes of a public regional sports complex and related ancillary uses, and to grant SRW a right of first refusal in the event of any future sale of the SR Sports Complex Property to a non-sports user (the "Restrictive Covenant and Right of First Refusal Agreement"). The form of Restrictive Covenant and Right of First Refusal Agreement is attached as **Exhibit J** to this First Amendment.

22. **Conservation Easement**. The Parties acknowledge and agree that the property depicted as **Exhibit K** to this First Amendment is the updated and complete Conservation Easement Parcel, and any previous description or depiction of the Conservation Easement Parcel in the Original Contract is hereby deleted. Relevant to the Conservation Easement Parcel, the Parties acknowledge that SRW has not yet recorded the Conservation Easement dedicated to the County as required under Section 39 of the Original Contract. Within one year of the Closing Date, the SRW shall use commercially reasonable efforts to either (i) effectuate the recording of the Conservation Easement against the Conservation Easement Parcel or (ii)

rezone the Conservation Easement Parcel to "OS Open Space Conservation Easement" under the DCZR and SRW will transfer ownership of the Conservation Easement Parcel to a public entity. Such foregoing action shall be in SRW's sole discretion.

23. **Temporary Construction License**. Concurrent with execution of this First Amendment, SRW and SRC will grant to the County a temporary, non-exclusive construction license in connection with performance of work related to the Project, in the form attached hereto as **Exhibit L** to this First Amendment (the "Temporary Construction License").

24. **Step In Right**. The County intends to issue certificates of participation to finance the construction and development of the Project (the "Project COPs"). The County agrees that in the financing agreements with its trustee and/or lender(s) related to the Project COPs, the County shall include a provision whereby if the County defaults on its payment obligations related to the Project, SRW shall have the right, at its option, to make any payments required under the Project COPs. At such time that the County is preparing to issue the Project COPs, it shall reasonably cooperate with SRW to draft such financing documents in accordance with this Section 24 to the reasonable satisfaction of both Parties.

25. **Notices**: SRW's notice addresses in Section 27 of the Original Contract are hereby deleted in its entirety and the following is inserted in its place

"To SRW: SR Waterton, LLC
c/o Sterling Ranch, LLC
8155 Piney River Avenue, Suite 200
Littleton, Colorado 80125
Attn: Brock Smethills
Email: brocks@sterlingranchcolorado.com

and a copy to:

Brownstein Hyatt Farber Schreck, LLP
675 15th Street, Suite 2900
Denver, Colorado 80202
Attn: Bruce James and Abby Kirkbride
Email: bjames@bhfs.com, akirkbride@bhfs.com"

26. **Special Taxing Districts**. SPECIAL TAXING DISTRICTS MAY BE SUBJECT TO GENERAL OBLIGATION INDEBTEDNESS THAT IS PAID BY REVENUES PRODUCED FROM ANNUAL TAX LEVIES ON THE TAXABLE PROPERTY WITHIN SUCH DISTRICTS. PROPERTY OWNERS IN SUCH DISTRICTS MAY BE PLACED AT RISK FOR INCREASED MILL LEVIES AND EXCESSIVE TAX BURDENS TO SUPPORT THE SERVICING OF SUCH DEBT WHERE CIRCUMSTANCES ARISE RESULTING IN THE INABILITY OF SUCH A DISTRICT TO DISCHARGE SUCH INDEBTEDNESS WITHOUT SUCH AN INCREASE IN MILL LEVIES. EACH PARTY SHOULD INVESTIGATE THE DEBT FINANCING REQUIREMENTS OF THE AUTHORIZED GENERAL OBLIGATION INDEBTEDNESS OF SUCH DISTRICTS, EXISTING MILL LEVIES OF SUCH DISTRICTS SERVICING SUCH INDEBTEDNESS, AND THE POTENTIAL FOR AN INCREASE IN SUCH MILL LEVIES. SRW recognizes that the County is exempt from paying taxes indicated herein.

27. **Commissions**. The Parties represent and warrant to each other that there are no finders, real estate brokers, salesmen, or other persons entitled to claim a commission or fee in relation to this transaction. Each Party shall be solely responsible for the payment of any commission, finder's fee, or similar compensation due to any broker or finder claiming through such Party. The obligations,

representations, and warranties, contained in this Section 27 shall survive the Closing or the earlier termination of this First Amendment.

28. **Conflict**. This First Amendment is and shall be construed as a part of the Original Contract. In case of any inconsistency between this First Amendment and the Original Contract, the provisions containing such inconsistency shall first be reconciled with one another to the maximum extent possible, and then to the extent of any remaining inconsistency, the terms of this First Amendment shall be controlling.

29. **Recording**. Except for the Restrictive Covenant and Right of First Refusal Agreement and the Memorandum of SRW Options, the Parties hereby covenant and agree that no Party may record this First Amendment or a memorandum of this First Amendment without the other Party's prior written consent (such consent in the other Party's sole discretion and expense).

30. **Exhibits**. All exhibits referred to herein and attached hereto are hereby incorporated herein by this reference.

31. **Counterparts; Electronic Signatures**. This First Amendment may be executed in counterparts and shall constitute an agreement binding on all Parties notwithstanding that all Parties are not signatories to the original or the same counterpart provided that all Parties are furnished a copy or copies thereof reflecting the signature of all Parties. Additionally, this First Amendment may be executed using a digital image (including but not limited to an image in the form of a PDF, JPEG, GIF file, DocuSign, SignNow, or other e-signature), and the same shall be deemed as a true and correct original.

32. **Entire Agreement; Amendments**. This First Amendment embodies the entire agreement between the Parties hereto concerning the subject matter of this First Amendment and supersedes all prior conversations, proposals, negotiations, understandings and contracts, whether written or oral. This First Amendment shall not be amended, altered, changed, modified, supplemented, or rescinded in any manner except by a written contract executed by all of the Parties; provided, however, that, the signature of the Escrow Agent shall not be required as to any amendment of this First Amendment.

[Signature Pages Follow]

IN WITNESS WHEREOF, the Parties hereto have executed this First Amendment, effective as of the Effective Date.

THE COUNTY:

BOARD OF COUNTY COMMISSIONERS OF
THE COUNTY OF DOUGLAS

By: _____
Name: _____
Title: _____

[SRA Signature Page Follows]

SRA:

SR ACQUISITIONS, LLC,
a Colorado limited liability company

By: _____
Name: _____
Title: _____

[SRW Signature Page Follows]

SRW:

SR WATERTON, LLC,
a Colorado limited liability company

By: _____
Name: _____
Title: _____

[SRC Signature Page Follows]

SRC:

SR CONSERVATION, LLC,
a Colorado limited liability company

By: _____
Name: _____
Title: _____

[CAB Joinder Page Follows]

LIMITED JOINDER TO AMENDMENT

By execution of this Limited Joinder, the CAB agrees to abide by those rights and obligations set forth in Section 4(a) of this First Amendment (as the same may be further amended, restated or otherwise modified from time to time).

STERLING RANCH COMMUNITY AUTHORITY BOARD

By:_____

Name:_____

Title:_____

ATTEST:

_____

[End of Signature Pages]

LIST OF EXHIBITS

Exhibit A	–	Sports Complex Property
Exhibit B	–	Original Contract Property Map
Exhibit C-1	–	SR Sports Complex Property (SRW)
Exhibit C-2	–	SR Sports Complex Property (SRC)
Exhibit C-3	–	Moore Road Parcel
Exhibit D	–	SRW Option Parcels
Exhibit E	–	Depiction of Sports Complex Property, SR Sports Complex Property, Moore Road Parcel and County Storage Parcel
Exhibit F	–	Form of SR Deed
Exhibit G	–	Form of County Deed
Exhibit H	–	Form of Bill of Sale and General Assignment
Exhibit I	–	Form of Memorandum of SRW Options
Exhibit J	–	Form of Restrictive Covenant and Right of First Refusal Agreement
Exhibit K	–	Conservation Easement Parcel
Exhibit L	–	Form of Temporary Construction License

EXHIBIT A

LEGAL DESCRIPTION AND DEPICTION OF SPORTS COMPLEX PROPERTY

[See attached.]

EXHIBIT A
LEGAL DESCRIPTION

THAT CERTAIN PORTION OF THE EAST HALF OF SECTION 32 AND THE WEST HALF OF SECTION 33, TOWNSHIP 6 SOUTH, RANGE 68 WEST, SIXTH PRINCIPAL MERIDIAN, IN THE COUNTY OF DOUGLAS, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE WEST QUARTER CORNER OF SAID SECTION 33, WHENCE THE WEST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 33 BEARS SOUTH 00°13'00" EAST, A DISTANCE OF 2671.67 FEET, WITH ALL BEARINGS HEREIN BEING REFERENCED TO SAID WEST LINE;

THENCE NORTH 62°03'06" EAST, A DISTANCE OF 376.45 FEET TO THE **POINT OF BEGINNING**;

THENCE SOUTH 24°11'09" EAST, A DISTANCE OF 1,840.26 FEET;

THENCE SOUTH 20°48'51" WEST, A DISTANCE OF 13.36 FEET;

THENCE SOUTH 65°39'30" WEST, A DISTANCE OF 924.37 FEET;

THENCE NORTH 24°17'55" WEST, A DISTANCE OF 833.56 FEET;

THENCE SOUTH 65°48'43" WEST, A DISTANCE OF 290.33 FEET;

THENCE NORTH 24°11'18" WEST, A DISTANCE OF 1,018.67 FEET;

THENCE NORTH 65°48'51" EAST, A DISTANCE OF 1,225.83 FEET TO THE **POINT OF BEGINNING**.

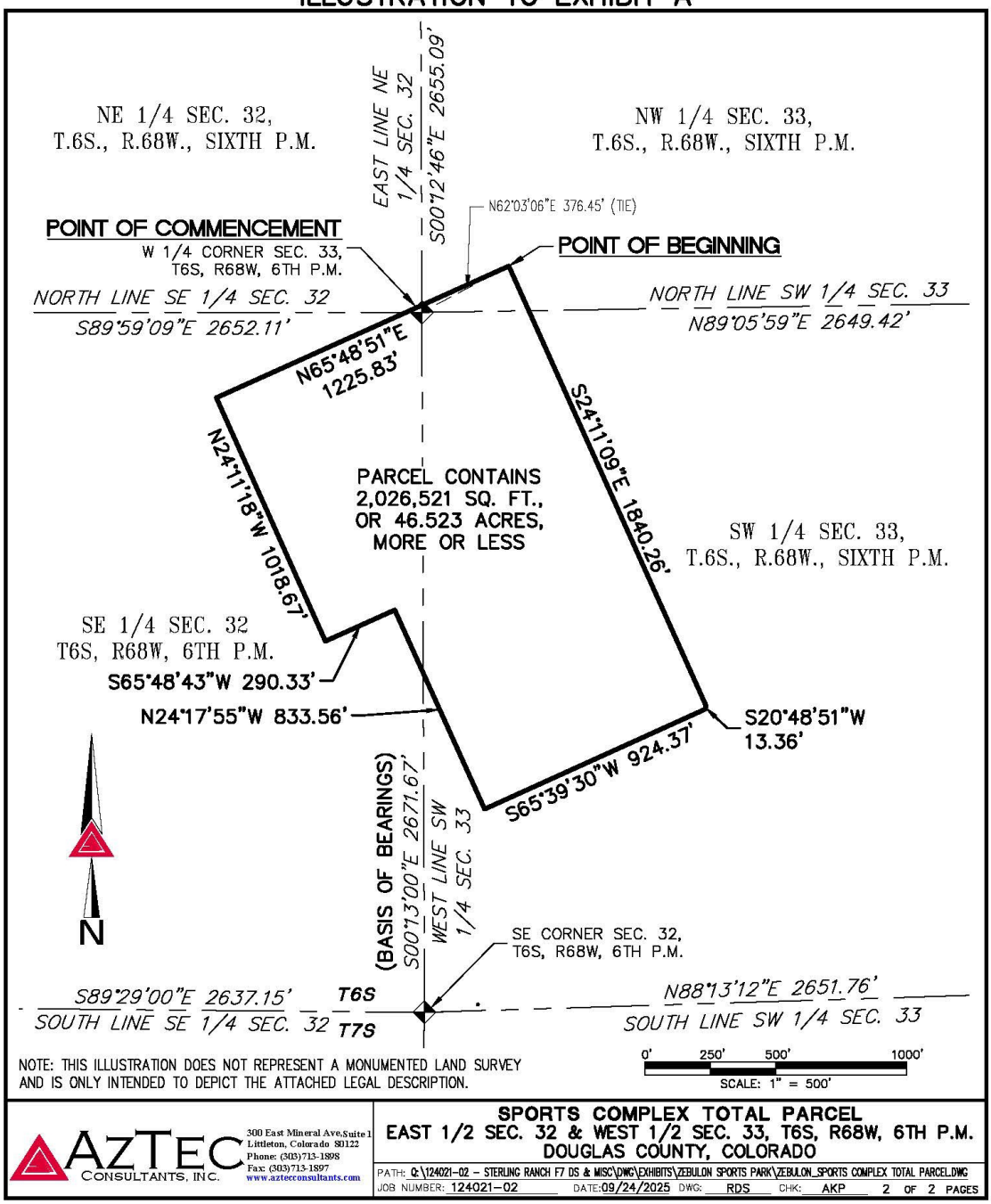
CONTAINING AN AREA OF 2,026,521 SQUARE FEET OR 46.523 ACRES, MORE OR LESS.

ILLUSTRATION ATTACHED AND MADE A PART HEREOF.



ANTHONY K. PEALL, PLS 38636
COLORADO LICENSED PROFESSIONAL LAND SURVEYOR
FOR AND ON BEHALF OF AZTEC CONSULTANTS, INC.
300 E. MINERAL AVENUE, SUITE 1
LITTLETON, CO 80122

ILLUSTRATION TO EXHIBIT A



NOTE: THIS ILLUSTRATION DOES NOT REPRESENT A MONUMENTED LAND SURVEY AND IS ONLY INTENDED TO DEPICT THE ATTACHED LEGAL DESCRIPTION.

AZTEC CONSULTANTS, INC.
300 East Mineral Ave, Suite 1
Littleton, Colorado 80122
Phone: (303)713-1898
Fax: (303)713-1897
www.aztecconsultants.com

SPORTS COMPLEX TOTAL PARCEL
EAST 1/2 SEC. 32 & WEST 1/2 SEC. 33, T6S, R68W, 6TH P.M.
DOUGLAS COUNTY, COLORADO

PATH: Q:\124021-02 - STERLING RANCH F7 DS & MISC\DWG\EXHIBITS\ZEBULON SPORTS PARK\ZEBULON_SPORTS COMPLEX TOTAL PARCEL.DWG
JOB NUMBER: 124021-02 DATE: 09/24/2025 DWG: RDS CHK: AKP 2 OF 2 PAGES

Exhibit A-3

EXHIBIT B

ORIGINAL CONTRACT PROPERTY MAP

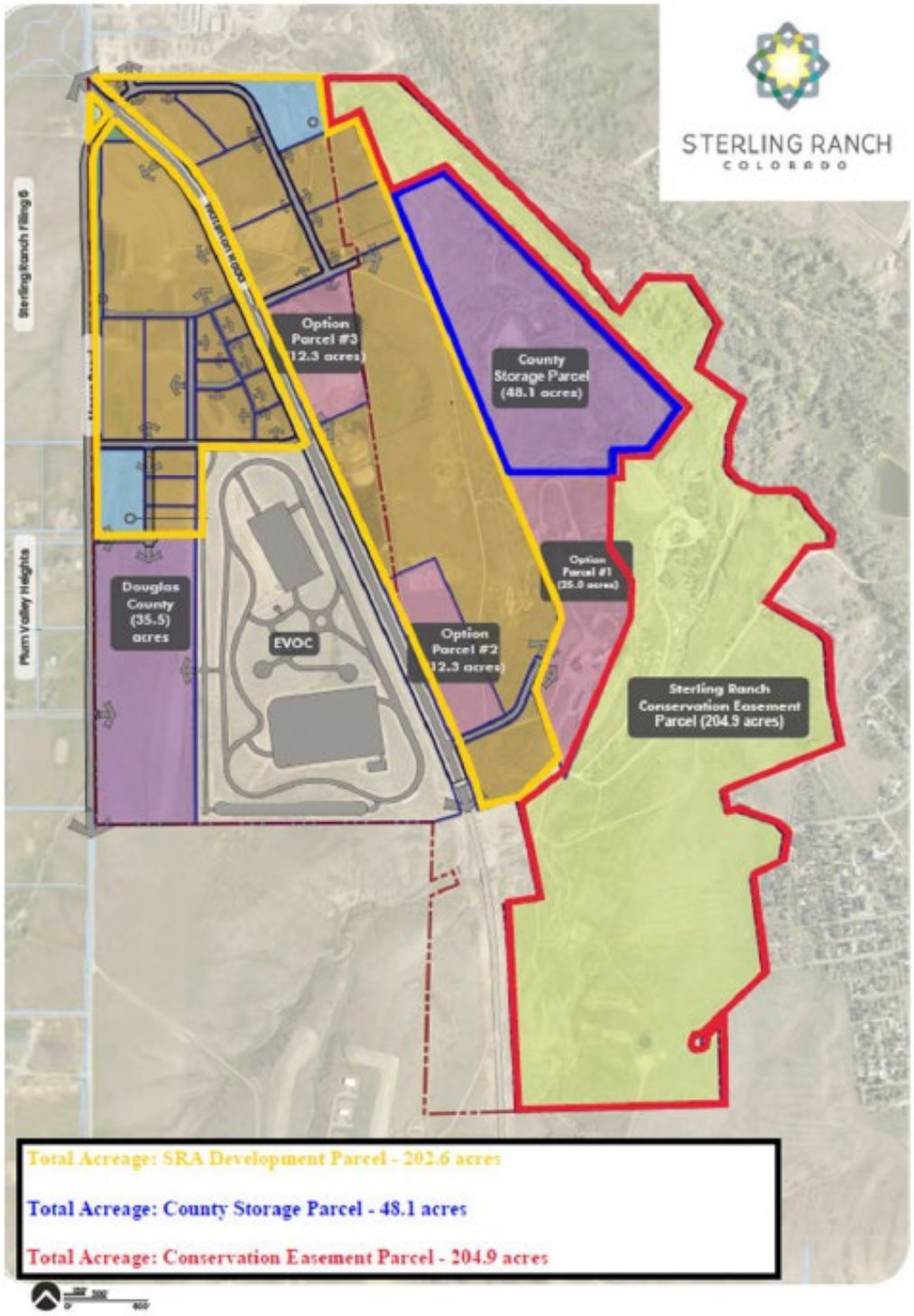


Exhibit B-1

EXHIBIT C-1

LEGAL DESCRIPTION AND DEPICTION OF SR SPORTS COMPLEX PROPERTY (SRW)

[See attached.]

EXHIBIT A
LEGAL DESCRIPTION

THAT CERTAIN PORTION OF THE EAST HALF OF SECTION 32 AND THE WEST HALF OF SECTION 33, TOWNSHIP 6 SOUTH, RANGE 68 WEST, SIXTH PRINCIPAL MERIDIAN, IN THE COUNTY OF DOUGLAS, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE WEST QUARTER CORNER OF SAID SECTION 33, WHENCE THE WEST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 33 BEARS SOUTH 00°13'00" EAST, A DISTANCE OF 2671.67 FEET, WITH ALL BEARINGS HEREIN BEING REFERENCED TO SAID WEST LINE;

THENCE NORTH 60°03'46" EAST, A DISTANCE OF 246.50 FEET TO THE **POINT OF BEGINNING**;

THENCE SOUTH 22°20'00" EAST, A DISTANCE OF 1,375.84 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE WESTERLY HAVING A RADIUS OF 280.00 FEET, THE RADIUS POINT OF SAID CURVE BEARS SOUTH 68°00'10" WEST;

THENCE SOUTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 44°30'06", AN ARC LENGTH OF 217.48 FEET;

THENCE TANGENT TO SAID CURVE, SOUTH 22°30'16" WEST, A DISTANCE OF 412.64 FEET;

THENCE SOUTH 65°39'30" WEST, A DISTANCE OF 370.97 FEET;

THENCE NORTH 24°17'55" WEST, A DISTANCE OF 833.56 FEET;

THENCE SOUTH 65°48'43" WEST, A DISTANCE OF 290.33 FEET;

THENCE NORTH 24°11'18" WEST, A DISTANCE OF 1,018.67 FEET;

THENCE NORTH 65°48'51" EAST, A DISTANCE OF 1,095.45 FEET TO THE **POINT OF BEGINNING**.

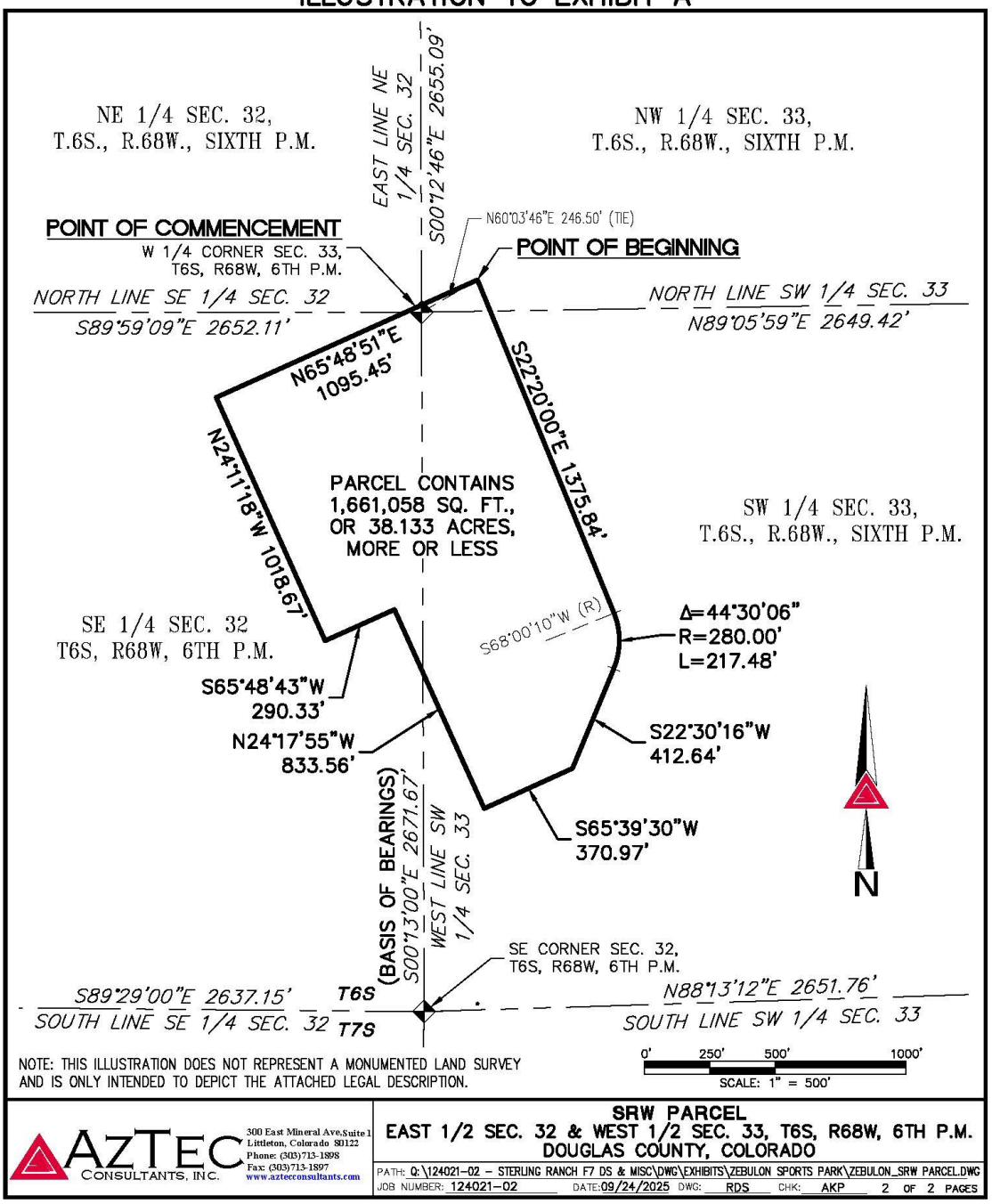
CONTAINING AN AREA OF 1,661,058 SQUARE FEET OR 38.133 ACRES, MORE OR LESS.

ILLUSTRATION ATTACHED AND MADE A PART HEREOF.



ANTHONY K. PEALL, PLS 38636
COLORADO LICENSED PROFESSIONAL LAND SURVEYOR
FOR AND ON BEHALF OF AZTEC CONSULTANTS, INC.
300 E. MINERAL AVENUE, SUITE 1
LITTLETON, CO 80122

ILLUSTRATION TO EXHIBIT A



NOTE: THIS ILLUSTRATION DOES NOT REPRESENT A MONUMENTED LAND SURVEY AND IS ONLY INTENDED TO DEPICT THE ATTACHED LEGAL DESCRIPTION.

AZTEC CONSULTANTS, INC.
300 East Mineral Ave, Suite 1
Littleton, Colorado 80122
Phone: (303)713-1898
Fax: (303)713-1897
www.aztecconsultants.com

SRW PARCEL
EAST 1/2 SEC. 32 & WEST 1/2 SEC. 33, T6S, R68W, 6TH P.M.
DOUGLAS COUNTY, COLORADO

PATH: Q:\124021-02 – STERLING RANCH F7 DS & MISC\DWG\EXHIBITS\ZEBULON SPORTS PARK\ZEBULON_SRW PARCEL.DWG
JOB NUMBER: 124021-02 DATE: 09/24/2025 DWG: RDS CHK: AKP 2 OF 2 PAGES

EXHIBIT C-2

LEGAL DESCRIPTION AND DEPICTION OF SR SPORTS COMPLEX PROPERTY (SRC)

[See attached.]

EXHIBIT A
LEGAL DESCRIPTION

THAT CERTAIN PORTION OF THE SOUTHWEST QUARTER OF SECTION 33, TOWNSHIP 6 SOUTH, RANGE 68 WEST, SIXTH PRINCIPAL MERIDIAN, IN THE COUNTY OF DOUGLAS, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE WEST QUARTER CORNER OF SAID SECTION 33, WHENCE THE WEST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 33 BEARS SOUTH 00°13'00" EAST, A DISTANCE OF 2671.67 FEET, WITH ALL BEARINGS HEREIN BEING REFERENCED TO SAID WEST LINE;

THENCE SOUTH 59°45'32" EAST, A DISTANCE OF 402.04 FEET TO THE **POINT OF BEGINNING**;

THENCE NORTH 90°00'00" EAST, A DISTANCE OF 155.39 FEET;

THENCE SOUTH 24°11'09" EAST, A DISTANCE OF 1,434.30 FEET;

THENCE SOUTH 65°39'30" WEST, A DISTANCE OF 562.85 FEET;

THENCE NORTH 22°30'16" EAST, A DISTANCE OF 412.64 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE WESTERLY HAVING A RADIUS OF 280.00 FEET;

THENCE NORTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 45°10'25", AN ARC LENGTH OF 220.76 FEET;

THENCE TANGENT TO SAID CURVE, NORTH 22°20'00" WEST, A DISTANCE OF 1,020.65 FEET TO THE **POINT OF BEGINNING**.

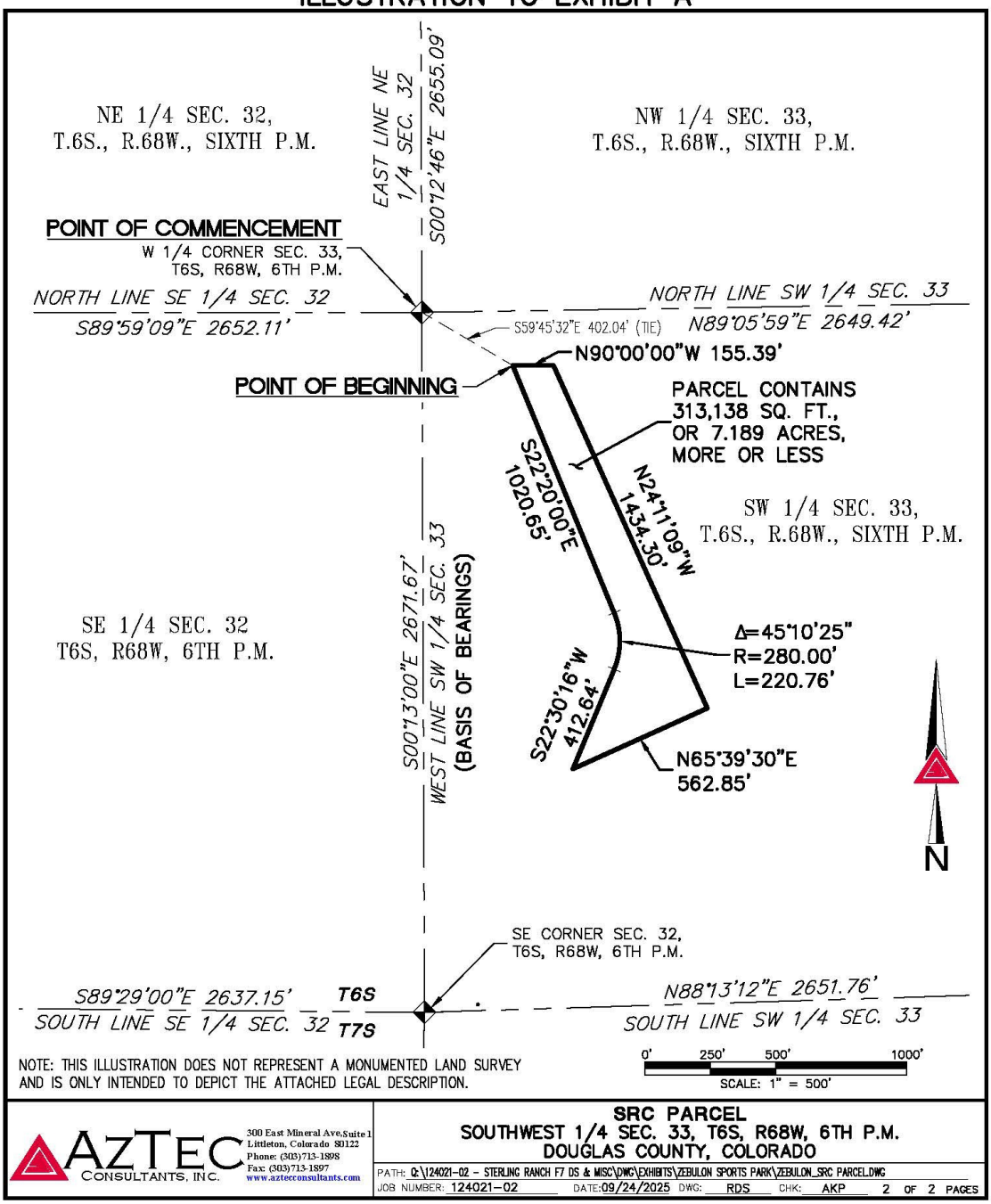
CONTAINING AN AREA OF 313,138 SQUARE FEET OR 7.189 ACRES, MORE OR LESS.

ILLUSTRATION ATTACHED AND MADE A PART HEREOF.



ANTHONY K. PEALL, PLS 38636
COLORADO LICENSED PROFESSIONAL LAND SURVEYOR
FOR AND ON BEHALF OF AZTEC CONSULTANTS, INC.
300 E. MINERAL AVENUE, SUITE 1
LITTLETON, CO 80122

ILLUSTRATION TO EXHIBIT A



NOTE: THIS ILLUSTRATION DOES NOT REPRESENT A MONUMENTED LAND SURVEY AND IS ONLY INTENDED TO DEPICT THE ATTACHED LEGAL DESCRIPTION.

AZTEC CONSULTANTS, INC.
300 East Mineral Ave, Suite 1
Littleton, Colorado 80122
Phone: (303)713-1898
Fax: (303)713-1897
www.aztecconsultants.com

SRC PARCEL
SOUTHWEST 1/4 SEC. 33, T6S, R68W, 6TH P.M.
DOUGLAS COUNTY, COLORADO

PATH: Q:\124021-02 - STERLING RANCH F7 DS & MISC\DWG\EXHIBITS\ZEBULON SPORTS PARK\ZEBULON_SRC PARCEL.DWG
JOB NUMBER: 124021-02 DATE: 09/24/2025 DWG: RDS CHK: AKP 2 OF 2 PAGES

EXHIBIT C-3

LEGAL DESCRIPTION AND DEPICTION OF MOORE ROAD PARCEL

[See attached.]

EXHIBIT A
LEGAL DESCRIPTION

THAT CERTAIN PORTION OF THE SOUTHEAST QUARTER OF SECTION 32, TOWNSHIP 6 SOUTH, RANGE 68 WEST, SIXTH PRINCIPAL MERIDIAN AND A PORTION OF THE NORTHEAST QUARTER OF SECTION 5, TOWNSHIP 7 SOUTH, RANGE 68 WEST, SIXTH PRINCIPAL MERIDIAN, IN THE COUNTY OF DOUGLAS, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE EAST QUARTER CORNER OF SAID SECTION 32, WHENCE THE EAST LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 32 BEARS SOUTH 00°13'00" EAST, A DISTANCE OF 2671.67 FEET, WITH ALL BEARINGS HEREIN BEING REFERENCED TO SAID WEST LINE;

THENCE SOUTH 70°58'48" WEST, A DISTANCE OF 1974.31 FEET TO THE **POINT OF BEGINNING**;

THENCE SOUTH 00°32'40" EAST, A DISTANCE OF 956.13 FEET;

THENCE SOUTH 89°27'20" WEST, A DISTANCE OF 305.00 FEET;

THENCE SOUTH 00°32'40" EAST, A DISTANCE OF 453.66 FEET;

THENCE SOUTH 89°27'20" WEST, A DISTANCE OF 140.00 FEET;

THENCE SOUTH 00°32'40" EAST, A DISTANCE OF 702.06 FEET;

THENCE SOUTH 89°31'09" WEST, A DISTANCE OF 260.00 FEET;

THENCE NORTH 00°32'40" WEST, A DISTANCE OF 2,111.43 FEET;

THENCE NORTH 89°26'44" EAST, A DISTANCE OF 705.00 FEET TO THE **POINT OF BEGINNING**.

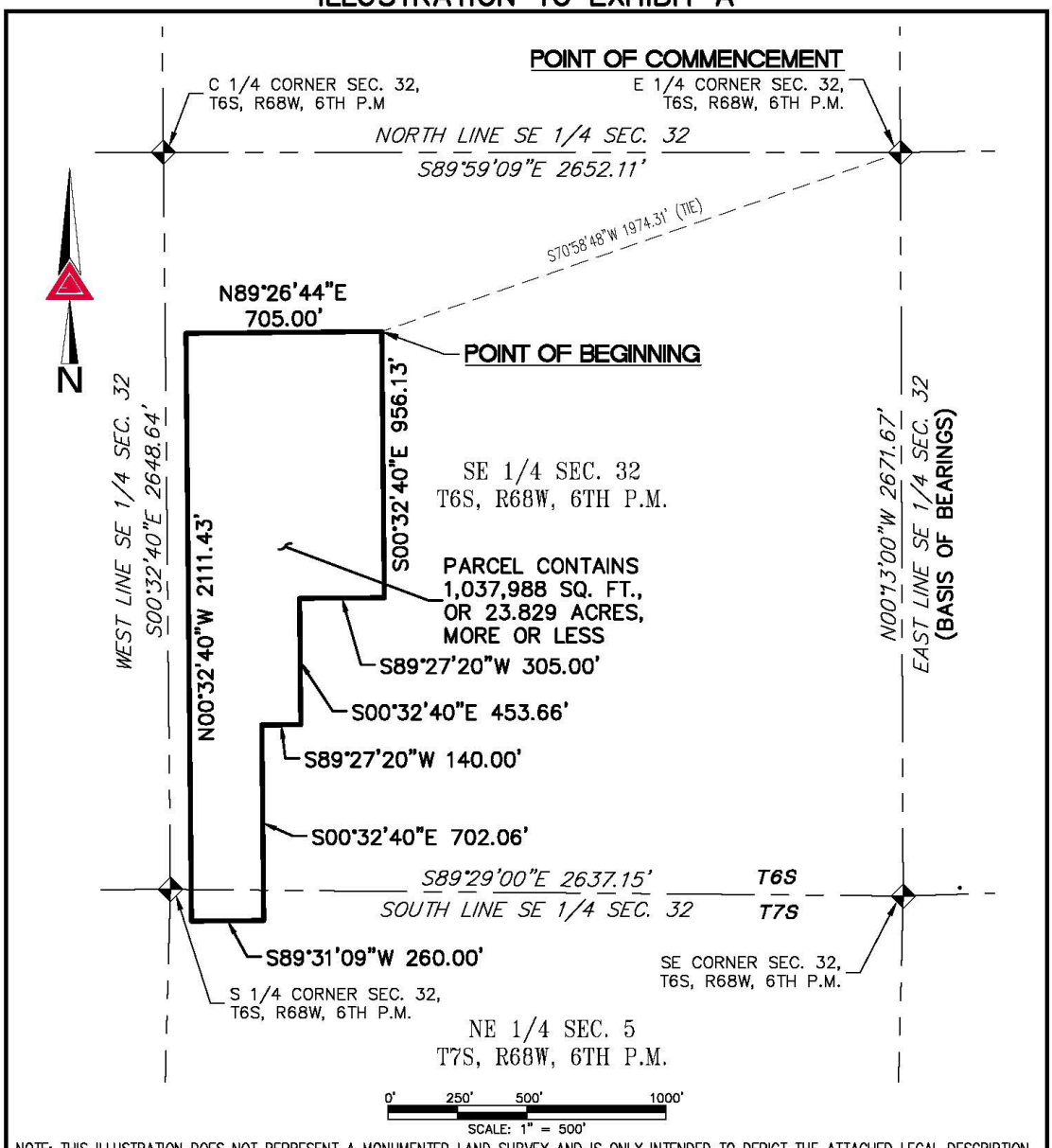
CONTAINING AN AREA OF 1,037,988 SQUARE FEET OR 23.829 ACRES, MORE OR LESS.

ILLUSTRATION ATTACHED AND MADE A PART HEREOF.



ANTHONY K. PEALL, PLS 38636
COLORADO LICENSED PROFESSIONAL LAND SURVEYOR
FOR AND ON BEHALF OF AZTEC CONSULTANTS, INC.
300 E. MINERAL AVENUE, SUITE 1
LITTLETON, CO 80122

ILLUSTRATION TO EXHIBIT A



NOTE: THIS ILLUSTRATION DOES NOT REPRESENT A MONUMENTED LAND SURVEY AND IS ONLY INTENDED TO DEPICT THE ATTACHED LEGAL DESCRIPTION.

AZTEC CONSULTANTS, INC.
300 East Mineral Ave, Suite 1
Littleton, Colorado 80122
Phone: (303)713-1898
Fax: (303)713-1897
www.aztecconsultants.com

MOORE ROAD SR SPECIFIC PARCEL
SOUTHEAST 1/4 SECTION 32, T6S, R68W, 6TH P.M.
DOUGLAS COUNTY, COLORADO

PATH: Q:\124021-02 - STERLING RANCH F7 DS & MISC\DWG\EXHIBITS\ZEBULON SPORTS PARK\ZEBULON_MOORE ROAD SR SPECIFIC PARCEL.DWG
JOB NUMBER: 124021-02 DATE: 09/24/2025 DWG: RDS CHK: AKP 2 OF 2 PAGES

EXHIBIT D

LEGAL DESCRIPTION AND DEPICTION OF SRW OPTION PARCELS

COUNTY STORAGE PARCEL

[See attached.]

EXHIBIT A

LEGAL DESCRIPTION

A PARCEL OF LAND LOCATED IN THE NORTHEAST QUARTER OF SECTION 32 AND THE WEST HALF OF SECTION 33, TOWNSHIP 6 SOUTH, RANGE 68 WEST, OF THE SIXTH PRINCIPAL MERIDIAN, COUNTY OF DOUGLAS, STATE OF COLORADO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID SECTION 32, FROM WHICH THE NORTH QUARTER CORNER OF SAID SECTION 32 BEARS SOUTH 89°51'17" WEST, A DISTANCE OF 2,668.17 FEET, WITH ALL BEARINGS HEREON ARE REFERENCED THERETO;

THENCE SOUTH 06°25'29" WEST, A DISTANCE OF 693.44 FEET TO THE **POINT OF BEGINNING**;

THENCE SOUTH 44°41'27" EAST, A DISTANCE OF 2,399.34 FEET;

THENCE SOUTH 35°48'38" WEST, A DISTANCE OF 372.24 FEET;

THENCE NORTH 90°00'00" WEST, A DISTANCE OF 254.02 FEET;

THENCE SOUTH 00°00'00" EAST, A DISTANCE OF 160.87 FEET;

THENCE NORTH 90°00'00" WEST, A DISTANCE OF 780.80 FEET;

THENCE NORTH 22°20'00" WEST, A DISTANCE OF 1,807.92 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE SOUTHWESTERLY HAVING A RADIUS OF 4,562.42 FEET;

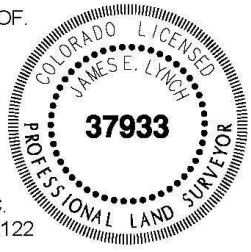
THENCE NORTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 01°09'14", AN ARC LENGTH OF 91.88 FEET;

THENCE NORTH 23°29'14" WEST, A DISTANCE OF 257.44 FEET;

THENCE NORTH 65°48'51" EAST, A DISTANCE OF 428.16 FEET TO THE **POINT OF BEGINNING**.

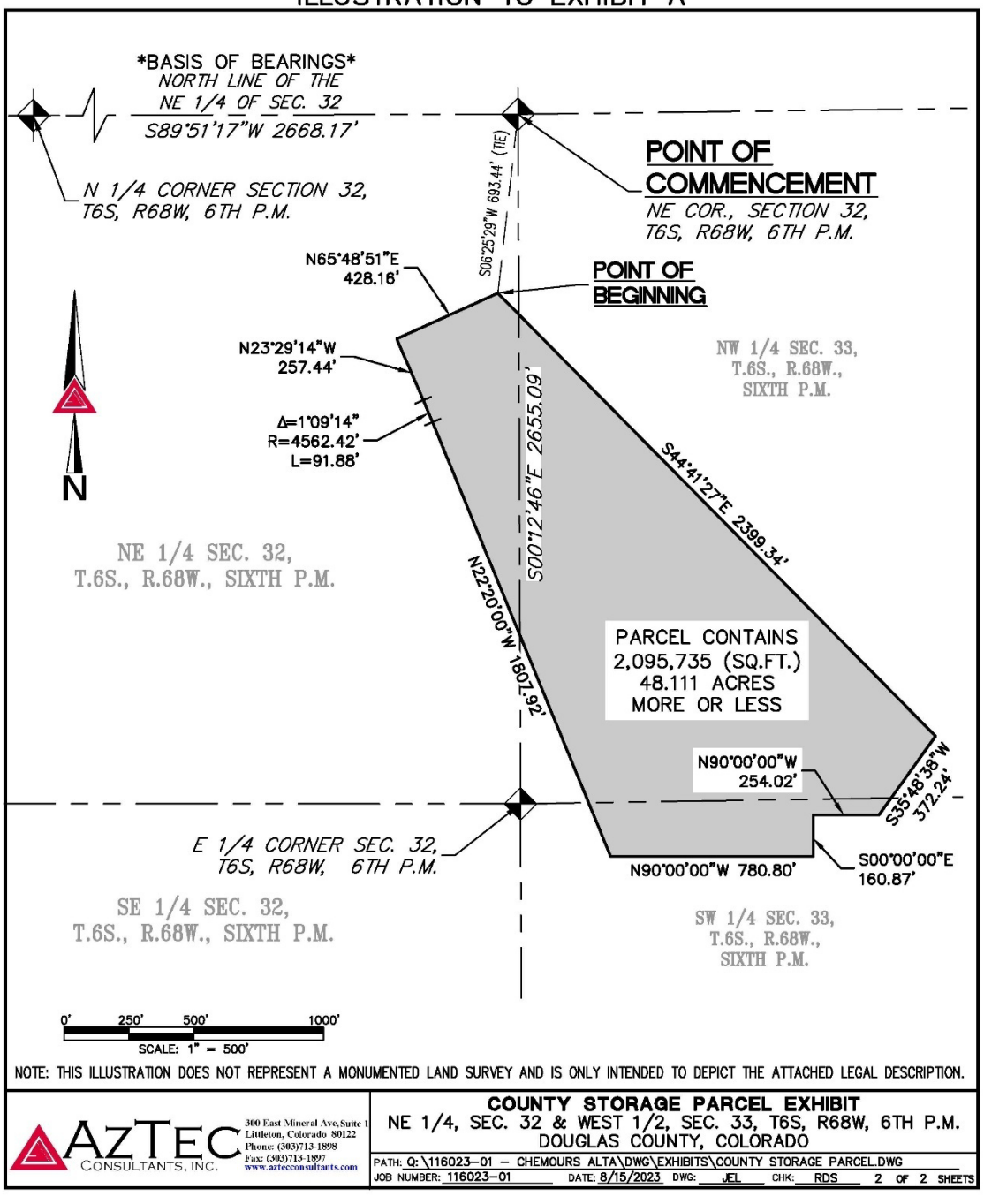
CONTAINING AN AREA OF 48.111 ACRES, (2,095,735 SQUARE FEET), MORE OR LESS.

ILLUSTRATION ATTACHED AND MADE A PART HEREOF.



JAMES E. LYNCH, PLS 37933
FOR AND ON BEHALF OF AZTEC CONSULTANTS, INC.
300 EAST MINERAL AVE., SUITE 1, LITTLETON, CO 80122
303-713-1898

ILLUSTRATION TO EXHIBIT A



NOTE: THIS ILLUSTRATION DOES NOT REPRESENT A MONUMENTED LAND SURVEY AND IS ONLY INTENDED TO DEPICT THE ATTACHED LEGAL DESCRIPTION.

AZTEC CONSULTANTS, INC.
300 East Mineral Ave, Suite 1
Littleton, Colorado 80122
Phone: (303)713-1898
Fax: (303)713-1897
www.aztecconsultants.com

COUNTY STORAGE PARCEL EXHIBIT
NE 1/4, SEC. 32 & WEST 1/2, SEC. 33, T6S, R68W, 6TH P.M.
DOUGLAS COUNTY, COLORADO

PATH: Q:\116023-01 – CHEMOURS ALTA\DWG\EXHIBITS\COUNTY STORAGE PARCEL.DWG
JOB NUMBER: 116023-01 DATE: 8/15/2023 DWG: JEL CHK: RDS 2 OF 2 SHEETS

Exhibit E-3

SR SPORTS COMPLEX PROPERTY (SRW)

[See attached.]

EXHIBIT A
LEGAL DESCRIPTION

THAT CERTAIN PORTION OF THE EAST HALF OF SECTION 32 AND THE WEST HALF OF SECTION 33, TOWNSHIP 6 SOUTH, RANGE 68 WEST, SIXTH PRINCIPAL MERIDIAN, IN THE COUNTY OF DOUGLAS, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE WEST QUARTER CORNER OF SAID SECTION 33, WHENCE THE WEST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 33 BEARS SOUTH 00°13'00" EAST, A DISTANCE OF 2671.67 FEET, WITH ALL BEARINGS HEREIN BEING REFERENCED TO SAID WEST LINE;

THENCE NORTH 60°03'46" EAST, A DISTANCE OF 246.50 FEET TO THE **POINT OF BEGINNING**;

THENCE SOUTH 22°20'00" EAST, A DISTANCE OF 1,375.84 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE WESTERLY HAVING A RADIUS OF 280.00 FEET, THE RADIUS POINT OF SAID CURVE BEARS SOUTH 68°00'10" WEST;

THENCE SOUTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 44°30'06", AN ARC LENGTH OF 217.48 FEET;

THENCE TANGENT TO SAID CURVE, SOUTH 22°30'16" WEST, A DISTANCE OF 412.64 FEET;

THENCE SOUTH 65°39'30" WEST, A DISTANCE OF 370.97 FEET;

THENCE NORTH 24°17'55" WEST, A DISTANCE OF 833.56 FEET;

THENCE SOUTH 65°48'43" WEST, A DISTANCE OF 290.33 FEET;

THENCE NORTH 24°11'18" WEST, A DISTANCE OF 1,018.67 FEET;

THENCE NORTH 65°48'51" EAST, A DISTANCE OF 1,095.45 FEET TO THE **POINT OF BEGINNING**.

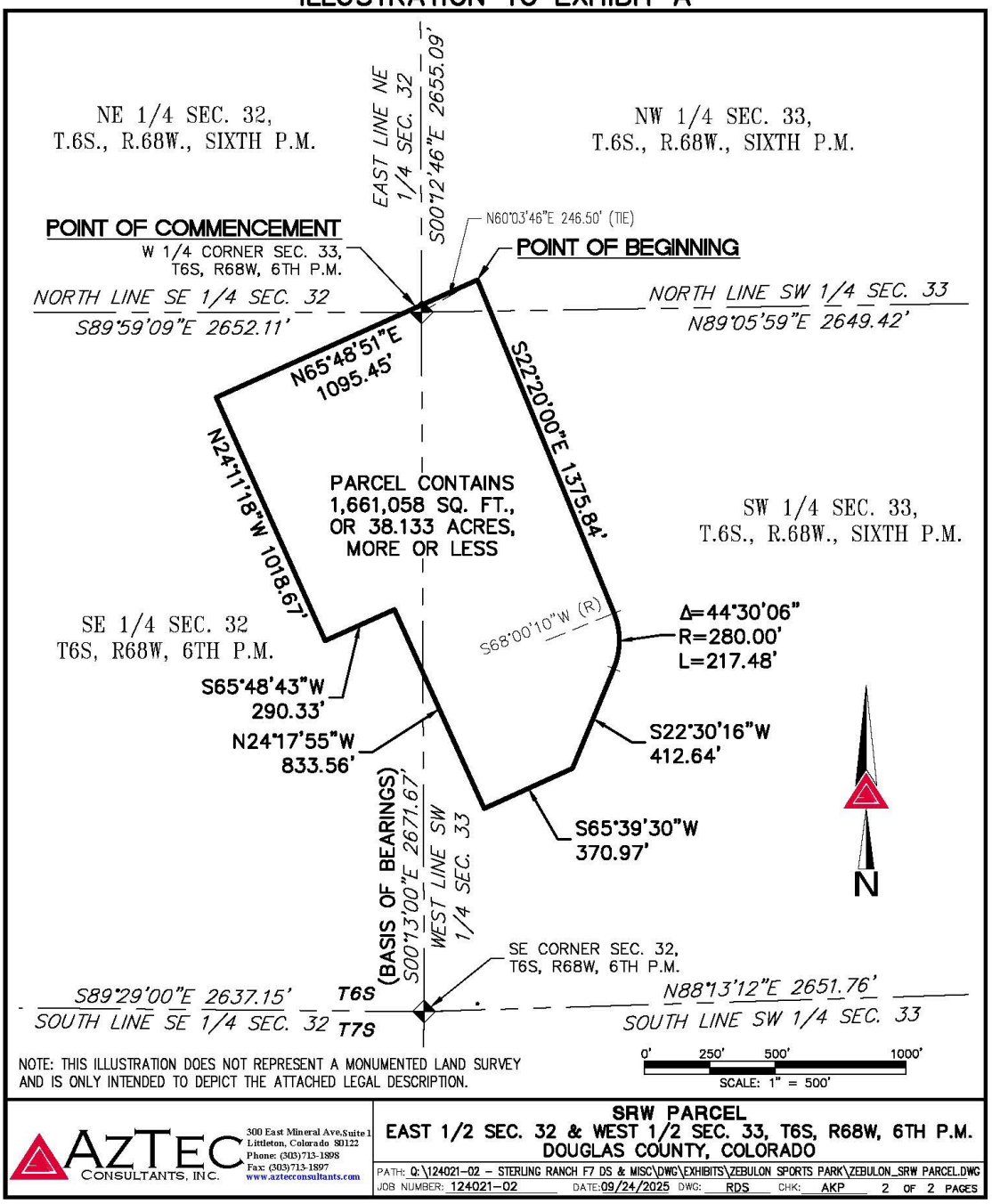
CONTAINING AN AREA OF 1,661,058 SQUARE FEET OR 38.133 ACRES, MORE OR LESS.

ILLUSTRATION ATTACHED AND MADE A PART HEREOF.



ANTHONY K. PEALL, PLS 38636
COLORADO LICENSED PROFESSIONAL LAND SURVEYOR
FOR AND ON BEHALF OF AZTEC CONSULTANTS, INC.
300 E. MINERAL AVENUE, SUITE 1
LITTLETON, CO 80122

ILLUSTRATION TO EXHIBIT A



NOTE: THIS ILLUSTRATION DOES NOT REPRESENT A MONUMENTED LAND SURVEY AND IS ONLY INTENDED TO DEPICT THE ATTACHED LEGAL DESCRIPTION.

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Littleton, Colorado 80122
Phone: (303)713-1898
Fax: (303)713-1897
www.aztecconsultants.com

SRW PARCEL
EAST 1/2 SEC. 32 & WEST 1/2 SEC. 33, T6S, R68W, 6TH P.M.
DOUGLAS COUNTY, COLORADO

PATH: Q:\124021-02 – STERLING RANCH F7 DS & MISC\DWG\EXHIBITS\ZEBULON SPORTS PARK\ZEBULON_SRW PARCEL.DWG
JOB NUMBER: 124021-02 DATE: 09/24/2025 DWG: RDS CHK: AKP 2 OF 2 PAGES

Exhibit E-6

SR SPORTS COMPLEX PROPERTY (SRC)

[See attached.]

EXHIBIT A
LEGAL DESCRIPTION

THAT CERTAIN PORTION OF THE SOUTHWEST QUARTER OF SECTION 33, TOWNSHIP 6 SOUTH, RANGE 68 WEST, SIXTH PRINCIPAL MERIDIAN, IN THE COUNTY OF DOUGLAS, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE WEST QUARTER CORNER OF SAID SECTION 33, WHENCE THE WEST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 33 BEARS SOUTH 00°13'00" EAST, A DISTANCE OF 2671.67 FEET, WITH ALL BEARINGS HEREIN BEING REFERENCED TO SAID WEST LINE;

THENCE SOUTH 59°45'32" EAST, A DISTANCE OF 402.04 FEET TO THE **POINT OF BEGINNING**;

THENCE NORTH 90°00'00" EAST, A DISTANCE OF 155.39 FEET;

THENCE SOUTH 24°11'09" EAST, A DISTANCE OF 1,434.30 FEET;

THENCE SOUTH 65°39'30" WEST, A DISTANCE OF 562.85 FEET;

THENCE NORTH 22°30'16" EAST, A DISTANCE OF 412.64 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE WESTERLY HAVING A RADIUS OF 280.00 FEET;

THENCE NORTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 45°10'25", AN ARC LENGTH OF 220.76 FEET;

THENCE TANGENT TO SAID CURVE, NORTH 22°20'00" WEST, A DISTANCE OF 1,020.65 FEET TO THE **POINT OF BEGINNING**.

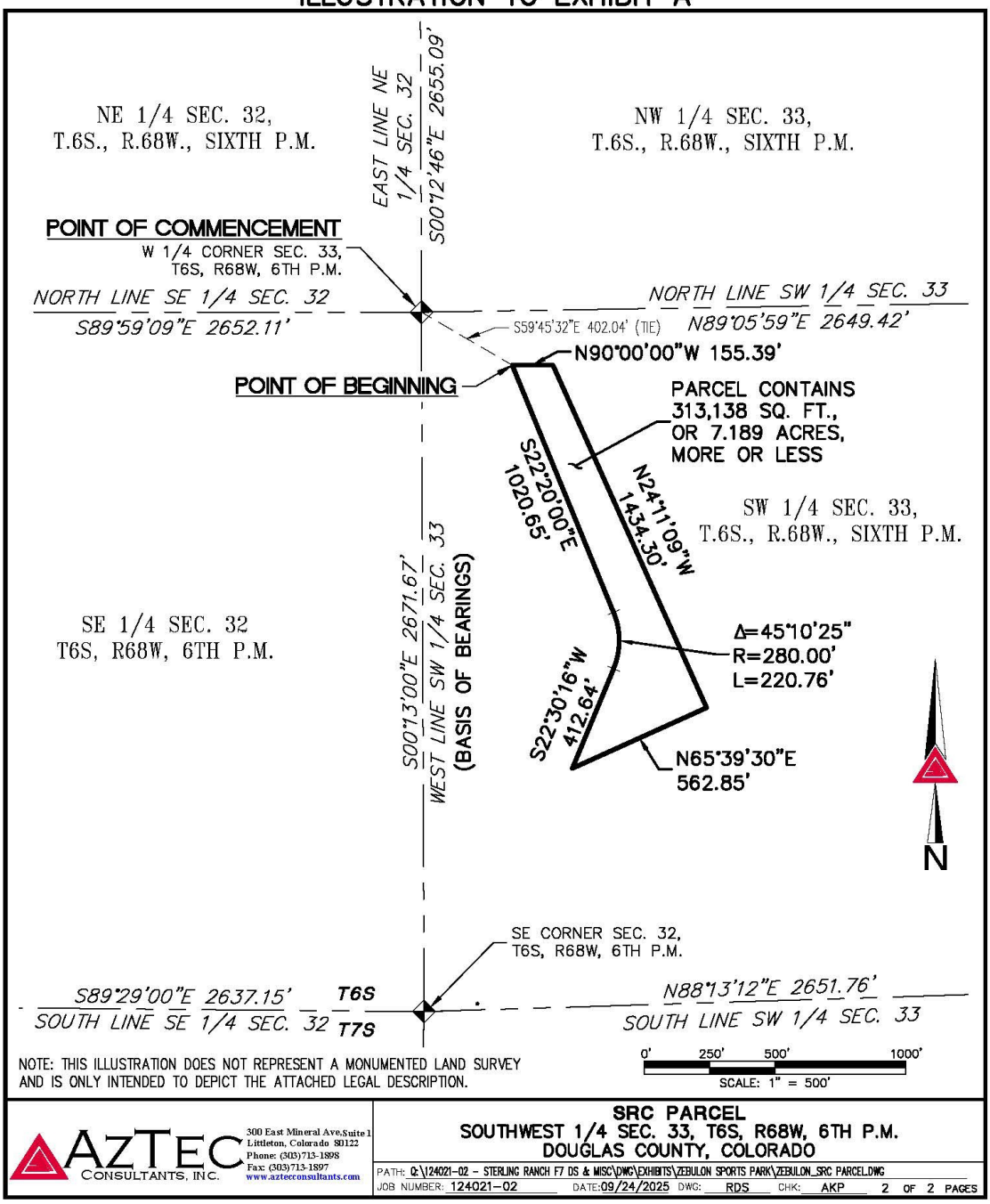
CONTAINING AN AREA OF 313,138 SQUARE FEET OR 7.189 ACRES, MORE OR LESS.

ILLUSTRATION ATTACHED AND MADE A PART HEREOF.



ANTHONY K. PEALL, PLS 38636
COLORADO LICENSED PROFESSIONAL LAND SURVEYOR
FOR AND ON BEHALF OF AZTEC CONSULTANTS, INC.
300 E. MINERAL AVENUE, SUITE 1
LITTLETON, CO 80122

ILLUSTRATION TO EXHIBIT A



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www.aztecconsultants.com

SRC PARCEL
SOUTHWEST 1/4 SEC. 33, T6S, R68W, 6TH P.M.
DOUGLAS COUNTY, COLORADO

PATH: Q:\124021-02 - STERLING RANCH F7 DS & MISC\DWG\EXHIBITS\ZEBULON SPORTS PARK\ZEBULON_SRC PARCEL.DWG
JOB NUMBER: 124021-02 DATE: 09/24/2025 DWG: RDS CHK: AKP 2 OF 2 PAGES

EXHIBIT E

DEPICTION OF SPORTS COMPLEX PROPERTY, SR SPORTS COMPLEX PROPERTY, THE MOORE ROAD PARCEL AND THE COUNTY STORAGE PARCEL

[See attached.]

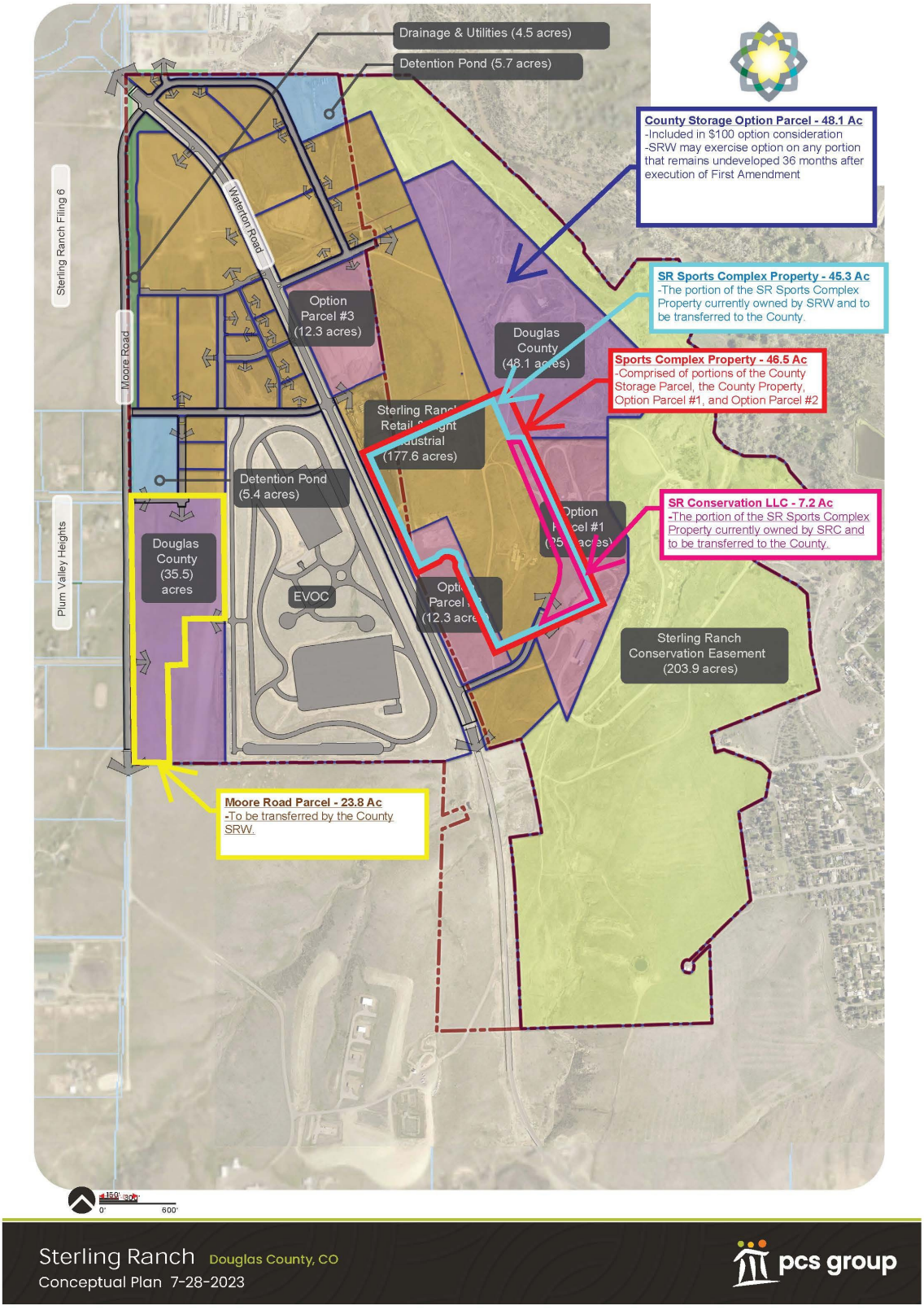

Drainage & Utilities (4.5 acres)
Detention Pond (5.7 acres)
County Storage Option Parcel - 48.1 Ac
-Included in $100 option consideration
-SRW may exercise option on any portion that remains undeveloped 36 months after execution of First Amendment
SR Sports Complex Property - 45.3 Ac
-The portion of the SR Sports Complex Property currently owned by SRW and to be transferred to the County.
Sports Complex Property - 46.5 Ac
-Comprised of portions of the County Storage Parcel, the County Property, Option Parcel #1, and Option Parcel #2
SR Conservation LLC - 7.2 Ac
-The portion of the SR Sports Complex Property currently owned by SRC and to be transferred to the County.
Moore Road Parcel - 23.8 Ac
-To be transferred by the County SRW.
Sterling Ranch Filing 6
Moore Road
Waterton Road
Plum Valley Heights
Option Parcel #3 (12.3 acres)
Douglas County (48.1 acres)
Sterling Ranch Retail & Light Industrial (177.6 acres)
Detention Pond (5.4 acres)
Douglas County (35.5) acres
EVOC
Option Parcel #1
Option Parcel #2 (12.3 acres)
Sterling Ranch Conservation Easement (203.9 acres)
0'
600'
Sterling Ranch Douglas County, CO
Conceptual Plan 7-28-2023
pcs group

Exhibit E-2

EXHIBIT F

FORM OF SR DEED

After recording, return to:

_____
_____
_____
_____
Attention: _____

==========

SPECIAL WARRANTY DEED

This Special Warranty Deed (this "**Deed**") is dated this _____ day of _____, 202___, between _____ ("**Grantor**") and _____ ("**Grantee**"), whose address is _____.

WITNESSETH, that Grantor, for and in consideration of the sum of $10.00 and other good and valuable consideration, the receipt of which is hereby acknowledged by Grantor, has granted, bargained, sold and conveyed, and by these presents does grant, bargain, sell, convey and confirm unto Grantee, all of that certain real property, situate, lying and being in Douglas County, State of Colorado, being more particularly described on Exhibit A attached hereto and incorporated herein by reference (the "**Property**").

TOGETHER WITH all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof; and all the estate, right, title, interest, claim and demand whatsoever, of Grantor, either in law or equity, of, in and to the Property;

SUBJECT TO the "**Permitted Exceptions**" attached hereto as Exhibit B and incorporated herein by reference;

TO HAVE AND TO HOLD the Property above bargained and described unto Grantee, its successors and assigns forever;

AND Grantor, covenants and agrees to and with Grantee, to warrant and defend the quiet and peaceable possession of the Property, by Grantee, against every person who lawfully claims the Property or any part thereof, by, through or under Grantor, but not otherwise, subject to the Permitted Exceptions.

[signature appears on following page]

IN WITNESS WHEREOF, Grantor has executed this Special Warranty Deed as of the day and year first written above.

GRANTOR:

_____

By: _____
Name: _____
Title: _____

STATE OF _____)
) SS.
COUNTY OF _____)

The foregoing instrument was acknowledged before me this ____ day of _____, 202____, by _____, as _____ of _____, on behalf of said _____.

WITNESS my hand and official seal.

_____
Notary Public

My commission expires: _____

EXHIBIT A
to
Special Warranty Deed

Legal Description

[Insert]

EXHIBIT B
to
Special Warranty Deed

Permitted Exceptions

1. TAXES AND ASSESSMENTS FOR THE YEAR 202___ AND SUBSEQUENT YEARS, A LIEN NOT YET DUE AND PAYABLE.

2.

EXHIBIT G

FORM OF COUNTY DEED

After recording, return to:

_____
_____
_____
_____
Attention: _____

==========

SPECIAL WARRANTY DEED

This Special Warranty Deed (this "**Deed**") is dated this _____ day of _____, 202___, between _____ ("**Grantor**") and _____ ("**Grantee**"), whose address is _____.

WITNESSETH, that Grantor, for and in consideration of the sum of $10.00 and other good and valuable consideration, the receipt of which is hereby acknowledged by Grantor, has granted, bargained, sold and conveyed, and by these presents does grant, bargain, sell, convey and confirm unto Grantee, all of that certain real property, situate, lying and being in Douglas County, State of Colorado, being more particularly described on Exhibit A attached hereto and incorporated herein by reference (the "**Property**").

TOGETHER WITH all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof; and all the estate, right, title, interest, claim and demand whatsoever, of Grantor, either in law or equity, of, in and to the Property;

SUBJECT TO the "**Permitted Exceptions**" attached hereto as Exhibit B and incorporated herein by reference;

TO HAVE AND TO HOLD the Property above bargained and described unto Grantee, its successors and assigns forever;

AND Grantor, covenants and agrees to and with Grantee, to warrant and defend the quiet and peaceable possession of the Property, by Grantee, against every person who lawfully claims the Property or any part thereof, by, through or under Grantor, but not otherwise, subject to the Permitted Exceptions.

[signature appears on following page]

IN WITNESS WHEREOF, Grantor has executed this Special Warranty Deed as of the day and year first written above.

GRANTOR:

_____

By: _____
Name: _____
Title: _____

STATE OF _____)
) SS.
COUNTY OF _____)

The foregoing instrument was acknowledged before me this ____ day of _____, 202____, by _____, as _____ of _____, on behalf of said _____.

WITNESS my hand and official seal.

_____
Notary Public

My commission expires: _____

EXHIBIT A
to
Special Warranty Deed

Legal Description

[Insert]

EXHIBIT B
to
Special Warranty Deed

Permitted Exceptions

3. TAXES AND ASSESSMENTS FOR THE YEAR 202___ AND SUBSEQUENT YEARS, A LIEN NOT YET DUE AND PAYABLE.

4.

EXHIBIT H

FORM OF BILL OF SALE AND GENERAL ASSIGNMENT

BILL OF SALE AND GENERAL ASSIGNMENT

THIS BILL OF SALE AND GENERAL ASSIGNMENT (this "**Bill of Sale**") is made this ___ day of _____, 202__ (the "**Effective Date**"), by and between the BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF DOUGLAS (the "**County**"), and _____, a _____ ("**SRW**").

RECITALS

A. SRW and County entered into that certain First Amendment to Contract to Exchange Real Property dated as of _____, 2025 (as amended, the "**First Amendment**"), with respect to the conveyance of certain real property (the ["**SRW Option Parcel**"]) described on Exhibit A attached hereto and incorporated herein by this reference. Any capitalized term used, but not otherwise defined herein, shall have the meaning set forth in the Contract.

B. As required pursuant to the provisions of the First Amendment, the County agreed to convey and assign to SRW all of the County's right, title, and interest, if any, in and to all personal property (whether tangible or intangible) and fixtures that are located upon and used in connection with the [SRW Option Parcel] (collectively, the "**Transferred Property**").

AGREEMENT

NOW, THEREFORE, for good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the parties agree as follows:

1. Transfer of Transferred Property. The County does hereby sell, transfer, assign, and quit claim to SRW, all of the Transferred Property, without warranty or representation of any kind.

2. Successors and Assigns. This Bill of Sale shall be binding upon and inure to the benefit of the parties' respective successors and assigns.

3. Counterparts. This Bill of Sale may be executed in counterparts, each of which shall be deemed a duplicate original.

4. Governing Law. This Bill of Sale shall be governed by, and shall be interpreted, construed and enforced in accordance with, the laws of the State of Colorado without regard to the rules regarding conflicts of law.

5. Severability. If any provision of this Bill of Sale shall be held invalid, illegal, or unenforceable, the validity, legality, or enforceability of the other provisions of this Bill of Sale shall not be affected thereby, and there shall be deemed substituted for the provision at issue a valid, legal, and enforceable provision as similar as possible to the provision at issue.

[*Remainder of page intentionally left blank; signatures on following page*]

IN WITNESS WHEREOF, the parties hereto have executed this Bill of Sale as of the Effective Date.

THE COUNTY:

BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF DOUGLAS

By: _____
Name: _____
Title: _____

SRW:

_____,
_____

By: _____
Name: _____
Title: _____

EXHIBIT A

Legal Description of [SRW Option Parcel]

[Insert]

EXHIBIT I

FORM OF MEMORANDUM OF SRW OPTIONS

MEMORANDUM OF SRW OPTIONS

AFTER RECORDING, RETURN TO:
Brownstein Hyatt Farber Schreck, LLP
Attn: Bruce A. James, Esq.
675 15th Street, Suite 2900
Denver, CO 80202

==========

MEMORANDUM OF PURCHASE OPTION

THIS MEMORANDUM OF PURCHASE OPTION ("**Memorandum**") is made and entered into as of the ____ day of _____, 2025, by and between BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF DOUGLAS (the "**County**"), and SR WATERTON, LLC, a Colorado limited liability company ("**SRW**"). County and SRW are each individually alternatively referred to herein as a "**Party**" and collectively referred to herein as the "**Parties**".

Recitals

County and SRW, as assignee of SR ACQUISITIONS, LLC, a Colorado limited liability company, are parties to that certain Contract to Exchange Real Property, dated as September 26, 2023, as amended pursuant to that certain First Amendment to Contract to Exchange Real Property dated _____, 2025 (as amended, the "**Contract**").

As of the date of this Memorandum, County has granted to SRW a purchase option (the "**Purchase Option**") to purchase the real property more particularly described in **Exhibit A**, attached hereto and incorporated herein by this reference (the "**Option Property**"), all as more particularly described in the Contract, and the Parties have agreed to execute and record in the real property records of Douglas County, State of Colorado (the "**Records**"), this Memorandum evidencing such Purchase Option, all as more particularly described in and subject to the terms and conditions of the Contract. All capitalized terms used but not defined herein shall have the same meaning as set forth in the Contract.

C. The Parties now desire to provide record evidence of the Purchase Option by executing and recording this Memorandum as required under and pursuant to the Contract.

Memorandum

In consideration of the foregoing Recitals, which are incorporated in this Memorandum by reference, and of the mutual promises and agreements set forth herein and in the Contract, the receipt and sufficiency of which are hereby acknowledged, the Parties hereto state the following:

1. Purchase Option. Subject to the terms and conditions of the Contract, County has granted to SRW the Purchase Option to purchase the Option Property. As more particularly set forth in the Contract, (i) the term of the Purchase Option expires on [_____], and (ii) SRW must exercise the Purchase Option, if at all, no later than [_____].

2. Additional Provisions. The Contract contains additional rights, terms and conditions related to the Purchase Option not enumerated in this Memorandum.

3. Purpose and Intention; Conflict. This Memorandum is executed for the purpose of recordation in the Records, and is not intended, and shall not be construed, to define, limit or modify the Contract. In the event of any inconsistency between the provisions of this Memorandum and the Contract, the provisions of the Contract shall control.

4. Binding Effect. Subject to the terms and conditions of the Contract, all of the provisions of this Memorandum shall inure to the benefit of and shall be binding upon the successors and assigns of County and SRW; provided, however, any such assignment shall be subject to the terms and conditions of the Contract.

5. Counterparts. This Memorandum may be executed in any number of counterparts, each of which will be an original, and such counterparts together will constitute but one and the same instrument.

6. Cancellation of Memorandum. Unless sooner terminated by specific written agreement of the Parties, this Memorandum shall expire and be of no further force or effect immediately and without further action upon the termination or expiration of the Purchase Option under, as set forth in and subject to the Contract. To evidence such termination or expiration, within ten (10) business days after the request of a Party, the other Parties shall execute, deliver and record in the Records a written release and/or cancellation instrument acknowledging such termination or expiration of the Purchase Option.

[SIGNATURES APPEAR ON FOLLOWING PAGES]

IN WITNESS WHEREOF, the Parties have executed this Memorandum as of the date first set forth above.

COUNTY:

BOARD OF COUNTY COMMISSIONERS OF
THE COUNTY OF DOUGLAS

By: _____
Name: _____
Title: _____

STATE OF _____)
) SS.
COUNTY OF _____)

The foregoing instrument was acknowledged before me this ____ day of _____, 202____, by _____, as _____ of _____, on behalf of said _____.

WITNESS my hand and official seal.

_____
Notary Public

My commission expires: _____

[signature pages follow]

SRW:

SR WATERTON, LLC,
a Colorado limited liability company

By: _____
Name: _____
Title: _____

STATE OF)
) SS.
COUNTY OF)

The foregoing instrument was acknowledged before me this ____ day of _____, 202____, by _____, as _____ of _____, on behalf of said _____.

WITNESS my hand and official seal.

Notary Public

My commission expires: _____

EXHIBIT A

Legal Description and Depiction of SRW Option Parcels

[To be inserted]

EXHIBIT J

FORM OF RESTRICTIVE COVENANT AND RIGHT OF FIRST REFUSAL AGREEMENT

After Recording, Return to:

Brownstein Hyatt Farber Schreck, LLP
Attention: Bruce A. James
675 15th Street, Suite 2900
Denver, CO 80202

RESTRICTIVE COVENANT AND RIGHT OF FIRST REFUSAL AGREEMENT

This RESTRICTIVE COVENANT AND RIGHT OF FIRST REFUSAL AGREEMENT (this "**Agreement**") is made as of _____, 2025, by and between SR WATERTON, LLC, a Colorado limited liability company ("Grantor") and BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF DOUGLAS ("Grantee").

RECITALS:

A. Grantee is the owner of that certain real property located in Douglas County, Colorado, more particularly described on **Exhibit A** attached hereto (the "**Restricted Property**") *[the Sports Complex Property]*, which constitutes a portion of the development known as Waterton West.

B. Grantor and Grantee are parties to that certain First Amendment to Contract to Exchange Real Property dated as of _____, 2025 (the "**First Amendment**"), pursuant to which Grantor conveyed the Restricted Property to Grantee.

D. Grantee's agreement to record this Agreement against the Restricted Property is part of the consideration for which Grantor agreed to transfer such Restricted Property.

AGREEMENT:

1. Permitted Use. The Restricted Property may only be used for the purposes of a public regional sports complex and other similar such public recreation amenity uses, which may include but is not limited to: sports fields, courts, arenas, ice rinks, indoor or outdoor recreation centers or gyms, swimming pools or aquatic centers, facilities for tournaments or large-scale events, and parking, restrooms, and spectator areas (the "**Regional Sports Complex Use**.") Uses ancillary to the Regional Sports Complex Use, including, but not limited to, concession stand, equipment rental, retail shops and administrative offices are permitted.

(a) Remedies. In the event Grantor determines that the Restricted Property is in default hereunder, Grantor shall notify Grantee of such default in writing. No later than 10 days following receipt of such notice, Grantee shall cure such default. If Grantee fails or refuses to timely cure such default, Grantor shall have the right, but not the obligation, to enforce all remedies available at law or equity against any then-current owner or occupant of the Restricted Property that is violating the Prohibited Use. Grantee acknowledges and agrees that, if Grantee fails to timely cure a default as provided in this Section 1(a),

Grantor will suffer immediate and irreparable harm. Accordingly, Grantee agrees that Grantor shall have the right of specific performance and the right to obtain from a temporary restraining order, preliminary injunction and permanent injunction to cause compliance with the terms of this Agreement. Any equitable relief provided for in this Section 1(a) may be sought singly or in combination with such legal remedies as Grantor may be entitled to, either pursuant to the provisions of this Agreement or under the laws of the State of Colorado.

2. Right of First Refusal.

(a) Grant of Right of First Refusal. Subject to the terms and conditions of this Section 2(a), Grantee hereby grants to Grantor an ongoing first refusal (the "**ROFR**") to purchase the Restricted Property.

(b) Procedure for Offer. If Grantee receives a bona fide written offer from an unaffiliated third party for the purchase of the Restricted Property for use as anything other than a Regional Sports Complex Use, and, if such offer was accepted, it would result in the formation of a contract (each, an "**Offer**"), and Grantee is willing to accept such Offer, Grantee shall, prior to accepting such Offer, give Grantor written notice (the "**Notice**") thereof. Pursuant to such Notice, Grantee shall offer to sell to Grantor the Restricted Property on substantially the same terms and conditions as contained in the Notice (collectively, the "**Terms"**).

(c) Procedure for Acceptance. If Grantor desires to exercise the ROFR, then within 10 days after Grantor's receipt of the Notice, Grantor shall deliver written notice to Grantee of Grantor's exercise of the ROFR on the Terms (the ("**Acceptance Notice**"). Grantor's failure to timely provide the Acceptance Notice shall be deemed its waiver of the ROFR and the terms and conditions of this Section 2 shall immediately terminate and be of no further force or effect.

(d) ROFR PSA. If Grantor timely exercises the ROFR then Grantee and Grantor shall use commercially reasonable efforts to execute and mutually deliver a purchase and sale agreement.

3. Miscellaneous.

(a) Entire Agreement. This Agreement contains the entire agreement of Grantor and Grantee respect to the subject matter hereof, and may not be amended or modified except by an instrument executed in writing by the parties hereto.

(b) Counterparts. This Agreement may be executed in any number of counterparts, each of which shall be deemed an original, but all of which together shall constitute one and the same instrument.

(c) Attorneys' Fees. In the event of litigation arising out of or in connection with this Agreement, the prevailing party shall be awarded reasonable attorneys' fees, costs and expenses.

(d) Governing Law. This Agreement shall be governed by and construed in accordance with the laws of the State of Colorado.

(e) Successors and Assigns. This Agreement shall be binding upon and inure to the benefit of the parties hereto, and the rights and responsibilities set forth in this Agreement are intended to run with the land.

[Signature Pages Immediately Follow]

IN WITNESS WHEREOF, Grantor and Grantee have caused this Exclusive Use Restrictive Covenant to be executed as of the date first above written.

GRANTOR:

By: _____
Name: _____
Title: _____

STATE OF _____)
) SS.
COUNTY OF _____)

The foregoing instrument was acknowledged before me this ____ day of _____, 202____, by _____, as _____ of _____, on behalf of said _____.

WITNESS my hand and official seal.

_____
Notary Public

My commission expires: _____

GRANTEE:

By: _____
Name: _____
Title: _____

STATE OF _____)
) SS.
COUNTY OF _____)

The foregoing instrument was acknowledged before me this ____ day of _____, 202____, by _____, as _____ of _____, on behalf of said _____.

WITNESS my hand and official seal.

_____
Notary Public

My commission expires: _____

Exhibit A

Legal Description of the Restricted Property

[To be inserted]

EXHIBIT K

DEPICTION OF CONSERVATION EASEMENT PARCEL

[See attached.]

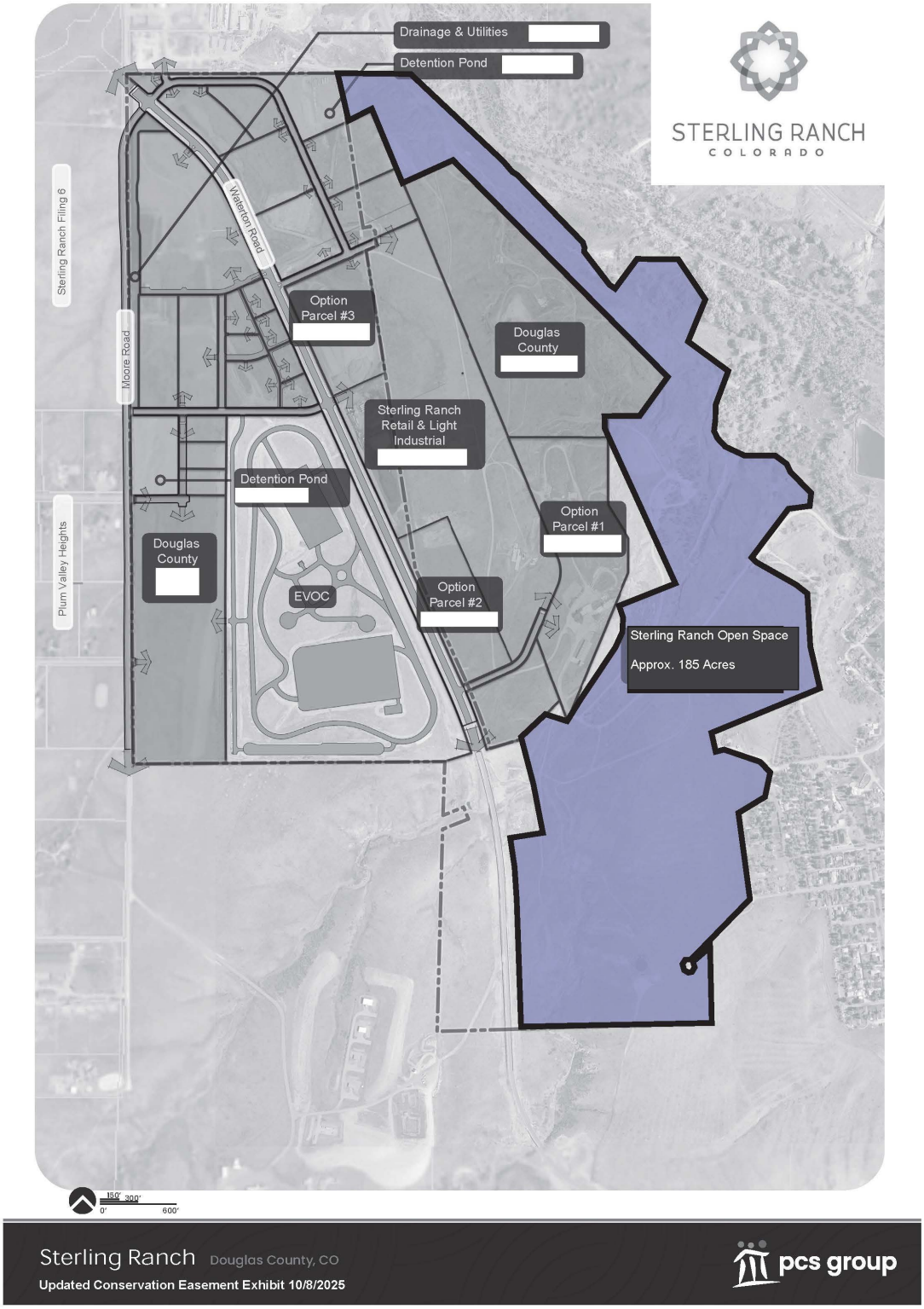

Drainage & Utilities
Detention Pond
STERLING RANCH
COLORADO
Sterling Ranch Filing 6
Waterton Road
Moore Road
Option Parcel #3
Douglas County
Sterling Ranch Retail & Light Industrial
Detention Pond
Option Parcel #1
Plum Valley Heights
Douglas County
EVOC
Option Parcel #2
Sterling Ranch Open Space
Approx. 185 Acres
0'
600'
Sterling Ranch Douglas County, CO
Updated Conservation Easement Exhibit 10/8/2025
pcs group

Exhibit L-2

EXHIBIT L

FORM OF TEMPORARY CONSTRUCTION LICENSE

TEMPORARY CONSTRUCTION LICENSE

THIS TEMPORARY CONSTRUCTION LICENSE AGREEMENT (this "**License Agreement**") is made as of the ____ day of _____, 20__ ("**Effective Date**"), by the SR WATERTON, LLC, a Colorado limited liability company ("SRW") and SR CONSERVATION, LLC, a Colorado limited liability company ("SRC") (together, SRW and SRC are referred to as "**SR**"), whose address is: _____, Attention: _____, and BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF DOUGLAS ("**County**"), whose address is: _____.

RECITALS

WHEREAS, SR are the owner of that certain parcel of real property located in the County of Douglas, State of Colorado, more fully depicted on EXHIBIT A attached hereto and incorporated herein by this reference (the "**License Property**").

WHEREAS, County desires a license over the License Property for the purpose of ingress, egress, construction staging, movement of construction equipment and construction of certain water, sanitation and stormwater improvements, streets, roads, traffic and safety and park and recreation improvements (the "**Improvements**") to be located within a portion of the License Property.

WHEREAS, SR is willing to grant County a temporary, non-exclusive license for the purpose of ingress, egress, construction staging, movement of construction equipment and construction of the Improvements ("**License Activity**") on the terms and conditions set forth herein over the License Property.

GRANT OF LICENSE

NOW, THEREFORE, for and in consideration of the sum of Ten Dollars ($10.00) and other good and valuable consideration, the receipt, adequacy and sufficiency of which are hereby confessed and acknowledged, SR and County agree as follows:

1. License for the License Activity. SR, by these presents, does hereby grant County a temporary, non-exclusive revocable license (the "**License**") on, over and across the License Property (a) for the purpose of conducting the License Activity, (b) to restore those portions of the License Property disturbed and altered by the completion of the License Activity (the "**Restoration Work**"), and (c) for access, ingress, and egress reasonably necessary to accomplish the foregoing.

2. Performance of the License Activity. The performance of the License Activity shall be undertaken by County subject to and in accordance with the covenants contained in Section 4 hereof. SR shall have the right to have designated representatives present during performance of the License Activity.

3. Restoration Work. If that certain First Amendment to Contract to Exchange Real Property, made and entered into as of even date herewith by and between County, SRW, SRC and SR ACQUISITIONS, LLC, a Colorado limited liability company (the "First Amendment"), is terminated prior to the Closing Date, as that term is defined in the First Amendment, then within a reasonable time after performing the License Activity which disturbs and/or alters the License Property, County shall, at its sole cost and

expense, in accordance with commercially reasonable standards, restore the License Property and all improvements thereon to substantially the same condition of said property and improvements prior to commencement of the License Activity.

4. Covenants of County. In performing the License Activity, and otherwise accessing the License Property, County agrees to each of the following covenants:

(a) County shall protect the License Property from damage caused in whole or in part by acts of County, its employees, agents, contractors, subcontractors, assigns, lessees and agents (collectively and together with County, "**County's Responsible Parties**"). County shall clean, cure, repair and correct any such damage to any elements of the License Property and shall keep all of such property reasonably clean and clear of equipment, building materials, dirt, debris, and similar materials.

(b) In all actions undertaken on the License Property by any of County's Responsible Parties, all work shall be completed in a prompt, good and workmanlike manner, free of all liens (including mechanic's liens) and encumbrances on the License Property.

(c) County shall comply with all applicable federal, state and local laws, rules and ordinances in connection with its use of the License Property.

(d) The License and rights granted herein shall not be used in such a manner as to violate any county regulation, city ordinance or state or federal law, rule or regulation.

(e) County shall obtain, keep in force and maintain and cause each of its contractors to obtain, keep in force and maintain, at no cost to SR, commercial general liability, combined single limit, bodily injury and property damage and liability insurance (which insurance shall be primary and non-contributing) insuring County and SR against all liability arising out of this License Agreement (including CEI's contractual indemnity obligations hereunder) in an amount of not less than $1,000,000 per occurrence and $2,000,000 in the aggregate. All policies required hereunder shall name SR and such other parties as SR shall require to be named as an additional insured. In addition, County shall maintain and cause its contractors to maintain workers' compensation insurance in conformity with applicable state law. The foregoing policies shall all be written by insurance companies licensed to do business in the state of Colorado.

5. Indemnification. To the extent permitted by law, County shall indemnify, protect, hold harmless and, in SR's sole discretion, defend (with counsel reasonably acceptable to SR) SR, and its members, managers, directors, officers, owners, partners, shareholders, employees, agents, attorneys and affiliates and their successors and assigns (collectively with SR, the "**Indemnitees**") from and against any and all claims, damages, losses, liens and expenses, damage to and destruction of property , an death of or injury to any person ("**Losses**") resulting from County or County's Responsible Parties access of the License Property or mechanics liens filed against the License Property as a result of the actions of any of the County's Responsible Parties.

6. Environmental Matters.

(a) **Hazardous Materials**. No Hazardous Materials (as defined below) shall be Handled (as defined below) upon, about, in, above or beneath the License Property by or on behalf of the Conty, or its respective contractors, officers, directors, employees, agents, invitees, licensees, customers, clients, guests, or any other person entering the License Property under the express or implied invitation of the County (collectively, a "Occupant Party"). The County shall, at its sole cost and expense, promptly take all actions (or at SR's election, reimburse SR for taking all actions) required by any Laws which arise in

connection with the Handling (defined below) of Hazardous Materials upon, about, above or beneath the License Property or by the County or any Occupant Party in violation of Environmental Laws. Such actions shall include, but not be limited to, the investigation of the environmental condition of the License Property, the preparation of any feasibility studies or reports and the performance of any cleanup, remedial, removal or restoration work. The County shall take all actions (or, at SR's election, reimburse SR for taking all actions) necessary to restore the License Property to the condition existing prior to the introduction of Hazardous Materials by the County or any Occupant Party in violation of Environmental Laws. "Environmental Laws" means and includes all now and hereafter existing statutes, laws, ordinances, codes, regulations, rules, rulings, orders, decrees, directives, policies and requirements by any federal, state or local governmental authority regulating, relating to, or imposing liability or standards of conduct concerning public health and safety or the environment. "Hazardous Materials" means: (a) any material or substance: (i) which is defined or becomes defined as a "hazardous substance," "hazardous waste", "infectious waste", "chemical mixture or substance", or "air pollutant" under Environmental Laws; (ii) containing petroleum, crude oil or any fraction thereof; (iii) containing polychlorinated biphenyls (PCB's); (iv) which constitutes asbestos or asbestos-containing material; (v) which is radioactive; (vi) which is infectious; or (b) any other material or substance displaying toxic, reactive, ignitable or corrosive characteristics, as all such terms are used in their broadest sense. "Handle", "Handled", or "Handling", shall mean any installation, handling, generation, storage, treatment, use, disposal, discharge, release, manufacture, refinement, presence, migration, emission, abatement, removal, transportation, or any other activity of any type in connection with or involving Hazardous Materials.

(b) **Indemnification for Environmental Matters**. To the fullest extent allowed by applicable Law, the County hereby agrees that it will indemnify, defend, and hold harmless SR, its partners, advisors, mortgagees, agents, employees, and each of their respective officers, managers, directors, employees, contractors, agents, successors and assigns (collectively, "SR Indemnified Parties") (except to the extent the losses described below are caused by the gross negligence or willful misconduct of SR or the SR Indemnified Parties), from and against any and all environmental damages which arise from: (i) the Handling by the County or any Occupant Party of any Hazardous Materials, or (ii) the breach in violation of any of the provisions of this License Agreement by the County or any Occupant Party. For the purpose of this Agreement, "environmental damages" shall mean (x) all claims, judgments, damages, penalties, fines, costs, liabilities, and losses (including, without limitation, diminution in the value of the License Property and damages for the loss of or restriction on use of rentable space) incurred by SR; (y) all sums paid by SR for settlement of claims, reasonable attorneys' fees, consultants' fees and experts' fees; and (z) all costs incurred by SR in connection with investigation or remediation relating to the Handling by the County or any Occupant Party of Hazardous Materials in violation of Environmental Laws.

7. Miscellaneous

(a) Counterparts. This License Agreement may be executed in several counterparts, and each counterpart shall constitute one License Agreement binding on all parties hereto, notwithstanding that all of the parties are not signatory to an original or same counterpart.

(b) Successors and Assigns. This License Agreement shall be binding on SR's and County's respective successors and assigns.

(c) Section Headings. The Section headings herein are inserted only for convenience and reference and shall in no way define, limit, or prescribe the scope or intent of any provisions of this License Agreement.

(d) Entire Agreement. This License Agreement, together with the exhibits attached hereto, contains the entire agreement of the parties hereto with respect to the subject matter hereof and no prior written or oral agreement shall have any force or effect or be binding upon the parties hereto.

(e) No Rights in Public. Nothing contained herein is intended to dedicate, grant, or reserve to the general public or the public at large or for any public purpose whatsoever, or to permit any member of the general public to acquire any right, by adverse possession, prescription, grant, dedication or otherwise, to possess, use or occupy the License Property, or any portion thereof, said grant, dedication, reservation, or prescriptive rights being expressly denied.

(f) Severability. If any portion of this License Agreement is declared by any court of competent jurisdiction to be void or unenforceable, such decision shall not affect the validity of any remaining portion of this License Agreement, which shall remain in full force and effect. In addition, in lieu of such void or unenforceable provision, there shall automatically be added as part of this License Agreement a provision similar in terms to such illegal, invalid or unenforceable provision so that the resulting reformed provision is legal, valid and enforceable.

(g) Governing Law. The terms and provisions of this License Agreement shall be construed under and governed by the laws of the State of Colorado (to which all parties hereto consent to venue and jurisdiction). If any action or proceeding is brought concerning this License Agreement, it shall be brought in, and the sole and exclusive venue of any such action shall be, a court of competent jurisdiction sitting in the location of the License Property. If any action or proceeding shall be brought in any forum in any other location, then it shall, to the fullest extent permitted by law, be stayed upon initiation of any action or proceeding concerning this License Agreement in the foregoing forum.

(h) Waivers. No provision of this License Agreement shall be deemed waived except by a writing executed by the party against whom the waiver is sought to be enforced. No waiver of any provision of this License Agreement shall be deemed a continuing waiver of such provision or deemed a waiver of any other provision of this License Agreement.

(i) Amendment. This License Agreement may not be amended or terminated except by a written instrument signed by SR and County.

(j) Default. If any party hereto breaches any provision of this License Agreement and fails to cure such breach within 30 days after written notice thereof, the non-breaching party shall be entitled to any and all remedies, legal or equitable, which may be available including, without limitation, specific performance; provided, however, each of SR and County waives any right to seek or recover consequential, exemplary, special, punitive, or indirect damages (including lost profits).

(k) Attorney Fees. The substantially prevailing party in any action or arbitration brought to enforce or interpret this License Agreement shall be awarded its costs and reasonable attorney's fees (including those of in-house counsel), including for any appellate review.

(l) Usage of Terms. When the context in which words are used herein indicates that such is the intent, words in the singular number shall include the plural and vice versa. All pronouns and any variations thereof shall be deemed to refer to all genders.

(m) Authority to Execute. Each person executing this License Agreement represents and warrants that it is duly authorized to execute this License Agreement by the party on whose behalf it is so executing.

(n) Disclaimer of Joint Venture. This License Agreement is not intended to create a joint venture, partnership or agency relationship between SR and County, and such joint venture, partnership, or agency relationship is specifically hereby disclaimed.

(o) Licenses Not Exclusive. The License and rights granted herein are not exclusive, and the right is hereby reserved to SR to grant such other licenses, rights or privileges across, on or pertaining to the License Property to such persons and for such purposes as the then owner(s) of the License Property may, in their sole discretion, select.

(p) Construction. The parties hereto have participated jointly in the negotiation and drafting of this License Agreement. In the event an ambiguity or question of intent or interpretation arises, this License Agreement shall be construed as if drafted jointly by the parties and no presumption or burden of proof shall arise favoring or disfavoring any party by virtue of the authorship of any of the provisions of this License Agreement.

[REMAINDER OF PAGE INTENTIONALLY LEFT BLANK]

IN WITNESS WHEREOF County and SR have executed this License Agreement on the date first above written.

COUNTY:

SR:

EXHIBIT A

Depiction of License Property

MEETING DATE: October 14, 2025

DESCRIPTION: County Manager Report.

ATTACHMENTS:

County Manager Report 10.14.25

TO: The Board of County Commissioners
FROM: Douglas J. DeBord, County Manager
DATE: October 14, 2025
RE: **County Manager Report**

- **Direct from the Board Newsletter** - This month's Direct from the Board newsletter features how Parks, Trails, Historic Resources and Open Space funding will be used, how to connect with HEART via text message, efforts to improve water infrastructure for the Louviers community, County Line Road construction and much more. Learn about the recently updated Emergency Operations Plan, explore the transportation options available to older adults in Douglas County and prepare for the upcoming Coordinated Election on November 4.



- **Restore Hope: Douglas County Opioid Council launches campaign to raise awareness, reduce stigma around opioid use -** If you or someone you know is struggling with substance abuse, the Douglas County Opioid Council wants you to know – you are not alone. We can restore hope. Support is here.



On Thursday, Sept. 25, the Douglas County Opioid Council launched a new public awareness campaign designed to reduce stigma and strengthen community awareness about opioid use. To expertly inform the campaign, the Council collaborated with individuals with lived experience as well as recovery support professionals in Douglas County. Visit our webpage to learn about the campaign and connect with resources.

Community Services

Activity Report September 18 – October 9, 2025

- **Celebrating expanded transportation options for older adults -** Older adults are Douglas County's fastest-growing population, and your feedback is helping Douglas County provide the resources you need to age well – including reliable transportation. Recently, Aging Resources of Douglas County celebrated its partnership with Douglas County, AdventHealth, the Douglas County Housing Partnership and Meadowmark to introduce a free shuttle service for residents of Meadowmark, Oakwood and Reyn Rock Senior Housing in Castle Rock.



Over the past year, the Board of Douglas County Commissioners has invested $1.5 million in new services for older adults, including free transportation. Visit our webpage to learn more and connect with Aging Resources and other local organizations.

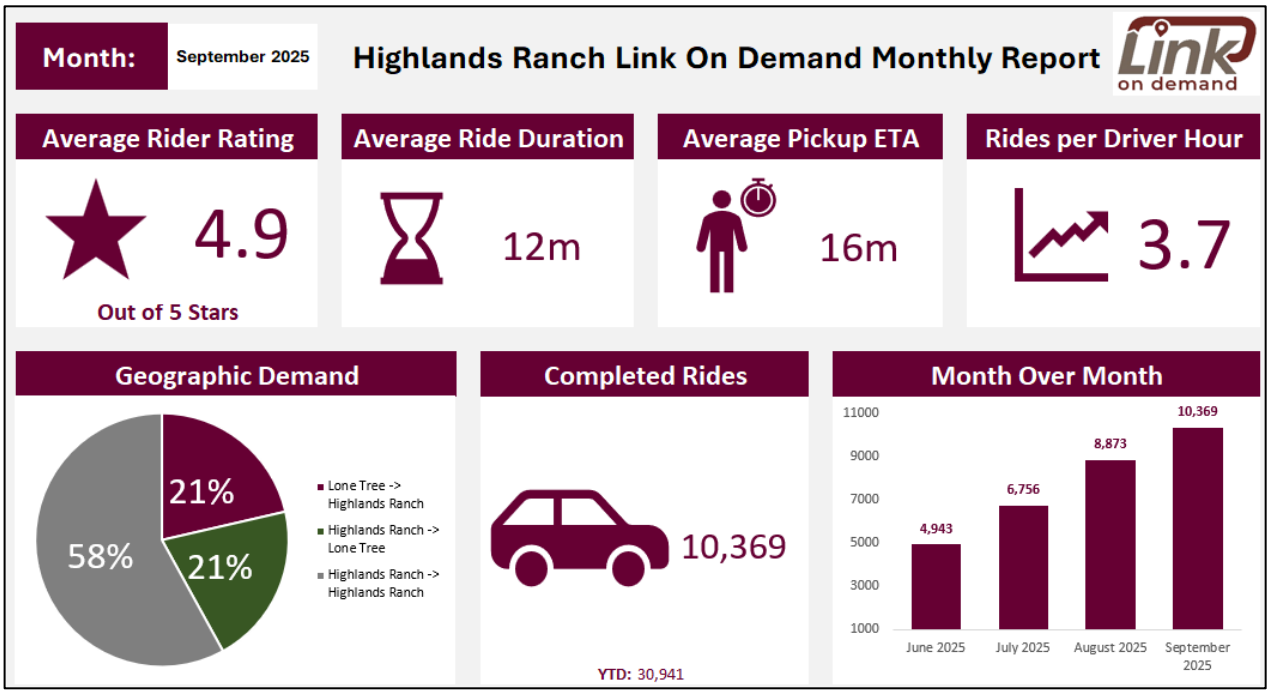
- **2025 Youth Congress** - The 2025 Youth Congress was held on September 29 from 9 a.m. to 3 p.m. at the Douglas County School District's Legacy Campus in Lone Tree. Youth Congress convenes high school students (grades 9–12) from across Douglas County to engage with civic leaders on topics that matter to them. It's designed to give youth a voice in community issues, to propose solutions, and to foster dialogue between students and elected or community leaders. Participants hear from adult leaders, discuss problems, brainstorm actionable strategies, and share ideas with the larger group. Students who attend receive six hours of community service credit and an excused absence from school for the day. Categories discussed this year:



  - Social and emotional wellness
  - Peer pressure and youth voice
  - School climate and restorative practices
  - Prevention efforts (e.g. vaping)
  - Access to mental health support
  - Cell phone policy for public schools
  - School facilities
  - School transitions

  Youth Congress is a key vehicle for amplifying young voices in Douglas County's policy and planning conversations. It helps bridge the gap between youth concerns and decision-makers, encouraging civic engagement and accountability. The event also strengthens the visibility of youth perspectives in local governance and community programming.

- **Link On Demand – September**:



Community Outreach:

- **Vintage & Vibrant 2025** – The Seniors' Council of Douglas County held its Vintage & Vibrant event at the Highlands Ranch Senior Center on September 17 to a sold-out crowd of older adults, caregivers, and community members. The day-long event featured engaging keynote speakers and a wide range of breakout sessions on topics such as nanobiotechnology, caregiving costs, legal planning, scam awareness, cognitive health, and artificial intelligence. There were also interactive experiences like dementia simulation and outdoor trishaw rides. Participants praised the diversity of topics, speakers, the opportunity to connect with others, and the fabulous food.





- **Medicare Open Enrollment for 2026** – On October 2, the Seniors' Council of Douglas County held its monthly meeting focused on Medicare Open Enrollment for 2026. The meeting provided valuable information on using Medicare's Plan Finder and understanding coverage options and upcoming changes, helping them make informed decisions for the year ahead. Approximately 18 people attended this meeting.

- **Castle Rock Police Department Rally of Hope** - HEART participated in the Castle Rock Police Department's Rally of Hope event on September 17. The event convened community providers to promote awareness of mental health and suicide prevention among residents.





- **Homeless Initiative** – On September 30 and October 1, staff attended the 2025 Colorado Statewide Forum on Building Resilient Homelessness Prevention and Response Systems in Denver. The event was organized by the Colorado Division of Housing, in partnership with Community Solutions and Colorado's four Continuums of Care (COCs): the Balance of State, Metro Denver, Northern Colorado, and Pikes Peak. The Forum focused on sharing lessons and practices from across regions in Colorado, building peer networks and collaboration, and strengthening system-level strategies to prevent and solve homelessness.

- **Arapahoe Community College (ACC) STURM Campus Resource Fair** - HEART participated in the ACC Sturm Campus Resource Fair on September 17. The event helped connect students and families with information and resources surrounding homelessness, financial aid, food assistance, and other vital resources. There were approximately 45 students who attended the resource fair.



- **Lone Tree First Responder Fun Fest** – HEART participated in the Lone Tree First Responder Fun Fest on September 20. The event brought together community and public safety partners to showcase services that are available throughout Douglas County.

- **Lone Tree Police Department Citizen Police Academy** - On September 18, HEART presented at the Lone Tree Police Department's Citizen Police Academy. Information was shared with 20 community members about Douglas County's efforts to address homelessness and highlighted the Handout's Don't Help Campaign, which works to reduce panhandling through community awareness and engagement. Lone Tree Police Officer Kris Larson sent the following e-mail expressing gratitude for HEART.



- **Highlands Ranch Older Adult Health Resource Expo** – Community Services staff participated in the Highlands Ranch Older Adult Health Resource Expo on September 27 at the Highlands Ranch Senior Center. The event connected adults 55 and over and their care partners with local resources, offering information on health, wellness, and support services available in the community. Staff shared information about the Link regional rideshare program and transportation and senior services available through Douglas County partner organizations.



- **Parker Community Resource Fair for Older Adults** – Community Services staff participated in the Parker Community Resource Fair for older adults on October 2 at the Parker Fieldhouse. The Resource Fair brings together a wide variety of organizations and agencies dedicated to supporting health, wellness, and overall quality of life for older adults in the community. Staff provided resources and information and engaged with around 52 participants to bring awareness to the many services and programs available to Douglas County older adults.



- **Grants for Older Adults for August 2025**

Grant	# Of Trips/Units	Grant Amount Expended
CDOT MMOF - Transportation	106	$ 3,787
DRCOG AAA – Chore	95	$ 2,840
DRCOG AAA – Homemaker	297	$11,000
DRCOG AAA – Personal Care	374	$14,090
DRCOG AAA – Transportation	770	$26,615

Community Development

Parks, Trails and Building Grounds

- **Volunteer Update -** The volunteer program hosted the Douglas County Leadership Academy at Whispering Pines Park on September 19. These leaders of Douglas County spread 15 tons of sand for the volleyball court, 25 yards of mulch for the playground, 4 yards of mulch for the landscape beds, painted one shed, collected three bags of trash, and pruned numerous shrubs. 38 attendees provided 114 hours of service.

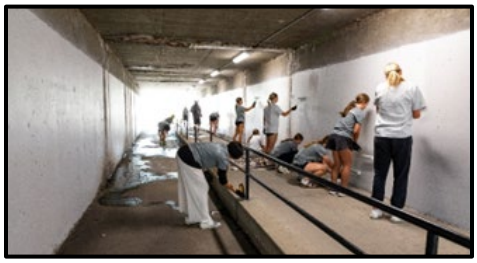




On October 5, the volunteer program partnered with Cherry Hills Community Church for their "Love Extended" community service day where 96 participants helped move 100 yards of playground mulch and paint the box culvert at Highland Heritage Regional Park. They also helped reseed and reestablish a portion of trail at Bluffs Regional Park.

The volunteer program will offer the following events in October:

- October 15 – Tree Wrapping at Bayou Gulch Regional Park
- October 16 – Flower Planting at the Justice Center



- October 17 – Shoreline Cleanup at Bingham Lake
- October 22 – Trash Pick-up at Challenger Regional Park
- October 29 – Trash Pick-up at Highland Heritage Reg Park

As a part of the Dougnad event on October 25, the volunteer program will host the Douglas County Youth Commission at the Wilcox Building.

- **2025 Volunteer Statistics**

2025	# of Events	# of Volunteers	Hours of Service	Bags of Trash Collected	Trees Planted	Beds Maint	Mullein Weeds Eradicated	Culverts Painted	Miles of Trail Maint
March	2	6	12	5					
April	3	86	243	14	45				
May	6	16	35	2	3	3			1
June	7	17	33	2	6	3	4,250	1	1
July	6	32	64	2	6			2	2
August	3	9	18	6	5				
Sept	1	38	114	3		2			
Totals	**28**	**204**	**519**	**34**	**65**	**8**	**4,250**	**3**	**4**

- **Sonar Technology on Rueter-Hess Recreation Patrol Boat -** A new advanced sonar system has been installed on the patrol boat at Rueter-Hess Reservoir to enhance public safety, support recreational activities, and improve angling experiences. This sonar unit provides real-time underwater imaging and environmental data, enabling Park Rangers to:
  - Support Anglers by identifying active fish habitats and sharing that information to improve fishing success.
  - Enhance Visitor Safety by detecting underwater hazards and monitoring fluctuating water levels to ensure dock accessibility.
  - Assist Watercraft users by providing up-to-date water temperature readings and conditions for safer recreation.



In addition to recreational benefits, the sonar system significantly strengthens emergency response capabilities. It allows Park Rangers and first responders to quickly locate missing persons or submerged objects, dramatically improving search and rescue response times. This investment in technology reflects a continued commitment to public safety, environmental stewardship, and high-quality visitor experiences at Rueter-Hess Reservoir.

- **9/11 Stair Climb Honoring Heroes -** On Thursday, September 11, Lone Tree Brewing Company hosted a 9/11 Memorial Stair Climb at Rueter-Hess Incline. This stair climb consisted of traversing the incline 11 times in honor of the first responders that scaled the world trade center Twin Towers. The event honored both first responders and fallen heroes while supporting the Colorado State Fire Fighters Foundation. The event inspired other regular Incline visitors to attempt additional trips up the stairs that day. One local fire fighter conquered the incline in his bunker gear (firefighting uniform). Lone Tree Brewing Company is interested in holding this as an annual event at Rueter-Hess.



- **Bike Park Renovations -** The bike park at Bayou Gulch Regional Park has seen an increase in usage in recent years. Parks staff has been dedicating time to rebuild areas throughout the bike park to make the experience safer and more enjoyable for the users of this unique property.





- **Counter Update as of 9/29/2025**

Location	2024 totals through September	2025 totals through September
Bayou Gulch Regional Park – Dog Park	13,710	17,831
Bingham Lake	62,364	70,655
Bluffs Regional Park*	117,627	101,202
Cherry Creek Regional Trail – Pinery	22,682	32,005
East/West Regional Trail – Grigs Trailhead	36,155	32,369
East/West Regional Trail – High Point		33,507
East/West Regional Trail – Monarch Trailhead	14,842	16,082
East/West Regional Trail – Schweiger Ranch	11,365	11,846
East/West Regional Trail – Stepping Stone	30,576	38,542
Fairgrounds Regional Park – Dog Park	38,022	37,573
High Line Canal – East		8,673
High Line Canal – West	24,497	28,886
Rueter-Hess Reservoir – Coyote Run Loop	7,788	12,201
Rueter-Hess Reservoir – Incline Trailhead	54,738	56,178
Rueter-Hess Reservoir – Newlin's Gold	892	1,569
Totals	**435,258**	**499,119**

*Portions of Bluffs were closed in March and April 2025 for construction, including the counter location.

- **Paving the Way at Rueter-Hess** - Visitors to Rueter-Hess Reservoir will now enjoy a smoother, more welcoming arrival thanks to recent upgrades along the entrance roadway. These improvements mark a significant milestone in ongoing efforts to enhance access, safety, and the visitor experience. The project included significant updates to drainage and paving, the addition of new employee parking, and the seeding of native wildflowers along the entrance corridor. Together, these features create a more attractive and environmentally friendly gateway to the reservoir while ensuring safe and efficient access for all visitors. This successful effort was made possible through the collaboration of several key partners: the



Department of Public Works Engineering Special Projects Team, Road and Bridge, Parker Water and Sanitation District, and the Rueter-Hess Recreation Advisory Board. Their combined expertise and commitment to public service made these improvements both efficient and sustainable.



The upgrades now provide easier vehicle entry, a level and durable surface for watercraft inspections, and a foundation that will support long-term recreational use as the reservoir continues to grow as a year-round destination. With these improvements complete, guests can look forward to a more updated experience at Rueter-Hess Reservoir.

Historic Preservation

- **Love history? Discover, learn and explore at free family-friendly expo.** Are you fascinated by history? Do you love learning about the past and want to explore free resources and adventures in learning? Check out a free day of learning and natural beauty with your family at Colorado's iconic Red Rocks Park & Amphitheater on International Archaeology Day 2025, 8:30 a.m. – 1:30 p.m. Saturday, Oct. 18, 18300 W. Alameda Parkway in Morrison. **Visit our webpage to learn more about the free expo and to explore Douglas County's virtual museum and historic site tours**.



- **Sandstone Ranch Festival** - The Historic Preservation team hosted a booth at the County's Fall Festival held at Sandstone Ranch on September 22. The booth included a variety of artifacts found at the ranch like Native American projectile points and pieces of barbed wire fence used at the historic ranches. The event was well attended and provided an excellent opportunity for staff, HPB members, and Repository volunteers to educate and engage with the public.



Public Outreach

- **Ponderosa Hills Civis Association Meeting** - On October 5, staff presented information on Accessory Dwelling Unit (ADU) regulations and answered questions on ADUs from the residents of Ponderosa Hills.

- **Douglas County Public Schools Career Fair** - On October 2 and October 7, Parks and Public Outreach and Assistance staff attended at career fairs hosted by Douglas County Public Schools. Several businesses and organizations set up booths showcasing current and future job opportunities for the students. Staff engaged with students about careers in various fields represented by our Department, including Parks seasonal employment and volunteer opportunities. Attending the career fair provided a valuable opportunity to connect with a diverse pool of potential candidates and build meaningful connections within the community.





- On September 22, the Parks team hosted an informational table at the **Fall Festival at Sandstone Ranch**. Staff were able to talk to attendees about parks, trails, Ruter-Hess Reservoir, and project funding.



- On September 23, the Parks Program Coordinator attended the **Douglas County School District Community Resource Fair**. He was able to talk to participants about the volunteer program. The event was attended by over 100 residents.

Open Space and Natural Resources

- **30th Anniversary of Open Space Fall Festival -** The Department Open Space and Natural Resources (OSNR) was created in 1995. Since then, the department has preserved over 65,000 acres of land across Douglas County. This year, OSNR celebrated its 30th anniversary. To commemorate this milestone, the team hosted 30 public events across Open Space properties ranging from guided moonlight hikes, Coffee with a Ranger, and sunset yoga. The 30th anniversary celebrations concluded with a Fall Festival on September 22nd on the guided side of Sandstone Ranch.



Over 1,000 people attended the event, many being families with children. There were a variety of fall-themed activities for participants to enjoy, including pumpkin and face painting, archery, live music by a local artist, food trucks, cornhole, and wagon rides. There was a self-guided hike up to the ranch overlook, volunteer-led hikes, and a wildlife scavenger hunt where animal mounts were hidden along the trail for kids to find. The Office of Emergency Management was there for the entire day with the helicopter and educated attendees about rapid wildfire response. The event was a monumental success and the OSNR team have already started planning the celebrations for September 2026.







- **Elk Bugling at Cherokee Ranch and Castle -** Cherokee Ranch and Castle is over 100 years old and sits on 3,500 acres of protected land. The land is protected through a conservation easement held by Douglas County. One of the most unique events hosted there is the Elk Bugling. The elk mating season, or rut, occurs in the fall and is characterized by male (bull) elk bugling to attract females (cows). Bugling can be described as a high pitched, echoing call with a loud, piercing cry lasting several seconds.



The Elk Bugling events occur every Tuesday and Thursday night from the middle of September through the beginning of October and a total of 270 people attended this year! OSNR staff set up a skins and skulls table, present visitors with the history of elk in Colorado, explain the background and importance of the conservation easement, and discuss some of the species' unique adaptations before heading outside to experience the sights and sounds of the rut. OSNR staff have led the education portion of the Elk Bugling for the last ten years and maintain a strong partnership with Cherokee Ranch.

Public Works

Activity Report Sept 21 – Oct 10, 2025



- **Busy raking leaves?** Take advantage of our free fall drop-off site. As the seasons change, so do your yardwork needs. You can now keep leaves out of the landfill by taking them to Douglas County's Fall Leaf Collection site, open Saturdays through Nov. 15, 2025, if you choose to remove them from your yard. Visit our webpage for details on this service.

Active Projects (Cone Zone Webpage***)***

- **County Line Road Widening and Reconstruction** – Construction on County Line Road began in September 2025. On Monday, Oct. 6, 2025, traffic was shifted on County Line Road between University Boulevard and Clarkson Street. With this traffic shift, westbound traffic shifted to the south, and eastbound traffic remains shifted to the south. Be aware of crews working on the north side of County Line Road, as well as trucks and construction equipment in the project vicinity. This lane shift is scheduled to be in place until approximately August 2026. Beginning in late December 2025, motorists should anticipate a full closure of County Line Road from Clarkson Street to the U-Haul business access area. The closure will last approximately 100 days, giving crews time to import dirt for construction at Lee Gulch.



  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, the City of Littleton, and the City of Centennial to fund the project.



- **West Frontage Road Relocation (aka Dawson Trails Blvd.)** - The West Frontage Road Relocation (Dawson Trails Boulevard) is part of a series of projects aimed at improving access and safety at the southern end of Castle Rock. Construction started on Sept. 9, 2024 and is now completed.

- **Hess Road Wildlife Crossing Bridge** - This Project rehabilitates portions of the existing bridge that carries Hess Road over a Wildlife crossing. The Hess Road over Wildlife Crossing Project started on September 2, 2025. The project's duration will be approximately 60 days. Contractor anticipates switching traffic on September 22, 2025, from the existing Hess Road Bridge east side work zone to the west side. Two-direction traffic with timed one-way temporary traffic signals will continue. Flaggers will be used as needed during the traffic switch and other major construction operations.



- **I-25 Douglas County Monument Signs** – Cushing Terrell provided final concept design renderings and cost estimates. They will now begin producing construction plans. County staff has identified an engineering contract within RTD and the consultant will now reach out to begin coordination on the overpass signage. County staff also received feedback from CDOT on the location of the southern signage and the consultant will now move forward with the design of a sign north of exit 163. Next steps include applying for CDOT approval of the sites.

- **Highlands Ranch Drainage Projects** - The Highlands Ranch Small Storm Sewer UV-CIPP Lining projects started - Pipe repairs have already been completed located on Plaza Drive (Broadway & Ridgeline) and on Broadway (south of Northridge Recreation Center driveway). Starting in mid-August to early September of 2025, the next phase of storm sewer maintenance on Sterling Ct, Sterling Dr, Heatherwood Ct, Broadway just south of the Northridge Rec Center Access point, and at 9261 S Broadway, will occur. These projects are anticipated to be completed on December 31, 2025, weather dependent.



- **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.



- **Highlands Ranch Pkwy Reconstruction, Broadway to Burntwood** - Olsson continues to work on the design for the reconstruction of Highlands Ranch Parkway between Broadway and Burntwood. The geotechnical report is being finalized, and we anticipate receiving it on October 10th. The 30% design is also expected on October 10th. A design review is scheduled with Olsson and County staff on October 23rd.

- **Kendrick Castillo Way / Plum Valley Lane Intersection Signal Project** – This project consists of installing a new traffic signal and making upgrades to meet current ADA requirements at the intersection of Kendrick Castillo Way and Plum Valley Lane. Traffic signal and roadway construction started on May 5, 2025, and is anticipated to be completed in mid-November 2025.

- **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 by 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.



  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.

- **Quebec and Lincoln Turn Lane (Post Office Corner)** - Muller Engineering, the designer of the intersection reconstruction project, has provided updated concept designs incorporating County staff feedback. Staff is evaluating cost versus benefit before moving forward with the project.



- **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. A kick-off meeting was held on September 15th with the consultants, County staff, Highlands Ranch Metro District staff and Highlands Ranch Community Association staff. The consultant will now begin survey work.



- **Quebec and Park Meadows Drive Intersection Improvements** – Basis Partners continues work on the design for improvements along the corridor. The final traffic study report is expected on October 20th. The consultant continues to finalize the design layouts and cost estimates. Final concept design submittal, including cost estimates, is scheduled to be submitted by mid-November.

- **C-470 Trail and University Blvd Pedestrian Grade Separation Project** - Douglas County and CDOT are partnering on advancing the construction of a new bridge to improve pedestrian and cyclist safety by eliminating the need for users of the C-470 Trail to cross University Blvd at-grade. This currently requires four separate roadway crossings, across a total of eight lanes of traffic. The proposed grade separated C-470 Trail crossing will also improve traffic operations, since the numerous bicyclists and pedestrians currently crossing at-grade, adversely impact signal progression along University Blvd and traffic entering or existing the C-470 ramps, especially on the weekends when trail use is highest. HEI Civil started construction on January 27, 2025. The completion date of the project is anticipated to be on or before December 31, 2025.

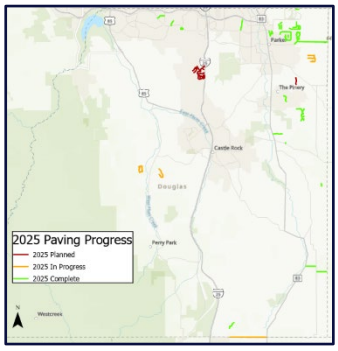


In order to build the new pedestrian bridge, crews have built a pedestrian detour. Cyclists will be required to dismount and walk through the area. Cyclists and pedestrians should slow down and follow signage through the area. This detour will remain in place throughout the project.



- **2025 Pavement Management Projects**
  - The 2025 Pavement Management projects under contract currently total $17,518,074.22 with $11,473,696.44 spent; work is 65% complete.
  - The **2025 Sidewalk Repair Project** has been awarded a contract amount of $2,635,150.00. Additional work has been added to the contract, and the current amount is $4,141,104.92. The sidewalk project is 83% complete, based on funding. A change order in the amount of $633,454.92 was approved by the Board on September 2nd. Concrete repair work will continue the week of September 15th with pavement repairs throughout Highlands Ranch.
  - The **2025 Asphalt Overlay Project** has been awarded with a contract amount of $11,011,969.30. An additional $2,365,000 has been added through change orders and the current amount is $13,376,969.30. Construction began on June 2, and the project is 60% complete based on funding. Work continues in Parker East and E. Palmer Divide Road.

    Ideal Fencing will continue guardrail installation and repair this fall. Repairs will be performed on Rainbow Creek Road and on Lincoln Avenue at Stonegate Parkway. A new guardrail will be installed on Russellville Rd. near Red Deer Rd.



- **2023 Spring Canyon LID** – The design consultant, TST, is working on design work and 25% plans are anticipated soon. The geotechnical design report has been reviewed and is being incorporated into the design. TST has begun the CDPHE approval process for the proposed lift station. The project is on track for mid-2026 construction bidding. The county has received rough construction cost estimates as well as a proposal for final design work. (Design work performed in advance of finalizing financing will be reimbursed to the County by the lender as part of the construction loan.)



- **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.)



Development Review

- **Letters of Credit (LOC) and Warranties**:
    - Arrowpoint Subdivision Warranty Acceptance Security – DV2020-197: Draw on the LOC security warranty improvements for this private development.
    - Meridian Office Park Filing 1, 38th Amd, Lansing, Phase 2 - Initial Warranty Acceptance - DV2023-137
    - Canyons South Filing 1: A Sight Draft is being executed to draw on the LOC ($1,863,694.43) for All Phases Warranty – DV2018-209. An agenda has also been prepared to go before the BOCC on October 14, 2025. If the amendment to extend the expiration date is received prior to the expiration date, no action will be taken.

- **Full-term Acceptances**:
    - Canyons South Filing 1, 5th Amd., Phase 4B, Full Term Maintenance Acceptance - DV2018-209
    - Sterling Ranch Filing 7A, Phases 5 & 7 - Warranty Acceptances - DV2023-410
    - Sterling Ranch Filing 2, 1st Amd., Phase 1 and Phase 4, DV2017-128
    - Sterling Ranch Filing 5A, Phases 3 & 4 - Full Term Acceptance - DV2019-342
    - Canyons South Filing 1, 5th Amd., Phases 7, 7A & 7B - Full Term Maint. Accept. DV2018-209

- **Offsite Performance Security:**
    - Stone Creek Ranch Filing 1, Village A, Offsite Performance Security - DV2014-380

- **Sterling Ranch Filing #7-A North -** Concrete Curb Inc. is installing a roundabout (DV #2023-410). (see near right)

- **The Canyons Subdivision Filing #5 -** WW Clyde is installing storm infrastructure (DV #2021-287). (see far right)





- **Pinery Center Parkway – King Soopers** - ESI is installing asphalt pavement (DV #2018-453). (see near right)





- **The Trails Smoky Hill Subdivision** - Iron Woman is installing storm structures and water main backfill (DV #2020-240). (see far right)

- **Piney Lake Trails Subdivision -** Claystone Construction is installing storm sewer and structures (DV #2022-517). (see near right)





- **The Fields Subdivision Filing #1 -** Liberty Infrastructure is installing storm and water infrastructure (DV #2024-322). (see far right)

Operations and Pavement Management

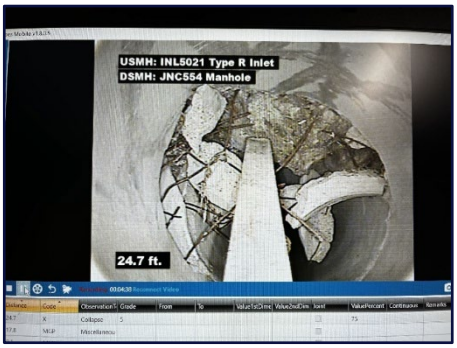
- **Roadside Mowing –** The map shows all mowing activities planned for this year. Scheduled mowing is highlighted in light green and completed mowing is highlighted in dark green. An estimated 155 road miles have been mowed so far in the Fall Season.

- **Street Sweeping Program:** In September, 135 lane miles were swept and 60 square yards of debris were removed from County roadways.

- **Gravel Road Blading**: In September, 318 lane miles were graded for a total YTD of lane 2,062miles.

- **Paved Surface Maintenance**: In September, 8,100 pounds of pothole patching material was applied to County roads for a YTD total of 189,484 pounds of cold mix. During the same month, 7,440 pounds of crack sealing material was used for a YTD total of 161,310 pounds of cold mix.

- **Culvert Inspections** - During this reporting period, 64 culvert inspections were completed on 14 county roads. Condition reports from 714 total inspections (YTD):
    - 46 Excellent
    - 216 Good
    - 228 Fair
    - 191 Poor
    - 33 Severe



Traffic

- Douglas County Traffic Division contracted with **RoadSafe** to complete our annual pavement marking maintenance project, focusing on S University Blvd at locations that were postponed over the past several years while concrete roadway projects were being completed. This project encompassed the replacement of approximately 2,730 square feet of inlay 120 mil preformed beaded thermoplastic pavement markings with anti-slip material. Double All existing long lines on S University Blvd (approximately 45,242 square feet) were removed and replaced with more durable epoxy material and higher quality glass beads.

This picture shows the signalized intersection of University Boulevard at Teal Ridge Court. The eastbound travel lanes (shown on the left) show the before picture, use of water-based traffic paint, while the westbound travel lanes (shown on the right) show the after picture, use of the more durable marking. This durable marking and higher quality retroreflective beads will significantly improve the safety of the motoring public and county crews. With a longer-lasting marking, our crews will not be exposed to the traffic hazard of restriping as quickly. Skip lines were installed in durable 3M contrast tape to match CDOT's specifications.



- **Pedestrian Safety Improvements at the Diamond K Trail Crossing on S. Ranch Road -** Residents along S. Ranch Road contacted the Traffic Division to request increased pedestrian safety at the Diamond K Trail crossing. In response, Traffic Engineering conducted an engineering study that revealed more than 200 pedestrians cross S. Ranch Road each day. In September, Traffic Services installed rectangular rapid-flashing beacons (RRFB) on S. Ranch Road at the Diamond K Trail crossing. This installation marked the culmination of several improvements on S. Ranch Road, including the replacement of crosswalk markings, the posting of a 30 MPH speed limit, and the deployment of radar speed feedback signs.



- **Operational Improvements at Waterton Road and Rampart Range Road:** Traffic Services completed modifications to pavement markings on the eastbound Waterton Road approach to Rampart Range Road. This work included removing existing pavement markings and installing new channelizing markings to extend the right-turn lane. The changes will allow vehicles on Waterton Road to access the right-turn lane from 430 feet upstream of the traffic signal at Rampart Range Road. The expected benefits are a decrease in right-turning vehicles queuing in the through lane, more efficient traffic flow, and fewer lane changes at the intersection.



- **Radar Speed Feedback Sign Deployments:** Traffic Systems is continuing seasonal deployment of radar speed feedback signs. The Traffic Division rotates 10 signs at locations requested by residents and four large signs along major roadways for two-week intervals. Their primary function is to display an approaching driver's speed, provide an alert to drivers exceeding the speed limit, and record speed and volume data for each vehicle that passes by. Traffic engineers utilize the collected data to address and respond to resident concerns. When excessive speeding is identified, the location may be forwarded to the Douglas County Sheriff's Office Traffic Unit for targeted enforcement.

Neighborhood deployments completed between July 17 – October 6:

Airport Rd	Collected data showed excessive EB and WB vehicle speeds.
Castle Butte Dr	Collected data showed acceptable vehicle speeds.
Eagleview Dr	Collected data showed acceptable vehicle speeds.
Meadowbrook Ln	Collected data showed acceptable vehicle speeds.

Mt. Kataka St	Collected data showed acceptable vehicle speeds.
Rampart Range Rd	Collected data showed acceptable vehicle speeds.
Red Primrose St	Collected data showed acceptable vehicle speeds.
Royal Eagle Ln	Collected data showed acceptable vehicle speeds.
S. Ranch Rd	Collected data showed acceptable vehicle speeds.
Tammy Ln	Collected data showed acceptable vehicle speeds.
Wildlife Way	Collected data showed acceptable vehicle speeds.

Arterial deployments completed between June 5 – October 6:

Chambers Rd between Aventerra Pkwy and Haseley Dr	Collected data showed acceptable vehicle speeds.
Fairview Pkwy near Summit View Pkwy	Collected data showed acceptable vehicle speeds.
Jamaica St between E-470 & Meridian Blvd	Collected data showed acceptable vehicle speeds.
McArthur Ranch Rd between Grigs Rd and Wagon Box Cir	Collected data showed acceptable vehicle speeds.
Meridian Blvd between Belford Ave and Maroon Cir/Oswego St	Collected data showed excessive SB vehicle speeds.
Ridgegate Pkwy/Mainstreet near Chambers Rd	Collected data showed acceptable vehicle speeds.
Quebec St between Gleneagles Village Pkwy and Ashburn Ln/Mtn. Brush Cir	Collected data showed acceptable vehicle speeds.

- **Special Events**: The Traffic Division is responsible for administering and processing Special Event Permits in unincorporated Douglas County for events that occur on or near county roadways, which may impact the transportation system due to the activity type or number of participants attending the event, and potentially increase traffic congestion. Additional details for Special Event Permits
    - Special Events In Review:
        - 11/27/25 – Repeat Event – 2025 Turkey Day 5K
        - 11/01/25 – New Event – ETF2025-047: Sterling Ranch Cattle Drive

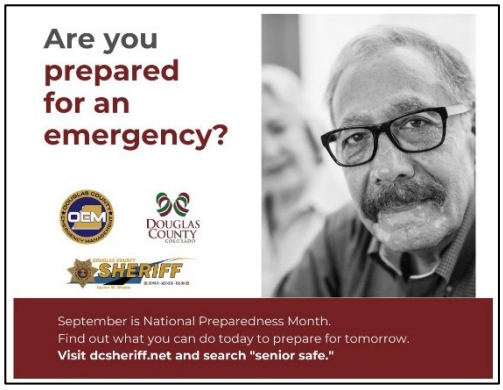
Building

- **Inspections, Permits and Valuations for Sept 18 – Oct 8, 2025**:

Inspections	
Building	1,146
Electrical	984
Mechanical/Plumbing	610
Roofing	178
Permits	
Accessory Use	51
New Commercial	6
Residential Alteration	0
New Residential	28
Roofing	125
Valuations	
Accessory Use	$1,199,251
Commercial	$2,621,747
Residential Alteration	$2,215,225
New Residential	$10,150,117

Office of Emergency Management (OEM):

- Staff are assisting Open Space and Natural Resources in planning for implementation of a prescribed fire project at Spruce Meadows Open Space.
- Staff attended a Regional Winter Weather Tabletop Exercise in preparation for the 2025/2026 snow year.
- OEM hosted an interagency workshop aimed at utilizing Veoci, Douglas County's new Virtual EOC software platform.
- Staff attended a FEMA-provided Alert and Warning training workshop.
- Staff continued planning efforts for an upcoming Regional Bioterrorism multi-day exercise.
- Staff continue working towards the 2026 update of the Local Hazard Mitigation Plan.
- Staff attended several events aimed at improving emergency preparedness of our senior population.
- Staff concluded the inaugural delivery of the Douglas County Citizen Disaster Preparedness Workshop in Highlands Ranch.



Facilities, Fleet and Emergency Support Services

Douglas County Fairgrounds and James R. Sullivan Events Center

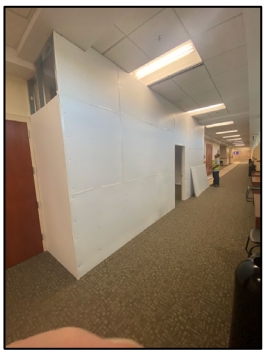
- **Upcoming Fairgrounds Events**: Cirque Italia Paranormal, CO State Grange Conference, CO Rangers Training, LANFEST, Plum Creek Farmers Market, Castle Rock Home Show, Mile High Youth Corp. Training, Leadership Douglas County, Horse Vaulting, PE Plus, Geocoinfest 2025 Half Sacree Ceremony, Cassidee & Miguel Reception, Public Works Training, Mile Hi Barrels, Plum Creek Kennel Club, Rebel Ratters, FFESS Fall Breakfast, Honor Guard, MCC Relief Sale, GOP Breakfast

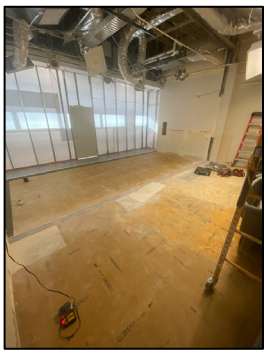
- **Fair & Rodeo Committee Meetings**: Guest Services Meeting 10/13, Marketing 10/13, Show Management 10/1, Rodeo 10/8, Entertainment 10/9, Executive Committee 10/9, Fair Board 10/16, FFESS Fair Appreciation Lunch 9/23, Fair Volunteer Appreciation 9/26 (see right)



Facilities Projects:

- **Fairgrounds:**
  - Indoor Arena Painting: 100% complete
  - Fairgrounds Office Remodel: Scheduled to start 10/13
  - Fire panel replacements in multipurpose barn, heated storage, indoor arena: 20% complete
- **EV Tech:** High density storage update: 45% complete
- **Justice Center:**
  - Elevator Modernization J, K, L, M: 95% complete
  - Roof replacement, Phase V: 100% complete
  - 3rd floor court security office remodel: 20% complete





Fleet

- **Recently Completed:**
  - In Serviced units 2320, 25046, 25047, 25049 and 25050.
  - Decommissioned units 0500, 1712.
  - Purchase of 6 leased John Deere motor graders.

- **Working On:**
    - Vehicle Purchasing IFB
    - EVOC fuel tank move

Safety and Security / Emergency Support Services

- **Workplace Safety and Security Classes**: We have finished for this year. We will let you know once we have them scheduled for January of next year. The online classes are available at any time. Check the Talent Center for those offerings.
- **Emergency Response Coordinator Meetings**: In-person ERC meetings are scheduled for October.

Arapahoe/Douglas Works!

Successes/Highlights

- The **Colorado Apprenticeship Hub**, under the direction of the Arapahoe/Douglas Workforce Development Board, announces $3 million in grant funding through the Colorado Apprenticeship Incentive Grant. This funding supports the development and expansion of Registered Apprenticeship Programs and high-quality pre-apprenticeship programs across Colorado. Approximately 20–30 grants will be awarded through a competitive process, with individual awards up to $150,000.

- The **Employment First Program** started a new program year on October 1st. The team will be closely monitoring the impacts of the work requirement changes for able-bodied adults without dependents.

- A/D Works! hired its 2nd instructor for the AELA/GED program. This program started enrolling participants on 10/7 for digital literacy and will expand to begin providing GED services in October.

- A/D Works! hired a **Homeless Veteran Reintegration Program Workforce Specialist**. He starts on 10/13. He is joining A/D Works! from Douglas County's HEART team, so he will bring knowledge and connections to resources for homeless and at-risk veterans.

- In October, the Castle Rock office will be conducting "field trips" of the workforce center for ACC students.

Events/Workshops

- **Basic Needs Fair at ACC Sturm**: The Employment First Program attended the Basic Needs Fair at ACC Sturm earlier this month. Approximately 50 students dropped by the table and received career guidance and workforce navigation.

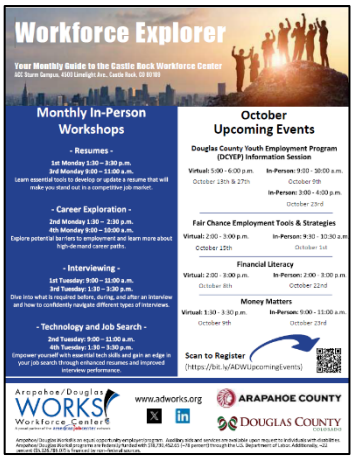
- **Fair Chance Employment Workshop**: In September, A/D Works! rolled out its new Fair Chance Employment workshop. The first in-person workshop was held at the Castle Rock office and had three attendees. The virtual offering had 18 attendees! A/D Works! plans to bring this to the Douglas County Justice Center in October through a recording so it can reach more participants in custody.

- **Veteran Networking Event** – September 4th at A/D Works! Castle Rock Office (pictured): 18 veterans (and 8 employers) attended, networked, and practiced their elevator speeches with the employers. Quote from event: "I just wanted to drop a line to thank you for conducting the event yesterday, and to let you know how beneficial I found it. The elevator pitch and feedback portion were particularly helpful and enlightening. What I really gained yesterday was inspiration to continue in my job search with enthusiasm and



vigor. Looking for work can be a demoralizing endeavor, and this particular job search has been the most challenging of my life, so to participate in something to provide some encouragement and to reinvigorate my efforts was particularly helpful." – Veteran Attendee

- **Metro Denver Workforce Development Month Job Fair**: A/D Works! along with 4 other local workforce centers conducted a coordinated job fair on September 16th. A/D Works! hosted 20 employers and 154 job seekers at this in-person event and an additional 31 businesses and 391 jobseekers attended a large Statewide Virtual Job Fair on September 4th.



- **CEED Update**: A/D Works! will be announcing Cycle 3 of CEED in the upcoming weeks. CEED is designed for businesses to apply for funds to upskill employees. The goals of program are to avert layoffs and upskill employees to receive workforce credentials and increase wages. Information sessions will be in November. Please monitor this website for the most up to date information.

- **South Metro Denver Chamber Workforce Innovation Summit**: Jamie Fisher is currently the Economic Development Chair for the SMDC and along with ACC, planned and executed the Workforce Innovation Summit on September 24th that was attended by over 80 business representatives. A/D Works! presented on CEED. Additional topics were Skill Advance CO by ACC, AI Efficiencies presented by the SBDC, Population Trends presented by the State Demographer Office, Economic Forecasts presented by OEDIT and two breakout session discussing teambuilding presented by Clue Room and Delta V.

- **Lockheed Martin AMTAP**: Informational Session for Cohort 36 occurred on September 25th.

Human Services

- Human Services recently hosted a friendly **"Adopt-a-Room" donation competition** across seven teams to support TESSA of Douglas County's newly opened Safehouse. The Safehouse provides critical shelter and services for survivors of domestic violence, sexual assault, stalking, and human trafficking. Staff were inspired by a visit and presentation from TESSA Executive Director Anne Markley, after which they donated much-needed items such as pillows, bedding, room décor, and toys. The initiative aimed to help furnish the Safehouse and create a warm, welcoming environment for individuals and families in crisis. This effort also marked an important opportunity to build a strong partnership between Human Services and TESSA, furthering their shared mission of supporting vulnerable members of the community.



Commissioner Work Sessions – September 22, 2025

- **School Security and Safety – Executive Session –** ***No Notes***
- **Legal Updates – Executive Session –** ***No Notes***

Commissioner Work Session – September 23, 2025

- **State Strategic Growth Legislation – Required Reporting Consideration Follow Up –** This is a follow up to the August 12 work session to provide the reports required for HB24-1153, Accessory Dwelling Units (ADUs) and HB24-1313, Housing in Transit-Oriented Communities (TOC). In addition, the Board requested an assessment of general compliance with the Legislation was requested and an overview was provided. Staff

was directed to submit the reports, and staff will work with the Housing Partnership to complete a Housing Action Plan to identify gaps in units required under the current legislation by the January 2028 deadline.

- **Event Center Regulatory Amendment Request –** A request has been made by Cherry Valley Community Action group to consider changes to the Event Center regulations on A-1 zoned parcels and proposed regulatory changes in minimum parcel size from 35 acres to 80 acres, limit setback discretion of the Board, and increasing highway setbacks. Discussion also included the Board's position on fewer restrictions on property owners and number of event centers that have been approved. No action was taken. One Commissioner requested more time to meet with staff to better understand the implications of the proposed changes to events like fall festivals and weddings. To be brought back for additional consideration in November.

Commissioner Administrative Session – September 23, 2025

- **Historic Preservation & Douglas County Library Exhibit Partnership –** Staff briefed the Board on a partnership with Douglas County Libraries (DCL) to develop three exhibits at the Castle Rock, Highlands Ranch and Parker branches. The development plan was presented and would result in an estimated $95,000 financial investment from the County in addition to investments from DCL for interpretive signage, purchase of exhibit cases and dedicated space in facilities. Staff will draft and execute a Memorandum of Understanding (MOU) with DCL over the next six-nine months for the Chair's signature.

- **Boards and Commissions Discussion:**

  The following were discussed:

  1. TESSA Board appointment – Commissioner Laydon nominated but wants confirmation of whether a proxy is allowed, due to his limited availability to serve. Staff will follow up.
  2. Upcoming vacancy review – Staff will meet one-on-one with Commissioners regarding potential appointments of incumbents. Commissioners requested attendance records of incumbents.
  3. Library District – solicit candidates in October for upcoming vacancy in January – Suzanne Buckholder not seeking reappointment.
  4. Parks Board – have District 1 candidate, Kristy Thomas, reach out to Commissioner Laydon and conduct more background review for discussion next week.

  The following actions were taken:

  5. Designation of Commissioner Van Winkle to the CCI Legislative Committee.
  6. Motion to appoint Charisa Smaldone to Parks Board – District 1. Passes 3-0
  7. Motion to appoint Mark Hampton to Planning Commission – District 2 and Ed Kubly District 1. Passes 3-0
  8. Motion to reappoint Zach McKinney and Ted Vail to the Library District Board of Trustees. Passes 3-0

Commissioner Work Session – September 30, 2025

- **Updated Project Documents for Funding Request from Castle View High School for Purchase and Installation of Field Lights –** Staff presented a comprehensive analysis of the funding request for the installation of field lights at Castle View High School and the quote for the one-time request of $336,769. Discussion included the merits of the project, strategic alignment, and addressed the potential precedent with this funding to the School District. Support for the funding has come primarily from numerous community members because of the lack sports fields, in addition to the potential loss of fields located at the Fairgrounds property as the Fairgrounds Master Plan progresses. Lighting the fields is expected to add approximately 3 hours of usable field time on weekdays as well as expanded weekend availability. The School District stated that no future requests for lighting other high school fields would be made and they assume all ongoing operational and maintenance costs, estimated at $40,000 annually.

  Motion – Approve funding the football stadium lighting at Castle View High School in the amount of $336,769 at the urging of residents. Passes 3-0.

- **Legal Updates – Executive Session – *No Notes***
  Topics discussed were new litigation and a new ordinance.

Commissioner Work Sessions – October 7, 2025

- **Zebulon Work Session – Executive Session – No Notes**
- **Sheriff (DCSO) Personnel Matters – Executive Session – No Notes**

- **Fairgrounds Business Model Adjustment Discussion –** The Board was provided information on the proposed adjustment to the Fairgrounds Business Model, centered on a new booking policy to attract larger events that will serve as economic drivers for the County. A lengthy discussion was had that included a tiered system with categories by size and the pros and cons of this change. (This was only one of three topics posted of the BOCC Admin Meeting Agenda.
  ***Motion* –** Direct staff to bring the proposed Fairgrounds Business Model adjustment to an upcoming Business Meeting for final approval. Passes 3-0.

- **Budget – 2026 Capital Improvements Projects –** Staff presented an overview of upcoming public works projects, cost allocations for 2026 and long-term strategy for certain projects, funding options, and identified priorities. On project in particular, Adopt-A-Road was called out by the Commissioners with concerns that the program's requirement of only two cleanups per year offers limited benefit to the County.
  Motion – Suspend the Program pending an updated policy to increase cleaning requirements and a tiered structure based on roadway needs.

Public Works Bid Calendar

Project Description	Plans Available to Contractors	Contractor Pre-Bid Conference	Project Bid Opening	Tentative BCC Approval Date
Waterton Road & Eagle River Street Roundabout Project CI 2025-007	Sept. 29, 2025	Oct. 8, 2025	Oct. 21, 2025	Nov. 18, 2025
This project consists of construction of a roundabout at the intersection of Waterton Road and Eagle River Street in the Sterling Ranch community. Work includes removals, aggregate base course, concrete pavement, curb and gutter, median material, asphalt pavement, street light pole assembly and associated wiring, rectangular rapid flashing beacons, pavement markings, construction surveying, and traffic control.				

Planning Services Activity Report

Completed Projects

Dist.	Date	Project Title	Project Description	Project Type	Project No.
3	09/17/25	Chatfield Farms Filing 1-A, 4th Amendment	Request to divide an existing commercial lot into two lots.	Administrative Replat	SB2022-054
3	09/17/25	Highlands Ranch Filing 134A, 2nd Amd, Lot 435A, 1st Rev	Request by Verizon for a new stealth rooftop personal wireless communication facility.	SIP Revision	SP2025-003
2	09/19/25	Dawson Trails Filing 1, Lot 1, SDP 1st Amd	Town of Castle Rock - amendment to a SDP for a 161,000 sf retail warehouse, Costco.	External Referral	RE2025-142

Dist.	Date	Project Title	Project Description	Project Type	Project No.
2	09/19/25	Dawson Trails Amendment 3	Town of Castle Rock for Dawson Trails Minor PD Amendment 3, Territorial Road.	External Referral	RE2025-143
2	09/19/25	Saint Francis of Assisi Church Annexation	Second Referral Request from the Town of Castle Rock for an annexation of Saint Francis of Assisi Church.	External Referral	RE2025-141
1	09/22/25	Douglas County ROW, - Pradera Pkwy and Bayou Gulch Road	Request to install six poles for license plate readers within the Pradera Parkway and East Bayou Gulch Rights of Way.	Site Improvement Plan	SP2024-042
3	09/23/25	Solstice Filing 4 and 5, Tracts A, B and C	3 parks including basketball courts, and Fun Shade Park.	Location and Extent	LE2025-017
2	09/24/25	Castleton Center Filing 2, Lot LI-7, 2nd Mod	Request for exterior changes to existing dog day care facility.	SIP Modification	SP2025-070
1	09/24/25	Kroger - Lone Tree King Soopers	Request for Business Personal Property Tax Rebate Incentive Agreements.	BPPT Incentive	ED2025-004-002
3	09/24/25	Highlands Ranch Filing 25-B, Lot 4, 2nd Rev, 2nd Mod	Request to add roof cover to portion of tire store site.	SIP Modification	SP2025-074
3	09/24/25	6359 Airport Rd	2-day Colorado Highland Games Festival in September.	Major Ent Event	EE2025-007
3	09/24/25	3900E Grace Blvd, 8th Revision, 4th Mod	Request to modify rooftop equipment for T-Mobile facilities.	SIP Modification	SP2025-063
3	09/24/25	Sterling Ranch Filing 1, Tract P	Request by DCSD for a new elementary public school.	Location and Extent	LE2025-015
2	09/25/25	The Villages at Castle Rock 2nd Amd, Liberty Village Portion Tract B	Town of Castle Rock-preapplication detailing a SDP consisting of a 27,600 sq. ft. combined Fire Station and Logistical Facility.	External Referral	RE2025-146
2	09/25/25	3663 Timber Mill Parkway	Request by CORE for a new Timber Mill Electric Substation.	Location and Extent	LE2025-013
2	09/26/25	Meribel Village Filing 1, 9th Amendment	6 lots from SR & LRR to A1	Zoning Map Change	DR2025-003
1	09/26/25	Cottonwood Metro District, 1st Amd	Cottonwood Metropolitan District Service Plan, 1st Amendment.	Material Modification	SV2025-004
3	09/29/25	9609 B S University Blvd, 3rd Mod	Eligible Facilities Request (EFR) to remove and replace existing antennas and equipment.	SIP Modification	SP2025-057
2	09/29/25	15235 Furrow Rd, 3rd Revision, 4th Mod	Request to add T-Mobile emergency generator to existing cell site.	SIP Modification	SP2025-032
2	09/29/25	East Frontage Road Name Change	Town of Castle Rock - road name change for the east S I-25 frontage road to S Wilcox St.	External Referral	RE2025-144
2	09/30/25	Ramblewood Planned Development	Rezone from A1 & RR to PD for future subdivision and residential development.	Rezoning - Planned Dev	ZR2024-031
2	09/30/25	Woodmoor Mountain Filing 1, Lot 35	Reduce street setback from 40' to 19' due to a construction error.	Variance	VA2025-008
1	09/30/25	Pinery Meadows Preliminary Plan	40 attached and 96 detached single family lots on 39.5 acres	Preliminary Plan	SB2025-009
1	09/30/25	Westbrook Ent & Sports District PD, 5th Amd	City of Lone Tree - to create a new Planning Area (PA10).	External Referral	RE2025-145

Dist.	Date	Project Title	Project Description	Project Type	Project No.
1	09/30/25	Piney Lake Trails, Tract A, B, and C	Request by Piney Lake Trails Metro District for a pocket park, play area and trails.	Location and Extent	LE2025-016
2	10/02/25	Reata South Filing 1, Lot 59	Reduce rear setback from 30' to 25.10' for construction error.	Administrative Variance	VA2025-011
2	10/06/25	Brickyard Planned Dev Plan & Zoning Regulations, Amd 1	Town of Castle Rock to incorporate and zone 0.41 acres of Town-owned, Prairie Hawk Drive ROW.	External Referral	RE2025-155
2	10/06/25	Canyons Far South Site Dev Plan	Fourth referral request from the Town of Castle Rock for the Canyons Far South SDP	External Referral	RE2025-152
2	10/06/25	6310 Dakan Road	1-day fundraising Event for 300 people for Forever Colorado BBQ	Minor Ent Event	EE2025-006
2	10/06/25	Twin Oaks Rd & Clarkes Cir Rd Vacations	Vacate portions to allow for Metro District gate installation.	Roadway Vacation	SB2025-026
1	10/07/25	6523 N. State Highway 83	PWSD to add an electrical switchgear building and other upgrades	Location and Extent	LE2025-014

Referrals

Dist.	Date	Project Title	Project Description	Project Type	Project No.
3	08/27/25	7745 Moore Rd	October 18, 2025, and December 6, 2025	Minor Ent Event	EE2025-010
2	08/28/25	3663 Timber Mill Parkway	Request by CORE for a new Timber Mill Electric Substation.	Location and Extent	LE2025-013
3	08/29/25	Sterling Ranch Planned Dev 12th Amd	Allow a minimum lot size of 4,000 sq ft within the C3 and clarify certain roadway improvement commitments	Planned Development - Admin Amd	ZR2025-007
1	08/29/25	6523 N. State Highway 83	PWSD to add an electrical switchgear building and other upgrades	Location and Extent	LE2025-014
1	08/29/25	Piney Lake Trails, Tract A, B, and C	Request by Piney Lake Trails Metro District for a pocket park, play area and trails.	Location and Extent	LE2025-016
3	08/29/25	Sterling Ranch Filing 1, Tract P	Request by DCSD for a new elementary public school.	Location and Extent	LE2025-015
3	08/29/25	Solstice Filing 4 and 5, Tracts A, B and C	For parks with basketball courts, and Fun Shade Park.	Location and Extent	LE2025-017
2	09/18/25	Bennett, Benedik, and Colander Exemption	Legally establish 3 parcels currently housing three separately occupied residences.	Exemption	EX2025-007
3	09/19/25	River Canyon Filing 2, 3rd Amd, Lot 2A-1	DWSD for expansion and renovation of the Chatfield Basin Water Reclamation Facility.	Location and Extent	LE2025-018
	09/22/25	Large Day-Care Homes, DCZR Amd, Section 21	Proposed amendments for Large Day-Care Homes.	Document and Regulation	DR2025-007
2	09/23/25	Kelty Farms, Lot 17	Minor adjustment to recently approved secondary building envelope for a barn.	Administrative Replat	SB2025-037
1	09/24/25	10615 Tomahawk Rd	Request to board no more than 12 horses.	Administrative Horse Boarding	US2025-014
1	09/24/25	11866 Heirloom Parkway	Church and related improvements.	Site Imp Plan	SP2025-065
3	09/24/25	Town of Sedalia, Block 7, Lots 9 through 14	Request to convert a restaurant to an event center use with shows and classes.	Use by Special Review	US2025-009

Dist.	Date	Project Title	Project Description	Project Type	Project No.
3	09/26/25	Sterling Ranch Planned Dev, 13th Amd	Revise Section S-1.2 pertaining to school land dedication.	Planned Dev - Major Amd	ZR2025-009
3	09/29/25	5960 N US Highway 85	SWSD request to add water main and 500,000-gallon ground water storage tank.	Location and Extent	LE2025-019
1	09/30/25	Pinery Village Filing 1, 1st Amendment, Lot 3	Create one lot and three tracts from two existing lots in preparation for development.	Administrative Replat	SB2025-034
1	09/30/25	9056 E Parker Rd, 11th Amendment	New shade structure at existing church and private school.	Amendment	US2025-015
1	10/03/25	10411 Cosmopolitan Circle	Request for a new T-Mobile wireless small cell telecommunications facility.	Site Imp Plan	SP2025-066
2	10/08/25	Perry Park Filing 7, 1st Amd, Lot 11 & 17	Request to adjust the common lot line between two residential lots.	Administrative Replat	SB2025-035

Dist.	Date	Project Title	Project Description	Project Type	Project No.
1	10/20/25	Pinery Planned Dev, 33rd Amd	Allow for mini warehouse use in Business Park Planning Areas.	Planned Dev - Major Amd	ZR2025-006
2	10/20/25	9998 South Perry Park Road	115 acres from RR to A1 to be consist with an existing conservation easement.	Zone Map Change	DR2025-004
3	10/20/25	Range Metropolitan District – 1st Amd	First service plan amendment for the Range Metropolitan District.	Material Modification	SV2025-007
3	10/20/25	5960 N US Highway 85	Build 500,000-ground water storage tank & 6,175 ft of 12' water transmission main.	Location and Extent	LE2025-019
1	11/03/25	Pinery Planned Dev, Major Amendment	Allow for mini warehouse use in Business Park Planning Areas.	Planned Dev – Major Amd	ZR2025-006
2	11/03/25	9560 East Cherry Creek Road	Request to allow 14 horse lessons per day.	Use by Special Review	US2025-003
3	11/03/25	Sterling Ranch Planned Development 13th Amd	Revise Section S-1.2 for school land dedication and cash-in-lieu.	Planned Dev – Major Amd	ZR2025-009
2	11/03/25	Bears Den Rural Site Plan, 2nd Exemption	Request for a Use by Special Review for the keeping of more than 4 household pets.	Use by Special Review	US2025-012
1	12/01/25	Pinecrest Community Church	Request to subdivide into two lots.	Minor Dev Residential	SB2024-070
	12/01/25	2050 Transportation Master Plan	Adoption of the 2050 Transportation Master Plan	Resolution	

Upcoming BCC Land Use Hearings or Meetings

Dist.	Date	Project Title	Project Description	Project Type	Project No.
1	10/14/25	Antelope Crossing Rezoning	Rezone a 42.24-acre parcel from A1 to LRR for future development of single-family lots.	Rezoning	ZR2024-015
1	10/14/25	Antelope Crossing Minor Dev Plat	Subdivide a 42.24-acre parcel into 4 single-family residential lots.	Minor Dev Residential	SB2024-066
3	10/14/25	Wildcat Reg Park Land Disposal Request	HRCA for a 202-acre tract of land known as Wildcat Regional Park.	Land Disposal Request	MI2025-015
1	10/14/25	Compark Business Campus Metro Dist – Service Plan Amd	Request for approval of a service plan amendment for Compark Business Campus Metropolitan District.	Service Plan Amendment	SV2025-006

Dist.	Date	Project Title	Project Description	Project Type	Project No.
1	10/28/25	Pinery Planned Development 31st Major Amendment	Increase dwelling units in PA 63 from 15 single-family detached lots to 44 single-family detached lots.	Planned Development – Major Amd	ZR2023-002
3	10/28/25	Owens Ind'l Park Filing 1, 1st Amd, Lot 1A & M/B, 3rd Amd	Request for Brannon Sand and Gravel asphalt batch plant.	Use by Special Review	US2021-002
2	11/03/25	Canyons South Filing 1A, 4th Amendment	Adjust road and tract boundaries within Canyons South Planned Development.	Replat	SB2025-018
2	11/03/25	9998 South Perry Park Road	115 acres from RR to A1 to be consistent with an existing conservation easement.	Zone Map Change	DR2024-005
3	11/18/25	Range Metropolitan District – 1st Amd	First service plan amendment for the Range Metropolitan District.	Material Modification	SV2025-007
2	11/18/25	9560 S East Cherry Creek Rd	Request to allow 14 horse lessons per day.	Use by Special Review	US2025-003
3	11/18/25	Sterling Ranch Planned Dev 13th Amd	Revise Section S-1.2 for school land dedication and cash-in-lieu.	Planned Dev – Major Amd	ZR2025-009
2	11/18/25	Bears Den	Keeping of more than 4 household pets.	Use by Special Review	US2025-012
1	12/16/25	Pinecrest Community Church	Request to subdivide into two lots.	Minor Dev Residential	SB2024-070

Pre-submittals

Dist.	Date	Project Title	Project Description	Project Type	Project No.
2	09/18/25	9455 Democrat Rd	PWSD proposes a water main for redundancy of drinking water.	Location and Extent	PS2025-209
3	09/18/25	Highlands Ranch Filing 26, Lot 1	Allow a veterinary clinic.	Planned Dev - Major Amd	PS2025-205
1	09/23/25	7076 Inspiration Dr	Discuss building a new church or converting the existing structure(s) for a church.	Site Imp Plan	PS2025-204
1	09/23/25	Meridian Office Park Filing 1, 2nd Amd	Install a feeder cable to supply backup power.	Location and Extent	PS2025-210
2	09/23/25	9009 Clydesdale Rd	Add 80 paved parking spaces.	Amendment	PS2025-202
2	09/23/25	9757 Hilltop Rd	Development of 68 single-family lots and 2 agricultural lots.	Preliminary Plan	PS2025-208
3	09/23/25	6400 Roxborough Park Rd and other Properties	Comprehensive Master Plan Amendment to allow higher density residential development.	CMP Amendment	PS2025-203
1	10/08/25	8754 North State Highway 83	Allow for a mix of commercial uses with multiple buildings on the site.	Rezoning	PS2025-220

Streamline Pre-submittals

Dist.	Date	Project Title	Project Description	Project Type	Project No.
2	09/18/25	Castle Oaks Filing 1 Block 8, Lots 2 & 3	Create more usable space for the owner.	Administrative Replat	PS2025-206
2	09/30/25	Perry Park Filing 2, Lot 15, Blk 9	Relocate a drainage easement on the property to optimize the build site.	Administrative Replat	PS2025-216

Dist.	Date	Project Title	Project Description	Project Type	Project No.
2	10/07/25	M/B N & S of Echo Valley Rd	Zone Map Change to upzone from ER to A1 zoning	Zoning Map Change	PS2025-223

New Applications

Dist.	Date	Project Title	Project Description	Project Type	Project No.
3	09/17/25	Range Filing 1	Create 315 single-family residential lots.	Final Plat	SB2025-036
3	09/17/25	River Canyon Filing 2, 3rd Amd, Lot 2A-1	DWSD for expansion and renovation of the Chatfield Basin Water Reclamation Facility.	Location and Extent	LE2025-018
3	09/19/25	Highlands Ranch Filing 25-B, Lot 4, 2nd Rev, 2nd Mod	Request to add roof cover to portion of tire store site.	SIP Modification	SP2025-074
3	09/19/25	Sterling Ranch Planned Dev 13th Amd	Revise Section S-1.2 pertaining to school land dedication.	Planned Dev - Major Am	ZR2025-009
1	09/19/25	9056 E Parker Rd, 11th Amendment	New shade structure over at existing church and private school.	Amendment	US2025-015
1	09/19/25	Inverness Filing 7, 15th Amd, Lot 1A, 1st Rev, 7th Mod	Request to replace existing generator.	SIP Modification	SP2025-072
1	09/22/25	Westbrook Ent & Sports Dist PD, 5th Amd	City of Lone Tree for a Planned Development Rezoning to create a new Planning Area 10.	External Referral	RE2025-145
2	09/22/25	Kelty Farms, Lot 17	Request for minor adjustment to recently approved secondary building envelope.	Administrative Replat	SB2025-037
1	09/23/25	Looking Glass Filing 33	2nd request - Town of Parker for the final plat	Ext Referral	RE2025-147
2	09/23/25	The Villages at Castle Rock 2nd Amd, Liberty Village Portion Tract B	Town of Castle Rock - preapplication detailing a SDP consisting of a 27,600 sq. ft. combined Fire Station and Logistical Facility.	External Referral	RE2025-146
3	09/23/25	Reynolds Ind'l Park, 2nd Amd Lot 17A 1st Mod	Request to add minor improvements to an existing industrial site.	SIP Modification	SP2025-075
1	09/24/25	DC Ind'l Park Filing 1, Lot 5, 1st Rev, 8th Mod	Request to add fuel storage tank to existing commercial site.	SIP Modification	SP2025-076
2	09/25/25	Charter Oaks, Filing No 1, Lot 3, 6th Amd	City of Castle Pines for a Site Improvement Plan detailing a 510 square foot coffee shop.	External Referral	RE2025-148
3	09/25/25	5960 N US Highway 85	SWSD request to add water main and 500,000-gallon ground water storage tank.	Location and Extent	LE2025-019
1	09/30/25	Pine Curve Filing 1	2nd request - Town of Parker to create a lot for open space, parks & drainage.	External Referral	RE2025-149
2	09/30/25	Meadows Filing 19, Parcel 2S Amd 1	Town of Castle Rock replat & reconfigure Tract A & increase the area of Lot 1.	External Referral	RE2025-150
3	09/30/25	Lambert Ranch Rural Site Plan Exemption	Request for a residential building envelope adjustment on parcel 17.	Exemption	EX2025-009
2	10/01/25	Canyons Far South Site Dev Plan	4th request - Town of Castle Rock for the Canyons Far South SDP	External Referral	RE2025-152
2	10/01/25	Reata South Filing 1, Lot 59	Reduce rear setback from 30' to 25.10' for construction error.	Administrative Variance	VA2025-011
1	10/01/25	Looking Glass Filing 36	2nd Request - Town of Parker for the final plat	Ext Referral	RE2025-151
2	10/02/25	Canyonside Filing 4, Havana Street Pond Access Road	Referral request from the City of Castle Pines for an access road.	External Referral	RE2025-154

Dist.	Date	Project Title	Project Description	Project Type	Project No.
2	10/02/25	Brickyard PD Plan & Zoning Regulations, Amendment	Town of Castle Rock - amendment to the PD to incorporate and zone 0.41 acres of Town-owned, Prairie Hawk Drive ROW.	External Referral	RE2025-155
1	10/02/25	Mobile Radio Service Facilities Code Amds	City of Lone Tree - Amendments to Chap 11 & 16 of Mobile Radio Service Facilities Code	External Referral	RE2025-153
2	10/07/25	Echo Valley Road Zone Map Change	Change from ER to A1 to bring into compliance with the Master Plan.	Zoning Map Change	DR2025-009
2	10/07/25	Lagae Family Trust Minor Dev Lot 5	City of Castle Pines - setback variance from 20' to 14' or 11.2' for a commercial building.	External Referral	RE2025-156

New Sign Permits

Dist.	Date	Project Title	Project Description	Project No.
1	09/17/25	Meridian Office Park Filing 4 7th Amd Lot 3D	Auria Aerial Fitness - 12509 E Lincoln Ave Unit #303	SG2025-116
1	09/25/25	Stonegate Filing 22, 5th Amd, Tract B	Stonegate North Villages - 9511 S Jordan Rd	SG2025-117
3	09/25/25	Highlands Ranch Filing 137A 2nd Amd, Lot 2A-2	Urban Bricks Pizza - 3506 Town Center Dr	SG2025-118
1	09/26/25	Inverness Filing 7, 5th Amendment, Lot 2D-1	Warespace - 360 Inverness Dr	SG2025-119 & 2025-220
3	09/29/25	Highlands Ranch Filing 107B, Lot A	The Gardens Garden Center - 9542 S University Blvd	SG2025-121 & 2025-122
3	09/30/25	Highlands Ranch Filing 61B, 1st Amd, Lot 1F	Credit Union of Colorado - 6654 Timberline Rd Unit D	SG2025-123 & 2025-124
3	09/30/25	Sterling Ranch Filing 3A, 3rd Amd, Lot 324A	Sterling Ranch Prospect Village - 9880 Waterton Rd	SG2025-125
3	10/02/25	Highlands Ranch Filing 148, 122Z	Wild Cat Wine & Spirits - 3996 Red Cedar Dr Unit #A7	SG2025-126

Liquor Licenses

Dist.	Date	License Type	Business Name & Address	License No.
3	09/26/25	Hotel and Restaurant - Transfer	Bullworker III, ILC - 9344 Dorchester St Building #7	LL2025-074

Special Event Liquor Permits

Dist.	Date	Event Name	Permittee Name & Event Address	Permit No.
3	09/19/25	Winter Winefest	Highlands Ranch Community Scholarship Fund - 4800 MacArthur Ranch Rd	LL2025-072
3	09/24/25	Haunted Forest	Highlands Ranch Backcountry Wilderness Area Fund - 11165a Monarch Blvd	LL2025-073
3	09/26/25	Bubbles and Breathe	Highlands Ranch Community Assoc (HRCA) - 4800 McArthur Ranch Rd	LL2025-075
3	10/02/25	Sounds of the Season	Highlands Ranch Cultural Affairs Assoc - 4800 MacArthur Ranch Rd	LL2025-076
3	10/07/25	Game Show Night	HRCA - 4800 McArthur Ranch Rd	LL2025-077