

ROXBOROUGH VILLAGE METROPOLITAN DISTRICT

141 Union Boulevard, Suite 150
Lakewood, Colorado 80228-1898
Tel: 303-987-0835 • 800-741-3254
<https://roxvillagemetro.colorado.gov/>

NOTICE OF MEETING AND AGENDA

<u>Board of Directors:</u>	<u>Office:</u>	<u>Term/Expires:</u>
Ephram Glass	President	2027/May 2027
Debra Prysby	Vice President	2027/May 2027
Clifford Linhardt	Treasurer	2029/May 2029
Ronald Bendall	Secretary	2029/May 2029
Stephen Throneberry	Assistant Secretary	2029/May 2029

DATE: September 10, 2025

TIME: 6:00 p.m.

LOCATION: West Metro Station 15 Meeting Room and Zoom Meeting

<https://us02web.zoom.us/j/86267550643?pwd=V3RnRGRtWkRyUlZZc1VMWTJFZjFHdz09>

Meeting ID: 862 6755 0643

Passcode: 987572

** Agenda is preliminary and subject to change by majority vote of the Board at the meeting.*

** Individuals requiring special accommodation to attend and/or participate in the meeting please advise the District Manager (pripko@sdmsi.com or 303-987-0835) of their specific need(s) before the meeting.*

I. ADMINISTRATIVE MATTERS (5 minutes)

A. Disclosure of Potential Conflicts of Interest

B. Additions/Deletions/Approval of Agenda

II. PUBLIC COMMENTS/HOMEOWNER REQUESTS (15 minutes) *

- A. Members of the public may express their views to the Board on matters that affect the District. Comments will be limited to three (3) minutes. Questions may be asked of the Board but will not be answered at this time. Please refer to the Meeting Code of Conduct for additional guidelines.
-

III. CONSENT AGENDA – (5 minutes) *

These items are considered to be routine and will be approved and/or ratified by one motion. There will be no separate discussion of these items unless a Board Member so requests, in which event, the item will be removed from the Consent Agenda and considered on the Regular Agenda.

Board Meeting Minutes:

- A. June 20, 2025- corrected (enclosure)
- B. August 20, 2025 (enclosure)
- C. August 24, 2025 (enclosure)

Ratifications:

- A. Ratification of the construction agreement with Chavez Services to install a pathway on the east side of Preble's Pond (enclosure)
 - B. Ratification of the snow removal agreement with Chavez Services for the 2025-2026 season (enclosure)
 - C. Ratification of the agreement with Arvada Pump to perform work on the Crystal Lake pumps (enclosure)
 - D. Ratification of the N&D Tree agreement for tree removals and pruning (enclosure)
 - E. Ratification of the agreement with Chavez Services to make long-term repairs to the bridge by Rampart Way (enclosure)
-

IV. FINANCIAL MATTERS (10 minutes)*

- A. Review and ratify approval of the payment of claims for the period ending August 31, 2025 for the amount of \$XX,XXX. (enclosure):

- B. Review and accept unaudited financial report for the period ending August 31, 2025 (enclosure)

- C. Discuss unapproved invoices in bill.com

- D. Discuss draft 10-year budget including effects of HB24B-1001.

V. CONTRACTOR/CONSULTANT REPORTS

- A. Landscaping Updates- CDI Landscape, LLC. (10 minutes)*
 - 1. Review Monthly Report. (enclosure)

-
2. Update on fixing drip irrigation through the district and adding drip irrigation to the west and east sides of the Community Park parking lot.
-

B. Engineering Updates

1. Update on Crystal Lake intake work (2 minutes)

2. Update on Little Willow Creek bridge work. (3 minutes)

3. Other

VI. LEGAL MATTERS

- A. Update on HOA easement agreements. (2 minutes)

- B. Update on proposed dredging of pond south of the Roxborough Marketplace. (2 minutes)

- C. Update on maintenance agreement with Douglas County. (2 minutes)

- D. Other

VII. AGENDA PRIORITIES

- A. Updates on Community Park Playground. (3 minutes)

- B. Update on prerequisites for posting a job opening for a field supervisor. (8 minutes) *
- C. Discuss and consider approval of adding retaining walls and mulch to the trees west of the main parking lot in Community Park (enclosure). (3 minutes)

- D. Updates and discussion on updating District signage (enclosure). (2 minutes)

- E. Update regarding cameras (enclosure)
-

- F. Other
-

VIII. OPERATION AND MAINTENANCE MATTERS

- A. District management updates. *SDMS to provide written updates/enclosures on the following items to be included in the Board packet (2 minutes).*
-

1. Review lists of current approved and requested community permits (Sports Field Use, Park Areas & Gazebo, Food Truck Vendors, etc.) (enclosure).
-

2. SDMS Monthly Report (enclosure).
-

3. Review and discuss, if needed, any recent general communications to District or CORA Requests.
-

4. Monthly Invoice from Foothills Park & Recreation (enclosure).
-

- B. General Updates regarding ongoing projects or activity. *SDMS to provide written updates/enclosures on following items to be included in the Board Packet.*

1. Update and status of identifying vendor(s) for general repairs and maintenance of existing playground equipment. (3 minutes)
-

2. Update on turf replacement/xeriscape contract. (3 minutes)
-

IX. DIRECTOR MATTERS

- A. Other
-

X. OTHER MATTERS

- A. Review action items and add them to the task spreadsheet. (2 minutes) *
-

- B. Other.
-

XI. PUBLIC COMMENTS/HOMEOWNER REQUESTS (15 minutes)*

- A. Members of the public may express their views to the Board on matters that affect the District. Comments will be limited to three (3) minutes. Please sign in. Questions may be asked of the Board but will not be answered at this time. Please refer to the Meeting Code of Conduct for additional guidelines: <https://roxvillagemetro.colorado.gov/documents-and-information/code-of-conduct>
-

XII. ADJOURNMENT

**THE NEXT REGULAR MEETING IS SCHEDULED FOR WEDNESDAY,
OCTOBER 15, 2025**

RECORD OF PROCEEDINGS

MINUTES OF A SPECIAL MEETING OF THE BOARD OF DIRECTORS OF THE ROXBOROUGH VILLAGE METROPOLITAN DISTRICT HELD JUNE 20, 2025

A Special Meeting of the Board of Directors (referred to hereafter as the "Board") of Roxborough Village Metropolitan District (the "District") was convened on Friday, the 20th day of June, 2025 at 3:00 p.m. at Roxborough Community Park, 7671 N. Rampart Range Rd, Roxborough, CO 80125. The meeting was open to the public.

ATTENDANCE

Directors In Attendance Were:

Ephram Glass	President/Chairperson
Debra Prysby	Vice President
Ronald Bendall	Secretary
Stephen Throneberry	Assistant Secretary

Also In Attendance:

Damon Barker, CDI

CALL TO ORDER Chairperson Glass called the meeting to order at 3:00 p.m.

I. ADMINISTRATIVE MATTERS

A. Disclosure of Potential Conflicts of Interest

The Board discussed the requirements pursuant to the Colorado Revised Statutes to disclose any potential conflicts of interest or potential breaches of fiduciary duty to the Board of Directors and to the Secretary of State. Director Glass noted that a quorum was present and requested that members of the Board disclose any potential conflicts of interest with regard to any matters scheduled for discussion at this meeting, and incorporated for the record those applicable disclosures made by the Board members prior to this meeting in accordance with the statute. It was noted that there are no Directors' Disclosure Statements to be filed.

B. Additions/Deletions/Approval of Agenda

Following discussion, upon motion duly made by Director Glass, seconded by Director Bendall, and, upon vote, unanimously carried, the Board approved the agenda to perform a landscape walkthrough of areas of the District north of Village Circle West.

II. PUBLIC COMMENTS/HOMEOWNER REQUESTS

There were no public comments.

III. BOARD DISCUSSION MATTERS

A. Discuss District Landscaping

The Board toured the landscaping of the community. The Board noted issues of landscape care and condition, irrigation, repair, and maintenance items.

IV. OTHER MATTERS

A. Other

None.

V. PUBLIC COMMENTS/HOMEOWNER REQUESTS

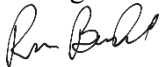
There were no public comments.

VI. ADJOURNMENT

There being no further business to come before the Board at this time, upon motion duly made by Director Prysby, seconded by Director Bendall, and upon vote, unanimously carried, the Special Meeting was adjourned at 5:00 p.m.

APPROVAL:

The foregoing minutes, which have been approved by the affirmative majority vote of the Board of Directors of the Roxborough Village Metropolitan District, are a true and accurate record of the meeting held on the date stated above.



Ron Bendall, Secretary

**MINUTES OF REGULAR MEETING OF
THE BOARD OF DIRECTORS OF THE
ROXBOROUGH VILLAGE METROPOLITAN DISTRICT
HELD
AUGUST 20, 2025**

A regular meeting of the Board of Directors (referred to hereafter as the “Board”) of the Roxborough Village Metropolitan District (the “District”) was convened on Wednesday, the 20th day of August, 2025 at 6:00 p.m. at the Roxborough Library, 8357 N Rampart Range Rd # 200, Littleton, CO 80125 and via Zoom. The meeting was open to the public.

CALL TO ORDER

District Manager Ripko called the meeting to order at 6:00 p.m.

ATTENDANCE

Directors In Attendance:

Ephram Glass, President
Debra Prysby, Vice President
Clifford Linhardt, Treasurer
Ronald Bendall, Secretary
Stephen Throneberry, Assistant Secretary

Also In Attendance:

Peggy Ripko; Special District Management Services, Inc. (“SDMS”)

Dino Ross, Esq.; Ireland Stapleton Pryor & Pascoe, P.C.

Kara Dunham and Robin Grzegorzewski; Gemsbok Consulting Inc. (“Gemsbok”) (for a portion of the meeting)

Damon Barker; Consolidated Divisions, Inc. d/b/a CDI Environmental Contractor (“CDI”) (for a portion of the meeting)

Debbie McInnis, Homeowner

**DISCLOSURE OF
POTENTIAL
CONFLICTS OF
INTEREST**

Disclosure of Potential Conflicts of Interest: The Board discussed the requirements pursuant to the Colorado Revised Statutes to disclose any potential conflicts of interest or potential breaches of fiduciary duty to the Board of Directors and to the Secretary of State. District Manager Ripko noted that a quorum was present and requested that members of the Board disclose any potential conflicts of interest with regard to any matters scheduled for discussion at this meeting and incorporated for the record those applicable disclosures made by the Board members prior to this meeting in accordance with the statute. It was noted that all Board members with potential conflicts had filed the disclosure statements.

**ADMINISTRATIVE
MATTERS**

Agenda: District Manager Ripko reviewed with the Board the proposed Agenda.

Following discussion, upon motion, duly made by Director Glass, seconded by Director Throneberry, and, upon vote, unanimously carried, the Board approved the Agenda.

**PUBLIC
COMMENTS**

Ms. McInnis, homeowner, requested an update regarding the bridge repairs. District Manager Ripko advised her that the bridge repairs will be addressed later in the meeting.

CONSENT AGENDA

Upon motion, duly made by Director Prysby, seconded by Director Linhardt, and, upon vote, unanimously carried, the Board approved the Consent Agenda with the following items:

- Minutes of the June 20, 2025 Landscape walkthrough.
 - Minutes of the July 14, 2025 Board meeting.
 - Minutes of the July 16, 2025 Board meeting.
 - Minutes of the August 11, 2025 Board meeting.
 - Ratification of the First Amendment to the 2025 Agreement for Landscape Maintenance Services with CDI.
 - Ratification of the construction agreement with Chavez Services to perform work on the main parking lot in Community Park.
 - Approve of the agreement with Arvada Pump to perform work on the Crystal Lake pumps.
 - Approve of the N&D Tree agreement for tree removal and pruning.
-

**FINANCIAL
MATTERS**

Claims: The Board considered the claims paid for the period ending July 31, 2025 for a total of \$198,593.76.

Following discussion, upon motion, duly made by Director Throneberry, seconded by Director Glass and, upon vote, unanimously carried, the Board ratified and approved payment of the claims.

Unaudited Financial Report: The Board reviewed the unaudited financial report for the period ending July 31, 2025.

Following discussion, upon motion, duly made by Director Throneberry, seconded by Director Glass, and, upon vote, unanimously carried, the Board accepted the unaudited financial report for the period ending July 31, 2025.

**CONTRACTOR/
CONSULTANT
REPORTS**

Landscaping Updates - CDI Landscape, LLC:

Monthly Report: The Board reviewed the Monthly Report.

Update on Drip Irrigation: The Board discussed the update on adding drip irrigation to the west and east sides of the Community Park parking lot. CDI reported that the work started on the south end of Chatfield Farms west, but the crews stopped work due to main line breaks. CDI will be doing the west side of parking lot once utility locates are completed.

Engineering Updates :

Update on Crystal Lake Intake Work: The Board discussed the update on the Crystal Lake intake work. The parts have been ordered and work should be done in September.

Proposals for Bridge Work: The Board reviewed the proposals for replacement of the bridge. Following discussion, the Board requested proposals for repairing the bridge, not replacing it.

Farnsworth Group Proposal: The Board reviewed the Farnsworth Group's August 13, 2025 Project Services Proposal for South Creek Crossing Improvements.

Following discussion, upon motion, duly made by Director Prysby, seconded by Director Throneberry, and, upon vote, carried with Directors Glass, Throneberry and Bendall voting yes, Director Prysby voting no, and Director Linhardt abstaining from voting, the Board approved the Farnsworth Group's proposal.

Farnsworth Group Invoice Balance: The Board discussed the outstanding balance for work previously performed by the Farnsworth Group. The remaining balance is the hydraulic study.

Following discussion, upon motion, duly made by Director Glass, seconded by Director Linhardt, and, upon vote, unanimously carried, the Board approved payment of the outstanding balance owed the Farnsworth Group.

Other: None.

LEGAL MATTERS

Update on HOA Easement Agreement Form: District Manager Ripko advised the Board that all but one HOA has signed the agreement, and that HOA is planning to approve the agreement at the August Board meeting. District Manager Ripko will be following up with the HOA at the beginning of September.

Executive Homes Detention Pond: The Board discussed requesting Douglas County to share in the cost to dredge the detention pond north of the Executive

Homes. The Board authorized Director Glass to discuss splitting the cost with Douglas County.

Amendment to Rules & Regulations: Attorney Ross discussed with the Board the suggested amendment to the Rules and Regulations. Following discussion, upon motion, duly made by Director Glass, seconded by Director Linhardt, and, upon vote, unanimously carried, the Board approved the amendment to the Rules and Regulations.

Other: None.

AGENDA PRIORITIES

Community Park Playground Update: The Board reviewed the Community Park Playground design.

Following discussion, upon motion, duly made by Director Linhardt, seconded by Director Throneberry, and, upon vote, unanimously carried, the Board approved the playground design.

Status of Hiring Field Supervisor: Ms. Ripko updated the Board on the status of preparing for hiring field supervisor.

Contract for Snow Removal Services: The Board reviewed the proposal for from Chavez Services to perform snow removal services for the 2025-2026 snow season.

Following discussion, upon motion, duly made by Director Bendall, seconded by Director Glass, and, upon vote, unanimously carried, the Board approved the proposal from Chavez Services.

Proposal to Construct Preble's Pond Path: The Board discussed a proposal to construct a path East of Preble's Pond.

Following discussion, upon motion, duly made by Director Throneberry, seconded by Director Linhardt, and, upon vote, carried with Directors Throneberry, Linhardt, Bendall, and Glass voting yes and Director Prysby abstaining from voting, the Board approved the proposal to construct a three (3) foot wide path East of Preble's Pond.

Retaining Walls and Mulch: The Board reviewed a proposal to add retaining walls and mulch to the trees west of the main parking lot in Community Park. The Board requested the proposal be updated to include using mortar and requested an example of what it would look like.

District Signage: The Board reviewed a proposal to design signage for the District.

Following discussion, upon motion, duly made by Director Glass, seconded by Director Linhardt, and, upon vote, unanimously carried, the Board approved the proposal to design the District's signage, subject to clarification on what is included

and what is excluded.

Nursery Pots for Greenhouse: The Board discussed purchasing more nursery pots for the greenhouse at a not-to-exceed amount of \$300.00. Following discussion, upon motion, duly made by Director Throneberry, seconded by Director Bendall, and, upon vote, unanimously carried, the Board approved purchasing more nursery pots for the greenhouse at a not-to-exceed amount of \$300.00.

Other: Director Glass discussed modifying the railing in the playground to plan for a bench to be installed in the future. The Board agreed to meet on site to review the options.

The Board and Attorney Ross discussed the proposed license agreement drafted by Attorney Ross that would permit homeowners to perform limited landscaping on District property. The consensus of the Board was to send the license agreement with a cover letter to be prepared by Attorney Ross and the operations committee.

**OPERATION AND
MAINTENANCE
MATTERS**

District Management Updates: The Board discussed the following District Management updates:

Community Permits: The Board reviewed the lists of current approved and requested community permits.

SDMS Monthly Report: District Manager Ripko presented the monthly report to the Board.

General Communications to the District or CORA Requests: No requests were received.

Invoice from Foothills Park & Recreation District: The Board reviewed the monthly invoice from Foothills Park & Recreation District.

General Updates:

Turf Replacement/Xeriscape: None.

Other: None.

OTHER MATTERS

None.

**PUBLIC
COMMENTS/HOME
OWNER REQUESTS**

None.

ADJOURNMENT

There being no further business to come before the Board, upon motion, duly made by Director Glass, seconded by Director Prysby, and, upon vote, unanimously carried, the meeting was adjourned.

APPROVAL:

The foregoing minutes, which have been approved by the affirmative majority vote of the Board of Directors of the Roxborough Village Metropolitan District, are a true and accurate record of the meeting held on the date stated above.

Ron Bendall, Secretary

RECORD OF PROCEEDINGS

MINUTES OF A SPECIAL MEETING OF THE BOARD OF DIRECTORS OF THE ROXBOROUGH VILLAGE METROPOLITAN DISTRICT HELD AUGUST 24, 2025

A Special Meeting of the Board of Directors (referred to hereafter as the "Board") of Roxborough Village Metropolitan District (the "District") was convened on Monday, the 24th day of August, 2025 at 12:00 p.m. at the Community Park Parking Lot, 7671 N Rampart Range Rd # 200, Littleton, CO 80125. The meeting was open to the public.

ATTENDANCE

Directors In Attendance Were:

Ephram Glass
Debra Prysby
Clifford Linhardt
Stephen Throneberry

Also In Attendance Were:

Ermilo Chavez; Chavez Services (for a portion of the meeting)

CALL TO ORDER At 12:02 p.m. the meeting was called to order.

I. ADMINISTRATIVE MATTERS

A. Disclosure of Potential Conflicts of Interest

The Board discussed the requirements pursuant to the Colorado Revised Statutes to disclose any potential conflicts of interest or potential breaches of fiduciary duty to the Board of Directors and to the Secretary of State. Director Glass noted that a quorum was present and requested that members of the Board disclose any potential conflicts of interest with regard to any matters scheduled for discussion at this meeting, and incorporated for the record those applicable disclosures made by the Board members prior to this meeting in accordance with the statute. It was noted that there are no Directors' Disclosure Statements to be filed.

B. Additions/Deletions/Approval of Agenda

Following discussion, upon motion duly made by Director Glass, seconded by Director Throneberry, and, upon vote, unanimously carried, the Board approved the agenda.

II. PUBLIC COMMENTS/HOMEOWNER REQUESTS

There were no public comments.

III. BOARD DISCUSSION MATTERS

A. Review and consider approval of bridge repair proposals.

Director Glass reviewed the proposals from CDI and Chavez Services to make temporary repairs to the bridge near Rampart Way. He noted both proposals were within \$25 of each other. Following discussion, upon motion duly made by Director Glass, seconded by Director Throneberry, and, upon vote, unanimously carried, the Board approved spending \$4,100 to make temporary repairs and to use the contractor that could begin work soonest with a preference for Chavez Services. Ermilo Chavez noted he could get started within the week. With that information, the consensus of the Board was to move forward with Chavez Services for the temporary repairs. Director Glass relayed to the Board that without as-builts it was likely going to cost \$200,000 to \$300,000 to replace the bridge by Rampart Way because the abutments would need to be replaced. Director Prysby acknowledged that there were likely no as-builts in the district's files. Chavez Services had supplied a proposal to redo the top section of the bridge and repaint it and adjust the concrete path on the east side to eliminate the sharp dip toward the bridge. Following discussion, upon motion duly made by Director Glass, seconded by Director Throneberry, and, upon vote, unanimously carried, the Board approved the \$56,901 bridge repair and \$12,189 concrete proposals and rescind the approval of the TrueNorth Steel bridge replacement.

B. Review proposed park improvements and discuss possible changes.

The Board toured the playground construction. The consensus of the Board was to install a railroad tie stairway on the southwest corner of the parking lot where pedestrians have made a trail down the hill. The Board discussed landscaping options for the playground. The consensus of the Board was to install native, xeric landscaping on the north and west sides of the playground with two benches between the trees on the west side. The consensus included obtaining proposals from landscapers and adjusting the ramp railings to have gaps at the landing to allow entry to the bench area and entry on the west side to a future overlook. The trashcan that had been removed during construction would be relocated by the two benches east of the ramp.

C. Other

Director Glass noted two trees recently died in front of Chatfield Farms Estates and suggested adding those to N&D Tree's scope of work. Following discussion, upon motion duly made by Director Glass, seconded by Director Linhardt, and, upon vote, unanimously carried, the Board approved adding those two trees to N&D Tree's scope of work.

Director Glass noted he had met with EcoResources to identify where to locate the pond aerator pumps. The suggested locations were the north side of Preble's Pond, the west side of Tadpole Pond and the northwest corner of Heron Pond. The consensus of the Board was that those locations were ok. Director Glass was directed to provide a map for final confirmation.

The Board discussed the District's water rights and what actions may be necessary to maintain them. Director Glass noted that dredging was likely more expensive than relocating or expanding Preble's Pond to the west. After some discussion, the consensus of the Board was to ask a water rights lawyer what was the more prudent course of action.

IV. ADJOURNMENT

There being no further business to come before the Board at this time, upon motion duly made by Director Glass, seconded by Director Prysby, and upon vote, unanimously carried, the Special Meeting was adjourned at 1:11 p.m.

Respectfully submitted,

By: _____
Secretary for the Meeting

CONSTRUCTION AGREEMENT

This Construction Agreement (“**Agreement**”), effective the 22nd day of August, 2025 (“**Effective Date**”), is entered into by and between Chavez Services, LLC, a Colorado Limited Liability Company (“**Contractor**”) and the Roxborough Village Metropolitan District, a political subdivision of the State of Colorado (“**District**”). The Contractor and the District are referred to collectively as the “**Parties**” and individually as a “**Party**.”

Now, therefore, in consideration of the mutual promises and covenants contained herein, the Parties agree as follows:

1. Project. The Contractor agrees to perform the work described in Estimate No. E2025318, dated August 14, 2025, and attached as Attachment A (“**Project**”). This Agreement and the attached Attachment A, as they may be amended by any approved and signed Change Order, are referred to as the “**Contract Documents**.” If there is a conflict between this Agreement and any other Contract Documents (except for an approved and signed Change Order), this Agreement shall control.

2. Work. The term “**Work**” means all labor, materials, equipment, tools, and services necessary to perform and complete in a workmanlike manner construction of the Project in strict compliance with the Contract Documents. The Contractor agrees to perform the Work in a good and workmanlike manner in accordance with the Contract Documents and all applicable licenses and permits.

3. Contract Price and Payment. In exchange for the Contractor’s satisfactory performance of the Project, the District shall pay the Contractor a total of Nineteen Thousand Six Hundred and Thirty Dollars (\$19,630.00) (“**Contract Price**”). The District shall pay the Contractor the Contract Price within 30 calendar days of the date the District accepts the Project as satisfactorily completed.

4. Governmental Immunity and Indemnification.

a. This Agreement and the other Contract Documents are not intended, and shall not be construed, as a limitation on or waiver of the rights, privileges, immunities, limitations on damages and defenses provided to, or enjoyed by, the District and its current and former directors, officers, representatives, and agents under federal or state law, including but not limited to the Colorado Governmental Immunity Act, C.R.S. § 24-10-101, *et seq.*

b. The Contractor shall indemnify and defend the District and its current and former directors, officers, representatives, and agents from and against any loss, liability, damage, claim, cost, or expense (including reasonable attorneys’ fees, costs, and expenses) of any kind or nature whatsoever arising from or relating to any intentional or negligent act or omission of the Contractor, or any subcontractor, vendor or supplier, or any other person or entity performing any Work or any aspect of this Agreement, the other Contract Documents, or the Project. The District has the right to select its legal counsel, even though the Contractor is solely responsible for the payment of the attorneys’ fees, costs, and expenses incurred by such legal counsel.

5. Changes in the Work. Changes in the Work may only be accomplished after execution of this Agreement by a Change Order. A Change Order shall be in writing and signed by the Parties. At a minimum, the Change Order shall state the change in the Work and the amount of the adjustment, if any, in the Contract Price.

6. Permits, Fees, and Government Inspections. The Contractor shall secure and pay for all governmental fees and inspections necessary for proper execution and completion of the Work. The Contractor also shall secure and pay for all permits necessary to perform the Work; provided, that the costs of the permits are in addition to the Contract Price and shall be submitted to the District for reimbursement. The Contractor represents and warrants that it holds all licenses necessary for performance of the Work and agrees to maintain such licenses throughout the duration of the Project.

7. Insurance. The Contractor shall maintain workers' compensation insurance required on all Contractor employees with minimum coverage at least equal to the statutory minimum. The Contractor shall also maintain comprehensive general liability, independent contractor's liability, and business automobile liability insurance with minimum coverage for bodily injury in the amount of \$1,000,000 per occurrence and minimum coverage for property damage in the amount of \$1,000,000 per occurrence. All such insurance shall include the "Roxborough Village Metropolitan District" as an additional insured and shall include a provision prohibiting cancellation, termination, or alteration without thirty (30) days prior written notice to the District. The insurance also shall state that the District's insurance is not contributory. The Contractor shall provide the District with a copy of the Certificate(s) of Insurance or endorsement(s) before commencing the Work.

8. Non-Conforming Work and Warranty. For a period of one year after the date of final settlement payment, the Contractor warrants to the District that materials and equipment furnished under this Agreement will be new and of good quality, the Work and the workmanship will be free from defects, and the Work will conform to the requirements of the Contract Documents. Work not conforming to these requirements, including substitutions not properly approved and authorized, shall constitute "**Non-Conforming Work**". If, within one year after the date of final settlement payment, Non-Conforming Work is discovered, the Contractor shall correct it promptly after receipt of written notice from the District. If the Contractor fails to promptly correct the Non-Conforming Work, the District may correct it, and the Contractor shall reimburse the District for all fees, costs, and expenses incurred in correcting the Non-Conforming Work.

9. No Assignment. Neither Party may assign or delegate any of its rights or obligations under this Agreement without the prior written consent of the other Party.

10. Attorneys' Fees, Costs, and Expenses. In any civil action or proceeding arising from or relating to this Agreement, the Work, and/or the Project, the prevailing Party shall be awarded its reasonable attorneys' fees, costs, and expenses, including the reasonable attorneys' fees, costs, and expenses incurred in any appellate action and in collecting or executing on any judgment, order, or award.

11. Governing Law, Jurisdiction, and Venue. Colorado law governs this Agreement. Jurisdiction and venue shall lie exclusively in the District Court for Douglas County.

12. Miscellaneous. This Agreement is the entire agreement between the Parties and there are no oral or collateral agreements or understandings. This Agreement may only be amended by a document signed by the Parties. If any provision is held invalid or unenforceable, all other provisions shall continue in full force and effect. Waiver of a breach of this Agreement shall not operate or be construed as a waiver of any subsequent breach of this Agreement. This Agreement is not intended to, and shall not, confer rights on any person or entity not named as a party to this Agreement. This Agreement may be executed in counterparts and by facsimile or electronic PDF, each of which shall be deemed an original and all of which shall constitute one valid and binding instrument.

IN WITNESS WHEREOF, the Parties have executed and delivered this Agreement as of the Effective Date.


**ROXBOROUGH VILLAGE METROPOLITAN
DISTRICT**

By: Ephram Glass
Ephram Glass, Board President

CHAVEZ SERVICES, LLC

By: Ermilo Chavez
Ermilo Chavez, Manager

ATTACHMENT A

		Estimate By: Ermilo Chavez 990 S. Garrison St Lakewood, CO 80226 Cell No. 720-308-2926		
		Client Name / Address	Date: 08/14/2025	Estimate No. E2025318
Roxborough Village Metro District Ephram Glass		Project Location: Roxborough Metro District Trails Littleton, CO (New Crusher Fines Trail, 3' wide)		
Task Description		Qty	Rate	Amount
1. Earthwork 1 - excavate 4" of existing soil, hauling, and disposal.		1215 sq. ft	\$ 1.90	\$ 2,308.50
2. Earthwork 2 - Soil grading and compaction.		1215 sq. ft	\$ 0.60	\$ 729.00
3. Weed Fabric - Sunbelt SBLT6300 .		1215 sq. ft	\$ 0.50	\$ 607.50
4. Landscape Edging - 14 Gauge, green, steedge w/ stakes at 40" on center .		780 lf	\$ 6.00	\$ 4,680.00
5. Place New Crusher Fines Path - 5' wide x 4' thickness, south end widened .		1215 sq. ft	\$ 7.00	\$ 8,505.00
6. Traffic Control			LS	\$ 300.00
7. Mobilization & General Conditions			LS	\$ 2,500.00
		Total Project Estimate		\$ 19,630.00

AGREEMENT FOR SNOW AND ICE REMOVAL SERVICES

This Agreement for Snow and Ice Removal Services ("**Agreement**"), effective the 20th day of August, 2025 ("**Effective Date**"), is entered into by and between Roxborough Village Metropolitan District, a political subdivision of the State of Colorado ("**District**"), and Chavez Services, LLC, a Colorado Limited Liability Company ("**Contractor**"). The District and Contractor are referred to collectively as the "**Parties**" or individually as a "**Party**."

ARTICLE I **SERVICES AND COMPENSATION**

Section 1.1 Services and Compensation:

(a) Services: The District retains Contractor to perform, and Contractor agrees to perform, the snow and ice removal services, including furnishing the labor, materials, supplies, supervision, and equipment necessary to perform such services, described in the Scope of Services attached as **Attachment 1**, which is incorporated by reference and made a part of this Agreement (collectively, the "**Services**"). Contractor will provide only the Services set forth in Attachment 1 and only at the locations ("**Sites**") referenced therein. Additional services beyond those set out in Attachment 1, if requested, shall be provided only when authorized in writing by the District. To the extent any provision of this Agreement and Attachment 1 conflict, directly or indirectly, the provisions of this Agreement shall prevail.

(b) Attendance at Board Meetings and Reports to District Manager: Contractor shall attend Board meetings when requested by the Board or District Manager. Contractor shall submit a summary report of all activities for the prior month to the District Manager in a format determined by the Board. The summary report, and any proposed agenda items that Contractor deems appropriate or necessary for inclusion for an upcoming Board meeting, shall be submitted to the District Manager in sufficient time to be included in the Board packet prepared by the District Manager.

(c) Incomplete Work: If, after Contractor has declared the Services on a given snow/ice event completed, the District claims that work still remains to be performed, the District shall (i) promptly give Contractor notice that work remains to be performed, with sufficient detail for Contractor to understand the remaining work to be performed; and, (ii) provide Contractor 48 hours or, if there are blizzard conditions (12"+ of snow fall) 72 hours, after the storm ends to complete the work before hiring any other entity to complete the Services. These requirements only apply to work included in the Services and does not apply to Additional Services, including but not limited to, snow pile removal and additional areas not shown on the map in Attachment 1. If Contractor satisfactorily completes the work described in the District's notice, Contractor shall be entitled to payment in full for the satisfactory Services performed. Contractor shall pay the difference, if any, between what Contractor would have charged to perform the Service and what it cost to have another entity perform the Service. The District shall have the right to deduct such amount from any payment owed to Contractor.

(d) Response Times: The District understands and agrees that Contractor's response time may be affected by events beyond Contractor's control (e.g., governmental emergency, unforeseeable equipment failure, unusually severe weather conditions, etc.). The District further understands that response time will be affected by Contractor's ability to travel to the Sites, and that Contractor may be delayed or even prevented from reaching the Sites. The District also acknowledges that the rate of snowfall and wind conditions dramatically affect snow/ice management operations. Accordingly, the District agrees that Contractor shall not be held to any specific level of performance when events beyond its control occur, other than it shall make a reasonable, good faith effort to complete the work specified herein.

(e) Hazardous Conditions: The District understands and acknowledges that Contractor's crews may not work safely in blizzard or blizzard-like conditions, or if temperatures and/or wind chill factors fall below 20 degrees Fahrenheit. The District understands that Contractor reserves the right to have its crew(s) cease working in such conditions.

(f) Access to Sites: The District shall provide Contractor with access to the Sites as reasonably required by Contractor to perform the Services.

(g) Commencement Date: Contractor shall commence performance of the Services on the Effective Date and will thereafter continually and diligently perform the Services until this Agreement is terminated or expires, whichever occurs first.

(h) Performance Standards and Warranties: Contractor warrants that it is qualified to assume the responsibilities and perform the Services and has all requisite corporate authority and professional licenses required by Applicable Law. All Services shall be performed timely in accordance with generally accepted practices and the level of competency presently maintained by other professionals providing the same general type of work as the Services.

Section 1.2 Compensation: In consideration of Contractor's satisfactory performance and completion of the Services, the District shall pay Contractor the compensation described in Attachment 2, which is incorporated by reference and made a part of this Agreement.

Section 1.3 Payment:

(a) Request for Payment: Contractor shall submit to the District Manager, by the second Tuesday of the month, a standard pay request form attached to a report detailing the following ("**Request for Payment**"):

- (i) Services performed during the previous month, including but not limited to:
 - A. Locations;
 - B. Time and rate per hour of each employee (if applicable);
 - C. Quantities of materials used in the work performed (if applicable);
 - D. Reason for work performance;
 - E. Detail of problems encountered and corrective action taken or proposed to be taken;
 - F. Work Orders recommended to be performed in the future and the reason the work is recommended; and,

- G. Services performed during the previous month pursuant to an approved Work Order with supporting documentation.
- (ii) Maintenance inspection report discussing (but not limited to) the following:
 - A. Safety conditions;
 - B. Appearance; and,
 - C. Follow up items from the preceding month.
- (iii) A separate section in a Request for Payment, either as an invoice subsection or as a separate invoice, that: (A) describes in detail any Services that were performed within the Chatfield Farms areas shown on Attachment 1; and, (B) the costs associated with such Services.

If Contractor fails to timely provide a Request for Payment and/or fails to provide all of the required information, the District may delay payment up to the next monthly District Board of Directors meeting, or it may reject the Request for Payment and require Contractor to resubmit the Request for Payment with all of the required information. Contractor's failure to timely provide a Request for Payment and/or to provide all of the required information may constitute a breach of this Agreement.

(b) **Payment Procedure:** The District will make payment to Contractor for work satisfactorily completed within thirty (30) calendar days after a Request for Payment that meets the requirements in Section 1.3(a), above, is received by the District. Late fees, penalties, and interest will not be charged against any disputed amount the District does not pay by the date owed. Contractor has the right to stop work, and shall notify the District of such action, if the District does not pay any undisputed portion, or all, of a timely submitted Request for Payment that meets the requirements in Section 1.3(a), above, in full within thirty (30) calendar days of the District receiving the Request for Payment. If Contractor stops work, it shall have no obligation to maintain, care for, or provide any Services to the Sites, unless and until all undisputed amounts owed by the District are paid. During the period Contractor has no responsibility for the Sites, it shall not be liable for any injuries to the District or to any invitee, guest, or licensee of the District related to accumulation of snow or ice on one or more of the Sites.

Section 1.4 Set-Off: In addition to any other rights the District has under this Agreement or in law or equity for indemnity or other reimbursement, recoupment, or payment by Contractor, Contractor agrees that the District is entitled to set-off any amounts it may owe Contractor under this Agreement against such claims for indemnity or other reimbursement, recoupment, or payment.

Section 1.5 Non-Appropriation: The District's direct and indirect financial obligations under this Agreement are subject to annual appropriation by the Board. If the Board does not appropriate funds beyond the current calendar year, this Agreement shall automatically terminate with no further obligation whatsoever to Contractor beyond any remaining funds that were appropriated for the year in which the non-appropriation occurred.

ARTICLE II TERM AND TERMINATION

Section 2.1 Term: The term of this Agreement shall begin on the Effective Date and shall continue through May 31, 2026 (“**Term**”). This Agreement may be terminated in accordance with Section 2.2, below, or as elsewhere provided in this Agreement.

Section 2.2 Termination:

(a) Termination by Contractor: Contractor may terminate this Agreement: (i) if the District fails to pay an undisputed amount owed within fifteen (15) calendar days of receiving Contractor’s written notice that the undisputed amount has not been paid; or, (ii) upon thirty (30) calendar days prior written notice to the District for any other reason.

(b) Termination by the District: The District may terminate this Agreement: (i) upon fifteen (15) calendar days written notice to Contractor that it has breached this Agreement, if Contractor fails to cure, or take substantial steps to cure, such breach within the fifteen (15) day period; or, (ii) upon thirty (30) calendar days prior written notice to Contractor for any other reason.

(c) Effect of Termination: In the event of termination, the District will pay Contractor for the prorated portion of the Services satisfactorily performed to the date of termination, subject to the District's right of set-off pursuant to Section 1.4 above and the District’s right of non-appropriation pursuant to Section 1.5 above.

ARTICLE III GENERAL SERVICES PROVISIONS

Section 3.1 Professional Standards: Contractor will perform the Services in accordance with the generally accepted standards of care, skill, diligence, and professional competence applicable to contractors engaged in providing similar services at the time and place that Contractor’s Services are rendered. Except as otherwise expressly stated herein, Contractor shall, at its cost, be solely responsible for repairing any damage caused by its employees, subcontractors, vendors, suppliers, or any other individual or entity performing any of the Services on behalf of Contractor (collectively, the “**Contractor Parties**”).

Section 3.2 Compliance with Applicable Law: Contractor will, at its own expense, comply with all federal, state, and local laws, statutes, ordinances, rules, codes, regulation, requirements, guidelines, court rulings and orders of all governmental authorities applicable to the Agreement and the Services performed by Contractor or any of the Contractor Parties, including but not limited to, employee safety (collectively “**Applicable Law**”).

Section 3.3 Personnel: Contractor represents that all its personnel, any subcontractors, and any other individual or entity that will perform any Services, have received the information, instructions, and training required to provide the Services, including training to prevent harm to such personnel, residents, and members of the public who may be in the vicinity.

Section 3.4 Licenses: Contractor and any Contractor Parties that will be performing work that requires licensing shall be licensed to the extent required by all Applicable Law and will, at Contractor's cost, maintain such licensing throughout the period this Agreement is in effect. Such licenses include any requirements set forth by the State of Colorado and the Environmental Protection Agency.

Section 3.5 Mechanics' and Materialmen's Liens; Verified Statement of Claim: Contractor shall make timely payments to the Contractor Parties. As a political subdivision of the State, the District's property is not subject to liens; however, property the District manages may be subject to certain liens, and Contractor shall be responsible for satisfaction of any liens and encumbrances that are filed or asserted against the District and/or such property that arise from or are the result of the Services performed Contractor and/or its Contractor Parties. In addition, Contractor shall promptly resolve any verified statement of claim filed with the District by a Contractor Party, claiming Contractor has failed to pay amounts due for services, labor or materials provided to Contractor in the performance of its Services.

Section 3.6 Damage Due to Repetitive Contact: Contractor shall provide protection to any material, trees, shrubs, fences, or other landscape improvements that may be subjected to repetitive contact with snow removal equipment as necessary to avoid damage thereto.

Section 3.7 Reporting Damage to Landscape Improvements: Contractor shall be alert for damages to any landscape improvements, including but not limited to, plant stock, turf, ground cover, benches, trash receptacles, play equipment, shelters, and irrigation equipment that are not caused by Contractor or one or more of the Contractor Parties. When such damage is identified, Contractor shall immediately notify the District Manager.

Section 3.8 Limit on Contractor's Liability for Damages:

(a) Contractor shall not be responsible or liable to the District for any damages to existing walks, curbs, driveways, speed bumps, expansion joints, rubber-coated decks, cesspools, septic tanks, utility lines, sprinkler systems, arches, shrubs, lawn, trees, or other personal property, appurtenances or improvements, or for any damage to one or more of the Sites, except when such damages arise from or are caused by an intentional or negligent act or omission of Contractor or one or more of the Contractor Parties, including damages occurring under Subsection 3.8(e), below.

(b) Contractor shall not be liable for any claim, loss, expense, damage or cause of action whatsoever, directly or indirectly, from weather conditions, unless such claim is caused by an intentional or negligent act or omission of Contractor or one or more of the Contractor Parties.

(c) Contractor is not responsible for failures or defects that result from work done by individuals or entities that are not performing Services on behalf of Contractor.

(d) Contractor shall not be liable for personal injury or property damage caused by changing winter weather conditions before, during, or after the snow/ice removal has been completed.

(e) The Parties have mutually agreed that no staking will be performed. The District shall not be responsible for any damage by Contractor or the Contractor Parties, that could have been avoided, or could have been lessened, if the District had staked the Sites. Contractor shall be liable for any damages to real or personal property that could have been avoided, or could have been lessened, if either Contractor or the District had staked the Sites. Nothing in this Subsection 3.8(e) prohibits Contractor from staking in its discretion and at its own cost.

Section 3.9 Operation of Motorized Vehicles or Equipment: The operation of motorized vehicles or equipment on or through parks and open space owned or maintained by the District or one or more of the Contractor Parties is prohibited, except for those used for snow removal. Service equipment and vehicles may only operate on paved surfaces, unless a special written permit has been obtained from the District.

ARTICLE IV INDEMNIFICATION AND CONFIDENTIALITY

Section 4.1 Indemnification: Contractor shall indemnify and defend the District and its directors, officers, and agents (collectively, the “*District Parties*”) against all claims, damages, and liability arising out of any intentional, reckless, grossly negligent, or negligent act or omission by Contractor or one or more of the Contractor Parties that arise from or in any manner relate to Contractor’s or one or more of the Contractor Parties’ performance of the Services, or from the violation of, or failure of Contractor or any of the Contractor Parties to comply with any Applicable Law. The District shall have the right to select legal counsel to represent it, notwithstanding Contractor’s obligation to pay the reasonable attorneys’ fees, costs, and expenses of the District’s legal counsel.

Section 4.2 Communications and Confidentiality: Contractor will hold the information supplied by the District in confidence and will not disclose it to any other person or entity, unless (a) the District authorizes Contractor to do so; (b) it is published or released by the District; (c) it becomes publicly known or available other than through disclosure by Contractor; or, (d) disclosure is required by Applicable Law. This confidentiality provision does not prohibit Contractor from disclosing District information to one or more of the Contractor Parties if necessary to provide the Services. Any such Contractor Parties shall be subject to the same restrictions on the use and disclosure of District information as apply to Contractor.

ARTICLE V CONTRACTOR’S INSURANCE

Section 5.1 Coverages: Contractor will, at its sole cost and expense, maintain in effect at all times during the Term, the following insurance coverages with limits of not less than those set forth below. Contractor further agrees to maintain and supply documentation of any additional public liability or property damage insurance that may be required by the State of Colorado during the Term.

(a) Employee Insurance:

Coverage	Minimum Amounts and Limits
Worker's Compensation	\$500,000 (or as required by Colorado law)
Employer's Liability	\$1,000,000 (or as required by Colorado law)

This policy will include a waiver of subrogation in favor of the District.

(b) Liability Insurance:

Coverage	Minimum Amounts and Limits
General Liability	\$1,000,000 combined single limits per occurrence with respect to each location (Occurrence Basis)

This policy will contain an endorsement including the "Roxborough Village Metropolitan District as an "additional insured." It also will contain cross-liability and severability of interest endorsements, a waiver of subrogation in favor of the District and an aggregate per location endorsement.

(c) Vehicle Insurance:

Coverage	Minimum Amounts and Limits
Business Vehicle Liability	\$1,000,000 combined single limits per occurrence (Occurrence Basis) with respect to each location.

This policy will be a standard form written to cover all owned, hired and non-own vehicles owned or operated by Contractor and/or the Contractor Parties. This policy will contain an endorsement including the District as an "additional insured." It also will contain a waiver of subrogation in favor of the District, and an aggregate per location endorsement.

(d) Umbrella Liability Insurance:

Coverage	Minimum Amounts and Limits
Bodily Injury/Property Damage	\$5,000,000 per occurrence (Occurrence Basis) \$5,000,000 aggregate

This policy will be written on an umbrella basis above the liability and vehicle insurance coverages described above. This policy will contain an endorsement including the District as an "additional insured." It also will contain subrogation in favor of the District.

Section 5.2 Policies: All policies will be issued by carriers having ratings of Best's Insurance Guide A/VIII and/or Standard & Poor Insurance Solvency Review A-, or better, and admitted to engage in the business of insurance in the State of Colorado. All policies must be endorsed to be primary, with the policies of the District being non-contributing. All policies shall contain a provision that states that they cannot be canceled, non-renewed or materially modified without 30 days prior written notice by insurance carrier(s) to the District Manager.

Section 5.3 Evidence of Coverage: Evidence of the insurance coverage required to be maintained by Contractor under this Article V, represented by certificates of insurance or endorsements issued by the insurance carrier(s), must specify the additional insured status as well as the waivers of subrogation. Such certificates of insurance shall state the amounts of all deductibles and self-insured retentions and that the District Manager will be notified in writing thirty (30) days prior to cancellation, material change, or non-renewal of insurance. Upon request, Contractor will provide to the District Manager a certified copy of any or all insurance policies or endorsements required by this Agreement. Contractor shall provide the District Manager with copies of the certificates evidencing and endorsements that “Roxborough Village Metropolitan District” has been added as an additional insured under the various insurance policies Contractor is required to carry.

ARTICLE VI MISCELLANEOUS

Section 6.1 Independent Contractor: Contractor's status shall at all times be that of an independent contractor. Under no circumstances shall Contractor or its personnel be considered a District employee. Contractor will provide and have complete control over all materials, equipment, and labor Contractor deems necessary to perform the Services. Except as necessary to ensure the Services are performed in accordance with the District's requirements and expectations and this Agreement, the District will have no control or supervision over the hours Contractor and the Contractor Parties work or the manner in which Contractor performs the Services. The District's only concern is with the results of Contractor's Services. The District has the right to reject any work that does not meet the District's standards. Contractor will not be paid for any costs Contractor incurs, or time Contractor spends, correcting substandard work.

CONTRACTOR UNDERSTANDS AND AGREES: (A) CONTRACTOR AND ITS EMPLOYEES ARE NOT ENTITLED TO WORKERS' COMPENSATION OR UNEMPLOYMENT COMPENSATION INSURANCE BENEFITS, UNLESS WORKERS' COMPENSATION OR UNEMPLOYMENT COMPENSATION COVERAGE IS PROVIDED BY CONTRACTOR OR SOME ENTITY OTHER THAN THE DISTRICT; AND (B) CONTRACTOR IS OBLIGATED TO PAY FEDERAL, STATE, AND LOCAL INCOME TAX ON ANY MONEYS PAID PURSUANT TO THIS AGREEMENT. THE DISTRICT WILL NOT MAKE FEDERAL, STATE, AND LOCAL WITHHOLDINGS AND WILL NOT PROVIDE WORKERS' COMPENSATION OR UNEMPLOYMENT COMPENSATION INSURANCE.

By signing this Agreement, Contractor certifies that it assumes full responsibility for the payment of all contributions, payroll taxes, income taxes, withholdings, and backup withholdings or assessments under federal, state, and local law. The District will only provide Contractor with, and will file, an IRS Form 1099 in compliance with federal, state, and local law.

Section 6.2 Notice: Any notice or other communications (collectively, “*Notice*”) required or permitted under this Agreement shall be in writing and hand-delivered or sent by certified/registered mail, return receipt requested, to the address below, or at another address previously furnished in writing to the other Party pursuant to this Section. A Notice sent by certified/registered mail is deemed given when received, or three (3) business days after the date deposited in the mail, whichever is earlier.

Roxborough Village Metropolitan District
Attn: Peggy Ripko, District Manager
Special District Management Services, Inc.
141 Union Boulevard, Suite 150
Lakewood, CO 80228-1898

Contractor Environmental Contractor
Attn: Ermilo Chavez
990 S Garrison Street
Lakewood, CO 80226

Section 6.3 Governmental Immunity: This Agreement is not intended, and shall not be construed, as a limitation on or waiver of any of the rights, privileges, immunities, limitations on damages, or defenses provided to, or enjoyed by, the District and its current or past directors, officers, employees, and agents under federal or state law, including but not limited to, the Colorado Governmental Immunity Act, C.R.S. § 24-10-101, *et seq.*

Section 6.4 Governing Law; Jurisdiction and Venue; Attorneys' Fees: This Agreement shall be governed, construed, and enforced in accordance with the laws of the State of Colorado. Jurisdiction and venue for any civil action shall lie exclusively in the District Court for Douglas County. Prior to either Party commencing a civil action, the Parties shall participate in non-binding mediation through the American Arbitration Association or other mediation agency selected by the Parties in Denver, Colorado. If the Parties are unable to resolve their dispute within forty-five (45) days of a Party notifying the other Party in writing of its request for mediation, either Party may commence a civil action. In any civil action arising from or relating to this Agreement and/or the Services, the prevailing Party shall be awarded its reasonable attorneys' fees, costs, and expenses, including its reasonable attorneys' fees, costs, and expenses incurred in any appellate action or in collecting or executing upon any judgment, order, or award.

Section 6.5 Additional Provisions: This Agreement is the entire agreement between the Parties as to the subject matter herein and there are no oral or collateral agreements or understandings. This Agreement may only be amended by a document signed by the Parties. Course of dealing, no matter how long it may continue, shall not constitute an amendment to this Agreement. If any provision is held invalid or unenforceable, all other provisions shall continue in full force and effect. Waiver of a breach of this Agreement shall not operate or be construed as a waiver of any subsequent breach of this Agreement. This Agreement is not assignable. This Agreement is not intended to, and shall not, confer rights on any person or entity not named as a Party to this Agreement. This Agreement may be signed in counterparts and by facsimile or electronic pdf, each of which is deemed an original and together shall constitute one valid and binding instrument.

[Signature Immediately Follows]

IN WITNESS WHEREOF, the Parties have signed this Agreement.

ROXBOROUGH VILLAGE METROPOLITAN DISTRICT,
a political subdivision of the State of Colorado

By: Ephram Glass 08 / 24 / 2025
Ephram Glass, Board President Date

CHAVEZ SERVICES, LLC,
a Colorado Limited Liability Company

By: Ermilo Chavez 08 / 26 / 2025
Ermilo Chavez, Manager Date

ATTACHMENT 1 SCOPE OF SERVICES

1. Snow Removal Services: Chavez shall provide the Services on parking lots, mailbox kiosks, sidewalks and pedestrian entryways and exits within the District in accordance with Paragraphs 2 through 4 below and the portions of Chavez's Snow Removal Quality Plan set forth below (collectively the "**Services**"). If there is a conflict between Paragraphs 1 through 4 and Chavez's Snow Removal Quality Plan, Paragraphs 2 through 4 shall control.

2. Timing and Extent of Services: The District's intention is to facilitate the use of sidewalks to access schools, as reflected in the designation of Priority 1 and Priority 2 walkways as shown on the attached Exhibit A - Snow Removal Map. Chavez shall exercise its best efforts to remove snow from school access sidewalks prior to 8:00 a.m. on school days. Chavez will perform snow removal on Priority 1 and Priority 2 walkways as shown on the attached map.

On school days, snow shall be cleared in the following sequence:

- Priority 1 walkways and parking lots
- Priority 2 main arterials
- Remaining Priority 2 walkways

On non-school days, including days when school is canceled, snow shall be cleared in the following sequence to prioritize sledding traffic and weekend/holiday leisure schedules:

- The larger parking lot in Community Park and the parking lot in Chatfield Farms and associated sidewalks
- Priority 2 main arterials
- Priority 1 walkways and the smaller Community Park parking lot
- Remaining Priority 2 walkways

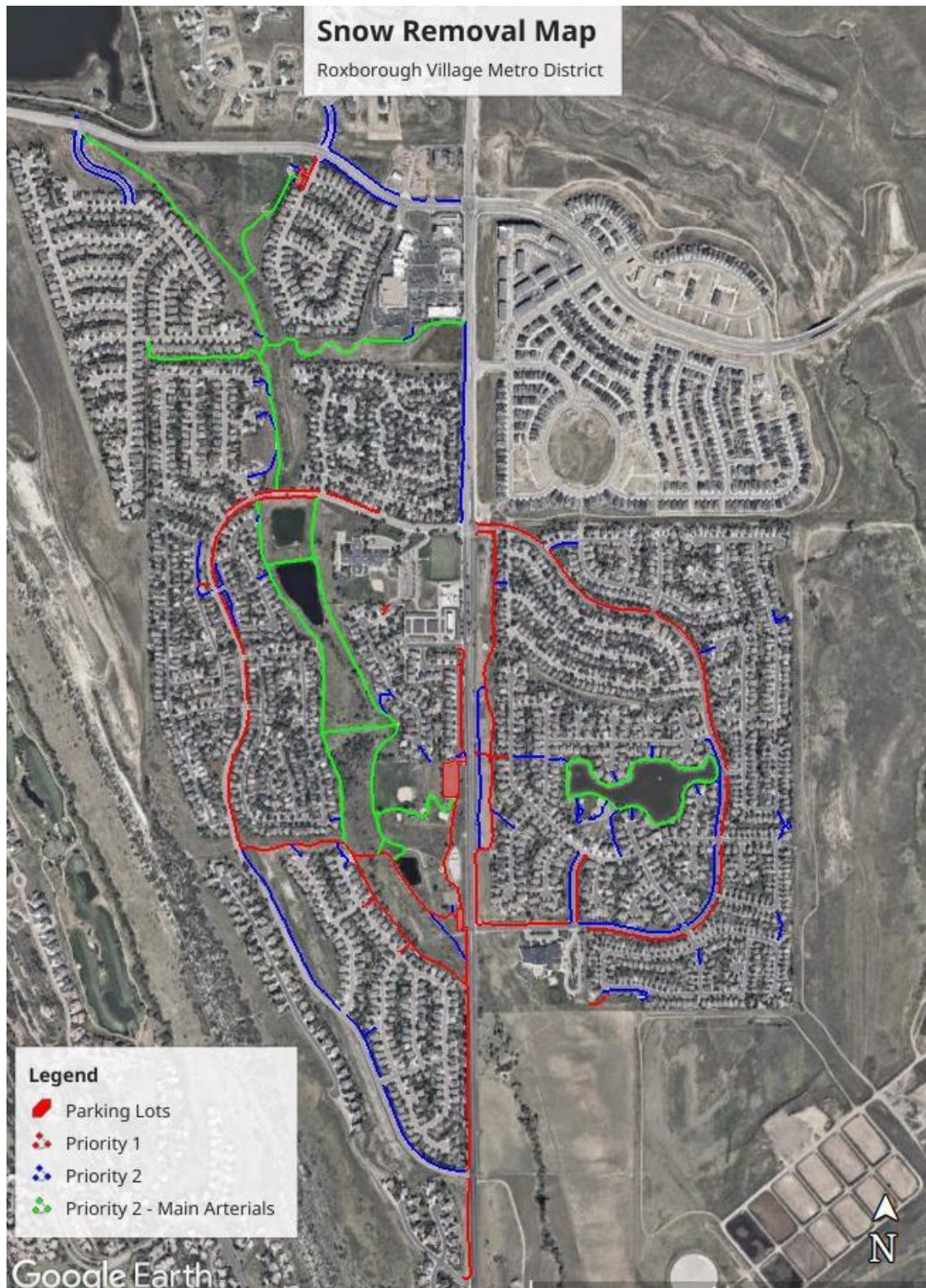
Notwithstanding the foregoing priorities, if Chavez needs to cross a Priority 2 area in order to access a Priority 1 area with its snow removal equipment, Chavez shall clear the Priority 2 area first and then clear the Priority 1 area. Chavez shall not drive over a Priority 2 area to access a Priority 1 area without first clearing the Priority 2 area. Snow cleared from parking lots shall not be piled in such a way as to block entrances, exits, lines of sight, handicapped parking spaces, sidewalks, or sidewalk access points. Chavez shall exercise its judgment to determine the extent to which it provides Services, based on snow accumulation of two (2) inches or more, or due to icy or other related conditions.

3. Ice Melting Chemicals: Calcium chloride (CaCl_2) shall be the only ice melting chemical used within the District. Chavez may use ice slicer on parking lots with prior approval from the District. The District acknowledges that ice melting chemicals may cause damage to plants, turf,

and paved surfaces and that Chavez assumes no liability for any damage which results from the proper application of such ice melting chemicals.

4. Damage to Snow Removal Areas: Except~~s~~ as set forth in Paragraph 3, above, any repair or replacement of damaged vegetation or landscape improvements resulting from Chavez's Services shall be at Chavez's expense.

EXHIBIT A SNOW REMOVAL MAP



ATTACHMENT 2 COMPENSATION

Contractor shall provide all labor and materials necessary to complete snow and ice management in accordance with the following details, specifications, and estimates.



2025-2026 Snow Rates

Service	Unit of Measure	Unit Price
4 x 4 Pickup with Plow	HR	\$ 115.00
Sand Truck with Plow	HR	\$ 120.00
ATV with Plow	HR	\$ 100.00
Skidsteer with Plow	HR	\$ 150.00
Loader with Plow or Bucket	HR	\$ 280.00
Tractor with Plow	HR	\$ 230.00
Dump Truck	HR	\$ 145.00
Snow Blower	HR	\$ 80.00
Labor	HR	\$ 65.00
Snow Captain Site Supervision	HR	\$ 86.00
Ice Slicer (Granular)	TON	\$ 310.00
Ice Melt	BAG	\$ 40.00

The above stated rates are based on time and material. All Services are charged portal to portal. There is a minimum charge of 1 hour per push for each piece of equipment used, and such minimum charge also shall include 1 hour of snow supervision and 1 bag (50 lb.) ice melt (Calcium chloride (CaCl₂) only). The District agrees to pay Contractor for time and materials utilized by Contractor in satisfactory performance of the Services, including the minimum charge stated herein. Items listed above include the operator fee in the hourly rate.

If Contractor mobilizes on a Holiday, all rates are increased by 50%. A "**Holiday**" shall consist of the following days/times:

Thanksgiving Day: 12:01 am – 11:59 pm
Christmas Day: 12:01 am – 11:59 pm
New Years' Day: 12:01 am – 11:59 pm

CRYSTAL LAKE IRRIGATION PUMP REPLACEMENT AND SYSTEM REPAIRS AGREEMENT

This Crystal Lake Pump Replacement and System Repairs Agreement (“**Agreement**”) is entered into by and between Roxborough Village Metropolitan District, a political subdivision of the State of Colorado (“**RVMD**”), and Arvada Pump CO, a Colorado Corporation d/b/a Arvada Pump Company (“**Contractor**”). RVMD and Contractor are referred to collectively as the “**Parties**” or individually as a “**Party**.”

I. Recitals

WHEREAS, RVMD desires for Contractor to perform repairs on certain irrigation pumps, and replace the jockey pump, located in or around Crystal Lake in accordance with the Contractor’s two Quotes, both dated August 8, 2025 (collectively, the “**Quotes**”), and attached as **Attachment A** (“**Project**”), on the terms and conditions set forth in this Agreement; and,

WHEREAS, Contractor has represented that it has the skill and experience to perform the Project on the terms and conditions set forth in this Agreement.

NOW THEREFORE, for the mutual promises and consideration set forth herein, the Parties agree as follows.

II. Agreement

1. RVMD hereby hires Contractor to perform the Project with the following conditions:

a. If, after commencing work on the Project, Contractor believes additional equipment, materials, and/or labor will be required to perform the Project, the Parties shall mutually agree in writing on the additional equipment, materials, and/or labor and associated costs. If the Parties cannot agree on the additional equipment, materials, and/or labor and associated costs, this Agreement shall terminate, and Contractor shall be paid all undisputed amounts for any equipment or materials it has installed, and for the work it and its subcontractors, consultants, or any other individual or entity performing any work on the Project (“**Contractor Parties**”) have satisfactorily performed through the date of termination.

b. Neither Contractor nor the Contractor Parties shall take any action that would increase the Contract Price set forth in Section 2 below without RVMD’s prior written approval.

c. In addition to subsections (a) and (b) above, if there is a direct or indirect conflict between this Agreement and anything in the Quotes, this Agreement shall control.

2. In exchange for Contractor’s and the Contract Parties’ satisfactory performance of the Project, RVMD will pay Contractor a not-to-exceed amount of Twenty Thousand Six Hundred Eighty-Five Dollars and Ninety Cents (\$20,685.90) (“**Contract Price**”) within 30 calendar days of Contractor’s satisfactory completion of the Project and RVMD’s final inspection and approval of

the Project. Under no circumstances will Contractor be entitled to compensation in excess of the Contract Price without RVMD's prior written approval.

3. Late fees, penalties, and interest will not be charged against any disputed amount RVMD does not pay by the date owed; any undisputed amount RVMD does not pay by the date owed will accrue interest (but no late fee or penalty) at the rate of 8% per annum from the date owed through the date paid in full. Contractor has no right to send any disputed amount to collections until it obtains a judgment for such amount from the District Court for Douglas County.

4. Contract shall indemnify and defend RVMD for any claims, causes of actions, damages or liability arising from or related to Contractor's or the Contractor Parties' performance of the Project. RVMD has the right to select its legal counsel notwithstanding Contractor's obligation to pay the reasonable attorneys' fees, costs and expenses incurred by such legal counsel.

5. In addition to any manufacturer's warranty on equipment or materials, Contractor provides a one (1) year warranty on workmanship, equipment, and materials, which shall commence on RVMD's final acceptance of the Project. Contractor's warranty does not cover normal wear and tear or damage to any aspect of the Project caused by RVMD's negligence. Contractor shall assign or transfer to RVMD all vendor, supplier, and manufacturer warranties provided to Contractor upon completion of the Project.

6. Notice shall be in writing and given by hand delivery or certified/registered mail, return receipt requested, to the address of the intended Party on the signature page, or at another address a Party previously furnished in writing to the other Party pursuant to this Section. A notice sent by certified/registered mail is deemed given when received or refused, or three business days after deposit in the mail, whichever occurs first.

7. This Agreement is not intended, and shall not be construed, as a limitation on or waiver of the rights, privileges, immunities, benefits, limitations on damages, or defenses provided to, or enjoyed by, RVMD and its current or past directors, officers, and agents under federal and state law, including but not limited to, the Colorado Governmental Immunity Act, C.R.S. §24-10-101, *et seq.*

8. CONTRACTOR UNDERSTANDS AND AGREES: (A) CONTRACTOR AND ITS EMPLOYEES ARE NOT ENTITLED TO WORKERS' COMPENSATION OR UNEMPLOYMENT COMPENSATION INSURANCE BENEFITS UNLESS WORKERS COMPENSATION OR UNEMPLOYMENT COMPENSATION COVERAGE IS PROVIDED BY CONTRACTOR OR SOME ENTITY OTHER THAN RVMD; AND (B) CONTRACTOR IS OBLIGATED TO PAY FEDERAL, STATE, AND LOCAL INCOME TAX ON ANY MONEYS PAID PURSUANT TO THIS AGREEMENT. RVMD WILL NOT MAKE FEDERAL, STATE, AND LOCAL WITHHOLDINGS AND WILL NOT PROVIDE WORKERS' COMPENSATION OR UNEMPLOYMENT COMPENSATION INSURANCE.

Contractor certifies that [REDACTED] is Contractor's correct Federal Taxpayer Identification Number. By signing this Agreement, Contractor certifies that it assumes full

responsibility for the payment of all contributions, payroll taxes, income taxes, withholdings, and backup withholdings or assessments under federal, state, and local law. RVMD will only provide Contractor with, and will file, an IRS Form 1099 in compliance with federal, state, and local law.

9. By signing this Agreement, Contractor certifies that it will fully comply with all local, state, and federal laws, rules, regulations, ordinances, and orders. Contractor further certifies that it will obtain all licenses and insurance policies necessary to perform the Project prior to commencing the Project, and it will furnish satisfactory evidence of such insurance and licenses to RVMD upon request.

10. Colorado law governs this Agreement. This Agreement is the entire agreement between the Parties and there are no oral or collateral agreements or understandings. Jurisdiction and venue lie exclusively in the District Court for Douglas County. This Agreement may only be amended by a document signed by the Parties. If any provision is held invalid or unenforceable, all other provisions shall continue in full force and effect. Waiver of a breach of this Agreement shall not operate or be construed as a waiver of any subsequent breach of this Agreement. This Agreement is not assignable. This Agreement is not intended to, and shall not, confer rights on any person or entity not named as a party to this Agreement. In any civil action or proceeding arising from or relating to this Agreement or the Project, the prevailing Party shall be awarded its reasonable attorney's fees, costs, and expenses, including the reasonable attorneys' fees, costs, and expenses incurred in any appellate action and in collecting or executing upon any judgment, order, or award. This Agreement may be executed in counterparts and by facsimile or electronic pdf, each of which shall be deemed an original and all of which shall constitute one valid and binding instrument.

IN WITNESS WHEREOF, this Agreement is executed by the Parties.

Roxborough Village Metropolitan District,
a political subdivision of the State of Colorado

Arvada Pump CO, a Colorado
Corporation d/b/a Arvada Pump Company

By: _____
Ephram Glass, Board President Date

By: _____
Todd Hall President Date

Address: Roxborough Village Metropolitan District
c/o Special District Management Services, Inc.
141 Union Boulevard, Suite 150
Lakewood, CO 80228-1898

Address: Arvada Pump Company
5695 Lamar Street
Arvada, CO 80002

ATTACHMENT A



PHONE: (303) 424-2664

FAX: (303) 424-4058

TO: ROXBOROUGH METRO BOARD

COMPANY: ROXBOROUGH METRO DISTRICT

FROM: SCOTT PEKAS

DATE: AUGUST 8, 2025

SUBJECT: CRYSTAL LAKE IRRIGATION PUMPS AND CONTROLS

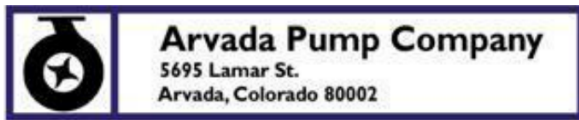
Arvada Pump Company is pleased to provide a quotation to provide and replace some of the electrical items, and check valves at the pump station. Quote includes the following.

- Provide labor to remove and install parts listed below.
- Provide new wafer style silent check valves (2) 6" (1) 2".
- Provide new Flange gaskets to accompany the wafer check valves.
- New High-level and low-level wide-angle float switches (2).
- Provide new Level transducer.
- Provide new Pressure transducer 0-200 PSI.
- New oil filled Gauge 0-200.
- New keypad for pump 3 VFD

Price for the above-mentioned is \$10,492.58, this includes estimated freight cost. If you are tax exempt, we will need copies of the paperwork for our records. Estimated lead time vary on parts but most Items we less than 3-4 weeks out. This was quoted to make one trip for installation of items.

Exclusions:

- Special insurance including WRAP, OCIP, etc. compliance
- Permits and inspections
- Liquidated damages
- Expedited shipping



PHONE: (303) 424-2664

FAX: (303) 424-4058

TO: ROXBOROUGH METRO BOARD

COMPANY: ROXBOROUGH METRO DISTRICT

FROM: SCOTT PEKAS

DATE: AUGUST 8, 2025

SUBJECT: CRYSTAL LAKE IRRIGATION JOCKEY PUMP REPLACEMENT

Arvada Pump Company is pleased to provide a quotation to provide and replace the failed 2" Jockey pump and motor. This is being quoted based on the name plate stickers that are in the control cabinet on the Jockey pump VFD. After reviewing the drawings that were sent over, I was unable to find a build sheet for the Jockey pump. We are planning on reusing all the existing piping and shroud. Without removing the pump, I have no way to verify what is actually in the station other than the stickers.

- Provide labor to remove and install parts listed below.
- Provide new 5HP, 50GPM stainless steel StaRite HS pump end.
- Provide new 5HP, 460V, 3PH 4in motor (Pentek)
- Test run after installation to verify functioning.

Price for the above-mentioned is \$10,193.32, this includes and estimated freight. If you are tax exempt, we will need copies of the paperwork for our records. Pump and motor are available out of state.

Browns Hill might have to assist with programing if the pump doesn't function as designed, there is a failed pump in the station, so I don't know if there are any parameter changes or control issues that need to be addressed.

Exclusions:

- Special insurance including WRAP, OCIP, etc. compliance
- Permits and inspections
- Liquidated damages
- Expedited shipping

INDEPENDENT CONTRACTOR AGREEMENT

This Independent Contractor Agreement ("**Agreement**"), effective the 20th day of August, 2025 ("**Effective Date**"), is entered into by and between Roxborough Village Metropolitan District, a political subdivision of the State of Colorado ("**District**"), and N&D Tree, LLC, a Colorado Limited Liability Company ("**Contractor**"). The District and Contractor are referred to collectively as the "**Parties**" and individually as a "**Party**."

1. **WORK TO BE PERFORMED.** Contractor, directly or through Contractor's employees, subcontractors, or anyone else who is directly or indirectly performing any part of the Work on behalf of Contractor (collectively, the "**Contractor Parties**"), agrees to furnish all labor, tools, equipment, supervision, supplies, and other items necessary to perform the work described in Contractor's Estimate No. 00321-E, dated July 9, 2025 (including the optional stump grinding) ("**Estimate**"), and further depicted on location maps, which Estimate and location maps are attached as **Attachment A** ("**Work**").

2. CONTRACT PRICE; PAYMENT.

a. **Contract Price.** In exchange for Contractor's satisfactory performance of the Work, the District agrees to pay Contractor Six Thousand Two Hundred and Twenty Dollars (\$6,220.00) ("**Contract Price**").

b. **Additional Work.** While performing the Work, Contractor or the District may determine it is necessary to perform additional work. Any additional work shall only be performed once the Parties have signed a Change Order for such work in accordance with Section 8, below.

c. **Payment.** Subject to Contractor's satisfactory performance of the Work, the Contract Price shall be paid in full within 30 days of the District's final acceptance of the Work. If all or a portion of the Work is disputed, the District shall pay Contractor for any undisputed Work that has been performed. Any undisputed amount the District does not pay within 30 days of final acceptance shall accrue interest at 8% per annum compounded annually until paid in full.

3. TERM AND TERMINATION.

a. **Term.** The term of this Agreement commences on the Effective Date and terminates upon Contractor's satisfactory completion of the Work or December 31, 2025, whichever occurs first ("**Term**").

b. **Termination:**

i. The District may terminate this Agreement at any time upon ten (10) business days prior written notice of termination; notwithstanding the foregoing, the District may immediately terminate this Agreement and without prior notice or recourse to any judicial authority if Contractor:

- A. Breaches the terms of this Agreement.
- B. Becomes insolvent, is subject to a petition in bankruptcy filed by or against Contractor, or is placed under control of a receiver, liquidator, or committee of creditors.
- C. Assigns or attempts to assign this Agreement without the District's prior written consent.
- D. Ceases to function as a going concern or abandons the Work.

If this Agreement is terminated, the District will pay Contractor for actual Work satisfactorily performed by Contractor through the date of termination, as determined by the District in its sole discretion.

4. **APPLICABLE LAWS.** Contractor and the Contractor Parties shall comply with all applicable federal, state, county, and municipal laws, ordinances, statutes, rules, and regulations (collectively “*Applicable Laws*”). Contractor shall procure and pay for all permits, licenses, and inspections required by any governmental authority for any part of the Work under this Agreement, and shall furnish any bonds, security, or deposits required by such governmental authority to permit performance of the Work.

5. **INSURANCE.** Contractor shall acquire and maintain in full force and effect during the Term of this Agreement the insurance coverage set forth below. All insurance shall be placed with insurance carriers licensed in Colorado with an A.M. Best and Company rating of no less than A- and/or Standard and Poor's Insurance Solvency Review rating of no less than A- or as otherwise accepted by the District. Each such policy shall include a provision that the insurer shall provide the District thirty (30) days written notice prior to cancellation or material modification of any policy of insurance obtained to comply with this Section 5. Except for workers' compensation insurance, each policy shall include “Roxborough Village Metropolitan District” as an additional insured and shall state that Contractor's insurance is primary and non-contributory from the District's insurance.

- a. Workers' Compensation Insurance in accordance with Applicable Laws;
- b. Commercial general liability insurance in the amount of \$1,000,000.00 combined single limit for bodily injury and property damage, each occurrence; \$2,000,000.00 general aggregate; and,
- c. Commercial automobile liability insurance in the amount of \$1,000,000.00 combined single limit for bodily injury and property damage, each accident covering any auto.

Prior to commencing any Work, Contractor shall provide the District with certificates of insurance or endorsements evidencing that (i) all of the insurance required by this Agreement is in full force and effect; and, (ii) will remain in effect for the duration of the Term.

6. **INDEMNIFICATION.** Contractor shall indemnify and defend the District, and its directors, officers, and agents, from and against all claims, damages, losses, and expenses, including reasonable attorneys' fees, costs, and expenses, arising out of, relating to, or resulting from performance of this Agreement and the Work that is caused in whole or in part by the

negligent or intentional acts or omissions of Contractor or the Contractor Parties. The District shall be entitled to hire its own attorney notwithstanding Contractor's obligation to pay the reasonable attorney's fees, costs, and expenses incurred by the attorney.

7. **SAFETY.** Contractor and the Contractor Parties shall comply fully with all applicable safety and health laws in performing the Work, including the rules and regulations promulgated by the Federal Occupational Safety and Health Administration.

8. **CHANGE ORDERS.** The Parties may mutually agree to changes in the scope and/or nature of the Work only through a written document signed by the Parties ("**Change Order(s)**"). Oral discussions or arrangements shall have no force or effect unless memorialized in a Change Order that complies with this Section 8. All Change Orders shall a) describe in detail the change in the scope and/or the nature of the Work; b) when the Work will be performed; and, c) any reduction or increase in the Contract Price.

9. **GOVERNMENTAL IMMUNITY.** This Agreement is not intended, and shall not be construed, as a waiver of the limitations on damages or any of the rights, privileges, immunities, or defenses provided to, or enjoyed by, the District and its current or past directors, officers, and agents under federal or state law, including but not limited to, the Colorado Governmental Immunity Act, C.R.S. §24-10-101, *et seq.*

10. **CONFLICTS.** If there is a direct or indirect conflict between anything in the Estimate and the terms and conditions in this Agreement, the terms and conditions in this Agreement shall control.

11. **INDEPENDENT CONTRACTOR.** CONTRACTOR UNDERSTANDS AND AGREES: A) CONTRACTOR AND ITS EMPLOYEES ARE NOT ENTITLED TO WORKERS COMPENSATION OR UNEMPLOYMENT COMPENSATION INSURANCE BENEFITS UNLESS WORKERS COMPENSATION OR UNEMPLOYMENT COMPENSATION COVERAGE IS PROVIDED BY CONTRACTOR OR SOME ENTITY OTHER THAN THE DISTRICT; AND B) CONTRACTOR IS OBLIGATED TO PAY FEDERAL, STATE, AND LOCAL INCOME TAX ON ANY MONEYS PAID PURSUANT TO THIS AGREEMENT. THE DISTRICT WILL NOT MAKE FEDERAL, STATE, AND LOCAL WITHHOLDINGS AND WILL NOT PROVIDE WORKERS COMPENSATION OR UNEMPLOYMENT COMPENSATION INSURANCE.

Contractor certifies that 833683318 is Contractor's correct Federal Taxpayer

Identification Number. By signing this Agreement, Contractor certifies that it assumes full responsibility for the payment of all contributions, payroll taxes, income taxes, withholdings and backup withholdings, or assessments under Applicable Laws.

12. **NOTICE.** Any notice required or permitted under this Agreement shall be in writing and given by hand delivery or sent by certified/registered mail, return receipt requested, to the address set forth on the signature page, or at another address previously furnished in writing to the other Party pursuant to this Section 12. A notice sent by certified/registered mail is deemed given when received or refused, or 3 business days after the date sent, whichever is earlier.

13. **VEHICLES AND HEAVY EQUIPMENT.** Contractor and the Contractor Parties may only operate their vehicles and any heavy equipment within unpaved areas to the extent necessary to perform the Work. Whenever possible, vehicles and heavy equipment will be kept to streets, parking lots, and paved paths to minimize the adverse impact in the unpaved areas.

14. **ADDITIONAL TERMS.** This Agreement is the entire agreement between the Parties and there are no oral or collateral agreements or understandings. This Agreement may only be amended by a document signed by the Parties. If any provision is held invalid or unenforceable, all other provisions shall continue in full force and effect. Colorado law governs this Agreement. Jurisdiction and venue lie exclusively in the District Court for Douglas County. In any civil action or proceeding arising from or relating to this Agreement or the Work, the prevailing Party shall be awarded its reasonable attorneys' fees, costs, and expenses, including the reasonable attorneys' fees, costs, and expenses incurred in any appellate action and in collecting or executing upon any judgment, order, or award. This Agreement may be executed in counterparts and by facsimile or electronic pdf, each of which shall be deemed an original and both of which shall constitute one valid and binding instrument.

Roxborough Village Metropolitan District,
political subdivision of the State of Colorado

By: Ephram Glass 08 / 21 / 2025

Ephram Glass, Board President Date

N&D Tree, LLC, a Colorado Limited
Liability Company

By: Nikolas Josef Lenski 08 / 28 / 2025

Nik Lenski, Owner/Manager Date

Attest:

Address: 2718 Autumn Way
Parker, CO 80138

By: Ronald Bendall 08 / 21 / 2025
Ronald Bendall, Board Secretary Date

Address: Roxborough Village Metropolitan District
c/o Special District Management Services, Inc.
141 Union Boulevard, Suite 150
Lakewood, CO 80228-1898

ATTACHMENT A
(Estimate No. 00321-E and Location Maps)



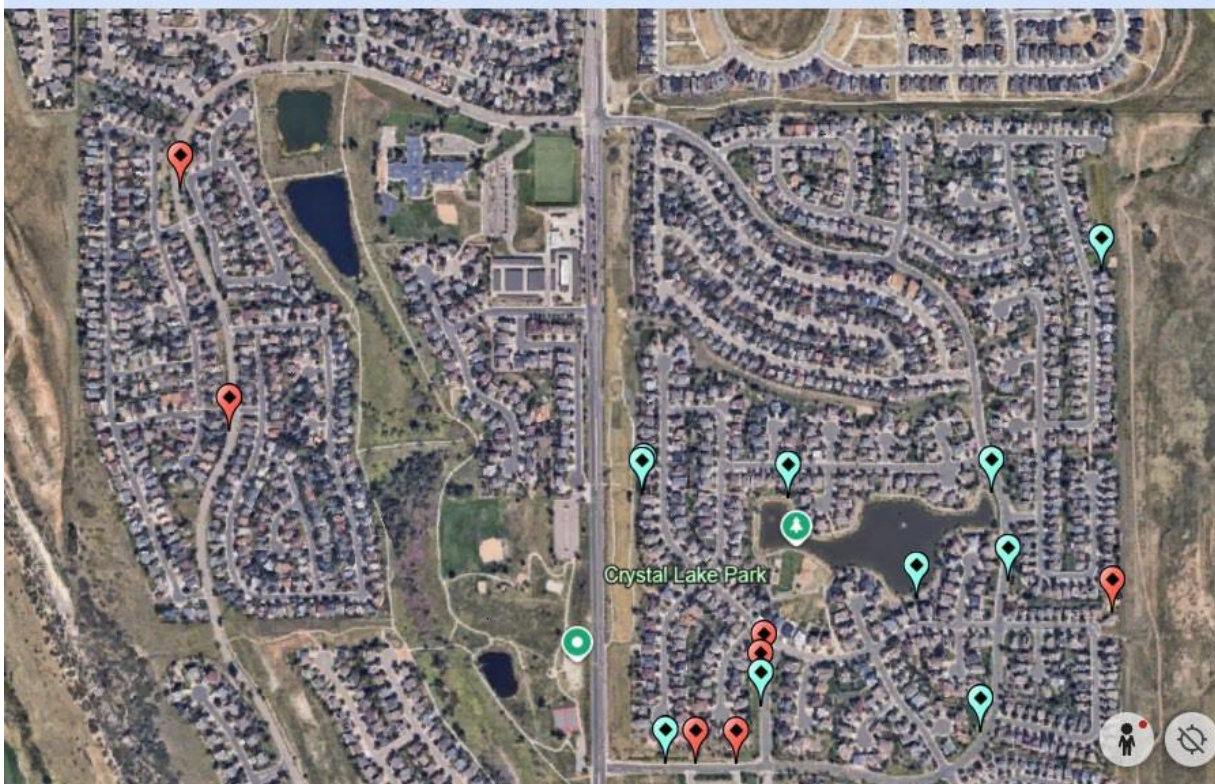
Estimate # 00321-E

Client Information

Client: Roxborough Village Metropolitan District
Client Address: ste 150 141 Union Boulevard, Lakewood, CO, 80228
Client Phone: (303) 987-0835
Client Email: pripko@sdmsi.com
Project Address: Parking lot 7671 North Rampart Range Road, Littleton (Roxborough Village)
Job Site Contact: Peggy Ripko

Proposed Work

DESCRIPTION	PRICE
Pruning - Misc. (Non-Taxable) Pruning of the 13 trees marked on the .kmz map in green. Remove deadwood down to 1" in diameter. Remove any broken limbs and associated stubs. Remove declining limbs back to live tissue. Raise lower limbs where necessary.	\$ 2,800.00
Tree Removal (Non-Taxable) Removal of the 12 trees marked on the .kmz map in red. Remove and cut low.	\$ 2,500.00
Stump Grinding (Non-Taxable) Optional stump grinding from 11 removals. Tree #104 cannot be stump ground as it is located in a planter. Stump will be ground approximately 8-12 inches below grade. Resulting grindings will be left on the site in a neat pile mound on top of the grinding site. Excess grindings can be removed from the site for an additional fee. Stump grinding does not include the removal of surface roots from the tree, unless specifically arranged for prior to the job. The proximity of hardscape features, fences, buildings, and/or underground utilities to the stumps may limit our ability to remove the entire stump. In these cases, N&D Tree will remove as much of the stump as possible without causing damage to permanent site features or to the machine. Homeowner to ensure there is 36 inches clearance for machine access. Tree removal and stump grinding services may be performed by separate crews on a different date, if necessary.	\$ 920.00
Subtotal:	\$ 6,220.00
Tax 0%:	\$ 0.00
Total:	\$ 6,220.00







Estimate By: Ermilo Chavez
990 S. Garrison St
Lakewood, CO 80226
Cell No. 720-308-2926

Client Name / Address	Date: 08/22/2025	Estimate No.	E2025323
Roxborough Village Metro District Ephram Glass	Project Location: Roxborough Metro District Littleton, CO (Temporary Deck at Pedestrian Bridge)		
Task Description	Qty	Rate	Amount
1. Remove/grind welds at steel plates supporting top of existing deck. Remove existing bridge decking, hauling, and disposal included. Install new temporary decking using 2x6 treated yellow pine ground-contact boards. Boards to be installed as is, with no stain, sealer, or any other coating. Re-weld existing steel plates to help secure new decking.		LS	\$ 3,500.00
2. Mobilization and general conditions.			\$ 600.00
	Total Project Estimate		\$ 4,100.00
Estimate Notes:			
1. Permitting or testing fees of any type are excluded from this estimate.			
3. Bond is not included in this estimate.			

Approval Signature:

Ephram Glass 08 / 24 / 2025

Ephram Glass

Date of Acceptance

7:40 AM

09/05/25

Roxborough Village Metro District

A/P Aging Summary

As of August 31, 2025

	Current	1 - 45	46 - 90	> 90	TOTAL
American Swing Products Inc.	88.10	0.00	0.00	0.00	88.10
ARK Ecological Services, LLC	0.00	17,428.17	0.00	0.00	17,428.17
Arvada Pump Company	0.00	1,950.00	0.00	0.00	1,950.00
Berrett Pest Control CO LLC	0.00	325.00	0.00	0.00	325.00
Chavez Services LLC	0.00	75,891.21	0.00	0.00	75,891.21
Colorado Special Districts Property and L	0.00	450.00	0.00	0.00	450.00
Consolidated Divisions Inc	27,995.65	0.00	0.00	840.00	28,835.65
CORE Electric Cooperative	1,773.86	0.00	0.00	0.00	1,773.86
Farnsworth Group, Inc	0.00	22,254.00	0.00	0.00	22,254.00
Gemsbok Consulting Inc.	4,362.50	0.00	0.00	0.00	4,362.50
Ireland Stapleton Pryor & Pascoe PC	0.00	7,579.48	0.00	0.00	7,579.48
Rocky Mountain Dive Solutions	0.00	2,700.00	0.00	0.00	2,700.00
Roxborough Water & Sanitation District	45,760.49	0.00	0.00	0.00	45,760.49
Special District Association of Colorado	0.00	415.00	0.00	0.00	415.00
Special District Management Services, Inc	0.00	31,351.57	0.00	0.00	31,351.57
United Site Services	314.83	-324.02	0.00	0.00	-9.19
TOTAL	80,295.43	160,020.41	0.00	840.00	241,155.84

1:16 PM
09/04/25

Roxborough Village Metro District
A/P Aging Detail

As of August 31, 2025

Date	Num	Name	Due Date	Split	Memo	Aging	Open Balance
Current							
08/01/2025	888	Consolidated Division...	08/31/2025	-SPLIT-			27,995.65
08/31/2025	INV-5575706	United Site Services	08/31/2025	68050 · Portable Restroo...	Services Chatfield Far...		314.83
08/25/2025	August2025...	Roxborough Water & ...	09/04/2025	68025 · Water Expense	Billing period 07/25/2...		120.50
08/25/2025	August2025...	Roxborough Water & ...	09/04/2025	68025 · Water Expense	Billing period 07/25/2...		1,011.75
08/25/2025	August2025...	Roxborough Water & ...	09/04/2025	68025 · Water Expense	Billing period 07/25/2...		4,424.25
08/25/2025	August2025...	Roxborough Water & ...	09/04/2025	68025 · Water Expense	Billing period 07/25/2...		5,679.75
08/20/2025	08.2025	CORE Electric Cooper...	09/10/2025	-SPLIT-			1,773.86
08/31/2025	August2025...	Roxborough Water & ...	09/10/2025	-SPLIT-			34,524.24
08/12/2025	75423	American Swing Prod...	09/11/2025	65010 · Playground Repa...			88.10
07/31/2025	6336	Gemsbok Consulting I...	09/14/2025	-SPLIT-	July 2025		1,710.00
08/31/2025	6357	Gemsbok Consulting I...	10/15/2025	-SPLIT-	July 2025		2,652.50
Total Current							80,295.43
1 - 45							
07/14/2025	2270	Rocky Mountain Dive ...	07/24/2025	64030 · Irrigation Expense	Airplane Park	38	2,700.00
07/31/2025	149943	Special District Manag...	07/31/2025	-SPLIT-	July 2025 District Man...	31	31,351.57
07/31/2025	166837	Ireland Stapleton Pryo...	07/31/2025	-SPLIT-		31	7,579.48
07/31/2025	CW-2025-1...	Chavez Services LLC	08/10/2025	80070 · New Playground		21	75,891.21
08/22/2025	Bill.com	United Site Services		10100 · General Operatin...			-324.02
08/14/2025	26WC-601...	Colorado Special Distr...	08/24/2025	-SPLIT-		7	450.00
08/12/2025	3660	ARK Ecological Servic...	08/26/2025	-SPLIT-		5	15,570.69
08/12/2025	3661	ARK Ecological Servic...	08/26/2025	64020 · Landscape Weed...		5	1,857.48
08/27/2025	9791673	Berrett Pest Control C...	08/27/2025	-SPLIT-		4	325.00
07/31/2025	30898	Arvada Pump Company	08/30/2025	-SPLIT-		1	1,950.00
08/20/2025	Conference...	Special District Associ...	08/30/2025	53040 · BOD Conference...		1	415.00
08/20/2025	255676_2	Farnsworth Group, Inc	08/30/2025	-SPLIT-	Period ending 05.30.2...	1	22,254.00
Total 1 - 45							160,020.41
46 - 90							
Total 46 - 90							
> 90							
02/28/2025	2018513	Consolidated Division...	03/15/2025	-SPLIT-		169	840.00
Total > 90							840.00
TOTAL							241,155.84

11:46 AM

09/04/25

Cash Basis

Roxborough Village MetroDistrict Claims by Vendor Detail

August 2025

Type	Date	Num	Memo	Account	Original Amount	Balance
A To Z Recreation, LLC						
Bill	08/11/2025	4176	RVMD community park project	80070 · New Playground	79,500.00	79,500.00
Total A To Z Recreation, LLC						79,500.00
Bill.com LLC						
Bill	08/06/2025	25082502190	Billing Period 07/05/2025 - 08/04/2025	52040 · Software & Online Subscr...	330.26	330.26
Bill	08/06/2025	25082502190	Billing Period 07/05/2025 - 08/04/2025	52040 · Software & Online Subscr...	62.91	393.17
Bill	08/06/2025	25082502190	Billing Period 07/05/2025 - 08/04/2025	52040 · Software & Online Subscr...	16.38	409.55
Total Bill.com LLC						409.55
Colorado Golf and Turf, Inc						
Bill	08/04/2025	01-178179		63000 · Vehicle Expense	168.00	168.00
Bill	08/04/2025	01-178179		63000 · Vehicle Expense	32.00	200.00
Total Colorado Golf and Turf, Inc						200.00
Consolidated Divisions Inc						
Bill	08/11/2025	684		64040 · Landscape Contract	23,516.35	23,516.35
Bill	08/11/2025	684		64040 · Landscape Contract	4,479.30	27,995.65
Bill	08/22/2025	797		62010 · General Repairs and Mai...	289.80	28,285.45
Bill	08/22/2025	797		62010 · General Repairs and Mai...	55.20	28,340.65
Bill	08/22/2025	798	fence reattachment	62010 · General Repairs and Mai...	268.80	28,609.45
Bill	08/22/2025	798	fence reattachment	62010 · General Repairs and Mai...	51.20	28,660.65
Total Consolidated Divisions Inc						28,660.65
CORE Electric Cooperative						
Bill	08/07/2025	07.2025		51050 · Utilities Expense	715.40	715.40
Bill	08/07/2025	07.2025		51050 · Utilities Expense	136.27	851.67
Total CORE Electric Cooperative						851.67
Diversified Underground						
Bill	08/22/2025	32652	June 2025	62020 · Utility Locate	383.88	383.88
Bill	08/22/2025	32652	June 2025	62020 · Utility Locate	73.12	457.00
Total Diversified Underground						457.00
Douglas County Deputy Sheriff's Associati						
Bill	08/04/2025	58176	Record Request	57090 · Other Professional Servic...	25.02	25.02
Bill	08/04/2025	58176	Record Request	57090 · Other Professional Servic...	4.77	29.79
Bill	08/04/2025	58176	Record Request	57090 · Other Professional Servic...	1.24	31.03
Total Douglas County Deputy Sheriff's Associati						31.03
Foothills Park & Recreation District						
Bill	08/22/2025	SALES000000036201	July 2025 Resident Use	68010 · Foothills Park & Rec Fees	4,237.61	4,237.61
Bill	08/22/2025	SALES000000036201	July 2025 Resident Use	68010 · Foothills Park & Rec Fees	1,095.00	5,332.61
Total Foothills Park & Recreation District						5,332.61
QuickBooks Payroll Service						
Liability Che...	08/28/2025		Fee for 5 direct deposit(s) at \$5.00 each	54000 · Payroll Expenses	25.00	25.00
Total QuickBooks Payroll Service						25.00
Roxborough Water & Sanitation District						
Bill	08/14/2025	July2025_1	Billing period 06/25/2025 - 07/24/2025	68025 · Water Expense	128.69	128.69
Bill	08/14/2025	July2025_2	Billing period 06/25/2025 - 07/24/2025	68025 · Water Expense	711.75	840.44
Bill	08/14/2025	July2025_3	Billing period 06/25/2025 - 07/24/2025	68025 · Water Expense	3,204.75	4,045.19
Bill	08/14/2025	July2025_4	Billing period 06/25/2025 - 07/24/2025	68025 · Water Expense	104.25	4,149.44
Bill	08/14/2025	July2025_5		68025 · Water Expense	1,913.79	6,063.23
Bill	08/14/2025	July2025_5		68025 · Water Expense	364.53	6,427.76
Total Roxborough Water & Sanitation District						6,427.76
Star Playgrounds						
Bill	08/04/2025	INV13382	Purchase and installation of playground steering wheel.	65010 · Playground Repairs and ...	427.96	427.96
Total Star Playgrounds						427.96
United Site Services						
Bill	08/31/2025	INV-5513691	Roxborough Community Park	68050 · Portable Restroom Exp.	314.83	314.83
Total United Site Services						314.83
Utility Notification Center of Colorado						
Bill	08/22/2025	225071293	RTL Transmissions	62020 · Utility Locate	58.00	58.00
Bill	08/22/2025	225071293	RTL Transmissions	62020 · Utility Locate	11.05	69.05
Total Utility Notification Center of Colorado						69.05
Xcel Energy						
Bill	08/28/2025	938394815	August 2025	51050 · Utilities Expense	2.89	2.89
Total Xcel Energy						2.89
TOTAL						122,710.00

11:48 AM
09/04/25

Roxborough Village Metro District
Payroll Detail
August 2025

Num	Date	Source Name	Payroll Item	Type	Wage Base	Amount
BOD Compensation						
DD1133	08/29/2025	Clifford A Linhardt	BOD Compensation	Paycheck	0.00	300.00
DD1134	08/29/2025	Debra D Prysby	BOD Compensation	Paycheck	0.00	300.00
DD1135	08/29/2025	Ephram Glass	BOD Compensation	Paycheck	0.00	200.00
DD1136	08/29/2025	Ronald E Bendall	BOD Compensation	Paycheck	0.00	200.00
DD1137	08/29/2025	Stephen L Thorneb...	BOD Compensation	Paycheck	0.00	300.00
Total BOD Compensation					0.00	1,300.00
TOTAL					0.00	1,300.00

Roxborough Village Metro District

Executive Summary

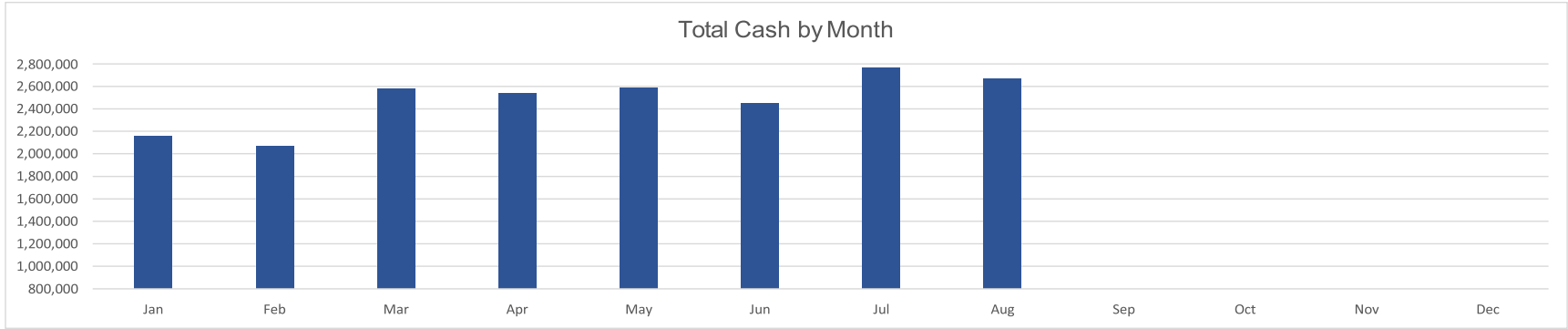
As of August 31st, 2025

Summary

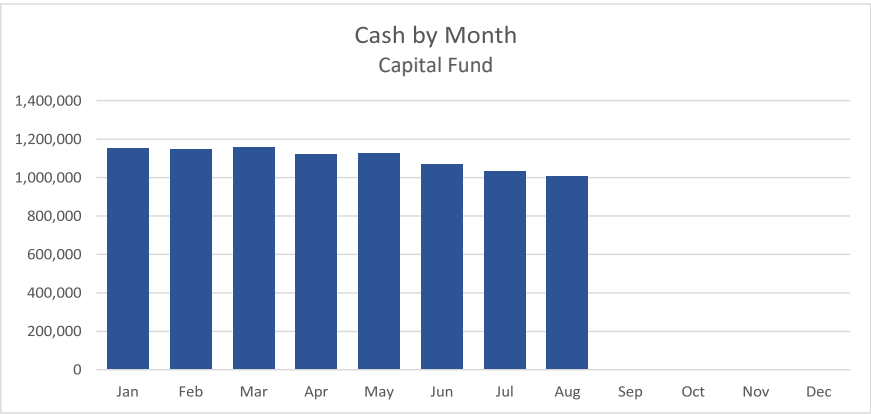
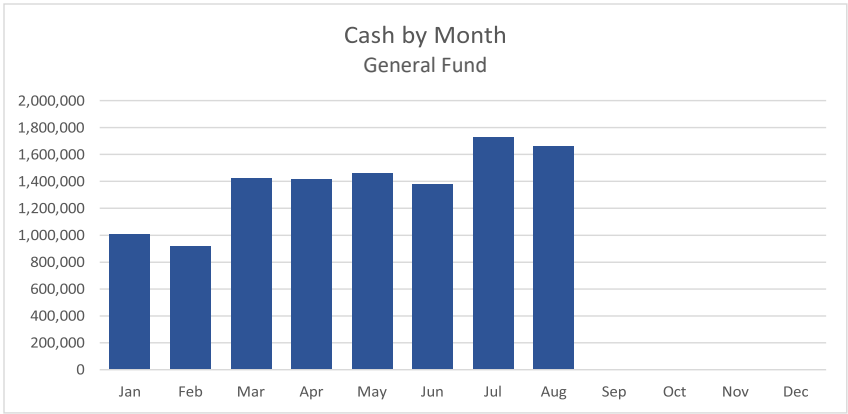
The district received a Property Tax and Specific Ownership Tax payment totaling \$18,582.92 in August. We have now received the majority of the tax payments expected in 2025, and should see small payments the rest of the year. Also to note, since this meeting is occurring earlier than usual, there are several invoices that were not yet received when reports were created. Amounts for legal, management services, software subscriptions, utility locate, and Foothills Parks and Rec fees were accrued for and will be replaced with actuals once bills have been received.

Key Performance Metrics

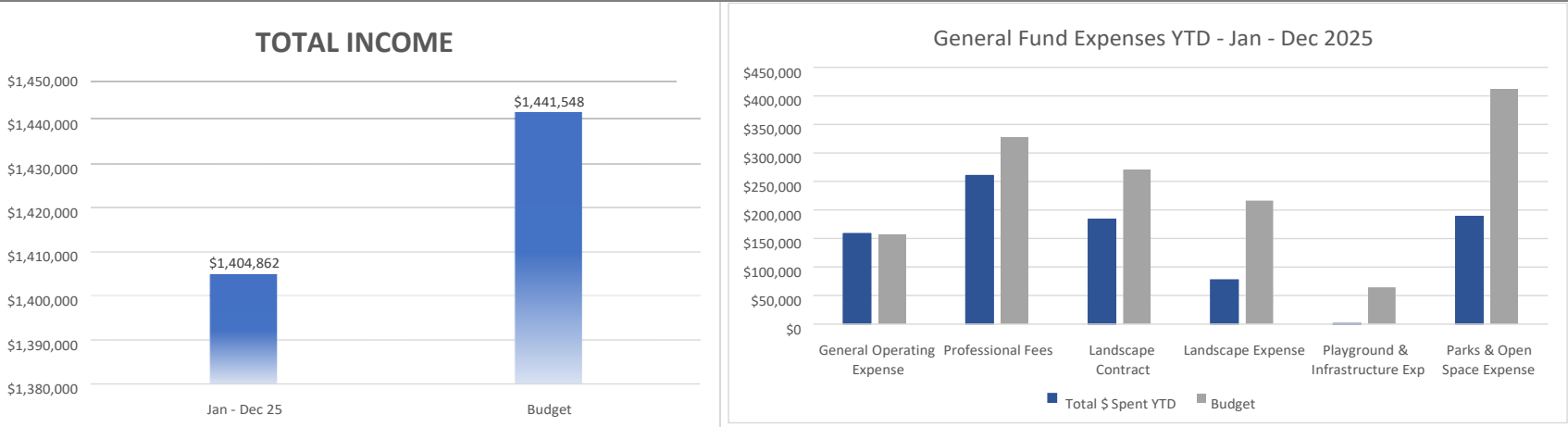
Cash Position



Since we received the majority of the tax payment in July, total cash amount is slightly lower this month. It will likely continue to dip down in the coming months. We expect cash balances to remain fairly consistent for the remainder of the year.

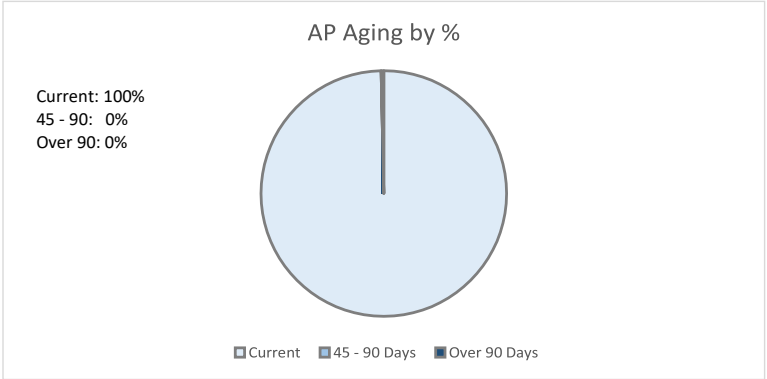


Income & Expenses



We are now over half-way through the year. Actuals to budget are barely over for general operating expenses. As the year progresses, we will monitor expense trends to the current budget, as well as historical years.

Accounts Payable

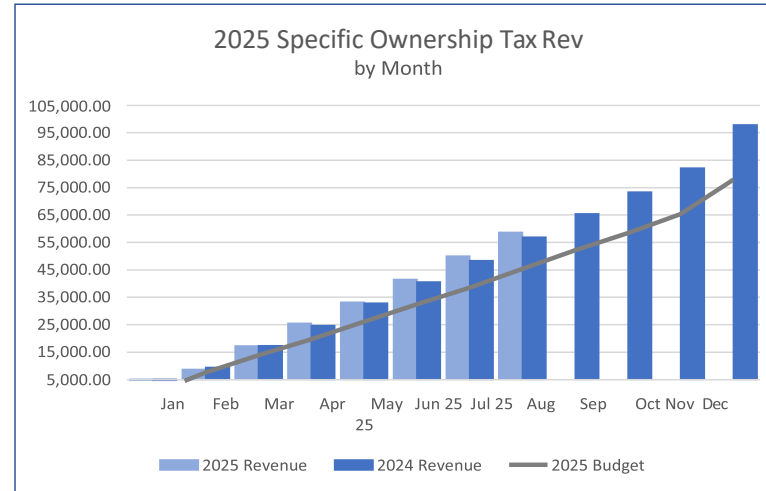
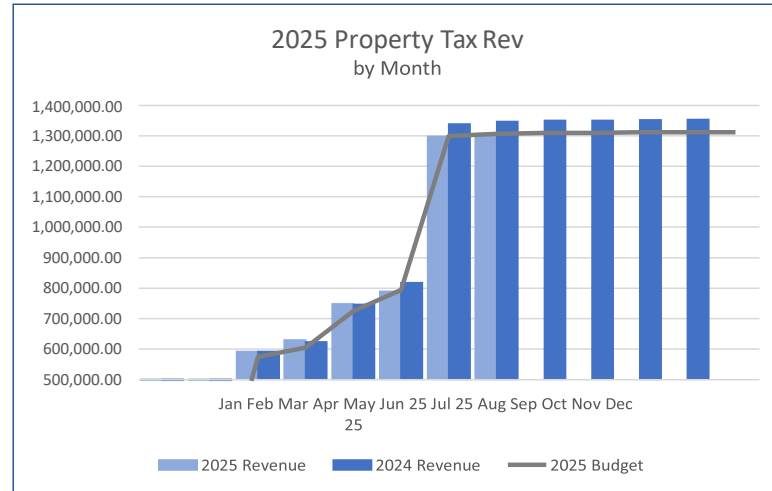


Based on the current reporting, almost all of Accounts Payable are under 45 days outstanding. There is currently one bill over 90 days for Consolidated Divisions. Once pictures have been received for that invoice, we will process payment.

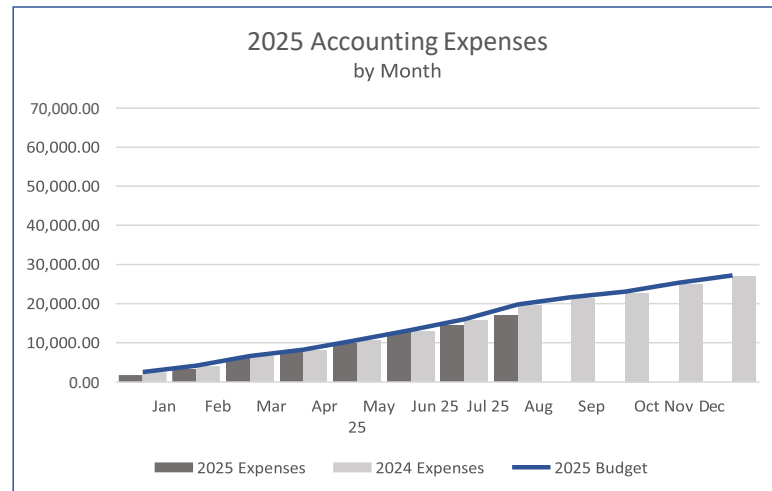
Revenue and Expense Trends by Type

As of August 31st, 2025

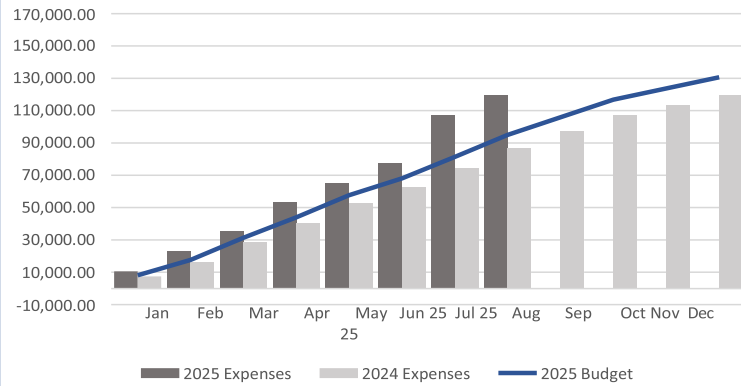
Revenue



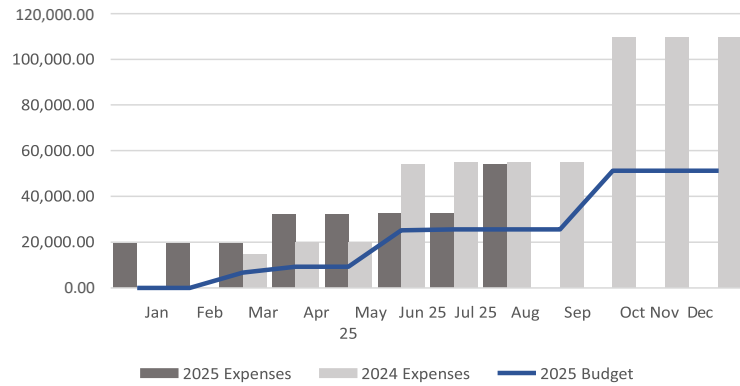
Expenses



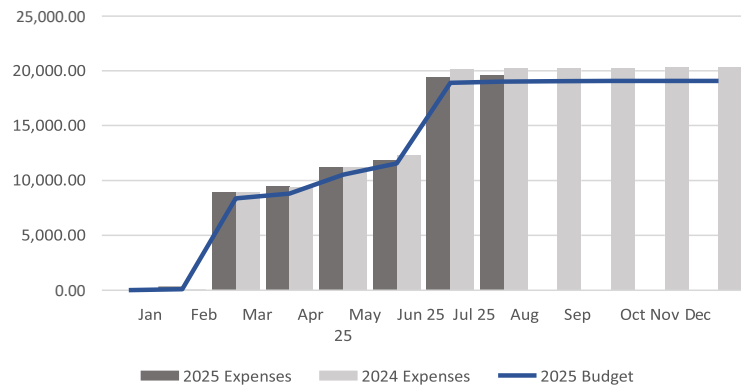
2025 District Mgmt. Expenses
by Month



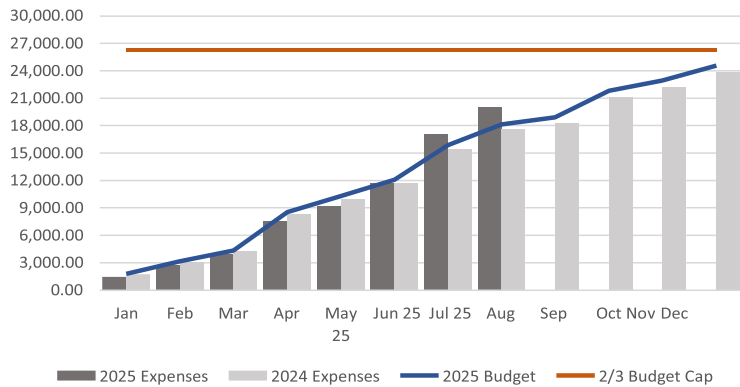
2025 Engineering Expenses
by Month



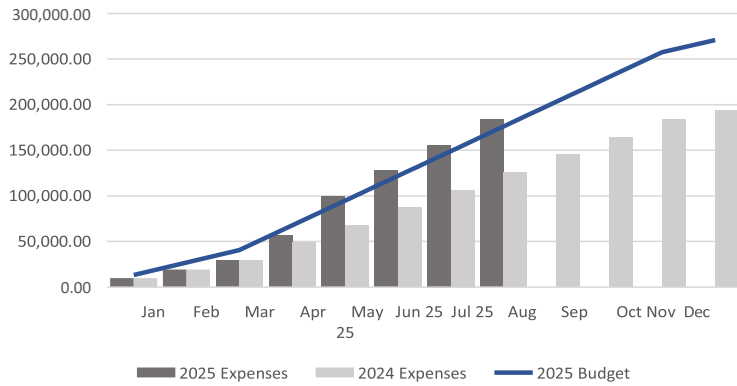
2025 County Treasurer Expenses
by Month



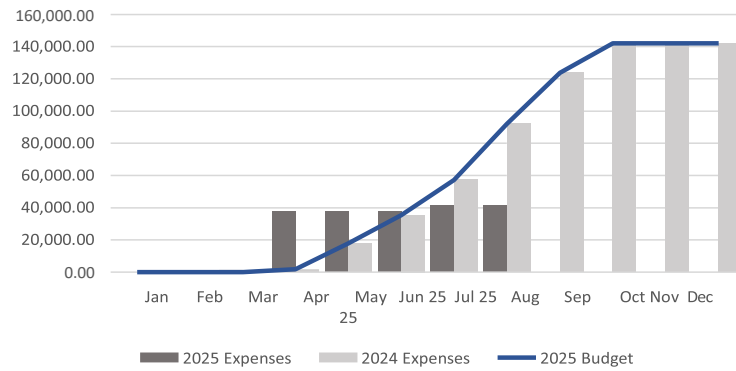
2025 Foothills Park & Rec Expenses
by Month



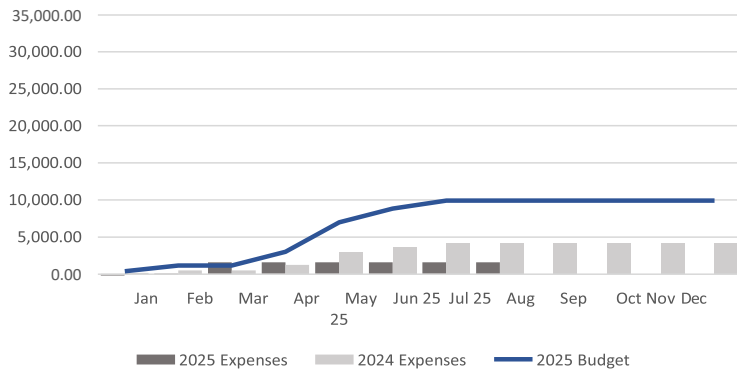
2025 Landscape Contract Expenses
by Month



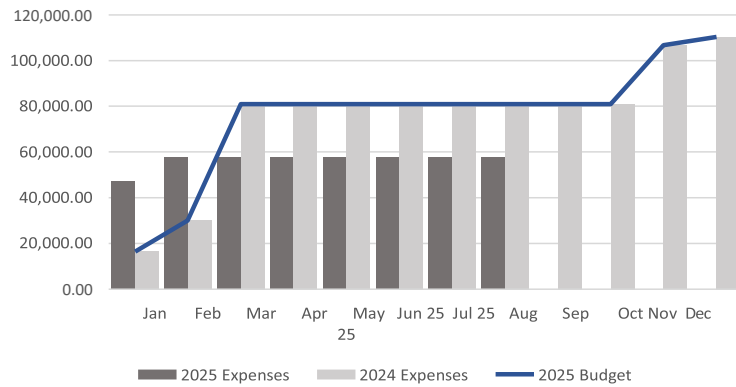
2025 Irrigation Expenses
by Month



2025 Landscape Repairs & Maint. Expenses
by Month

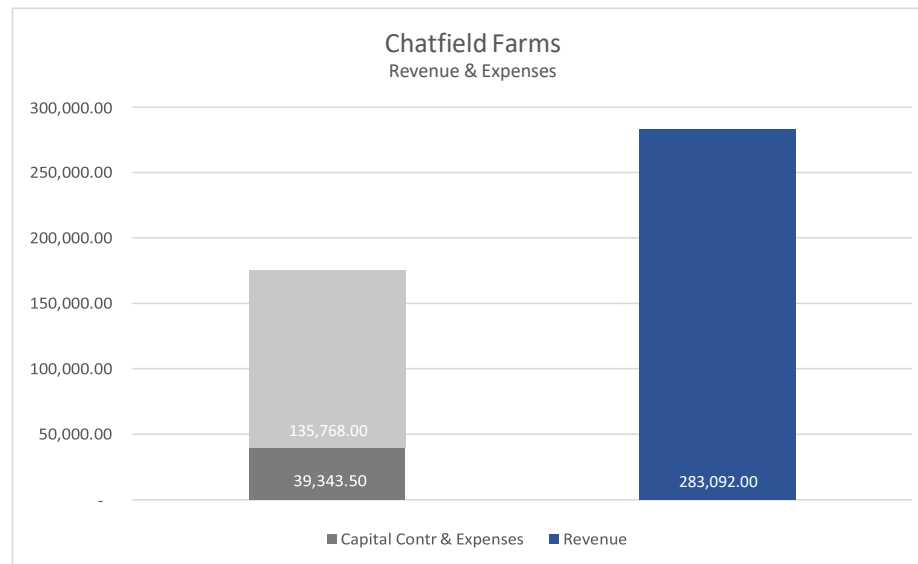


2025 Snow Removal Expenses
by Month



Chatfield Farms Revenue vs. Expenses

Per the Chatfield Farms Reimbursement Agreement, we need to track the Chatfield Farms revenue versus expenses. Below is an annual revenue vs. expense tracker which will be updated monthly to track where Chatfield Farms stands in regard to the threshold.



Roxborough Village Metro District
Balance Sheet by Class
As of August 31, 2025

3:57 PM
09/04/2025
Accrual Basis

	100-General Fund	200 - Capital Project Fund	300 - Debt Service Fund	TOTAL
ASSETS				
Current Assets				
Checking/Savings				
10100 · General Operating Acct	97,408.09	0.00	0.00	97,408.09
10500 · ColoTrust Funds				
10505 · General Fund	1,563,582.44	49,232.57	0.00	1,612,815.01
10510 · Capital Projects Fund	0.00	869,608.75	0.00	869,608.75
10520 · CTF Fund	0.00	90,039.94	0.00	90,039.94
10500 · ColoTrust Funds - Other	0.00	0.00	0.00	0.00
Total 10500 · ColoTrust Funds	1,563,582.44	1,008,881.26	0.00	2,572,463.70
Total Checking/Savings	1,660,990.53	1,008,881.26	0.00	2,669,871.79
Other Current Assets				
14010 · Prepaid Expense	13,718.00	0.00	0.00	13,718.00
14020 · Taxes Receivable	1,312,271.00	0.00	0.00	1,312,271.00
Total Other Current Assets	1,325,989.00	0.00	0.00	1,325,989.00
Total Current Assets	2,986,979.53	1,008,881.26	0.00	3,995,860.79
TOTAL ASSETS	2,986,979.53	1,008,881.26	0.00	3,995,860.79
LIABILITIES & EQUITY				
Liabilities				
Current Liabilities				
Accounts Payable				
20000 · Accounts Payable	142,290.31	98,865.53	0.00	241,155.84
Total Accounts Payable	142,290.31	98,865.53	0.00	241,155.84
Other Current Liabilities				
20011 · Accrued Expenses	25,916.00	934.00	0.00	26,850.00
23010 · Deferred Revenue-Taxes	1,312,271.00	0.00	0.00	1,312,271.00
Total Other Current Liabilities	1,338,187.00	934.00	0.00	1,339,121.00
Total Current Liabilities	1,480,477.31	99,799.53	0.00	1,580,276.84
Total Liabilities	1,480,477.31	99,799.53	0.00	1,580,276.84
Equity				
32001 · Retained Earnings	365,568.39	-6,332.04	0.00	359,236.35
34000 · Restricted Net Assets				
34010 · Nonspendable	40,378.00	0.00	0.00	40,378.00
34020 · Restricted	0.00	1,113,878.94	0.00	1,113,878.94
34050 · Emergency Reserve 3%	36,200.00	0.00	0.00	36,200.00
Total 34000 · Restricted Net Assets	76,578.00	1,113,878.94	0.00	1,190,456.94
39000 · Unrestricted Net Assets	529,731.75	0.00	0.00	529,731.75
Net Income	534,624.08	-198,465.17	0.00	336,158.91
Total Equity	1,506,502.22	909,081.73	0.00	2,415,583.95
TOTAL LIABILITIES & EQUITY	2,986,979.53	1,008,881.26	0.00	3,995,860.79
UNBALANCED CLASSES	0.00	0.00	0.00	0.00

Roxborough Village Metro District Profit & Loss Budget vs. Actual

January through August 2025

	Jan - Aug 25	Budget	Budget Variance	% of Budget
Ordinary Income/Expense				
Income				
41000 · Property Tax Income				
41010 · Specific Ownership Tax	58,678	77,925	(19,247)	75%
41020 · Property Tax	1,307,168	1,312,271	(5,103)	100%
41040 · Prior Year Tax	(48)	759	(807)	(6)%
41045 · Property Tax Interest	512	311	201	165%
Total 41000 · Property Tax Income	1,366,311	1,391,266	(24,955)	98%
43000 · Park and Field Income				
43010 · Sports Field Fees	0	2,200	(2,200)	0%
Total 43000 · Park and Field Income	0	2,200	(2,200)	0%
45000 · Grant Income	20,000	50,000	(30,000)	40%
46000 · Interest Income				
46010 · General Bank Account Interest	70,986	113,411	(42,425)	63%
Total 46000 · Interest Income	70,986	113,411	(42,425)	63%
48000 · CTF/Lottery Income	21,371	46,200	(24,829)	46%
49000 · Miscellaneous Income				
49010 · Miscellaneous Income	906			
Total 49000 · Miscellaneous Income	906			
Total Income	1,479,574	1,603,077	(123,503)	92%
Gross Profit	1,479,574	1,603,077	(123,503)	92%
Expense				
50000 · Treasurer Fees	19,608	19,091	517	103%
51000 · General Overhead				
51005 · Dues & Subscriptions	990	2,189	(1,199)	45%
51010 · Communication / Website Expense	99			
51050 · Utilities Expense	5,885	14,140	(8,255)	42%
Total 51000 · General Overhead	6,974	16,329	(9,355)	43%
52000 · Computer & Software Expenses				
52040 · Software & Online Subscriptions	2,820	6,596	(3,776)	43%
Total 52000 · Computer & Software Expenses	2,820	6,596	(3,776)	43%
52500 · Insurance Expense				
52510 · Worker's Compensation Exp.	450			
52550 · General Insurance	26,660	46,680	(20,020)	57%
52500 · Insurance Expense - Other	0	357	(357)	0%
Total 52500 · Insurance Expense	27,110	47,037	(19,927)	58%
52600 · Election Expense	77,034	45,000	32,034	171%
53000 · Board of Director's Expense				
53010 · Directors' Stipend	11,400	9,870	1,530	116%
53020 · BOD Travel/Mileage Expense	0	323	(323)	0%
53040 · BOD Conference/Retreat Expense	415	394	21	105%
53050 · Other BOD Expense	1,784			
Total 53000 · Board of Director's Expense	13,599	10,587	3,012	128%
54000 · Payroll Expenses				
54060 · Employer Payroll Taxes	872	755	117	116%
54000 · Payroll Expenses - Other	215	202	13	106%
Total 54000 · Payroll Expenses	1,087	957	130	114%
57000 · Professional Services Fees				
57010 · Auditing	7,500	7,686	(186)	98%
57020 · Legal Expenses	70,261	93,412	(23,151)	75%
57030 · Accounting Services	17,618	28,277	(10,659)	62%
57040 · District Management	124,718	136,060	(11,342)	92%
57050 · Engineering Expense	55,998	52,942	3,056	106%
57090 · Other Professional Services Exp	114	20,000	(19,886)	1%
Total 57000 · Professional Services Fees	276,209	338,377	(62,168)	82%

Roxborough Village Metro District Profit & Loss Budget vs. Actual

January through August 2025

	Jan - Aug 25	Budget	Budget Variance	% of Budget
62000 · Repairs and Maintenance				
62010 · General Repairs and Maintenance	(2,166)	7,000	(9,166)	(31)%
62020 · Utility Locate	12,380	3,499	8,881	354%
62000 · Repairs and Maintenance - Other	0	2,625	(2,625)	0%
Total 62000 · Repairs and Maintenance	10,215	13,124	(2,909)	78%
63000 · Vehicle Expense	740			
64000 · Landscape Expenses				
64010 · Landscape Repairs and Maint	1,554	9,916	(8,361)	16%
64020 · Landscape Weed Control Expense	34,607	34,384	223	101%
64030 · Irrigation Expense	46,680	142,068	(95,388)	33%
64040 · Landscape Contract	183,626	270,890	(87,264)	68%
64000 · Landscape Expenses - Other	0	30,000	(30,000)	0%
Total 64000 · Landscape Expenses	266,467	487,257	(220,790)	55%
65000 · Playground & Infrastructure Exp				
65010 · Playground Repairs and Maint	516	32,568	(32,052)	2%
65030 · Graffiti Removal /Vandalism Exp	537	9,316	(8,779)	6%
65040 · Skate Park Maintenance	0	19,000	(19,000)	0%
65080 · Misc. Playground & Infrastruct	0	2,752	(2,752)	0%
65000 · Playground & Infrastructure Exp - Other	0	500	(500)	0%
Total 65000 · Playground & Infrastructure Exp	1,053	64,136	(63,083)	2%
68000 · Parks & Open Space Expense				
68010 · Foothills Park & Rec Fees	20,046	24,564	(4,518)	82%
68020 · Mosquito Control Expense	2,925	14,490	(11,565)	20%
68025 · Water Expense	53,405	93,212	(39,807)	57%
68030 · Seasonal Lighting Expense	0	17,000	(17,000)	0%
68035 · Wetland Mitigation	0	275	(275)	0%
68045 · Tree Care Expense	0	30,000	(30,000)	0%
68050 · Portable Restroom Exp.	5,460	8,235	(2,775)	66%
68065 · Water Rights Expense	0	850	(850)	0%
68070 · Snow Removal Expense	57,652	110,316	(52,664)	52%
68080 · Algae Control Exp.	0	40,000	(40,000)	0%
68085 · Annual Trails Maintenance	0	15,000	(15,000)	0%
68095 · Open Space Maintenances / Fire	49,280	57,950	(8,670)	85%
Total 68000 · Parks & Open Space Expense	188,768	411,892	(223,124)	46%
70000 · Bond Interest & Principal Exp.				
70020 · Bond Principal - Series 1993	0			
Total 70000 · Bond Interest & Principal Exp.	0			
80000 · Capital Expenses				
80010 · Park Infrastructure/Improvements	83,645	503,000	(419,355)	17%
80020 · Irrigation Improvements	0	97,000	(97,000)	0%
80050 · Building Improvements	0	3,000	(3,000)	0%
80060 · Plant Nursery	1,371	3,500	(2,129)	39%
80070 · New Playground	166,716	350,000	(183,284)	48%
80000 · Capital Expenses - Other	0	18,000	(18,000)	0%
Total 80000 · Capital Expenses	251,732	974,500	(722,768)	26%
99000 · Contingency	0	39,960	(39,960)	0%
Total Expense	1,143,415	2,474,843	(1,331,428)	46%
Net Ordinary Income	336,159	(871,766)	1,207,925	(39)%
Net Income	336,159	(871,766)	1,207,925	(39)%

11:49 AM

09/04/25

Accrual Basis

Roxborough Village Metro District
Capital Fund Profit & Loss Budget vs. Actual
 January through August 2025

	Jan - Aug 25	Budget	Budget Variance	% of Budget
Ordinary Income/Expense				
Income				
45000 · Grant Income	20,000	50,000	(30,000)	40%
46000 · Interest Income	33,341	65,329	(31,988)	51%
48000 · CTF/Lottery Income	21,371	46,200	(24,829)	46%
Total Income	74,712	161,529	(86,817)	46%
Gross Profit	74,712	161,529	(86,817)	46%
Expense				
51000 · General Overhead	4			
52000 · Computer & Software Expenses	113	264	(151)	43%
52500 · Insurance Expense	18	1,694	(1,676)	1%
57000 · Professional Services Fees	15,867	11,473	4,394	138%
64000 · Landscape Expenses	5,443			
68000 · Parks & Open Space Expense	0	850	(850)	0%
80000 · Capital Expenses	251,732	969,500	(717,768)	26%
99000 · Contingency	0	0	0	0%
Total Expense	273,178	983,781	(710,603)	28%
Net Ordinary Income	(198,465)	(822,252)	623,787	24%
Net Income	(198,465)	(822,252)	623,787	24%

Roxborough Village Metro District
General Fund Profit & Loss Budget vs. Actual

January through August 2025

	Jan - Aug 25	Budget	Budget Variance	% of Budget
Ordinary Income/Expense				
Income				
41000 · Property Tax Income				
41010 · Specific Ownership Tax	58,678	77,925	(19,247)	75%
41020 · Property Tax	1,307,168	1,312,271	(5,103)	100%
41040 · Prior Year Tax	(48)	759	(807)	(6)%
41045 · Property Tax Interest	512	311	201	165%
Total 41000 · Property Tax Income	1,366,311	1,391,266	(24,955)	98%
43000 · Park and Field Income				
43010 · Sports Field Fees	0	2,200	(2,200)	0%
Total 43000 · Park and Field Income	0	2,200	(2,200)	0%
46000 · Interest Income				
46010 · General Bank Account Interest	37,645	48,082	(10,437)	78%
Total 46000 · Interest Income	37,645	48,082	(10,437)	78%
49000 · Miscellaneous Income				
49010 · Miscellaneous Income	906			
Total 49000 · Miscellaneous Income	906			
Total Income	1,404,862	1,441,548	(36,686)	97%
Gross Profit	1,404,862	1,441,548	(36,686)	97%
Expense				
50000 · Treasurer Fees	19,608	19,091	517	103%
51000 · General Overhead				
51005 · Dues & Subscriptions	990	2,189	(1,199)	45%
51010 · Communication / Website Expense	95			
51050 · Utilities Expense	5,885	14,140	(8,255)	42%
Total 51000 · General Overhead	6,970	16,329	(9,359)	43%
52000 · Computer & Software Expenses				
52040 · Software & Online Subscriptions	2,707	6,332	(3,625)	43%
Total 52000 · Computer & Software Expenses	2,707	6,332	(3,625)	43%
52500 · Insurance Expense				
52510 · Worker's Compensation Exp.	432			
52550 · General Insurance	26,660	45,000	(18,340)	59%
52500 · Insurance Expense - Other	0	343	(343)	0%
Total 52500 · Insurance Expense	27,092	45,343	(18,251)	60%
52600 · Election Expense	77,034	45,000	32,034	171%
53000 · Board of Director's Expense				
53010 · Directors' Stipend	11,400	9,870	1,530	116%
53020 · BOD Travel/Mileage Expense	0	323	(323)	0%
53040 · BOD Conference/Retreat Expense	415	394	21	105%
53050 · Other BOD Expense	1,784			
Total 53000 · Board of Director's Expense	13,599	10,587	3,012	128%
54000 · Payroll Expenses				
54060 · Employer Payroll Taxes	872	755	117	116%
54000 · Payroll Expenses - Other	215	202	13	106%
Total 54000 · Payroll Expenses	1,087	957	130	114%

11:50 AM

09/04/25

Accrual Basis

Roxborough Village Metro District
General Fund Profit & Loss Budget vs. Actual

January through August 2025

	Jan - Aug 25	Budget	Budget Variance	% of Budget
57000 · Professional Services Fees				
57010 · Auditing	7,200	7,350	(150)	98%
57020 · Legal Expenses	62,559	90,450	(27,891)	69%
57030 · Accounting Services	16,926	27,260	(10,334)	62%
57040 · District Management	119,719	130,620	(10,901)	92%
57050 · Engineering Expense	53,826	51,224	2,602	105%
57090 · Other Professional Services Exp	113	20,000	(19,887)	1%
Total 57000 · Professional Services Fees	260,342	326,904	(66,562)	80%
62000 · Repairs and Maintenance				
62010 · General Repairs and Maintenance	(2,166)	7,000	(9,166)	(31)%
62020 · Utility Locate	12,380	3,499	8,881	354%
62000 · Repairs and Maintenance - Other	0	2,625	(2,625)	0%
Total 62000 · Repairs and Maintenance	10,215	13,124	(2,909)	78%
63000 · Vehicle Expense	740			
64000 · Landscape Expenses				
64010 · Landscape Repairs and Maint	1,554	9,916	(8,361)	16%
64020 · Landscape Weed Control Expense	34,607	34,384	223	101%
64030 · Irrigation Expense	41,236	142,068	(100,831)	29%
64040 · Landscape Contract	183,626	270,890	(87,264)	68%
64000 · Landscape Expenses - Other	0	30,000	(30,000)	0%
Total 64000 · Landscape Expenses	261,024	487,257	(226,233)	54%
65000 · Playground & Infrastructure Exp				
65010 · Playground Repairs and Maint	516	32,568	(32,052)	2%
65030 · Graffiti Removal /Vandalism Exp	537	9,316	(8,779)	6%
65040 · Skate Park Maintenance	0	19,000	(19,000)	0%
65080 · Misc. Playground & Infrastruct	0	2,752	(2,752)	0%
65000 · Playground & Infrastructure Exp - Ot...	0	500	(500)	0%
Total 65000 · Playground & Infrastructure Exp	1,053	64,136	(63,083)	2%
68000 · Parks & Open Space Expense				
68010 · Foothills Park & Rec Fees	20,046	24,564	(4,518)	82%
68020 · Mosquito Control Expense	2,925	14,490	(11,565)	20%
68025 · Water Expense	53,405	93,212	(39,807)	57%
68030 · Seasonal Lighting Expense	0	17,000	(17,000)	0%
68035 · Wetland Mitigation	0	275	(275)	0%
68045 · Tree Care Expense	0	30,000	(30,000)	0%
68050 · Portable Restroom Exp.	5,460	8,235	(2,775)	66%
68070 · Snow Removal Expense	57,652	110,316	(52,664)	52%
68080 · Algae Control Exp.	0	40,000	(40,000)	0%
68085 · Annual Trails Maintenance	0	15,000	(15,000)	0%
68095 · Open Space Maintenances / Fire	49,280	57,950	(8,670)	85%
Total 68000 · Parks & Open Space Expense	188,768	411,042	(222,274)	46%
70000 · Bond Interest & Principal Exp.				
70020 · Bond Principal - Series 1993	0			
Total 70000 · Bond Interest & Principal Exp.	0			
80000 · Capital Expenses				
80010 · Park Infrastructure/Improvements	0	5,000	(5,000)	0%
Total 80000 · Capital Expenses	0	5,000	(5,000)	0%
99000 · Contingency	0	39,960	(39,960)	0%
Total Expense	870,238	1,491,062	(620,824)	58%
Net Ordinary Income	534,624	(49,514)	584,138	(1,080)%
Net Income	534,624	(49,514)	584,138	(1,080)%

11:49 AM

09/04/25

Accrual Basis

Roxborough Village Metro District
Chatfield Farms Profit & Loss Budget vs. Actual
January through August 2025

	Jan - Aug 25	Budget	Budget Variance	% of Budget
Ordinary Income/Expense				
Income				
41000 · Property Tax Income	285,695	375,309	(89,614)	76%
Total Income	285,695	375,309	(89,614)	76%
Gross Profit	285,695	375,309	(89,614)	76%
Expense				
50000 · Treasurer Fees	3,137	5,150	(2,013)	61%
51000 · General Overhead	4,196	2,612	1,584	161%
52000 · Computer & Software Expenses	433	1,013	(580)	43%
52500 · Insurance Expense	5,226	7,255	(2,029)	72%
52600 · Election Expense	12,239	7,200	5,039	170%
53000 · Board of Director's Expense	230	1,694	(1,464)	14%
54000 · Payroll Expenses	0	153	(153)	0%
57000 · Professional Services Fees	42,853	52,305	(9,452)	82%
62000 · Repairs and Maintenance	4,440	2,100	2,340	211%
63000 · Vehicle Expense	118			
64000 · Landscape Expenses	57,081	77,961	(20,879)	73%
65000 · Playground & Infrastructure Exp	86	10,262	(10,176)	1%
68000 · Parks & Open Space Expense	31,197	65,766	(34,569)	47%
80000 · Capital Expenses	0	5,000	(5,000)	0%
Total Expense	161,238	238,471	(77,233)	68%
Net Ordinary Income	124,457	136,838	(12,380)	91%
Net Income	124,457	136,838	(12,380)	91%

11:46 AM

09/04/25

Accrual Basis

Roxborough Village Metro District
Capital Fund Profit & Loss Detail

January through August 2025

Type	Date	Num	Name	Memo	Debit	Credit	Balance
Ordinary Income/Expense							
Income							
45000 · Grant Income							
Deposit	01/22/2025		Colorado department of Ag...	Noxious Weed Grant Deposit		20,000.00	20,000.00
Total 45000 · Grant Income					0.00	20,000.00	20,000.00
46000 · Interest Income							
46010 · General Bank Account Interest							
Deposit	01/31/2025			Deposit		4,127.35	4,127.35
Deposit	01/31/2025			Deposit		400.37	4,527.72
Deposit	02/28/2025			Deposit		392.61	4,920.33
Deposit	02/28/2025			Deposit		3,627.10	8,547.43
Deposit	03/31/2025			Deposit		3,877.36	12,424.79
Deposit	03/31/2025			Deposit		433.50	12,858.29
Deposit	04/10/2025			Deposit		3,738.10	16,596.39
Deposit	04/10/2025			Deposit		366.95	16,963.34
Deposit	05/31/2025			Deposit		3,841.95	20,805.29
Deposit	05/31/2025			Deposit		330.07	21,135.36
Deposit	06/30/2025			Deposit		320.04	21,455.40
Deposit	06/30/2025			Deposit		3,722.22	25,177.62
Deposit	07/31/2025			Interest		3,865.78	29,043.40
Deposit	07/31/2025			Interest		332.45	29,375.85
Deposit	08/31/2025			Interest		3,631.67	33,007.52
Deposit	08/31/2025			Interest		333.40	33,340.92
Total 46010 · General Bank Account Interest					0.00	33,340.92	33,340.92
Total 46000 · Interest Income					0.00	33,340.92	33,340.92
48000 · CTF/Lottery Income							
Deposit	03/11/2025			Deposit		11,007.72	11,007.72
Deposit	06/13/2025			Deposit		10,363.71	21,371.43
Total 48000 · CTF/Lottery Income					0.00	21,371.43	21,371.43
Total Income					0.00	74,712.35	74,712.35
Gross Profit					0.00	74,712.35	74,712.35
Expense							
51000 · General Overhead							
51010 · Communication / Website Expense							
General Journal	01/01/2025	CPAAJE2...	Roxborough Metro District	To Tie to Audit TB	0.25		0.25
Bill	02/21/2025	130456	Colorado Community Media		1.99		2.24
Bill	06/24/2025	649344D...	Colorado Community Media		1.96		4.20
Total 51010 · Communication / Website Expense					4.20	0.00	4.20
Total 51000 · General Overhead					4.20	0.00	4.20
52000 · Computer & Software Expenses							
52040 · Software & Online Subscriptions							
Bill	01/31/2025	2502024...	Bill.com LLC	Billing Period 01/05/2025 - 02/04/2025	13.56		13.56
Bill	02/28/2025	2503060...	Bill.com LLC	Billing Period 02/05/2025 - 03/04/2025	13.61		27.17
Bill	03/31/2025	2504096...	Bill.com LLC	Billing Period 03/05/2025 - 04/04/2025	13.80		40.97
Bill	04/30/2025	2505132...	Bill.com LLC	Billing Period 04/05/2025 - 05/04/2025	13.39		54.36
Bill	05/31/2025	2506170...	Bill.com LLC	Billing Period 05/05/2025 - 06/04/2025	14.14		68.50
Bill	06/30/2025	2507206...	Bill.com LLC	Billing Period 06/05/2025 - 07/04/2025	13.92		82.42
Bill	07/31/2025	2508250...	Bill.com LLC	Billing Period 07/05/2025 - 08/04/2025	16.38		98.80
General Journal	08/31/2025	0831Accr...		August Invoice Accruals	14.00		112.80
Total 52040 · Software & Online Subscriptions					112.80	0.00	112.80
Total 52000 · Computer & Software Expenses					112.80	0.00	112.80
52500 · Insurance Expense							
52510 · Woker's Compensation Exp.							
Bill	08/14/2025	26WC-60...	Colorado Special Districts ...		18.00		18.00
Total 52510 · Woker's Compensation Exp.					18.00	0.00	18.00
52550 · General Insurance							
General Journal	01/31/2025	0125BusIns		To move Business Insruance prepaid to exp...	0.00		0.00
General Journal	02/28/2025	0225BusIns		To move Business Insurance prepaid to exp...	0.00		0.00
General Journal	03/31/2025	0325BusIns		To move Business Insurance prepaid to exp...	0.00		0.00
General Journal	04/30/2025	0425BusIns		To move Business Insurance prepaid to exp...	0.00		0.00
General Journal	05/31/2025	0525BusIns		To move Business Insurance prepaid to exp...	0.00		0.00
General Journal	06/30/2025	0625BusIns		To move Business Insurance prepaid to exp...	0.00		0.00
General Journal	07/31/2025	0725BusIns		To move Business Insurance prepaid to exp...	0.00		0.00
General Journal	08/31/2025	0825BusIns		To move Business Insurance prepaid to exp...	0.00		0.00
Total 52550 · General Insurance					0.00	0.00	0.00
Total 52500 · Insurance Expense					18.00	0.00	18.00
57000 · Professional Services Fees							
57010 · Auditing							
Bill	04/30/2025	49310	Hoelting & Company, Inc	2023 Audit	240.00		240.00
Bill	06/30/2025	49662	Hoelting & Company, Inc		60.00		300.00
Total 57010 · Auditing					300.00	0.00	300.00

11:46 AM

09/04/25

Accrual Basis

Roxborough Village Metro District
Capital Fund Profit & Loss Detail

January through August 2025

Type	Date	Num	Name	Memo	Debit	Credit	Balance
57020 · Legal Expenses							
Bill	01/31/2025	161931	Ireland Stapleton Pryor & ...	Billed Through 01/31/2025	512.60		512.60
Bill	01/31/2025	161931	Ireland Stapleton Pryor & ...	Credit for double payment of bill.com		151.59	361.01
Bill	02/28/2025	Feb2025	Ireland Stapleton Pryor & ...	Billed Through 02/28/2025	474.28		835.29
Bill	03/31/2025	163536	Ireland Stapleton Pryor & ...	Billed Through 03/31/2025	124.68		959.97
Bill	04/30/2025	164405	Ireland Stapleton Pryor & ...	Billed Through 04/30/2025	577.48		1,537.45
Bill	05/31/2025	165222	Ireland Stapleton Pryor & ...		5,155.32		6,692.77
Bill	06/30/2025	14	Carlson, Hammon & Paddo...		32.74		6,725.51
Bill	07/17/2025	165995	Ireland Stapleton Pryor & ...		273.86		6,999.37
Bill	07/31/2025	166837	Ireland Stapleton Pryor & ...		303.18		7,302.55
General Journal	08/31/2025	0831Accr...		August Invoice Accruals	400.00		7,702.55
Total 57020 · Legal Expenses					7,854.14	151.59	7,702.55
57030 · Accounting Services							
Bill	01/31/2025	6190	Gemsbok Consulting Inc.	January 2025	72.72		72.72
Bill	02/28/2025	6212	Gemsbok Consulting Inc.	February 2025	63.90		136.62
Bill	03/31/2025	6246	Gemsbok Consulting Inc.	March 2025	96.05		232.67
Bill	04/30/2025	6268	Gemsbok Consulting Inc.	April 2025	80.10		312.77
Bill	05/31/2025	6290	Gemsbok Consulting Inc.	May 2025	77.80		390.57
Bill	06/30/2025	6314	Gemsbok Consulting Inc.	June 2025	127.40		517.97
Bill	07/31/2025	6336	Gemsbok Consulting Inc.	July 2025	68.40		586.37
Bill	08/31/2025	6357	Gemsbok Consulting Inc.	July 2025	106.10		692.47
Total 57030 · Accounting Services					692.47	0.00	692.47
57040 · District Management							
Bill	01/31/2025	143497	Special District Manageme...	January 2025 District Management Fees	448.74		448.74
Bill	02/28/2025	144581	Special District Manageme...	February 2025 District Management Fees	523.41		972.15
Bill	03/31/2025	145582	Special District Manageme...	March 2025 District Management Fees	512.75		1,484.90
Bill	04/30/2025	146971	Special District Manageme...	April 2025 District Management Fees	738.91		2,223.81
Bill	05/31/2025	147424	Special District Manageme...	May 2025 District Management Fees	488.35		2,712.16
Bill	06/30/2025	149577	Special District Manageme...	May 2025 District Management Fees	513.02		3,225.18
Bill	07/31/2025	149943	Special District Manageme...	July 2025 District Management Fees	1,254.06		4,479.24
General Journal	08/31/2025	0832Accr...		August Invoice Accruals	520.00		4,999.24
Total 57040 · District Management					4,999.24	0.00	4,999.24
57050 · Engineering Expense							
Bill	01/24/2025	257995	Farnsworth Group, Inc	Period ending 12.31.2024	810.71		810.71
Bill	04/28/2025	260266	Farnsworth Group, Inc	Period ending 03.31.2025	445.74		1,256.45
Bill	06/05/2025	261126	Farnsworth Group, Inc	Period ending 05.30.2025	25.28		1,281.73
Bill	08/20/2025	255676_2	Farnsworth Group, Inc	Period ending 05.30.2025	890.16		2,171.89
Total 57050 · Engineering Expense					2,171.89	0.00	2,171.89
57090 · Other Professional Services Exp							
Bill	07/22/2025	58176	Douglas County Deputy Sh...	Record Request	1.24		1.24
Total 57090 · Other Professional Services Exp					1.24	0.00	1.24
Total 57000 · Professional Services Fees					16,018.98	151.59	15,867.39
64000 · Landscape Expenses							
64030 · Irrigation Expense							
Bill	07/10/2025	30820	Browns Hill Engineering & ...		43.20		43.20
Bill	07/14/2025	2270	Rocky Mountain Recreatio...	Airplane Park	2,700.00		2,743.20
Bill	07/14/2025	2270	Rocky Mountain Dive Solut...	Airplane Park	2,700.00		5,443.20
Total 64030 · Irrigation Expense					5,443.20	0.00	5,443.20
Total 64000 · Landscape Expenses					5,443.20	0.00	5,443.20
68000 · Parks & Open Space Expense							
68065 · Water Rights Expense							
Bill	01/31/2025	161931	Ireland Stapleton Pryor & ...	Billed Through 01/31/2025	0.00		0.00
Bill	01/31/2025	143497	Special District Manageme...	January 2025 District Management Fees	0.00		0.00
Bill	02/28/2025	144581	Special District Manageme...	February 2025 District Management Fees	0.00		0.00
Bill	02/28/2025	Feb2025	Ireland Stapleton Pryor & ...	Billed Through 02/28/2025	0.00		0.00
Bill	03/31/2025	145582	Special District Manageme...	March 2025 District Management Fees	0.00		0.00
Bill	03/31/2025	163536	Ireland Stapleton Pryor & ...	Billed Through 03/31/2025	0.00		0.00
Bill	04/30/2025	146971	Special District Manageme...	April 2025 District Management Fees	0.00		0.00
Bill	04/30/2025	164405	Ireland Stapleton Pryor & ...	Billed Through 04/30/2025	0.00		0.00
Bill	05/31/2025	147424	Special District Manageme...	May 2025 District Management Fees	0.00		0.00
Bill	06/30/2025	149577	Special District Manageme...	May 2025 District Management Fees	0.00		0.00
Bill	07/31/2025	149943	Special District Manageme...	July 2025 District Management Fees	0.00		0.00
Total 68065 · Water Rights Expense					0.00	0.00	0.00
Total 68000 · Parks & Open Space Expense					0.00	0.00	0.00
80000 · Capital Expenses							
80010 · Park Infrastructure/Improvements							
Bill	05/27/2025	2025255-7	Chavez Services LLC		5,893.00		5,893.00
Bill	05/29/2025	266	Consolidated Divisions Inc		3,395.92		9,288.92
Bill	05/29/2025	CW-2025...	Chavez Services LLC		53,023.00		62,311.92
Bill	05/31/2025	407	Consolidated Divisions Inc		474.10		62,786.02
Bill	06/05/2025	41839	JPL Cares, Inc.		1,680.00		64,466.02
Bill	06/23/2025	CW-2025...	Chavez Services LLC		19,179.00		83,645.02
Total 80010 · Park Infrastructure/Improvements					83,645.02	0.00	83,645.02

11:46 AM

09/04/25

Accrual Basis

Roxborough Village Metro District
Capital Fund Profit & Loss Detail

January through August 2025

Type	Date	Num	Name	Memo	Debit	Credit	Balance
80060 · Plant Nursery							
General Journal	01/01/2025	CPAAJE2...	Roxborough Metro District	To Tie to Audit TB		345.00	-345.00
Bill	01/30/2025	RVMD10...	Ephram Glass*	Greenhouse Supplies	627.69		282.69
Bill	06/09/2025	37383	JPL Cares, Inc.		1,088.01		1,370.70
Total 80060 · Plant Nursery					1,715.70	345.00	1,370.70
80070 · New Playground							
Bill	01/23/2025	7884	Rocky Mountain Recreatio...	Airplane Park	5,880.80		5,880.80
Bill	02/20/2025	7935	Rocky Mountain Recreatio...	Airplane Park	5,444.20		11,325.00
Bill	07/23/2025	4176	A To Z Recreation, LLC	RVMD community park project	79,500.00		90,825.00
Bill	07/31/2025	CW-2025...	Chavez Services LLC		75,891.21		166,716.21
Total 80070 · New Playground					166,716.21	0.00	166,716.21
Total 80000 · Capital Expenses					252,076.93	345.00	251,731.93
Total Expense					273,674.11	496.59	273,177.52
Net Ordinary Income					273,674.11	75,208.94	-198,465.17
Net Income					273,674.11	75,208.94	-198,465.17

11:47 AM

09/04/25

Accrual Basis

Roxborough Village Metro District
General Fund Profit & Loss Detail

January through August 2025

Type	Date	Num	Name	Memo	Debit	Credit	Balance
Ordinary Income/Expense							
Income							
41000 · Property Tax Income							
41010 · Specific Ownership Tax							
Deposit	02/10/2025			Deposit		8,611.72	8,611.72
Deposit	03/11/2025			Deposit		8,537.87	17,149.59
Deposit	04/10/2025			Deposit		8,343.26	25,492.85
Deposit	05/16/2025			Deposit		7,707.75	33,200.60
Deposit	06/13/2025			Deposit		8,214.56	41,415.16
Deposit	07/31/2025			Deposit		8,600.52	50,015.68
Deposit	08/29/2025			08.25 Tax Distribution		8,662.65	58,678.33
Total 41010 · Specific Ownership Tax					0.00	58,678.33	58,678.33
41020 · Property Tax							
Deposit	02/10/2025			Deposit		22,050.07	22,050.07
Deposit	03/11/2025			Deposit		569,431.38	591,481.45
Deposit	04/10/2025			Deposit		37,750.20	629,231.65
Deposit	05/16/2025			-MULTIPLE-		118,789.53	748,021.18
Deposit	06/13/2025			Deposit		41,773.09	789,794.27
Deposit	07/31/2025			Deposit		507,702.91	1,297,497.18
Deposit	08/29/2025			08.25 Tax Distribution		9,670.88	1,307,168.06
Total 41020 · Property Tax					0.00	1,307,168.06	1,307,168.06
41040 · Prior Year Tax							
Deposit	03/11/2025			Prior year value adjustment (abatement)	47.69		-47.69
Total 41040 · Prior Year Tax					47.69	0.00	-47.69
41045 · Property Tax Interest							
Deposit	03/11/2025			Prior year interest value adjustment	0.95		-0.95
Deposit	04/10/2025			Deposit		12.75	11.80
Deposit	05/16/2025			Deposit		19.05	30.85
Deposit	06/13/2025			Deposit		103.60	134.45
Deposit	07/31/2025			Deposit		128.05	262.50
Deposit	08/29/2025			08.25 Tax Distribution		249.39	511.89
Total 41045 · Property Tax Interest					0.95	512.84	511.89
Total 41000 · Property Tax Income					48.64	1,366,359.23	1,366,310.59
46000 · Interest Income							
46010 · General Bank Account Interest							
Deposit	01/31/2025			Deposit		3,530.66	3,530.66
Deposit	02/28/2025			Deposit		3,025.31	6,555.97
Deposit	03/31/2025			Deposit		4,602.19	11,158.16
Deposit	04/30/2025			Deposit		4,959.47	16,117.63
Deposit	05/31/2025			Deposit		5,336.46	21,454.09
Deposit	06/30/2025			Reinvestment		4,744.42	26,198.51
Deposit	07/31/2025			Interest		5,582.13	31,780.64
Deposit	08/29/2025			Interest		5,864.65	37,645.29
Total 46010 · General Bank Account Interest					0.00	37,645.29	37,645.29
Total 46000 · Interest Income					0.00	37,645.29	37,645.29
49000 · Miscellaneous Income							
49010 · Miscellaneous Income							
Deposit	02/07/2025	114412	CORE Electric Cooperative	Core Power Easement		906.00	906.00
Total 49010 · Miscellaneous Income					0.00	906.00	906.00
Total 49000 · Miscellaneous Income					0.00	906.00	906.00
Total Income					48.64	1,404,910.52	1,404,861.88
Gross Profit					48.64	1,404,910.52	1,404,861.88
Expense							
50000 · Treasurer Fees							
Deposit	02/10/2025			Deposit	330.78		330.78
Deposit	03/11/2025			Prior year treasurer fee		0.72	330.06
Deposit	03/11/2025			Deposit	8,541.48		8,871.54
Deposit	04/10/2025			Deposit	566.45		9,437.99
Deposit	05/16/2025			Deposit	1,775.24		11,213.23
Deposit	06/13/2025			Deposit	628.14		11,841.37
Deposit	07/31/2025			Deposit	7,617.43		19,458.80
Deposit	08/29/2025			08.25 Tax Distribution	148.80		19,607.60
Total 50000 · Treasurer Fees					19,608.32	0.72	19,607.60
51000 · General Overhead							
51005 · Dues & Subscriptions							
Bill	01/31/2025	2025 Me...	Special District Association...	2025 SDA Annual Membership	990.14		990.14
Total 51005 · Dues & Subscriptions					990.14	0.00	990.14
51010 · Communication / Website Expense							
Bill	02/21/2025	130456	Colorado Community Media		47.77		47.77
Bill	06/24/2025	649344D...	Colorado Community Media		47.10		94.87
Total 51010 · Communication / Website Expense					94.87	0.00	94.87

11:47 AM

09/04/25

Accrual Basis

Roxborough Village Metro District
General Fund Profit & Loss Detail

January through August 2025

Type	Date	Num	Name	Memo	Debit	Credit	Balance
51050 · Utilities Expense							
General Journal	01/01/2025	CPAAJE2...	Roxborough Metro District	To Tie to Audit TB		0.25	-0.25
Bill	01/02/2025	909043485	Xcel Energy	December Statement	3.68		3.43
Bill	01/21/2025		CORE Electric Cooperative		892.68		896.11
Bill	02/02/2025	913273288	Xcel Energy	December Statement	3.68		899.79
Bill	02/20/2025		CORE Electric Cooperative		203.44		1,103.23
Bill	03/03/2025	917008394	Xcel Energy		3.68		1,106.91
Bill	03/19/2025		CORE Electric Cooperative		200.99		1,307.90
Credit	03/19/2025		CORE Electric Cooperative			200.99	1,106.91
Bill	04/01/2025	921122371	Xcel Energy		3.68		1,110.59
Bill	04/17/2025		CORE Electric Cooperative		373.96		1,484.55
Credit	04/17/2025		CORE Electric Cooperative			373.96	1,110.59
Bill	05/01/2025	925488534	Xcel Energy		3.74		1,114.33
Bill	05/20/2025		CORE Electric Cooperative		585.56		1,699.89
Bill	06/01/2025	929712563	Xcel Energy		3.74		1,703.63
Bill	06/18/2025	06.2025	CORE Electric Cooperative		1,549.25		3,252.88
Bill	07/01/2025	934025266	Xcel Energy		3.82		3,256.70
Bill	07/17/2025	07.2025	CORE Electric Cooperative		851.67		4,108.37
Bill	08/02/2025	938394815	Xcel Energy	August 2025	2.89		4,111.26
Bill	08/20/2025	08.2025	CORE Electric Cooperative		1,773.86		5,885.12
Total 51050 · Utilities Expense					6,460.32	575.20	5,885.12
Total 51000 · General Overhead					7,545.33	575.20	6,970.13
52000 · Computer & Software Expenses							
52040 · Software & Online Subscriptions							
Bill	01/31/2025	2502024...	Bill.com LLC	Billing Period 01/05/2025 - 02/04/2025	325.43		325.43
Bill	02/28/2025	2503060...	Bill.com LLC	Billing Period 02/05/2025 - 03/04/2025	326.58		652.01
Bill	03/31/2025	2504096...	Bill.com LLC	Billing Period 03/05/2025 - 04/04/2025	331.24		983.25
Bill	04/30/2025	2505132...	Bill.com LLC	Billing Period 04/05/2025 - 05/04/2025	321.34		1,304.59
Bill	05/31/2025	2506170...	Bill.com LLC	Billing Period 05/05/2025 - 06/04/2025	339.30		1,643.89
Bill	06/30/2025	2507206...	Bill.com LLC	Billing Period 06/05/2025 - 07/04/2025	334.07		1,977.96
Bill	07/31/2025	2508250...	Bill.com LLC	Billing Period 07/05/2025 - 08/04/2025	393.17		2,371.13
General Journal	08/31/2025	0831Accr...		August Invoice Accruals	336.00		2,707.13
Total 52040 · Software & Online Subscriptions					2,707.13	0.00	2,707.13
Total 52000 · Computer & Software Expenses					2,707.13	0.00	2,707.13
52500 · Insurance Expense							
52510 · Woker's Compensation Exp.							
Bill	08/14/2025	26WC-60...	Colorado Special Districts ...		432.00		432.00
Total 52510 · Woker's Compensation Exp.					432.00	0.00	432.00
52550 · General Insurance							
General Journal	01/31/2025	0125BusIns		To move Business Insruance prepaid to exp...	3,332.50		3,332.50
General Journal	02/28/2025	0225BusIns		To move Business Insruance prepaid to exp...	3,332.50		6,665.00
General Journal	03/31/2025	0325BusIns		To move Business Insruance prepaid to exp...	3,332.50		9,997.50
General Journal	04/30/2025	0425BusIns		To move Business Insruance prepaid to exp...	3,332.50		13,330.00
General Journal	05/31/2025	0525BusIns		To move Business Insruance prepaid to exp...	3,332.50		16,662.50
General Journal	06/30/2025	0625BusIns		To move Business Insruance prepaid to exp...	3,332.50		19,995.00
General Journal	07/31/2025	0725BusIns		To move Business Insruance prepaid to exp...	3,332.50		23,327.50
General Journal	08/31/2025	0825BusIns		To move Business Insruance prepaid to exp...	3,332.50		26,660.00
Total 52550 · General Insurance					26,660.00	0.00	26,660.00
Total 52500 · Insurance Expense					27,092.00	0.00	27,092.00
52600 · Election Expense							
Bill	01/31/2025	143497	Special District Manageme...	January 2025 District Management Fees	262.50		262.50
Bill	02/07/2025	129466	Colorado Community Media		41.40		303.90
Bill	02/28/2025	Feb2025	Ireland Stapleton Pryor & ...	Billed Through 02/28/2025	7,219.00		7,522.90
Bill	02/28/2025	144581	Special District Manageme...	February 2025 District Management Fees	865.00		8,387.90
Bill	03/06/2025	Election L...	Douglas Country Governm...	Extended Time	25.74		8,413.64
Bill	03/31/2025	163536	Ireland Stapleton Pryor & ...	Billed Through 03/31/2025	2,169.00		10,582.64
Bill	03/31/2025	145582	Special District Manageme...	March 2025 District Management Fees	11,867.80		22,450.44
Bill	04/04/2025	133472	Colorado Community Media		62.96		22,513.40
Bill	04/14/2025	10351	Karat Production Services ...	-MULTIPLE-	3,447.24		25,960.64
Bill	04/25/2025	10341	Karat Production Services ...		14,059.75		40,020.39
Bill	04/30/2025	164405	Ireland Stapleton Pryor & ...	Billed Through 04/30/2025	5,651.50		45,671.89
Bill	04/30/2025	146971	Special District Manageme...	April 2025 District Management Fees	17,418.59		63,090.48
Bill	05/06/2025	Election J...	Jennifer Woodby		15.00		63,105.48
Bill	05/14/2025	Judge El...	Shawna Stevens		100.00		63,205.48
Bill	05/14/2025	Judge El...	Paola Corado		100.00		63,305.48
Bill	05/14/2025	Judge El...	Catherine E Emery		100.00		63,405.48
Bill	05/14/2025	Judge El...	Dawn Herther		100.00		63,505.48
Bill	05/14/2025	Judge El...	Michelle Gardner		100.00		63,605.48
Bill	05/31/2025	147424	Special District Manageme...	May 2025 District Management Fees	12,649.50		76,254.98
Bill	05/31/2025	165222	Ireland Stapleton Pryor & ...		675.00		76,929.98
Bill	06/30/2025	149577	Special District Manageme...	May 2025 District Management Fees	103.80		77,033.78
Bill	07/17/2025	165995	Ireland Stapleton Pryor & ...		0.00		77,033.78
Bill	07/31/2025	149943	Special District Manageme...	July 2025 District Management Fees	0.00		77,033.78
Bill	07/31/2025	166837	Ireland Stapleton Pryor & ...		0.00		77,033.78
Total 52600 · Election Expense					77,033.78	0.00	77,033.78

11:47 AM

09/04/25

Accrual Basis

Roxborough Village Metro District
General Fund Profit & Loss Detail
 January through August 2025

Type	Date	Num	Name	Memo	Debit	Credit	Balance
53000 · Board of Director's Expense							
53010 · Directors' Stipend							
Paycheck	01/31/2025	DD1095	Brendan M Coupe	Direct Deposit	200.00		200.00
Paycheck	01/31/2025	DD1096	Debra D Prysby	Direct Deposit	200.00		400.00
Paycheck	01/31/2025	DD1097	Ephram Glass	Direct Deposit	200.00		600.00
Paycheck	02/28/2025	DD1098	Brendan M Coupe	Direct Deposit	300.00		900.00
Paycheck	02/28/2025	DD1099	Debra D Prysby	Direct Deposit	300.00		1,200.00
Paycheck	02/28/2025	DD1100	Ephram Glass	Direct Deposit	400.00		1,600.00
Paycheck	02/28/2025	DD1101	Mark J Rubic	Direct Deposit	400.00		2,000.00
Paycheck	02/28/2025	DD1102	Travis Jensen	Direct Deposit	300.00		2,300.00
Paycheck	03/31/2025	DD1103	Brendan M Coupe	Direct Deposit	200.00		2,500.00
Paycheck	03/31/2025	DD1104	Debra D Prysby	Direct Deposit	200.00		2,700.00
Paycheck	03/31/2025	DD1105	Ephram Glass	Direct Deposit	200.00		2,900.00
Paycheck	03/31/2025	DD1106	Mark J Rubic	Direct Deposit	200.00		3,100.00
Paycheck	03/31/2025	DD1107	Travis Jensen	Direct Deposit	200.00		3,300.00
Paycheck	04/30/2025	DD1108	Brendan M Coupe	Direct Deposit	200.00		3,500.00
Paycheck	04/30/2025	DD1109	Debra D Prysby	Direct Deposit	200.00		3,700.00
Paycheck	04/30/2025	DD1110	Ephram Glass	Direct Deposit	200.00		3,900.00
Paycheck	04/30/2025	DD1111	Mark J Rubic	Direct Deposit	200.00		4,100.00
Paycheck	04/30/2025	DD1112	Travis Jensen	Direct Deposit	200.00		4,300.00
Paycheck	05/30/2025	DD1113	Clifford A Linhardt	Direct Deposit	300.00		4,600.00
Paycheck	05/30/2025	DD1114	Debra D Prysby	Direct Deposit	300.00		4,900.00
Paycheck	05/30/2025	DD1115	Ephram Glass	Direct Deposit	300.00		5,200.00
Paycheck	05/30/2025	DD1116	Ronald E Bendall	Direct Deposit	300.00		5,500.00
Paycheck	06/09/2025	DD1117	Brendan M Coupe	Direct Deposit	100.00		5,600.00
Paycheck	06/09/2025	DD1118	Debra D Prysby	Direct Deposit	200.00		5,800.00
Paycheck	06/09/2025	DD1119	Ephram Glass	Direct Deposit	200.00		6,000.00
Paycheck	06/09/2025	DD1120	Mark J Rubic	Direct Deposit	200.00		6,200.00
Paycheck	06/09/2025	DD1121	Travis Jensen	Direct Deposit	100.00		6,300.00
Paycheck	06/12/2025	DD1122	Mark J Rubic	Direct Deposit	800.00		7,100.00
Paycheck	06/13/2025	DD1123	Mark J Rubic	Direct Deposit	200.00		7,300.00
Paycheck	06/30/2025	DD1124	Clifford A Linhardt	Direct Deposit	200.00		7,500.00
Paycheck	06/30/2025	DD1125	Debra D Prysby	Direct Deposit	200.00		7,700.00
Paycheck	06/30/2025	DD1126	Ephram Glass	Direct Deposit	500.00		8,200.00
Paycheck	06/30/2025	DD1127	Ronald E Bendall	Direct Deposit	500.00		8,700.00
Paycheck	07/31/2025	DD1128	Clifford A Linhardt	Direct Deposit	100.00		8,800.00
Paycheck	07/31/2025	DD1129	Debra D Prysby	Direct Deposit	200.00		9,000.00
Paycheck	07/31/2025	DD1130	Ephram Glass	Direct Deposit	200.00		9,200.00
Paycheck	07/31/2025	DD1131	Ronald E Bendall	Direct Deposit	100.00		9,300.00
Paycheck	07/31/2025	DD1132	Stephen L Thorneberry	Direct Deposit	800.00		10,100.00
Paycheck	08/29/2025	DD1133	Clifford A Linhardt	Direct Deposit	300.00		10,400.00
Paycheck	08/29/2025	DD1134	Debra D Prysby	Direct Deposit	300.00		10,700.00
Paycheck	08/29/2025	DD1135	Ephram Glass	Direct Deposit	200.00		10,900.00
Paycheck	08/29/2025	DD1136	Ronald E Bendall	Direct Deposit	200.00		11,100.00
Paycheck	08/29/2025	DD1137	Stephen L Thorneberry	Direct Deposit	300.00		11,400.00
Total 53010 · Directors' Stipend					11,400.00	0.00	11,400.00
53040 · BOD Conference/Retreat Expense							
Bill	08/20/2025	Conferen...	Special District Association...		415.00		415.00
Total 53040 · BOD Conference/Retreat Expense					415.00	0.00	415.00
53050 · Other BOD Expense							
Bill	01/01/2025	Library R...	Douglas County Libraries		375.00		375.00
Bill	02/20/2025	Library R...	Douglas County Libraries	Extended Time	70.00		445.00
Deposit	05/13/2025	092189	Douglas County Libraries	Deposit		100.00	345.00
Bill	05/18/2025	114-3339...	Peggy Ripko - Reimburse...		1,438.50		1,783.50
Total 53050 · Other BOD Expense					1,883.50	100.00	1,783.50
Total 53000 · Board of Director's Expense					13,698.50	100.00	13,598.50
54000 · Payroll Expenses							
54060 · Employer Payroll Taxes							
Paycheck	01/31/2025	DD1095	Brendan M Coupe	Direct Deposit	15.30		15.30
Paycheck	01/31/2025	DD1096	Debra D Prysby	Direct Deposit	15.30		30.60
Paycheck	01/31/2025	DD1097	Ephram Glass	Direct Deposit	15.30		45.90
Paycheck	02/28/2025	DD1098	Brendan M Coupe	Direct Deposit	22.95		68.85
Paycheck	02/28/2025	DD1099	Debra D Prysby	Direct Deposit	22.95		91.80
Paycheck	02/28/2025	DD1100	Ephram Glass	Direct Deposit	30.60		122.40
Paycheck	02/28/2025	DD1101	Mark J Rubic	Direct Deposit	30.60		153.00
Paycheck	02/28/2025	DD1102	Travis Jensen	Direct Deposit	22.95		175.95
Paycheck	03/31/2025	DD1103	Brendan M Coupe	Direct Deposit	15.30		191.25
Paycheck	03/31/2025	DD1104	Debra D Prysby	Direct Deposit	15.30		206.55
Paycheck	03/31/2025	DD1105	Ephram Glass	Direct Deposit	15.30		221.85
Paycheck	03/31/2025	DD1106	Mark J Rubic	Direct Deposit	15.30		237.15
Paycheck	03/31/2025	DD1107	Travis Jensen	Direct Deposit	15.30		252.45
Paycheck	04/30/2025	DD1108	Brendan M Coupe	Direct Deposit	15.30		267.75
Paycheck	04/30/2025	DD1109	Debra D Prysby	Direct Deposit	15.30		283.05
Paycheck	04/30/2025	DD1110	Ephram Glass	Direct Deposit	15.30		298.35
Paycheck	04/30/2025	DD1111	Mark J Rubic	Direct Deposit	15.30		313.65
Paycheck	04/30/2025	DD1112	Travis Jensen	Direct Deposit	15.30		328.95
Paycheck	05/30/2025	DD1113	Clifford A Linhardt	Direct Deposit	22.95		351.90
Paycheck	05/30/2025	DD1114	Debra D Prysby	Direct Deposit	22.95		374.85
Paycheck	05/30/2025	DD1115	Ephram Glass	Direct Deposit	22.95		397.80
Paycheck	05/30/2025	DD1116	Ronald E Bendall	Direct Deposit	22.95		420.75
Paycheck	06/09/2025	DD1117	Brendan M Coupe	Direct Deposit	7.65		428.40
Paycheck	06/09/2025	DD1118	Debra D Prysby	Direct Deposit	15.30		443.70
Paycheck	06/09/2025	DD1119	Ephram Glass	Direct Deposit	15.30		459.00
Paycheck	06/09/2025	DD1120	Mark J Rubic	Direct Deposit	15.30		474.30
Paycheck	06/09/2025	DD1121	Travis Jensen	Direct Deposit	7.65		481.95

11:47 AM

09/04/25

Accrual Basis

Roxborough Village Metro District
General Fund Profit & Loss Detail
 January through August 2025

Type	Date	Num	Name	Memo	Debit	Credit	Balance
Paycheck	06/12/2025	DD1122	Mark J Rubic	Direct Deposit	61.20		543.15
Paycheck	06/13/2025	DD1123	Mark J Rubic	Direct Deposit	15.30		558.45
Paycheck	06/30/2025	DD1124	Clifford A Linhardt	Direct Deposit	15.30		573.75
Paycheck	06/30/2025	DD1125	Debra D Prysby	Direct Deposit	15.30		589.05
Paycheck	06/30/2025	DD1126	Ephram Glass	Direct Deposit	38.25		627.30
Paycheck	06/30/2025	DD1127	Ronald E Bendall	Direct Deposit	38.25		665.55
Paycheck	07/31/2025	DD1128	Clifford A Linhardt	Direct Deposit	7.65		673.20
Paycheck	07/31/2025	DD1129	Debra D Prysby	Direct Deposit	15.30		688.50
Paycheck	07/31/2025	DD1130	Ephram Glass	Direct Deposit	15.30		703.80
Paycheck	07/31/2025	DD1131	Ronald E Bendall	Direct Deposit	7.65		711.45
Paycheck	07/31/2025	DD1132	Stephen L Thorneberry	Direct Deposit	61.20		772.65
Paycheck	08/29/2025	DD1133	Clifford A Linhardt	Direct Deposit	22.95		795.60
Paycheck	08/29/2025	DD1134	Debra D Prysby	Direct Deposit	22.95		818.55
Paycheck	08/29/2025	DD1135	Ephram Glass	Direct Deposit	15.30		833.85
Paycheck	08/29/2025	DD1136	Ronald E Bendall	Direct Deposit	15.30		849.15
Paycheck	08/29/2025	DD1137	Stephen L Thorneberry	Direct Deposit	22.95		872.10
Total 54060 · Employer Payroll Taxes					872.10	0.00	872.10
54000 · Payroll Expenses - Other							
Liability Check	01/30/2025		QuickBooks Payroll Service	Fee for 3 direct deposit(s) at \$5.00 each	15.00		15.00
Paycheck	01/31/2025	DD1095	Brendan M Coupe	Direct Deposit	0.00		15.00
Paycheck	01/31/2025	DD1096	Debra D Prysby	Direct Deposit	0.00		15.00
Paycheck	01/31/2025	DD1097	Ephram Glass	Direct Deposit	0.00		15.00
Liability Check	02/27/2025		QuickBooks Payroll Service	Fee for 5 direct deposit(s) at \$5.00 each	25.00		40.00
Paycheck	02/28/2025	DD1098	Brendan M Coupe	Direct Deposit	0.00		40.00
Paycheck	02/28/2025	DD1099	Debra D Prysby	Direct Deposit	0.00		40.00
Paycheck	02/28/2025	DD1100	Ephram Glass	Direct Deposit	0.00		40.00
Paycheck	02/28/2025	DD1101	Mark J Rubic	Direct Deposit	0.00		40.00
Paycheck	02/28/2025	DD1102	Travis Jensen	Direct Deposit	0.00		40.00
Liability Check	03/28/2025		QuickBooks Payroll Service	Fee for 5 direct deposit(s) at \$5.00 each	25.00		65.00
Paycheck	03/31/2025	DD1103	Brendan M Coupe	Direct Deposit	0.00		65.00
Paycheck	03/31/2025	DD1104	Debra D Prysby	Direct Deposit	0.00		65.00
Paycheck	03/31/2025	DD1105	Ephram Glass	Direct Deposit	0.00		65.00
Paycheck	03/31/2025	DD1106	Mark J Rubic	Direct Deposit	0.00		65.00
Paycheck	03/31/2025	DD1107	Travis Jensen	Direct Deposit	0.00		65.00
Liability Check	04/29/2025		QuickBooks Payroll Service	Fee for 5 direct deposit(s) at \$5.00 each	25.00		90.00
Paycheck	04/30/2025	DD1108	Brendan M Coupe	Direct Deposit	0.00		90.00
Paycheck	04/30/2025	DD1109	Debra D Prysby	Direct Deposit	0.00		90.00
Paycheck	04/30/2025	DD1110	Ephram Glass	Direct Deposit	0.00		90.00
Paycheck	04/30/2025	DD1111	Mark J Rubic	Direct Deposit	0.00		90.00
Paycheck	04/30/2025	DD1112	Travis Jensen	Direct Deposit	0.00		90.00
Liability Check	05/29/2025		QuickBooks Payroll Service	Fee for 4 direct deposit(s) at \$5.00 each	20.00		110.00
Paycheck	05/30/2025	DD1113	Clifford A Linhardt	Direct Deposit	0.00		110.00
Paycheck	05/30/2025	DD1114	Debra D Prysby	Direct Deposit	0.00		110.00
Paycheck	05/30/2025	DD1115	Ephram Glass	Direct Deposit	0.00		110.00
Paycheck	05/30/2025	DD1116	Ronald E Bendall	Direct Deposit	0.00		110.00
Liability Check	06/06/2025		QuickBooks Payroll Service	Fee for 5 direct deposit(s) at \$5.00 each	25.00		135.00
Paycheck	06/09/2025	DD1117	Brendan M Coupe	Direct Deposit	0.00		135.00
Paycheck	06/09/2025	DD1118	Debra D Prysby	Direct Deposit	0.00		135.00
Paycheck	06/09/2025	DD1119	Ephram Glass	Direct Deposit	0.00		135.00
Paycheck	06/09/2025	DD1120	Mark J Rubic	Direct Deposit	0.00		135.00
Paycheck	06/09/2025	DD1121	Travis Jensen	Direct Deposit	0.00		135.00
Liability Check	06/11/2025		QuickBooks Payroll Service	Fee for 1 direct deposit(s) at \$5.00 each	5.00		140.00
Paycheck	06/12/2025	DD1122	Mark J Rubic	Direct Deposit	0.00		140.00
Liability Check	06/12/2025		QuickBooks Payroll Service	Fee for 1 direct deposit(s) at \$5.00 each	5.00		145.00
Paycheck	06/13/2025	DD1123	Mark J Rubic	Direct Deposit	0.00		145.00
Liability Check	06/27/2025		QuickBooks Payroll Service	Fee for 4 direct deposit(s) at \$5.00 each	20.00		165.00
Paycheck	06/30/2025	DD1124	Clifford A Linhardt	Direct Deposit	0.00		165.00
Paycheck	06/30/2025	DD1125	Debra D Prysby	Direct Deposit	0.00		165.00
Paycheck	06/30/2025	DD1126	Ephram Glass	Direct Deposit	0.00		165.00
Paycheck	06/30/2025	DD1127	Ronald E Bendall	Direct Deposit	0.00		165.00
Liability Check	07/30/2025		QuickBooks Payroll Service	Fee for 5 direct deposit(s) at \$5.00 each	25.00		190.00
Paycheck	07/31/2025	DD1128	Clifford A Linhardt	Direct Deposit	0.00		190.00
Paycheck	07/31/2025	DD1129	Debra D Prysby	Direct Deposit	0.00		190.00
Paycheck	07/31/2025	DD1130	Ephram Glass	Direct Deposit	0.00		190.00
Paycheck	07/31/2025	DD1131	Ronald E Bendall	Direct Deposit	0.00		190.00
Paycheck	07/31/2025	DD1132	Stephen L Thorneberry	Direct Deposit	0.00		190.00
Liability Check	08/28/2025		QuickBooks Payroll Service	Fee for 5 direct deposit(s) at \$5.00 each	25.00		215.00
Paycheck	08/29/2025	DD1133	Clifford A Linhardt	Direct Deposit	0.00		215.00
Paycheck	08/29/2025	DD1134	Debra D Prysby	Direct Deposit	0.00		215.00
Paycheck	08/29/2025	DD1135	Ephram Glass	Direct Deposit	0.00		215.00
Paycheck	08/29/2025	DD1136	Ronald E Bendall	Direct Deposit	0.00		215.00
Paycheck	08/29/2025	DD1137	Stephen L Thorneberry	Direct Deposit	0.00		215.00
Total 54000 · Payroll Expenses - Other					215.00	0.00	215.00
Total 54000 · Payroll Expenses					1,087.10	0.00	1,087.10
57000 · Professional Services Fees							
57010 · Auditing							
Bill	04/30/2025	49310	Hoelting & Company, Inc	2023 Audit	5,760.00		5,760.00
Bill	06/30/2025	49662	Hoelting & Company, Inc		1,440.00		7,200.00
Total 57010 · Auditing					7,200.00	0.00	7,200.00

11:47 AM

09/04/25

Accrual Basis

Roxborough Village Metro District
General Fund Profit & Loss Detail

January through August 2025

Type	Date	Num	Name	Memo	Debit	Credit	Balance
57020 · Legal Expenses							
Bill	01/31/2025	161931	Ireland Stapleton Pryor & ...	Billed Through 01/31/2025	12,302.40		12,302.40
Bill	01/31/2025	161931	Ireland Stapleton Pryor & ...	Credit for double payment of bill.com		3,638.20	8,664.20
Bill	02/28/2025	Feb2025	Ireland Stapleton Pryor & ...	Billed Through 02/28/2025	11,382.70		20,046.90
Bill	03/31/2025	163536	Ireland Stapleton Pryor & ...	Billed Through 03/31/2025	3,179.80		23,226.70
Bill	04/30/2025	164405	Ireland Stapleton Pryor & ...	Billed Through 04/30/2025	13,859.50		37,086.20
Bill	05/31/2025	165222	Ireland Stapleton Pryor & ...		1,237.68		38,323.88
Bill	06/30/2025	14	Carlson, Hammon & Paddo...		785.76		39,109.64
Bill	07/17/2025	165995	Ireland Stapleton Pryor & ...		6,572.60		45,682.24
Bill	07/31/2025	166837	Ireland Stapleton Pryor & ...		7,276.30		52,958.54
General Journal	08/31/2025	0831Accr...		August Invoice Accruals	9,600.00		62,558.54
Total 57020 · Legal Expenses					66,196.74	3,638.20	62,558.54
57030 · Accounting Services							
Bill	01/31/2025	6190	Gemsbok Consulting Inc.	January 2025	1,745.38		1,745.38
Bill	02/28/2025	6212	Gemsbok Consulting Inc.	February 2025	1,533.60		3,278.98
Bill	03/31/2025	6246	Gemsbok Consulting Inc.	March 2025	2,305.20		5,584.18
Bill	03/31/2025	6245	Gemsbok Consulting Inc.	March 2025	306.25		5,890.43
Bill	04/30/2025	6268	Gemsbok Consulting Inc.	April 2025	1,922.40		7,812.83
Bill	05/31/2025	6290	Gemsbok Consulting Inc.	May 2025	1,867.20		9,680.03
Bill	06/30/2025	6314	Gemsbok Consulting Inc.	June 2025	3,057.60		12,737.63
Bill	07/31/2025	6336	Gemsbok Consulting Inc.	July 2025	1,641.60		14,379.23
Bill	08/31/2025	6357	Gemsbok Consulting Inc.	July 2025	2,546.40		16,925.63
Total 57030 · Accounting Services					16,925.63	0.00	16,925.63
57040 · District Management							
Bill	01/31/2025	143497	Special District Manageme...	January 2025 District Management Fees	10,507.33		10,507.33
Bill	02/28/2025	144581	Special District Manageme...	February 2025 District Management Fees	12,561.88		23,069.21
Bill	03/31/2025	145582	Special District Manageme...	March 2025 District Management Fees	12,305.97		35,375.18
Bill	04/30/2025	146971	Special District Manageme...	April 2025 District Management Fees	17,733.73		53,108.91
Bill	05/31/2025	147424	Special District Manageme...	May 2025 District Management Fees	11,720.35		64,829.26
Bill	06/30/2025	149577	Special District Manageme...	May 2025 District Management Fees	12,312.45		77,141.71
Bill	07/31/2025	149943	Special District Manageme...	July 2025 District Management Fees	30,097.51		107,239.22
General Journal	08/31/2025	0832Accr...		August Invoice Accruals	12,480.00		119,719.22
Total 57040 · District Management					119,719.22	0.00	119,719.22
57050 · Engineering Expense							
Bill	01/24/2025	257995	Farnsworth Group, Inc	Period ending 12.31.2024	19,457.04		19,457.04
Bill	04/25/2025	26264772	Esri Inc		1,700.51		21,157.55
Bill	04/28/2025	260266	Farnsworth Group, Inc	Period ending 03.31.2025	10,697.72		31,855.31
Bill	06/05/2025	261126	Farnsworth Group, Inc	Period ending 05.30.2025	606.76		32,462.03
Bill	08/20/2025	255676_2	Farnsworth Group, Inc	Period ending 05.30.2025	21,363.84		53,825.87
Total 57050 · Engineering Expense					53,825.87	0.00	53,825.87
57090 · Other Professional Services Exp							
Bill	01/22/2025	00115372	Douglas County Deputy Sh...		82.75		82.75
Bill	07/22/2025	58176	Douglas County Deputy Sh...	Record Request	29.79		112.54
Total 57090 · Other Professional Services Exp					112.54	0.00	112.54
Total 57000 · Professional Services Fees					263,980.00	3,638.20	260,341.80
62000 · Repairs and Maintenance							
62010 · General Repairs and Maintenance							
Bill	02/20/2025	13629	P&L Electric, LLC		723.02		723.02
Bill	02/20/2025	13561	P&L Electric, LLC		420.55		1,143.57
Bill	04/16/2025	105238	Good Plumbing Service		275.00		1,418.57
Bill	04/19/2025	29257	Metro Maintenance	Janitorial Service one time per week	245.00		1,663.57
Bill	05/10/2025	29328	Metro Maintenance	Janitorial Service one time per week	300.00		1,963.57
Deposit	05/13/2025	2500067	Property Solutions Team (...)	Refund - Job P23 - 08123MNT		8,623.21	-6,659.64
Bill	06/04/2025	1410-2842	CertaPro Painters of Castl...		1,749.94		-4,909.70
Bill	06/05/2025	41828	JPL Cares, Inc.		1,887.00		-3,022.70
Bill	06/22/2025	RVMD10...	Ephram Glass*		192.09		-2,830.61
Bill	07/30/2025	797	Consolidated Divisions Inc		345.00		-2,485.61
Bill	07/30/2025	798	Consolidated Divisions Inc	fence reattachment	320.00		-2,165.61
Total 62010 · General Repairs and Maintenance					6,457.60	8,623.21	-2,165.61
62020 · Utility Locate							
Bill	01/31/2025	31458	Diversified Underground	Screen Charge	228.00		228.00
Bill	01/31/2025	225011178	Utility Notification Center o...	RTL Transmissions	69.05		297.05
Bill	02/28/2025	225021182	Utility Notification Center o...	RTL Transmissions	69.05		366.10
Bill	02/28/2025	31631	Diversified Underground	Screen Charge	340.00		706.10
Bill	03/31/2025	31814	Diversified Underground	Screen Charge	893.00		1,599.10
Bill	03/31/2025	225031237	Utility Notification Center o...	RTL Transmissions	69.05		1,668.15
Bill	04/28/2025	27064	Diversified Underground	January 2023	565.00		2,233.15
Bill	04/28/2025	29488	Diversified Underground	March 2024	225.00		2,458.15
Bill	04/28/2025	27762	Diversified Underground	May 2023	1,215.00		3,673.15
Bill	04/28/2025	29323	Diversified Underground	February 2024	195.00		3,868.15
Bill	04/28/2025	26917	Diversified Underground	December 2022	1,940.00		5,808.15
Bill	04/28/2025	27578	Diversified Underground	April 2023	2,890.00		8,698.15
Bill	04/28/2025	27944	Diversified Underground	June 2023	660.00		9,358.15
Bill	04/30/2025	32029	Diversified Underground	April 2025	752.00		10,110.15
Bill	04/30/2025	225041279	Utility Notification Center o...	RTL Transmissions	69.05		10,179.20
Bill	05/31/2025	32221	Diversified Underground	April 2025	604.00		10,783.20
Bill	05/31/2025	225051262	Utility Notification Center o...	RTL Transmissions	69.05		10,852.25
Bill	06/30/2025	225061277	Utility Notification Center o...	RTL Transmissions	69.05		10,921.30
Bill	06/30/2025	32454	Diversified Underground	June 2025	433.00		11,354.30
Bill	07/31/2025	225071293	Utility Notification Center o...	RTL Transmissions	69.05		11,423.35

11:47 AM

09/04/25

Accrual Basis

Roxborough Village Metro District
General Fund Profit & Loss Detail

January through August 2025

Type	Date	Num	Name	Memo	Debit	Credit	Balance
Bill	07/31/2025	32652	Diversified Underground	June 2025	457.00		11,880.35
General Journal	08/31/2025	0831Accr...		August Invoice Accrual	500.00		12,380.35
Total 62020 · Utility Locate					12,380.35	0.00	12,380.35
Total 62000 · Repairs and Maintenance					18,837.95	8,623.21	10,214.74
63000 · Vehicle Expense							
Bill	06/09/2025	01-178612	Colorado Golf and Turf, Inc		200.00		200.00
Bill	06/09/2025	01-177789	Colorado Golf and Turf, Inc		340.00		540.00
Bill	07/18/2025	01-178179	Colorado Golf and Turf, Inc		200.00		740.00
Total 63000 · Vehicle Expense					740.00	0.00	740.00
64000 · Landscape Expenses							
64010 · Landscape Repairs and Maint							
General Journal	01/01/2025	CPAAJE2...	Roxborough Metro District	To Tie to Audit TB		195.00	-195.00
	02/15/2025	2018165	Consolidated Divisions Inc		117.50		-77.50
Bill	03/31/2025	2018835	Consolidated Divisions Inc		1,631.74		1,554.24
Bill	04/30/2025	2018915	Consolidated Divisions Inc	VOID:@Ephram Glass This was a proposal ...	0.00		1,554.24
Total 64010 · Landscape Repairs and Maint					1,749.24	195.00	1,554.24
64020 · Landscape Weed Control Expense							
Bill	06/18/2025	3650	ARK Ecological Services, ...		10,754.83		10,754.83
Bill	06/18/2025	3651	ARK Ecological Services, ...		6,424.15		17,178.98
Bill	08/12/2025	3661	ARK Ecological Services, ...		1,857.48		19,036.46
Bill	08/12/2025	3660	ARK Ecological Services, ...		15,570.69		34,607.15
Total 64020 · Landscape Weed Control Expense					34,607.15	0.00	34,607.15
64030 · Irrigation Expense							
Bill	03/11/2025	7852	BackflowTech		280.00		280.00
Bill	03/31/2025	2018816	Consolidated Divisions Inc		1,194.31		1,474.31
Bill	04/05/2025	2019056	Consolidated Divisions Inc		13,553.71		15,028.02
Bill	04/12/2025	2019057	Consolidated Divisions Inc		8,558.99		23,587.01
Bill	04/26/2025	2019224	Consolidated Divisions Inc		691.75		24,278.76
Bill	04/26/2025	2019222	Consolidated Divisions Inc		6,995.63		31,274.39
Bill	04/30/2025	2019223	Consolidated Divisions Inc		6,401.50		37,675.89
Bill	05/05/2025	166926	BackflowTech	VOID: Per Peggy - This has been waived; c...	0.00		37,675.89
Bill	05/13/2025	167113	BackflowTech		139.64		37,815.53
Bill	07/10/2025	30820	Browns Hill Engineering & ...		1,036.80		38,852.33
Bill	07/17/2025	30856	Browns Hill Engineering & ...		434.00		39,286.33
Bill	07/31/2025	30898	Arvada Pump Company		1,950.00		41,236.33
Total 64030 · Irrigation Expense					41,236.33	0.00	41,236.33
64040 · Landscape Contract							
Bill	01/31/2025	2017633	Consolidated Divisions Inc		9,652.84		9,652.84
Bill	02/28/2025	2017665	Consolidated Divisions Inc		9,652.84		19,305.68
Bill	03/31/2025	2018523	Consolidated Divisions Inc		9,652.85		28,958.53
Bill	04/30/2025	2019238	Consolidated Divisions Inc		27,995.65		56,954.18
Bill	05/31/2025	219	Consolidated Divisions Inc		27,995.65		84,949.83
Bill	05/31/2025	646	Consolidated Divisions Inc		14,689.57		99,639.40
Bill	06/30/2025	307	Consolidated Divisions Inc		27,995.65		127,635.05
Bill	07/01/2025	684	Consolidated Divisions Inc		27,995.65		155,630.70
Bill	08/01/2025	888	Consolidated Divisions Inc		27,995.65		183,626.35
Total 64040 · Landscape Contract					183,626.35	0.00	183,626.35
Total 64000 · Landscape Expenses					261,219.07	195.00	261,024.07
65000 · Playground & Infrastructure Exp							
65010 · Playground Repairs and Maint							
Bill	07/18/2025	INV13382	Star Playgrounds	Purchase and installation of playground ste...	427.96		427.96
Bill	08/12/2025	75423	American Swing Products I...		88.10		516.06
Total 65010 · Playground Repairs and Maint					516.06	0.00	516.06
65030 · Graffiti Removal /Vandalism Exp							
Bill	02/28/2025	2018400	Consolidated Divisions Inc		536.65		536.65
Total 65030 · Graffiti Removal /Vandalism Exp					536.65	0.00	536.65
Total 65000 · Playground & Infrastructure Exp					1,052.71	0.00	1,052.71
68000 · Parks & Open Space Expense							
68010 · Foothills Park & Rec Fees							
Bill	01/31/2025	SALES00...	Foothills Park & Recreatio...	January 2025 Resident Use	1,436.81		1,436.81
Bill	02/28/2025	SALES00...	Foothills Park & Recreatio...	February 2025 Resident Use	1,228.85		2,665.66
Bill	03/31/2025	SALES00...	Foothills Park & Recreatio...	March 2025 Resident Use	1,252.42		3,918.08
Bill	04/30/2025	SALES00...	Foothills Park & Recreatio...	April 2025 Resident Use	3,551.33		7,469.41
Bill	05/31/2025	SALES00...	Foothills Park & Recreatio...	May 2025 Resident Use	1,669.99		9,139.40
Bill	06/30/2025	SALES00...	Foothills Park & Recreatio...	June 2025 Resident Use	2,574.26		11,713.66
Bill	07/31/2025	SALES00...	Foothills Park & Recreatio...	July 2025 Resident Use	5,332.61		17,046.27
General Journal	08/31/2025	0831Accr...		August Invoice Accrual	3,000.00		20,046.27
Total 68010 · Foothills Park & Rec Fees					20,046.27	0.00	20,046.27

11:47 AM

09/04/25

Accrual Basis

Roxborough Village Metro District General Fund Profit & Loss Detail

January through August 2025

Type	Date	Num	Name	Memo	Debit	Credit	Balance
68020 · Mosquito Control Expense							
Bill	03/20/2025	9415926	Berrett Pest Control CO LLC	Initial Treatment	325.00		325.00
Bill	04/09/2025	9455251	Berrett Pest Control CO LLC	Initial Commercial treatment	325.00		650.00
Bill	04/22/2025	9483625	Berrett Pest Control CO LLC	July Mosquito Control Service	325.00		975.00
Bill	05/12/2025	9526045	Berrett Pest Control CO LLC		325.00		1,300.00
Bill	05/21/2025	9548931	Berrett Pest Control CO LLC		325.00		1,625.00
Bill	06/13/2025	9601960	Berrett Pest Control CO LLC		325.00		1,950.00
Bill	06/26/2025	9634125	Berrett Pest Control CO LLC		325.00		2,275.00
Bill	07/17/2025	9687796	Berrett Pest Control CO LLC		325.00		2,600.00
Bill	08/27/2025	9791673	Berrett Pest Control CO LLC		325.00		2,925.00
Total 68020 · Mosquito Control Expense					2,925.00	0.00	2,925.00
68025 · Water Expense							
General Journal	01/01/2025	CPAAJE2...	Roxborough Metro District	To Tie to Audit TB		9,253.71	-9,253.71
Bill	01/15/2025		Roxborough Water & Sanit...	Service Period 11/24/24 - 12/24/24 Rampart...	119.00		-9,134.71
Bill	01/15/2025		Roxborough Water & Sanit...	Service Period 11/25/24 to 12/24/24 Mule D...	104.25		-9,030.46
Bill	01/15/2025		Roxborough Water & Sanit...	Service Period 11/25/24 - 12/24/24 Marmot ...	208.50		-8,821.96
Bill	01/15/2025		Roxborough Water & Sanit...	Service Period 11/25/24 to 12/24/24 Elk Mn...	104.25		-8,717.71
Bill	01/15/2025		Roxborough Water & Sanit...	Billing Period 12/01/24 to 12/31/24	875.33		-7,842.38
Bill	02/10/2025	2004625	Mission Communication LLC	Annual Service	387.00		-7,455.38
Bill	02/15/2025		Roxborough Water & Sanit...	Service Period 12/25/24 to 01/24/25 Elk Mn...	104.25		-7,351.13
Bill	02/15/2025		Roxborough Water & Sanit...	Service Period 12/25/24 - 01/24/25 Marmot ...	208.50		-7,142.63
Bill	02/15/2025		Roxborough Water & Sanit...	Service Period 12/25/24 - 01/24/25 Mule De...	104.25		-7,038.38
Bill	02/15/2025		Roxborough Water & Sanit...	Service Period 12/25/24 - 01/24/25 Rampart...	119.00		-6,919.38
Bill	02/15/2025		Roxborough Water & Sanit...	Billing Period 01/01/2025 - 01/31/2025	875.33		-6,044.05
Bill	03/15/2025		Roxborough Water & Sanit...	Service Period 01/25/25 to 02/24/25 Elk Mn...	104.25		-5,939.80
Bill	03/15/2025		Roxborough Water & Sanit...	Service Period 01/25 - 02/24/25 Mule Deer Pl	104.25		-5,835.55
Bill	03/15/2025		Roxborough Water & Sanit...	Service Period 01/25/25 - 02/24/25 Marmot ...	208.50		-5,627.05
Bill	03/15/2025		Roxborough Water & Sanit...	Service Period 01/25/25 - 02/24/25 Rampart...	119.00		-5,508.05
Bill	03/15/2025		Roxborough Water & Sanit...	Billing Period 02/01/2025 - 02/28/2025	875.33		-4,632.72
Deposit	03/31/2025	1813	Phillips Edison & Company	2024 Irrigation Usage		1,101.00	-5,733.72
Bill	04/15/2025		Roxborough Water & Sanit...	Service Period 02/25 - 03/24/25 Marmot Rid...	208.50		-5,525.22
Bill	04/15/2025		Roxborough Water & Sanit...	Service Period 02/25/25 to 03/24/25 Elk Mn...	104.25		-5,420.97
Bill	04/15/2025		Roxborough Water & Sanit...	Service Period 02/25 - 03/24/25 Mule Deer Pl	104.25		-5,316.72
Bill	04/15/2025		Roxborough Water & Sanit...	Service Period 02/25/25 - 03/24/25 Rampart...	119.00		-5,197.72
Bill	04/15/2025		Roxborough Water & Sanit...	Billing Period 03/01/25 - 03/31/25	875.33		-4,322.39
Bill	05/15/2025		Roxborough Water & Sanit...	Service Period 03/25/25 to 04/24/25 Elk Mn...	104.25		-4,218.14
Bill	05/15/2025		Roxborough Water & Sanit...	Service Period 03/25/25 - 04/24/25 Mule De...	104.25		-4,113.89
Bill	05/15/2025		Roxborough Water & Sanit...	Service Period 03/25/25 - 04/24/25 Marmot ...	220.00		-3,893.89
Bill	05/15/2025		Roxborough Water & Sanit...	Service Period 03/25/25 - 04/24/25 Rampart...	120.50		-3,773.39
Bill	05/15/2025		Roxborough Water & Sanit...	Billing Period 04/01/25 - 04/30/25	875.33		-2,898.06
Bill	06/15/2025		Roxborough Water & Sanit...	Service Period 04/25/25 - 05/24/25 Marmot ...	549.00		-2,349.06
Bill	06/15/2025		Roxborough Water & Sanit...	Service Period 04/25/25 to 05/24/25 Elk Mn...	210.50		-2,138.56
Bill	06/15/2025		Roxborough Water & Sanit...	Service Period 04/25/25 - 05/24/25 Mule De...	219.00		-1,919.56
Bill	06/15/2025		Roxborough Water & Sanit...	Service Period 04/25/25 - 05/24/25 Rampart...	128.69		-1,790.87
Bill	06/15/2025		Roxborough Water & Sanit...	Billing Period 05/01/25 - 05/31/25	875.33		-915.54
Bill	07/08/2025	June2025...	Roxborough Water & Sanit...	Billing period 05/25/2025 - 06/24/2025	120.50		-795.04
Bill	07/15/2025	June2025...	Roxborough Water & Sanit...	Billing period 05/25/2025 - 06/24/2025	543.00		-252.04
Bill	07/15/2025	June2025...	Roxborough Water & Sanit...	Billing period 05/25/2025 - 06/24/2025	104.25		-147.79
Bill	07/15/2025	June2025...	Roxborough Water & Sanit...	Billing period 05/25/2025 - 06/24/2025	489.00		341.21
Bill	07/15/2025		Roxborough Water & Sanit...		875.33		1,216.54
Bill	07/24/2025	July2025_1	Roxborough Water & Sanit...	Billing period 06/25/2025 - 07/24/2025	128.69		1,345.23
Bill	07/24/2025	July2025_2	Roxborough Water & Sanit...	Billing period 06/25/2025 - 07/24/2025	711.75		2,056.98
Bill	07/24/2025	July2025_3	Roxborough Water & Sanit...	Billing period 06/25/2025 - 07/24/2025	3,204.75		5,261.73
Bill	07/24/2025	July2025_4	Roxborough Water & Sanit...	Billing period 06/25/2025 - 07/24/2025	104.25		5,365.98
Bill	07/24/2025	July2025...	Roxborough Water & Sanit...		2,278.32		7,644.30
Bill	08/25/2025	August20...	Roxborough Water & Sanit...	Billing period 07/25/2025 - 08/24/2025	120.50		7,764.80
Bill	08/25/2025	August20...	Roxborough Water & Sanit...	Billing period 07/25/2025 - 08/24/2025	1,011.75		8,776.55
Bill	08/25/2025	August20...	Roxborough Water & Sanit...	Billing period 07/25/2025 - 08/24/2025	4,424.25		13,200.80
Bill	08/25/2025	August20...	Roxborough Water & Sanit...	Billing period 07/25/2025 - 08/24/2025	5,679.75		18,880.55
Bill	08/31/2025	August20...	Roxborough Water & Sanit...		34,524.24		53,404.79
Total 68025 · Water Expense					63,759.50	10,354.71	53,404.79
68050 · Portable Restroom Exp.							
Bill	01/01/2025	INV-5016...	United Site Services	Services Chatfield Farms Park	303.34		303.34
Bill	01/01/2025	INV-5018...	United Site Services	Services Roxborough Community Park	295.47		598.81
Bill	02/01/2025	INV-5078...	United Site Services	Services Roxborough Community Park	295.47		894.28
Bill	02/01/2025	INV-5076...	United Site Services	Services Chatfield Farms Park	303.34		1,197.62
Bill	03/01/2025	INV-5135...	United Site Services	Services Roxborough Community Park	295.47		1,493.09
Bill	03/01/2025	INV-5137...	United Site Services	Services Chatfield Farms Park	303.34		1,796.43
Bill	04/01/2025	INV-5196...	United Site Services	Services Chatfield Farms Park	303.34		2,099.77
Bill	04/01/2025	INV-5197...	United Site Services	Services Roxborough Community Park	295.47		2,395.24
Bill	05/01/2025	INV-5261...	United Site Services	Services Roxborough Community Park	295.47		2,690.71
Bill	05/01/2025	INV-5258...	United Site Services	Services Chatfield Farms Park	303.34		2,994.05
Bill	06/01/2025	INV-5324...	United Site Services	Services Roxborough Community Park	295.47		3,289.52
Bill	06/01/2025	INV-5323...	United Site Services	Services Chatfield Farms Park	303.34		3,592.86
Bill	06/01/2025	INV-5323...	United Site Services	Services Chatfield Farms Park	303.34		3,896.20
Deposit	06/20/2025		United Site Services	returned payment in Bill.com		303.34	3,592.86
Bill	07/01/2025	INV-5386...	United Site Services	Services Chatfield Farms Park	303.34		3,896.20
Bill	07/01/2025	INV-5387...	United Site Services		295.47		4,191.67
Bill	07/31/2025	INV-5451...	United Site Services	Services Chatfield Farms Park	324.02		4,515.69
Bill	07/31/2025	INV-5451...	United Site Services	Services Chatfield Farms Park	314.83		4,830.52
Bill	08/31/2025	INV-5513...	United Site Services	Roxborough Community Park	314.83		5,145.35
Bill	08/31/2025	INV-5575...	United Site Services	Services Chatfield Farms Park	314.83		5,460.18
Total 68050 · Portable Restroom Exp.					5,763.52	303.34	5,460.18

11:47 AM

09/04/25

Accrual Basis

Roxborough Village Metro District
General Fund Profit & Loss Detail

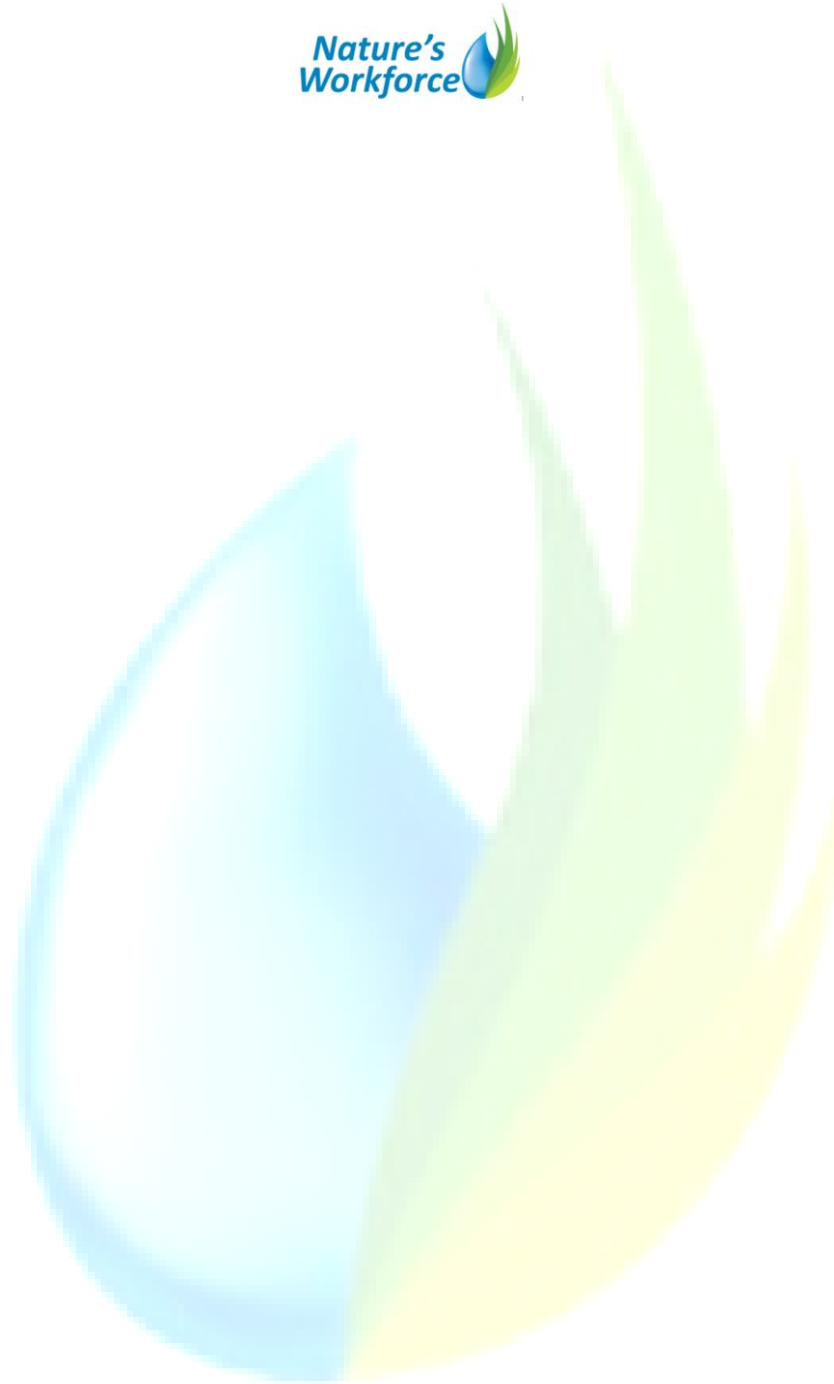
January through August 2025

Type	Date	Num	Name	Memo	Debit	Credit	Balance
68070 · Snow Removal Expense							
Bill	01/08/2025	2017564	Consolidated Divisions Inc		6,863.00		6,863.00
Bill	01/09/2025	2017698	Consolidated Divisions Inc		7,271.00		14,134.00
Bill	01/16/2025	2017758	Consolidated Divisions Inc		388.00		14,522.00
Bill	01/18/2025	2017807	Consolidated Divisions Inc		9,310.00		23,832.00
Bill	01/19/2025	2017878	Consolidated Divisions Inc		2,890.00		26,722.00
Bill	01/23/2025	2017914	Consolidated Divisions Inc		8,183.00		34,905.00
Bill	01/25/2025	2017957	Consolidated Divisions Inc		10,175.00		45,080.00
Bill	01/28/2025	2018001	Consolidated Divisions Inc		1,940.00		47,020.00
Bill	02/21/2025	2018436	Consolidated Divisions Inc		9,792.00		56,812.00
Bill	02/28/2025	2018513	Consolidated Divisions Inc		840.00		57,652.00
Total 68070 · Snow Removal Expense					57,652.00	0.00	57,652.00
68095 · Open Space Maintenances / Fire							
Bill	03/21/2025	00027-I	ND Tree & Crane Service		46,765.00		46,765.00
Bill	05/05/2025	C1A2025.1	Chatfield Farms Filing No. ...		2,515.00		49,280.00
Total 68095 · Open Space Maintenances / Fire					49,280.00	0.00	49,280.00
Total 68000 · Parks & Open Space Expense					199,426.29	10,658.05	188,768.24
70000 · Bond Interest & Principal Exp.							
70020 · Bond Principal - Series 1993							
Deposit	04/21/2025		UMB Bank	Escheatment Checks 1993 Series B 2021(5...		293.93	-293.93
Bill	05/06/2025		Colorado Treasury Unclai...	Payment of unclaimed property 2025	293.93		0.00
Total 70020 · Bond Principal - Series 1993					293.93	293.93	0.00
Total 70000 · Bond Interest & Principal Exp.					293.93	293.93	0.00
Total Expense					894,322.11	24,084.31	870,237.80
Net Ordinary Income					894,370.75	1,428,994.83	534,624.08
Net Income					894,370.75	1,428,994.83	534,624.08

Roxborough Landscape Tasks – August/September

Task	Contract Frequency	Completion Date(s)	Notes
Weekly Mow, Edge Trim, Blow	4	8/14, 8/21, 8/28, 9/5	Everything starting to green up.
Post Emergent Beds	2	8/14, 8/21, 8/28, 9/5	
Post Emergent Cracks and Curbs	2	8/14, 8/21, 8/28, 9/5	Crew will be spraying each week they are out for service in beds and cracks
Mulch Application	1	4/28	Completed in April
Native mow and Beauty Bands	1	8/21, 8/28	Beauty bands and fence line mows.
Aeration	1	4/8 and 4/9	2 nd round of aerations scheduled for end of September
Pre-emergent Turf	1	4/14, 4/15	Completed in April
Fertilize Turf	1	4/14, 4/15	Completed in April
Trimming of Shrubs	1	8/27, 8/28	Trimming of trees and shrubs along trails
Inspect Irrigation	2/3	8/14, 8/18-8/20, 8/25-8/27, 8/29, 9/2-9/5	Replacement of heads as needed, Repair of line breaks around new playground. Focus on Village circle East loop and parks.

Clean Sports Courts/Skate Park	4	8/14, 8/21, 8/28, 9/5	
Power Wash Skate Park	0	9/5	Graffiti noticed in skate park. Scheduled to be pressured washed 9/8
Check Pond Level	2	8/14, 8/28, 9/5	Pond is good. Well at 9.4 feet
Inspect Pump	1	8/14, 8/18, 8.21, 8/25, 8/28, 9/2, 9/5	Visual inspect of pump to make sure pump is running
Drag Infield	4	8/14, 8/21, 8/28, 9/5	
Line Softball Fields	1	8/14	Painting of foul lines
Trash Pickup and Service Pet Stations	8	8/14, 8/18, 8/21, 8/25, 8/28, 9/2, 9/5	Empty trash cans and dog stations
Litter Policing Grounds	4	8/14, 8/21, 8/28, 9/5	
Clean Bike Trails	4	8/14, 8/21, 8/28, 9/5	Blow off of trails
Playground Maintenance	4	8/14, 8/21, 8/28, 9/5	Rake out playgrounds and pick up trash in playgrounds.
Gazebo Maintenance	4	8/14, 8/21, 8/28, 9/5	
Site Inspection	2	8/14, 8/21, 8/28, 9/5	Cobblestone has been installed as well as dam rock fill in. Drip irrigation was installed on the West side of parking lot and lateral line ran on east side for future tree plantings.





Proposal #512

Date: 8/22/2025

Customer:

Peggy Ripko
Special District Management Services
Inc
141 Union Blvd
Suite 150
Lakewood, CO 80228

Property:

Roxborough Village
9779 S Crystal Lake Dr
Littleton, CO 80125

Tree Rings at Baseball Parking Lot

Installation of Three half circle retaining walls around three trees at the Baseball Field Parking lot. Siloam wall stone to be used to match existing boulders around parking lot. Backfill wall with compost and mulch around each tree. Wall height to be approx 1 ft at highest point and 20 foot in length and grade back into slope. Concrete to be used to connect stones for safety reasons.

Default Group**Enhancements**

Items	Quantity	Unit
Wallstone Siloam Sandstone 3-6"	3.00	ton
Compost	3.00	cuyd
Cascade Cedar mulch	2.00	cuyd
Mortar Mix/sand/concrete	8.00	ea
Labor - Enhancement	33.00	hr
Mobilization- ENH	3.00	hr

Enhancements: \$5,951.02

Subtotal \$5,951.02

Estimated Tax \$0.00

Total **\$5,951.02**

Terms & Conditions

By _____
Claude (Damon) Barker

Date 8/22/2025

By _____

Date _____
Roxborough Village





PROPOSAL

250679-01

Date: 08/18/2025

Expires: 09/17/2025

Drawing Numbers:

Project: SDMSI - Roxborough Park - Trail...
141 Union Blvd.
Ste. 150
Lakewood, CO 80228

Client: SDMSI - Roxborough Park
141 Union Blvd.
Ste. 150
Lakewood, CO 80228

Contact: Peggy Ripko 303-987-0835

We are pleased to offer this proposal for the following services at the above location.

Project Description:	Item Total:
<u>1. Design Package for the following scope:</u>	\$20,000.00

Monument Sign

M-A - Monument Sign w/ Digital Signage Element

Trail

T-A - Primary Trailhead ID

T-B - Secondary Trailhead ID

T-C - Location ID Bollard

Site Wayfinding

S-A - Primary Wayfinding Map and Info Kiosk

S-B - Small Wayfinding Map and Info Kiosk

S-C - Trail Directional Sign

S-D - Mile Marker

S-E - Interpretive Sign

Rules and Regulations

R-A - Trail Rules

R-B - Park Rules

Salesperson: Anthony Cistone

Buyer _____ Seller _____



PROPOSAL

250679-01

Date: 08/18/2025

Expires: 09/17/2025

Drawing Numbers:

Project: SDMSI - Roxborough Park - Trail...
141 Union Blvd.
Ste. 150
Lakewood, CO 80228

Client: SDMSI - Roxborough Park
141 Union Blvd.
Ste. 150
Lakewood, CO 80228

Contact: Peggy Ripko 303-987-0835

Design Service Inclusions:

(2) Design Kickoff Meetings to discuss general concepts, color, and material direction
(3) Concepts on one sign type from each category listed above (Trail/Site Wayfinding/Rules and Regs)
Standard Icons, Fonts, and Colors for final sign designs
Standard formatting for final sign designs
(1) Map artwork rendering of the area to be used as basis for site map artwork on future designs
Full typical designs on each sign type to include shop drawing set and foundation details
Build spec and hardware details
Includes vectorizing existing Roxborough Park low res logo

Design Service Exclusions:

Messaging for individual signs beyond a generic message layout format
Branding
Creation of Artwork beyond arrow/wayfinding icons
Trail Mapping or Route Info
Stamped Engineering - can be added on per sign type at cost

Important Notes:

Any existing branding, color standards, fonts, icons currently in use for Roxborough Park should be provided to Ad Light for best results and consistency
All relevant trail maps, route info, and existing rules to be provided to Ad Light for best results and consistency

Subtotal: \$20,000.00

Total: \$20,000.00

Notes: All prices are subject to applicable sales tax. Prices are based on available information given at the time and are subject to change.

Salesperson: Anthony Cistone

Buyer _____ Seller _____



PROPOSAL

250679-01

Date: 08/18/2025
Expires: 09/17/2025
Drawing Numbers:

Project: SDMSI - Roxborough Park - Trai...
141 Union Blvd.
Ste. 150
Lakewood, CO 80228

Client: SDMSI - Roxborough Park
141 Union Blvd.
Ste. 150
Lakewood, CO 80228

Contact: Peggy Ripko 303-987-0835

Exclusions: Sign permits, structural engineering, traffic control equipment and permits are not included in the above quotations and if required shall be invoiced on a time and material basis. Electrical services to the proposed sign(s), unless specifically quoted above, is assumed to be existing or provided by others.

Warranty: The product furnished is warranted to be free from defects in material and workmanship for a period of 12 months from the date of substantial completion

Terms: 50% advanced deposit with balance due upon completion of project.

Credit Card Payments: All credit card payments are subject to a 4% fee

Salesperson: Anthony Cistone

Buyer's Acceptance _____ Title _____ Date _____

Seller's Acceptance _____ Title _____ Date _____

From: [Charlie Hogue](#)
To: [Peggy Ripko](#)
Subject: RVMD Camera Update
Date: Friday, September 5, 2025 8:44:21 AM

Here is the information I was able to gather on cellular, solar-powered cameras:

- Every camera will require its own cellular SIM card, which represents a monthly, recurring cost. If these cards are "bundled" in a plan, this can significantly reduce costs. The ballpark cost for those SIM cards would be between \$15-\$30/month per camera.

I prioritized options that had no recurring cloud, administrative or subscription payments, so the SIM cards would represent the only ongoing cost. The models I found are as follows:

The Arlo Go 2 Camera with Solar Power Bundle (\$237.49):

https://us.arlo.com/products/go2solar-panel-bundle?variant=51115102044479&_gsid=R1kvdQTJJqNX&utm

eufy 4G LTE Cam S330 (\$249.99): <https://www.eufy.com/products/t86p2121>

Reolink Go PT Ultra + Reolink 6W Solar Panel (\$207.99):

<https://m.reolink.com/product/reolink-go-pt-ultra/>

Annke SCN400 (\$159.99): https://www.annke.com/products/scn400?variant=43093928313082&_gsid=DA1kyGMT3A8o&utm

Charlie Hogue

Field Technician

141 Union Boulevard, Suite 150

Lakewood, CO 80228-189

Work Cell: 303-908-4825

Office Phone: 303-987-0835

chogue@sdmsi.com

The information contained in this electronic communication and any document attached hereto or transmitted herewith is confidential and intended for the exclusive use of the individual or entity named above. If the reader of this message is not the intended recipient or the employee or agent responsible for delivering it to the intended recipient, you are hereby notified that any examination, use, dissemination, distribution or copying of this communication or any part thereof is strictly prohibited. If you have received this communication in error, please immediately notify the sender by reply e-mail and destroy this communication. Thank you.

Location	Date	Time	Approved?	Deposit \$100	Deposit Returned	Fee	In Binder?	Voided/ Cashed?	Date Permit Issued
Rox Community Park/ Softball Field	4/19/2025	11:00 AM- 1:30 PM	Yes	Yes		NA			
Rox Community Park/ Softball Field	4/5-6/14/2025	M-F 5pm-8pm and Sat 8 am-8pm	Yes	Yes		\$1,600			
Rox Community Park Parking Lot and Gazebo	4/26/2025	10 am- 2 pm	Yes	Yes		NA			4/11/2025
Community Garage Sale	17-May	6am-4pm	Yes	No		NA			4/28/2025
Rox Intermediate Rocket Launch	5/20/2025	9:00 AM- 3:00 PM	Yes			NA			5/8/2025
Wedding Reception	5/26/2025	12:00 pm- 5:00 pm	Yes	No		NA			5/23/2025
Chatfield Farms Movie Night	8/16/2025	6pm- done	Yes	Yes		NA			6/1/2025

Banner Location	Date	Approved?	Deposit \$100	Deposit Returned	Fee	In Binder?	Voided/ Cashed?	Date Permit Issued
Rampart Range Rd.	3/29/2025- 4/6/2025	Yes	NA	NA	NA			3.27.2025
Community Park/Rampart Range Rd	5/10/2025-5/18/2025	Yes	NA	NA				4.28.2025
Rampart Range Rd.	10/10/25-10/26/2025	IN PROCESS						

Status	Assigned to	Task	Due Date	Priority	Completed Date	Notes
Dependent	CDI	Provide a proposal to sod the bare areas in the soccer field	7/16/2025			Holding off to check need. Deferred to 11/20. Deferred to 2025. Waiting for engineering drawings with southern sidewalk (12/13/24). Ephram sent updated info to Dino on 2/7; waiting for updated agreements. Agreement was signed; work will commence in the spring (3/11/25). (5/12/25) Work has been completed as of 5/10/25 for everything but the Community Park parking lot.
Dependent	Chavez	Execute asphalt repair contract	10/31/2025			
Dependent	Dir. Glass	Put together greenhouse update for website	6/30/2024			Waiting on photo
Dependent	Farnsworth	Seek permits for bridge replacement at Rampart Way Open Area bridge	4/1/2024	High		Get permit going ASAP. (Received permission from US Fish & Wildlife Service on 12/18/23) Had meeting on 5/16; set up regular meetings. Survey in progress (9/13/24).
Dependent	Farnsworth	Weathertrak	4/1/2024	Low		Gave JC info at meeting on 9/20; Per CDI; don't renew. Need info on whether Optiflow is worthwhile to implement. Had meeting on 5/16; set up regular meetings.
Dependent	Field Supervisor	Replace green irrigation covers with purple	8/1/2025	Low		Get GPS coordinates for each box. Purple covers are difficult to obtain due to supply issues Followed up on 8/8 to see status. Extended. CDI will be replacing as they can with the covers and GPS. Followed up on 8/28. Waiting for GIS. 11/2 Roughly 15- 20% of purple valve box lids have been replaced - TH E-mailed on 4/4/24 to have them check/replace during the spring irrigation checks. Will be doing this over the winter; deadline extended (10/9). Waiting for proposal from CDI to do the work (11/12).
Dependent	Ireland Stapleton	Sign replacements	10/1/2025	High		Postponed from 1/25/2023 meeting. On hold pending Board action.
Dependent	Operations Committee	Meet to discuss sign options & designs	7/31/2025			(8/14/25) Waiting to pick vendor
Dependent	SDMS- Peggy	Get reimbursed for turf removal grant expenses	6/30/2025			Extension has been granted to 2028.
In Progress	CDI	Provide a proposal to add missing handholds to the rock climbing structure in the traffic circle/marketplace playground	7/16/2025			Followed up on 9/5; still in progress.
In Progress	Chavez	Get a new bollard and locks for the path leading down the hill in Community Park	7/16/2025	Low		Requested proposal. Travis has options; will be forwarding to OP for selection. 10/5 - Found several options. Spoke with maintenance tech and they said we need a specific lock. Even if it is not a road/trail that emergency response will go on, it is still required for emergency purposes. TH. Received quote from CDI, need to confirm its the correct bollard. Will request new quote if not. Delayed until new playground is installed. Pushed back a year due to playground replacement. Included in playground work.
In Progress	Chavez	Provide proposal for fixing path on west of Preble's Pond and relocate tilted bench	7/31/2025			(8/14/25) Waiting for input on path from West Metro.
In Progress	Chavez	Obtain updated change order numbers for the ramp railing design change to use vertical railings.	8/25/2025			
In Progress	Dir. Glass	Reach out to DA regarding process for rule enforcement; Obtain "cheat sheet" for tying RVMD rules to state and county laws	2/28/2025			(5/12/25) Meeting is scheduled for 5/16/25. (6/9/25) Met with DA. They will enforce anything that they can tie to a county or state law. Dino is to tie RVMD rules and regs to the county and state laws. Ephram will assist with help from deputies.
In Progress	Dir. Glass	Request that the Douglas County Commissioners include funding in 2026 for Waterton Rd paths/crossings	8/1/2025	Low		Lora Thomas was interested in setting up a kickoff meeting early in the year. Initial meeting set for 1/31/24. Peggy to ask Denver Water if they would be on board with a path through their properties -5/13. Contact made; map with location and interested parties sent to DW on 5/20. She will get back with me after Memorial Day. The request was denied; e-mailed her to set up a time for Ephram to discuss. Followed up on 6/12. Per Ephram, he will be reaching out directly. (8/12/24) Douglas County setting up meeting for 9/13/24. (9/13/24) Discussed with Douglas County and they will see if they have funding for design in January 2025. (3/11/25) Douglas County put everything in their 5-year plan. Will check back with them periodically. Board approved Ephram to go to August Board of County Commissioners meeting to request. (8/12/25) Ephram spoke with Janet Herman and she thinks the funding will be there, but is double checking. It was suggested to have a meeting with Commissioner Van Winkle to gain his support.
In Progress	Dir. Glass	Obtain quotes for the electric repairs and concrete repairs where C&L damaged things by Campfire St.	8/25/2025			(8/12/25) Ephram requested quotes from two electricians and from Chavez.

Status	Assigned to	Task	Due Date	Priority	Completed Date	Notes
In Progress	Dir. Glass	Request proposal from IMEG for GIS administration	9/1/2025			Request was sent the week of 8/4. (8/14/25) IMEG is working on the proposals.
In Progress	Dir. Glass	Work with Douglas County to figure out what to do about the fallen sandstones on the north Rampart Range Rd median	9/30/2025			(8/12/25) Ephram emailed Janet Herman to find out if the stones can be moved to the south end of the installation. Additional contractors contracted. Revisiting area and information with CORE electric. Working with FW. Changed to SDMS. Travis coordinating with boring company and McBride. 9/27 - Meeting scheduled with McBride Lighting to meet on 9/29 at 10am. Waiting to here if boring company can attend. 9/29 Met with boring and electrical company. Electrical company will be placing a work order for the area of the week of 10/9 to do more thorough check. Once they update, I will pass along the information - TH. 1/18/2024 Reached out to Core electric. Will follow up on 1/19. 1/22/2024 Emailed Mitch Anderson with McBride lighting to address next steps. Will be done when the road is being repair; changed to Dependence. Per Douglas County, road work will not happen until at least 2026. Board to discuss next steps in June -5/13. Coordinate with Douglas County with Rampart road work in 2026. Proposal included in August meetings. Agreement approved at AUGust meeting. Agreement is out for signature (9/13/24). Agreement finalized on 9/30. Waiting for actual load data from holiday lights to size a solar system (12/13/24). (1/6/25) Waiting on load data.
In Progress	Dir. Glass	Continue to try to get electric repaired on Rampart Range Rd	10/1/2025	Low		Gave info to JC at meeting on 9/20. Get permit going ASAP. (Received permission from US Fish & Wildlife Service on 12/18/23). Had meeting on 5/16; set up regular meetings. Survey in progress (9/13/24). (2/10/25) Model should be done by 2/14/25. Specs to be done by 2/28.
In Progress	Farnsworth	Bridge replacement permitting at south creek crossing	4/1/2024	High		Sent reminder on 7/24. Board directed Kelley to draft new agreement (or substantially change Douglas County's version). (10/14/24) Douglas County to supply language they would be comfortable with. Kelly provided with basic language to review on 12/4. (1/6/25) Kelly sent her revisions and Ephram replied with his own. (4/7/25) County sent back edits - still needs to be responded to. Agreement approved at 5/21/25 meeting. (6/9/25) Ephram to pick up thumb drive with photos from Castle Rock. (6/25/25) Ephram has picked up the thumb drives with the photos. (8/12/25) Ephram selected the photos and is waiting for Janet Herman to approve of those selections. (8/14/25) Janet approved. Waiting for the County to assemble the agreement with attachments.
In Progress	Ireland Stapleton	Go to county re: median maintenance and landscaping along the sides of roads that are on Douglas County property	12/31/2024	Medium		
In Progress	Ireland Stapleton	Contact Urban Drainage to see if they will fix the Executive Homes drainage issue	5/31/2025			(1/6/25) Kelly will set up a meeting with Urban Drainage and invite Ephram. (5/12/25) Met with Urban drainage and spoke with the county. They are reluctant to do anything. Next step is to consult a water rights lawyer. (6/9/25) Ephram is scheduling a meeting with Lee Johnson to discuss next steps.
In Progress	Ireland Stapleton	Provide options for how to deal with homeowners building on RVMD owned land	7/31/2025			The Board gave direction for an easement to be drafted. (8/14/25) Dino to draft letter for Peggy to send out to the homeowners. Ephram to figure out addresses.
In Progress	Ireland Stapleton	Cease & desist letter to Ed Stein	8/1/2025			(8/14/25) Waiting for approval of the amendment of the Rules & Regs
In Progress	Ireland Stapleton	Draft an agreement with Arvada Pump to perform the work approved on 8/11/25	8/25/2025			Uploaded for signature; waiting for confirmation. Updated agreement requested on 8/28.
In Progress	Ireland Stapleton	Draft an agreement with Chavez Services to complete the main parking lot work approved on 8/11/25	8/25/2025			
In Progress	Ireland Stapleton	Agreement with AdLight for signage	9/1/2025			Draft done on 8/25; waiting for confirmation of inclusions.
In Progress	SDMS- Charlie	Confirm aeration- 2 solar/1 conventional	4/25/2025			Requested agreement; let them know on 4/17. Sent executed agreement to them on 7/7. Followed up on 8/12. They were back-ordered; looking at installation in September.
In Progress	SDMS- Charlie	Submit grant application for hogback trail	6/1/2025			Deadline for 1st round GOCO grant is August 1st. Some initial work needs to be done to get estimates for the project. Charlie met with Ephram on 3/26; Ephram to get prices. Charlie has been working on this; e-mailed OP an update on 8/12. Will be done in conjunction with non-motorized trail grant. Funds will be award right before the Parks & Trails grant, which will give us a better chance. Opens first of the year.

Status	Assigned to	Task	Due Date	Priority	Completed Date	Notes
In Progress	SDMS- Charlie	Coordinate and schedule BioDive to extend intake pipes and have CDI flush out the pump wells to get sediment out.	8/31/2025			8/26: All materials are ordered for the pipe extension and stands. They need to build the stands, and then schedule the work. The stands should only take a day and a half.
In Progress	SDMS- Michelle	Install outlet at gazebo and ask for solar install cost for broken electric location on Rampart	2/28/2025			Sent her the contacts on 2/10. (8/14/25) Ephram is also getting additional quotes.
In Progress	SDMS- Peggy	Get Farnsworth culvert spec and permitting agreement executed.	9/3/2025			Uploaded on 9/3.
In Progress	SDMS- Peggy	Send letters re: landscape in district property	9/30/2025			Dino must first figure out if we send the letters to the homes backing up to property we don't own.
In Progress	SDMS- Peggy	Inserts for new home buyers in the district	10/31/2024	Low		Currently waiting on SDA to assist. (7/7/2025) Peggy is looking into a solution. E-mailed Dino on 7/17 with info for something to be recorded against the property. Have been working with him re: verbiage as of 8/12. Going to be reviewed at the September Board only meeting.
In Progress	SDMS- Peggy	7168 Red Mesa Dr- contractor driving on District property where there is irrigation	5/1/2025			official letter and email to HOA. Ephram sent the info to Dino on 12/19. Homeowner has been contacted and will restore when work done, in spring. Peggy e-mailed the homeowner details on 1/2. Michelle will be following up in the spring. (6/9/25 and 7/1/25) Area has not been remediated yet. Ephram to re-check the area. (8/22/25) The area has still not been remediated; a letter needs to be sent to them.
In Progress	SDMS- Peggy	Send easement agreement to HOAs; Send out with cover letter/ run by Dino, CC Ephram, Chatfield Farms- will go into effect when the inclusion agreement terminations (2030)	6/18/2025			Drafted cover letter on 5/21 and sent to Dino for review. E-mailed Angela on 5/23.
In Progress	SDMS- Peggy	Update Cliff's email within SDMS; confirm with Board as well	7/1/2025			Updated agreement going to the Board. All but one easement has been signed; working on areas to be included.
In Progress	SDMS- Peggy	Look into a shared calendar with agenda tasks, etc.	9/30/2025			
In Progress	SDMS- Peggy	Reach out to Debbie Re: Rox e-mail	9/1/2025			She emailed me on 8/11; will set her up. E-mailed her the info on 8/14.
In Progress	SDMS- Peggy	Find out timing for N&D	9/1/2025			
In Progress	SDMS- Peggy	Cameras on September agenda	9/1/2025			Requested from Charlie on 8/21.
In Progress	SDMS- Peggy	Send out N&D agreement for signature to remove and prune trees	8/25/2025			Uploaded on 8/21.. Reminder sent to them on 8/28.
In Progress	SDMS- Peggy	Send out Arvada Pump agreement for signature to make pump repairs	8/29/2025			Uploaded on 8/21. New agreement coming; deleted prior one.
In Progress	SDMS- Peggy	Contact Douglas County and ask them to do some vegetation management along Waterton Rd at the bend from Campfire St to the High Line Canal intersection with Waterton Rd	8/31/2025			Request submitted on 8/25. E-mailed Ephram on 8/29 to get status.
In Progress	SDMS- Peggy	Perform all steps needed to initiate posting of a Field Supervisor job	9/1/2025			Includes benefits and insurance set-up
Open	CDI	Provide monument landscaping example	7/31/2025			Damon had noted CDI does landscape design and was going to provide an example modeling a redesign of the landscaping in from of one of the Chatfield Farms 1A monuments. The landscape designed is out; will set up meeting with Ephram when he is back.
Open	Dir. Glass	Provide a link and note to distribute a petition approved for distribution on 8/11/25	8/25/2025			
Open	Dir. Glass	Provide a letter template and note to distribute in support of the EVOC staying in Roxborough which was approved for distribution on 8/11/25	8/25/2025			(8/12/25) Janet Herman noted that there was already an unannounced plan to keep the helicopter in Roxborough but at another location. Distribution of the letter is delayed until Janet provides confirmation.
Open	Dir. Glass	Attend CORE meeting re: fire hazards	9/1/2025			
Open	Dir. Glass	Add tree pruning on 5 year cycle to budget	9/1/2025			
Open	Dir. Glass	Reach out to Douglas County regarding splitting cost to dredge the pond south of JP's.	9/1/25			
Open	Dir. Glass	Purchase pots for the greenhouse	8/29/2025			

Status	Assigned to	Task	Due Date	Priority	Completed Date	Notes
Open	Ireland Stapleton	Agreement for Farnsworth; include specifics to be included and bill using a simple invoice at the flat rate	9/1/2025			
Open	Operations Committee	Determine if a formal path should be added on the east side of Preble's Pond	5/30/2025			(6/9/25) The board determined we should start with a breeze path and see how it goes.
Open	Operations Committee	Identify how to replace picnic tables missing from gazebo	7/31/2025			We're considering adding a new overlook with tables.
Open	SDMS	Register any board members for the SDA conference	7/31/2025			(6/10/25) At the moment, only Ephram has requested to go.
Open	SDMS- Peggy	Get Marmot Ride pump replaced	7/31/2025			Ask Arvada Pump for a proposal
Open	SDMS- Peggy	Organize and schedule annual meeting with other jurisdictions	10/1/2025			Include Sheriff's office, West Metro, Commissioner Van Winkle, and others Check with Debbie regarding timing. Consider Subway gift cards for deputies and firemen.
Recently Completed	CDI	Provide proposal for small retaining walls and mulch for trees on the west side of the Community Park parking lot	7/16/2025		9/5/2025	Updated proposal sent on 8/21; waiting on picture for the example. Followed up with him on 9/5 re: picture.
Recently Completed	CDI	Check for drip irrigation system fixes in Chatfield Farms	3/31/2025		9/5/2025	E-mailed Dino on 12/12 to make sure it's on his radar. (1/6/25) Dino said this is in the contract and only needs to be an email. Will do with landscape contractor. All drip to trees is working as of 9/5.
Recently Completed	CDI	Remove graffiti from the interpretive sign north of Village Circle West	7/31/2025		9/5/2025	Confirmed on 9/5.
Recently Completed	CDI	Remove some of the rabbitbrush at the path entrance/exit north of Village Circle West	7/31/2025		9/5/2025	Needed to improve line of sight. Confirmed on 9/5.
Recently Completed	CDI	Proposal to raise two valve boxes	9/8/2025		9/5/2025	Locations provided on 8/25. Per Damon on 9/5- have been leveled by the new playground
Recently Completed	CDI	Remove ash tree at Heron Pond	9/15/2025		9/5/2025	Location provided on 8/26. Confirmed on 9/5.
Recently Completed	CDI	Proposal- NTE cost to fill in river rock	9/1/2025			
Recently Completed	CDI	Proposal for mulch around trees	9/1/2025		9/5/2025	Included in packet
Recently Completed	CDI	Look at timing of irrigation in Chatfield Farms	8/22/2025		9/5/2025	Corrected.
Recently Completed	CDI	Proposal for bridge repair	8/22/2025		8/22/2025	
Recently Completed	Ireland Stapleton	Update rules and reservation permits re: tennis court usage, commercial use	8/1/2025		8/20/2025	
Recently Completed	Ireland Stapleton	Draft an agreement with N&D Tree to complete the tree work approved on 8/11/25	8/25/2025		8/20/2025	
Recently Completed	Ireland Stapleton	Agreement with Chavez for snow removal	9/1/2025		8/24/2025	
Recently Completed	Ireland Stapleton	Agreement with Chavez for 3-ft path east of Preble's Pond	9/1/2025		8/22/2025	
Recently Completed	Ireland Stapleton	Figure out if we send the letters to the homes backing up to property we don't own.	9/15/2025		8/24/2025	
Recently Completed	SDMS- Charlie	Proposals for camera installations are key areas: playgrounds, parking lots, skate park	9/1/2025			Request sent to Charlie on 7/15. Followed up on 8/12. He has some birds that are outrageously expensive. He is doing more research.
Recently Completed	SDMS- Charlie	Get proposals to do a temp fix of the rickety bridge.	8/1/2025		8/24/2025	This is just for the deck boards to ensure none stick up creating a trip hazard. Asked Charlie to check with CDI on 8/14.
Recently Completed	SDMS- Charlie	Reach out to get updated cost for IPE- top only with Rickety bridge replacement that fits existing abutments	9/1/2025		8/24/2025	Send sketch and dimensions to TrueNorth Steel and ConTech so they can ensure the existing abutments will work. Sent Charlie the info on 8/21.
Recently Completed	SDMS- Michelle	Michelle- police reports from accidents	7/31/2025		8/21/2025	Confirmed location on 6/23. Uploaded for review on 8/21.
Recently Completed	SDMS- Peggy	Get snow removal agreement with Chavez signed/executed	9/3/2025		8/25/2025	Uploaded on 8/24.
Recently Completed	SDMS- Peggy	Signage- check Highline work and inclusions/exclusions	9/1/2025			Had a meeting on 9/3; updated proposal included in packet for 9/10 meeting.
Recently Completed	SDMS- Peggy	Contact TrueNorth Steel and ask if they are willing to negotiate the terms of an agreement for the Rampart Way bridge.	8/1/2025		8/24/2025	E-mailed Charlie on 8/12 with the request.

Status	Assigned to	Task	Due Date	Priority	Completed Date	Notes
Recently Completed	SDMS- Peggy	Needs to be commercial grade and black (e.g. https://americanswing.com/product/eva-belt-swing-seat/) Ordered on 8/12. Shipping confirmed on 8/12.	8/1/2025		8/21/2025	Needs to be commercial grade and black (e.g. https://americanswing.com/product/eva-belt-swing-seat/) Ordered on 8/12.
Recently Completed	SDMS- Peggy	Send the amendment out for signature to include the HOA tracts in the CDI landscape agreement	8/15/2025		8/21/2025	Uploaded on 8/14. Sent reminder on 8/21.
Recently Completed	SDMS- Peggy	Compile newsletter survey responses	8/31/2025		8/14/2025	Sent to OP.
Recently Completed	SDMS- Peggy	Proposals for signs- in house design, other companies	9/1/2025		8/20/2025	E-mailed Signarama on 7/22; no response. E-mailed Ad Light Group & PCS Group on 8/12.
Recently Completed	SDMS- Peggy	Email JC; we will pay and this closes out any past due balances/issues.	9/1/2025		8/21/2025	E-mailed JC; sent invoice for payment.
Recently Completed	SDMS- Peggy	Post meeting for Noon on Sunday, meet at community park	8/22/2025		8/21/2025	Agenda posted and meeting invite sent out.
Recently Completed	SDMS- Peggy	Check firehouse for September meeting	8/26/2025		8/21/2025	E-mailed info on 8/21. Confirmed.
Recently Completed	SDMS- Peggy	Send Rules & Regs amendment to Ephram for signature	8/26/2025		8/24/2025	Uploaded on 8/21.
Recently Completed	SDMS- Peggy	Send both Chavez change orders to Ephram for signature	8/26/2026		8/24/2025	Uploaded on 8/24
Recently Completed	SDMS- Peggy	Get Preble's path agreement with Chavez signed/executed	9/3/2025		8/24/2025	Uploaded on 8/24.

2024	
Month	Billed
January	\$ 1,717.39
February	\$ 1,306.04
March	\$ 1,203.99
April	\$ 4,073.60
May	\$ 1,676.99
June	\$ 1,741.22
July	\$ 3,685.27
August	\$ 2,198.86
September	\$ 730.27
October	\$ 2,824.00
November	\$ 1,128.29
December	\$ 1,607.26
Total	\$ 23,893.18
Budgeted	\$ 25,818.00
YTD	\$ 23,893.18
Remaining	\$ 1,924.82
Percent	92.5%

2025	
Month	Billed
January	\$ 1,436.81
February	\$ 1,228.85
March	\$ 1,254.92
April	\$ 3,623.33
May	\$ 1,669.99
June	\$ 2,574.26
July	\$ 5,537.36
August	\$ 1,973.36
September	
October	
November	
December	
Total	\$ 19,298.88
Budgeted	\$ 24,564.00
YTD	\$ 19,298.88
Remaining	\$ 5,265.12
Percent	78.6%