



**SKY RANCH COMMUNITY AUTHORITY BOARD
("CAB")**

370 Interlocken Boulevard, Suite 500
Broomfield, Colorado 80021
Tel: 303-466-8822
Fax: 303-466-9797
<https://SkyRanch.colorado.gov>

NOTICE OF REGULAR MEETING AND AGENDA

DATE: April 12, 2024
TIME: 8:30 a.m.
LOCATION: Pure Cycle Corporation
34501 E. Quincy Avenue
Building 65, Suite A
Watkins, CO 80137

AT LEAST ONE INDIVIDUAL, INCLUDING CERTAIN BOARD MEMBERS AND CONSULTANTS OF THE CAB WILL BE PHYSICALLY PRESENT AND WILL ATTEND THIS MEETING IN PERSON AT THE ABOVE-REFERENCED LOCATION. HOWEVER, CERTAIN OTHER BOARD MEMBERS AND CONSULTANTS OF THE CAB MAY ATTEND THIS MEETING VIA TELECONFERENCE, OR WEB-ENABLED VIDEO CONFERENCE. MEMBERS OF THE PUBLIC WHO WISH TO ATTEND THIS MEETING MAY CHOOSE TO ATTEND VIA TELECONFERENCE OR WEB-ENABLED VIDEO CONFERENCE USING THE INFORMATION BELOW.

ACCESS: You can attend the meeting in any of the following ways:

- 1. To attend via Microsoft Teams video-conference use the below link:

https://teams.microsoft.com/l/meetup-join/19%3ameeting_ZTNmYzdlZjUtYmZmMC00OGM4LTg2N2QtYjhmOTE1YjJjZjU5%40thread.v2/0?context=%7b%22Tid%22%3a%224aaa468e-93ba-4ee3-ab9f-6a247aa3ade0%22%2c%22Oid%22%3a%227e78628f-89cd-4e97-af6c-60df84b55ffe%22%7d

- 2. To attend via telephone, dial **720-547-5281** and enter the following additional information:

Phone Conference ID: **878 654 9#**



| <u>Board of Directors</u> | <u>Office</u> | <u>Term Expires</u> |
|---------------------------|---|---------------------|
| Mark Harding | President (representing MD 1) | May, 2027 |
| Joe Knopinski | Vice President (representing MD 5) | May, 2025 |
| Marc Spezialy | Treasurer (representing MD 5) | May, 2027 |
| Scott E. Lehman | Secretary (representing MD 3) | May, 2027 |
| Dirk Lashnits | Assistant Secretary (representing MD 5) | May, 2025 |

I. ADMINISTRATIVE MATTERS

- A. Present Disclosures of Potential Conflicts of Interest.
- B. Confirm quorum, location of the meeting and posting of meeting notices. Approve Agenda.

II. CONSENT AGENDA

- A. Approve Minutes from the March 8, 2024 Regular Meeting (enclosure).
- B. Ratify Change Order No. 4 to the Construction Contract with Premier Earthworks & Infrastructure, Inc. ("PEI") to install throats for type R inlets located in Filing 5 in the amount of \$24,840.40 (enclosure).
- C. Ratify Westwood Professional Services, Inc. Task Order No. 2 for Filing 6 and Filing 7 re-lotting in the amount of \$81,800.00 [Note: this item was incorrectly listed as "Task Order No. 21" on the March 8, 2024 Agenda].

III. PUBLIC COMMENT

- A. Public Comment.

(Members of the public may express their views to the Board on matters that affect the CAB that are otherwise not on the agenda. Comments will be limited to three (3) minutes per person.)

IV. SKY RANCH CITIZENS ADVISORY COMMITTEE ("CAC") MATTERS

- A. CAC presentation to the CAB Board regarding CAC recommendations, if any.

V. FINANCIAL MATTERS

- A. Review and accept the schedule of cash position updated as of April 8, 2024, accounts receivable summaries, tax schedules, and developer advance schedule (enclosure).



- B. Consider approval and/or ratification of payables through April 5, 2024 in the amount of \$1,712,102.64 (enclosure).

VI. CONSTRUCTION MATTERS

- A. Project Manager’s Report (enclosure).
- B. Engineer’s Report (enclosure).
- C. Review bid tab and consider award of contract to Pure Cycle Corporation for Filing 5 Fencing (enclosure).
- D. Review bid tab recommending Premier Earthwork & Infrastructure, Inc. as lowest responsible bidder for Filing 6 Wet Utilities (enclosure). Discuss award of contract.
- E. Consider soliciting bids for Filing 5 Landscape Installation.
- F. Phase I (Filing Nos. 1, 2 and 3) Construction Matters:
- G. Phase II (Filing No. 4) Construction Matters:

- 1. **Grading/Earthwork:** None.
 - 2. **Drainage and Utilities:** None
 - 3. **Erosion Control:** Review and consider approval of Change Order No. 8 to the Erosion Control Contract with Pure Cycle Corporation for reduced costs to close out the remaining balance on the contract in an amount not to exceed \$375,818.70.
 - 4. **Roadway Improvements:**
 - Paving/Asphalt None
 - Concrete/Striping/Signage Review and consider approval of Change Order No. 29 to the Construction Contract with PEI for additional probationary punch list items that were required for acceptance of the Right of Way in the amount of \$44,215.11.
- Review and consider approval of Pay Application No. 24 to the Construction



Contract with PEI in the amount of \$2,701.07.

5. Landscape:

Consider approval of Change Order No. 11 to the Landscape Installation Contract with Consolidated Divisions Inc. ("CDI") for additional costs to install 3" borings and gate valves for the Filing 4 irrigation system in an amount not to exceed \$7,295.00.

Consider approval of Pay Application No. 13 to the Landscape Installation Contract with CDI in the amount of \$215,401.03.

6. Fencing

Review and consider approval of Pay Application No. 10 to the Fencing Installation Contract with Pure Cycle Corporation in the amount of \$25,652.23.

H. Phase II (Filing No. 5) Construction Matters:

1. Grading/Earthwork:

None.

2. Drainage and Utilities:

Review and consider approval of Pay Application No. 10 to the Construction Contract with American West Construction, LLC in the amount of \$58,425.00.

3. Erosion Control:

Review and consider approval of Change Order No. 3 to the Erosion Control Contract with Pure Cycle Corporation for additional erosion control costs from January 2024 to June 2024 in the amount of \$90,000.00.

Review and consider approval of Pay Application No. 3 to the Erosion Control Contract with Pure Cycle Corporation in the amount of \$80,021.35.

4. Roadway Improvements:

Paving/Asphalt

None

Concrete/Striping/Signage

None



5. Landscape: None.

I. Phase II (Filing No. 6) Construction Matters:

1. Grading/Earthwork: None.

2. Drainage and Utilities: None.

3. Erosion Control: Review and consider approval of Pay Application No. 1 to the Erosion Control Contact with Pure Cycle Corporation in the amount of \$19,831.25.

4. Roadway Improvements:

Paving/Asphalt None.

Concrete/Striping/Signage None.

5. Landscape: None.

VII. LEGAL MATTERS

A. Adjourn in Executive Session pursuant to Sections 24-6-402(4)(b) and (e), C.R.S., to receive legal advice regarding negotiation of capital contracts (if needed).

VIII. COMMUNITY MANAGEMENT / COVENANT CONTROL / OPERATIONS

A. Community Manager's Update (enclosures).

B. Status of request for proposals for trash removal services (enclosure).

a. Discuss alley home trash storage.

C. Discuss and consider approval of proposal from Nature's Workforce, Inc. for Pet Waste Station Services (enclosure).

a. Discuss dog waste in common areas.

D. Discuss commercial vehicles and street parking (enclosure).

E. Accounts Receivable Report (enclosure).



IX. OTHER BUSINESS

- A. Confirm quorum for May 10, 2024, Board meeting.

X. ADJOURNMENT

Informational Enclosures:

Monthly summary of website usage (March 2024).

***The Next Regular Board Meeting is Scheduled for
May 10, 2024***



RECORD OF PROCEEDINGS

MINUTES OF A REGULAR MEETING OF THE BOARD OF DIRECTORS OF THE SKY RANCH COMMUNITY AUTHORITY BOARD (“CAB”) HELD MARCH 8, 2024

A regular meeting of the Board of Directors (referred to hereafter as the “Board”) of the CAB convened on March 8, 2024, at 8:30 a.m. at Pure Cycle Corporation, 34501 E. Quincy Ave., Bldg. 65, Suite A, Watkins, CO 80137. This CAB Board meeting was also held virtually via Microsoft Teams and by conference call. The meeting was open to the public.

Directors in Attendance Were:

Mark Harding, President
 Joe Knopinski, Vice President
 Marc Spezialy, Treasurer
 Scott Lehman, Secretary
 Dirk Lashnits, Assistant Secretary

Also in Attendance Were:

Lisa Johnson, Alex Clem, Celeste Terrell, Kaitlin Frey, and Thuy Dam (for a portion of the meeting); CliftonLarsonAllen LLP (“CLA”)
 Suzanne Meintzer, Esq., and Tim O’ Connor, Esq.; McGeady Becher P.C.
 Stan Fowler; Independent District Engineering Services, LLC (“IDES”)
 Deb Saya and Cyrena Finnegan; Pure Cycle Corporation

Members of the Public in Attendance:

Adam Haskin; Resident and Sky Ranch Metropolitan District No. 1 Board Member

**ADMINISTRATIVE
MATTERS**

The meeting was called to order.

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. Attorney Meintzer noted that all Directors’ Disclosure Statements were filed. Attorney Meintzer requested members of the Board to disclose any potential conflicts of interest regarding 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. No additional conflicts were disclosed at the meeting.

Quorum, Location of Meeting, Posting of Meeting Notice and Agenda: The Board confirmed the presence of a quorum.



RECORD OF PROCEEDINGS

The Board reviewed a proposed agenda for the CAB's regular meeting.

Following discussion, upon a motion duly made by Director Knopinski, seconded by Director Spezialy and, upon vote unanimously carried, the Board approved the agenda.

The Board discussed the requirements of Section 32-1-903(1), C.R.S., concerning the location of the CAB's Board meeting. The Board determined that certain Board members and consultants of the CAB would attend this meeting in person at the above-referenced location. However, certain other Board members and consultants of the CAB would attend this meeting via video conference or teleconference. The Board further noted that the notice of the time, date, location, and video conference/teleconference information for the meeting was duly posted.

CONSENT AGENDA The Board considered the following item under the Consent Agenda:

- Approve Minutes of the February 9, 2024 Regular Meeting.

Upon a motion duly made by Director Harding, seconded by Director Knopinski and, upon vote unanimously carried, the Board approved the Consent Agenda.

PUBLIC COMMENT There were no public comments.

CITIZENS
ADVISORY
COMMITTEE
("CAC") MATTERS

CAC Presentation on Recommendations: None.

FINANCIAL
MATTERS

Unaudited Financial Statements for Period Ending December 31, 2023, and Schedule of Cash Position, Updated as of March 1, 2024, Accounts Receivable Summaries, Tax Schedules, and Developer Advance Schedule: Ms. Dam presented the Unaudited Financial Statements, Schedule of Cash Position, Accounts Receivable Summaries, Tax Schedules, and Developer Advance Schedule to the Board. Following review and discussion, upon a motion duly made by Director Harding, seconded by Director Spezialy and, upon vote unanimously carried, the Board accepted the Unaudited Financial Statements for period ending December 31, 2023, the Schedule of Cash Position, updated as of March 1, 2024, the Accounts Receivable Summaries, Tax Schedules, and Developer Advance Schedule.

Payables through February 29, 2024: Ms. Johnson reviewed the payables through February 29, 2024 with the Board. Following review, upon a motion duly made by Director Harding, seconded by Director Knopinski and, upon vote unanimously carried,



RECORD OF PROCEEDINGS

the Board approved the payables in the amount of \$983,068.01.

Reimbursement to Pure Cycle Corporation under the Facilities Funding and Acquisition Agreements: Upon a motion duly made by Director Knopinski, seconded by Director Lashnits and, upon vote unanimously carried, the Board ratified the reimbursement to Pure Cycle Corporation under the Facilities Funding and Acquisition Agreements in the amount of \$150,000.00.

Auditor Matters: Attorney Meintzer summarized a notice regarding Haynie & Co. and their related work on private audits. Ms. Dam provided additional information. Following discussion, the Board determined that Haynie & Co. should prepare the 2023 Audit as per the previously approved engagement. No Executive Session was necessary.

CONSTRUCTION MATTERS

Project Manager's Report: Director Lashnits presented the Project Manager's Report to the Board.

Task Order No. 20 to the Master Services Agreement ("MSA") with KT Engineering, LLC ("KT"): Following review, upon a motion duly made by Director Knopinski, seconded by Director Lashnits and, upon vote unanimously carried, the Board approved Task Order No. 20 to the MSA with KT for a deduction of original grading and transfer to new contract, reducing the amount by \$48,875.00.

Task Order No. 21 to the MSA with KT: Following review, upon a motion duly made by Director Knopinski, seconded by Director Lashnits and, upon vote unanimously carried, the Board approved Task Order No. 21 to the MSA with KT for Filing 4 as-builts and Monaghan Rd. and E. 10th Ave. staking in the amount of \$5,300.00.

Task Order No. 22 to the MSA with KT: Following review, upon a motion duly made by Director Knopinski, seconded by Director Lashnits and, upon vote unanimously carried, the Board approved Task Order No. 22 to the MSA with KT for Filing 5 dry utility staking in the amount of \$8,895.00.

Task Order No. 2 to the MSA with Westwood Professional Services, Inc.: The Board acknowledged that the Agenda mistakenly listed this item as "Task Order No. 21," and that the correct title should be "Task Order No. 2." Following review, upon a motion duly made by Director Knopinski, seconded by Director Lashnits and, upon vote unanimously carried, the Board approved Task Order No. 2 to the MSA with Westwood Professional Services, Inc. for Filing 6 and Filing 7 re-lotting in the amount of \$81,800.00.



RECORD OF PROCEEDINGS

Engineer's Report: Mr. Fowler presented the Engineer's Report to the Board.

PHASE 1 (FILING NOS. 1, 2 AND 3) CONSTRUCTION MATTERS:

Drainage and Utilities: None.

Roadway Improvements: None.

Grading/Earthwork: None.

Landscape Improvements:

Phase 1: None.

Phase 2: None.

Phase 3: None.

PHASE II (FILING NO. 4) CONSTRUCTION MATTERS:

Grading/Earthwork: None.

Drainage and Utilities: None.

Erosion Control:

Pay Application No. 10 to the Erosion Control Contract with Pure Cycle Corporation: Upon a motion duly made by Director Knopinski, seconded by Director Lashnits and, upon vote unanimously carried, the Board approved Pay Application No. 10 to the Erosion Control Contract with Pure Cycle Corporation in the amount of \$36,284.30.

Roadway Improvements:

Paving/Asphalt: None.

Concrete/Striping/Signage:

Change Order No. 27 to the Construction Contract with Premier Earthworks & Infrastructure, Inc. ("PEI): Upon a motion duly made by Director Knopinski, seconded by Director Lashnits and, upon vote unanimously



RECORD OF PROCEEDINGS

carried, the Board approved Change Order No. 27 to the Construction Contract with PEI for additional costs related to traffic control for work performed on the intersection of Monaghan Rd. and E. 10th Ave. in the amount of \$10,267.34.

Change Order No. 28 to the Construction Contract with PEI: Upon a motion duly made by Director Knopinski, seconded by Director Lashnits and, upon vote unanimously carried, the Board approved Change Order No. 28 to the Construction Contract with PEI for probationary punch list items that were required for acceptance of the Right of Way in the amount of \$51,541.17.

Pay Application No. 23 to the Construction Contract with PEI: Upon a motion duly made by Director Knopinski, seconded by Director Lashnits and, upon vote unanimously carried, the Board approved Pay Application No. 23 to the Construction Contract with PEI in the amount of \$59,107.44.

Landscape:

Change Order No. 10 to the Landscape Installation Contract with Consolidated Divisions, Inc. (“CDI”): Upon a motion duly made by Director Knopinski, seconded by Director Lashnits and, upon vote unanimously carried, the Board approved Change Order No. 10 to the Landscape Installation Contract with CDI for additional costs to install streetscaping along the offsite school frontage roads in the amount of \$108,501.40.

Fencing: None.

PHASE II (FILING NO. 5) CONSTRUCTION MATTERS:

Grading/Earthwork: None.

Drainage and Utilities:

Change Order No. 3 to the Construction Contract with American West Construction, LLC: Upon a motion duly made by Director Knopinski, seconded by Director Lashnits and, upon vote unanimously carried, the Board approved Change Order No. 3 to the Construction Contract with American West Construction, LLC for additional costs associated with water and storm utility changes due to field conditions and project specifications not anticipated with the bid in the amount of \$80,759.74.

Pay Application No. 9 to the Construction Contract with American West



RECORD OF PROCEEDINGS

Construction, LLC: Upon a motion duly made by Director Knopinski, seconded by Director Lashnits and, upon vote unanimously carried, the Board approved Pay Application No. 9 to the Construction Contract with American West Construction, LLC in the amount of \$437,626.76.

Erosion Control:

Change Order No. 2 to the Erosion Control Contract with Pure Cycle Corporation: Upon a motion duly made by Director Knopinski, seconded by Director Lashnits and, upon vote unanimously carried, the Board approved Change Order No. 2 to the Erosion Control Contract with Pure Cycle Corporation for additional erosion control costs from July 2023 to December 2023 in the amount of \$111,158.00.

Pay Application No. 2 to the Erosion Control Contract with Pure Cycle Corporation: Upon a motion duly made by Director Knopinski, seconded by Director Lashnits and, upon vote unanimously carried, the Board approved Pay Application No. 2 to the Erosion Control Contract with Pure Cycle Corporation in the amount of \$124,956.35.

Roadway Improvements:

Paving/Asphalt: None.

Concrete/Striping/Signage:

Change Order No. 3 to the Construction Contract with PEI: Upon a motion duly made by Director Knopinski, seconded by Director Lashnits and, upon vote unanimously carried, the Board approved Change Order No. 3 to the Construction Contract with PEI for additional costs to add concrete splash blocks on Monaghan Rd., E. 6th Ave. and E. 8th Pl. due to changes in landscape design in an amount not to exceed \$90,684.42.

Pay Application No. 2 to the Construction Contract with PEI: Upon a motion duly made by Director Knopinski, seconded by Director Lashnits and, upon vote unanimously carried, the Board approved Pay Application No. 2 to the Construction Contract with PEI in the amount of \$90,277.43.

Landscape: None.

Following presentation of the Engineer's Report, Mr. Fowler recommended forming a



RECORD OF PROCEEDINGS

committee to review the Filing 4 Fencing Bids. Following discussion, the Board appointed Director Knopinski to the committee.

Mr. Fowler informed the Board that he anticipated presenting the bid analysis for the Filing 6 wet utility improvements during the April 12, 2024 regular meeting.

LEGAL MATTERS

Executive Session pursuant to Sections 24-6-402(4)(b) and (e), C.R.S., to receive legal advice regarding negotiation of capital contracts: Attorney Meintzer provided an update to the Board. No Executive Session was needed at this time.

COMMUNITY MANAGEMENT / COVENANT CONTROL / OPERATIONS

Community Manager's Update: Ms. Terrell presented the Community Manager's report to the Board. She reported that a homeowner recently reached out to her regarding a violation for parking commercial vehicles on the public streets and questioned the CAB's authority to enforce parking on a public street. The Board discussed the information presented and directed staff to research the Arapahoe County right-of-way rules and regulations and report back to the Board.

Proposal for Trash Removal Services: Ms. Terrell presented the bids to the Board. The Board reviewed the bid summary and requested additional information to be gathered and presented prior to making a decision.

Accounts Receivable Report: The Board reviewed the Accounts Receivable Report.

OTHER BUSINESS

Quorum for April 12, 2024 Board Meeting: The Board confirmed a quorum for the April 12, 2024 Board meeting. Director Knopinski reported that he will not be available for the April meeting.

ADJOURNMENT

There being no further business to come before the Board at this time, following a motion duly made and seconded by Director Harding and, upon vote unanimously carried, the Board adjourned the meeting.

Respectfully submitted,

By: _____
Secretary for the Meeting

Sky Ranch Community Authority Board**CHANGE ORDER**

| | | | |
|----------------------|---|---------------------|----------------------------|
| Project: | Sky Ranch CAB F5 Concrete & SS | No.: | 4 |
| Contract For: | Concrete & SS | Date Issued: | 02/29/2024 |
| Contractor: | Premier Earthworks and Infrastructure, Inc. | Owner: | Sky Ranch CAB |
| Address: | P.O. Box 9328 | Address: | 1626 Cole Blvd., Suite 125 |
| | Denver, CO 80209 | | Lakewood, CO 80401 |

You are directed to make the following changes in the Contract Documents:

Description: Cost associated with additional scope to install throats for type R inlets located in Filing 5.

Purpose of Change Order: To obtain additional costs necessary to install throats for type R inlets in Filing 5.

Attachments (List Documents Supporting Change): Sky Ranch PEI Change Order Request (Dated: 02/22/2024) and Cost Code Summary 4.

CHANGE IN CONTRACT PRICE:**CHANGE IN CONTRACT TIME (in days):**

| | | | |
|--|------------------------|---|-----------|
| Original Contract Price: | \$ <u>2,029,679.26</u> | Original Contract Time: | <u>90</u> |
| Previous Change Orders No. <u>001</u> to No. <u>003</u> : | \$ <u>115,896.05</u> | Net Change from Previous Change Orders: | <u>0</u> |
| Contract Price Prior to this Change Order: | \$ <u>2,145,575.31</u> | Contract Time Prior to this Change Order: | <u>90</u> |
| Net Change of this Change Order: | \$ <u>24,840.40</u> | Net Change of this Change Order: | <u>0</u> |
| Contract Price with all approved Change Orders: | \$ <u>2,170,415.71</u> | Contract Time with all approved Change Orders: | <u>90</u> |

RECOMMENDED:

By: DocuSigned by:
Stan Fowler
04A1D7DD5D70493...

Date: 3/8/2024

Engineer

APPROVED:

By: Joseph L. Moss

Date: 2/29/2024

Contractor

APPROVED:

By: DocuSigned by:
AAAE AA05/67
B453909D8D64434...

Date: 3/8/2024

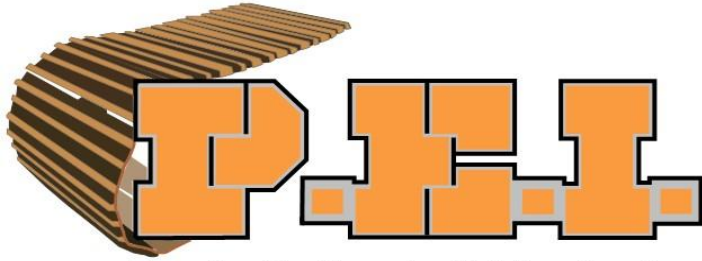
Owner

PREMIER EARTHWORKS AND INFRASTRUCTURE, INC

PO Box 2456, Parker, CO 80134 • PHONE: 303-993-6349 • FAX: 303-653-6126

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PROPOSAL CHANGE ORDER



Premier Earthworks & Infrastructure

To: Pure Cycle

Attn: Romeo Lopez

Project: Sky Ranch F5

Date: 2/22/2024

Premier Earthworks & Infrastructure, Inc. is pleased to provide a proposal for the proposed Inlet Gutters at Sky Ranch Filling 5 in Watkins, CO.

| ITEM | DESCRIPTION | QUANTITY | UNIT | UNIT PRICE | ORIGINAL BID |
|--------------------------------|-------------------------|----------|------|------------|--------------------|
| Sky Ranch F5 | | | | | |
| 1 | 5' TYPE R Inlet Gutter | 1 | EA | \$734.64 | \$734.64 |
| 2 | 10' TYPE R Inlet Gutter | 18 | EA | \$1,040.16 | \$18,722.88 |
| 3 | 15' TYPE R Inlet Gutter | 4 | EA | \$1,345.72 | \$5,382.88 |
| Sky Ranch F5 Sub-Total: | | | | | \$24,840.40 |
| TOTAL BASE BID: | | | | | \$24,840.40 |

Clarifications:

1. Bid pricing does not include performance and payment bond, please add 2% to pricing if required.
2. Bid pricing does not include construction permits, if required, PEI will submit for reimbursement at the cost paid plus an associated administrative fee.
3. Equipment usage tax if required will be submitted at the cost paid plus an associated administrative fee.
4. Final Bid Price will be based on actual quantity measured.
5. Bid Prices Included Concrete Winter time fees.
6. Bid Price does not include winter protection if require (Blankets)
7. Concrete Prices are good until April 1st 2024, an increase of \$7.00 / CY will added after this date.

DL

2/28/24

Exclusions:

Survey and layout; material testing; erosion control monitoring, reporting, and maintenance (not caused by PEI); construction fence; private utility locating; manhole coatings; muck excavation; dewatering; regrading, reworking, cleaning or other such efforts due to weather related issues or other contractors; winter protection; over excavation and replacement of unsuitable material other than specified; contaminated/hazardous material handling; traffic control; other contractor's soil spoils; perimeter drain ; fees; permits; site security, protection; hidden or buried debris; snow, frost handling; OCIP; Textura or other billing fees; bid items not specified.

Thank you for the opportunity to quote this work. If you have any questions regarding this information please contact me at 303-919-4987.

Sincerely,

Armando Castillo
Estimator

SKY RANCH CAB FILING 5 CONCRETE & SS

Premier Earthworks and Infrastructure, Inc.

Cost Code Summary

Change Order 4

| Job Code | Cost Code | Item | Unit | Unit Cost | Quantity | Extension |
|---------------------------|-----------|-------------------------|------|------------|----------|---------------------|
| Change Order 4 | | | | | | |
| Concrete | | | | | | |
| <i>Inlet Throats</i> | | | | | | |
| 50-1022 | 3007 | 5' Type R Inlet Throat | EA | \$734.64 | 1 | \$ 734.64 |
| 50-1022 | 3007 | 10' Type R Inlet Throat | EA | \$1,040.16 | 18 | \$ 18,722.88 |
| 50-1022 | 3007 | 15' Type R Inlet Throat | EA | \$1,345.72 | 4 | \$ 5,382.88 |
| Change Order Total | | | | | | \$ 24,840.40 |

SKY RANCH COMMUNITY AUTHORITY BOARD

Schedule of Cash Position

February 29, 2024

Updated as of April 8, 2024

| | General Fund | O&M Fee Fund | Alley Assmt Fee Fund | 2019 Debt Service Fund | 2022 Debt Service Fund | Capital Projects Fund | Regional Improvements Fund | Total |
|--|-------------------|-------------------|----------------------|------------------------|------------------------|-----------------------|----------------------------|---------------------|
| <u>In Bank - Checking Account</u> | | | | | | | | |
| Balance as of 2/29/24 | \$ 19,218.45 | \$ 7,101.31 | \$ 12,123.00 | \$ 0.22 | \$ 0.05 | \$ - | \$ 3,002.64 | \$ 41,445.67 |
| Subsequent activities: | | | | | | | | |
| 3/01/24 - Developer Advance/Reimb for Dev. Costs | - | - | - | - | - | 25,000.00 | - | 25,000.00 |
| 3/04/24 - PIF Deposits (Challenger Homes) | 21,087.95 | - | - | - | - | - | - | 21,087.95 |
| 3/08/24 - Tax Distribution - (SRMD Nos. 1, 3, 5) | 118,195.74 | - | - | 536,802.03 | 50,385.99 | - | 43,676.18 | 749,059.94 |
| 3/08/24 - Developer Advance/Reimb for Dev. Costs | - | - | - | - | - | 698,663.59 | - | 698,663.59 |
| 3/08/24 - Transfer to Money Market | (100,000.00) | - | - | - | - | - | (45,520.38) | (145,520.38) |
| 3/22/24 - Altitude Law Deposit | 208.13 | - | - | - | - | - | - | 208.13 |
| 3/20/24 - Transfer to UMB | - | - | - | (536,802.04) | (52,629.39) | - | - | (589,431.43) |
| March Checks (1600-1611) | (1,764.00) | (12,031.49) | - | - | - | (639,945.95) | - | (653,741.44) |
| March ACH Payments | (15,450.57) | (15,200.18) | - | - | - | (83,717.64) | - | (114,368.39) |
| March O&M Fee Deposits | - | 18,586.85 | 27.00 | - | - | - | - | 18,613.85 |
| Transfer from GF to O&M | (20,000.00) | 20,000.00 | - | - | - | - | - | - |
| <i>Anticipated balance</i> | <u>21,495.70</u> | <u>18,456.49</u> | <u>12,150.00</u> | <u>0.21</u> | <u>(2,243.35)</u> | <u>-</u> | <u>1,158.44</u> | <u>51,017.49</u> |
| <u>In Bank - Money Market Account</u> | | | | | | | | |
| Balance as of 2/29/24 | 156,278.03 | 114,000.00 | - | - | - | - | - | 270,278.03 |
| Subsequent activities: | | | | | | | | |
| 3/08/24 - Transfer from checking | 100,000.00 | - | - | - | - | - | 45,520.38 | 145,520.38 |
| 3/31/24 - Interest Income | 1,339.55 | - | - | - | - | - | - | 1,339.55 |
| <i>Anticipated balance</i> | <u>257,617.58</u> | <u>114,000.00</u> | <u>-</u> | <u>-</u> | <u>-</u> | <u>-</u> | <u>45,520.38</u> | <u>417,137.96</u> |
| <u>UMB - 2019A Revenue Fund</u> | | | | | | | | |
| Balance as of 2/29/24 | - | - | - | 21,330.93 | - | - | - | 21,330.93 |
| Subsequent activities: | | | | | | | | |
| 3/31/24 - Transfer from Checking | - | - | - | 536,802.04 | - | - | - | 536,802.04 |
| 3/31/24 - Interest Income | - | - | - | 697.56 | - | - | - | 697.56 |
| <i>Anticipated balance</i> | <u>-</u> | <u>-</u> | <u>-</u> | <u>558,830.53</u> | <u>-</u> | <u>-</u> | <u>-</u> | <u>558,830.53</u> |
| <u>UMB - 2019A Bond Fund</u> | | | | | | | | |
| Balance as of 2/29/24 | - | - | - | 0.19 | - | - | - | 0.19 |
| <i>Anticipated balance</i> | <u>-</u> | <u>-</u> | <u>-</u> | <u>0.19</u> | <u>-</u> | <u>-</u> | <u>-</u> | <u>0.19</u> |
| <u>UMB - 2019A Reserve Fund</u> | | | | | | | | |
| Balance as of 2/29/24 | - | - | - | 925,820.10 | - | - | - | 925,820.10 |
| Subsequent activities: | | | | | | | | |
| 3/31/24 - Interest Income | - | - | - | 3,525.88 | - | - | - | 3,525.88 |
| <i>Anticipated balance</i> | <u>-</u> | <u>-</u> | <u>-</u> | <u>929,345.98</u> | <u>-</u> | <u>-</u> | <u>-</u> | <u>929,345.98</u> |
| <u>UMB - 2019A Surplus Fund</u> | | | | | | | | |
| Balance as of 2/29/24 | - | - | - | 455,310.28 | - | - | - | 455,310.28 |
| Subsequent activities: | | | | | | | | |
| 3/31/24 - Interest Income | - | - | - | 1,734.02 | - | - | - | 1,734.02 |
| <i>Anticipated balance</i> | <u>-</u> | <u>-</u> | <u>-</u> | <u>457,044.30</u> | <u>-</u> | <u>-</u> | <u>-</u> | <u>457,044.30</u> |
| <u>UMB - 2019A Project Fund</u> | | | | | | | | |
| Balance as of 2/29/24 | - | - | - | - | - | 4,965.47 | - | 4,965.47 |
| Subsequent activities: | | | | | | | | |
| 3/31/24 - Interest Income | - | - | - | - | - | 19.88 | - | 19.88 |
| <i>Anticipated balance</i> | <u>-</u> | <u>-</u> | <u>-</u> | <u>-</u> | <u>-</u> | <u>4,985.35</u> | <u>-</u> | <u>4,985.35</u> |
| <u>UMB - 2019A Bond Principal Fund</u> | | | | | | | | |
| Balance as of 2/29/24 | - | - | - | 0.04 | - | - | - | 0.04 |
| <i>Anticipated balance</i> | <u>-</u> | <u>-</u> | <u>-</u> | <u>0.04</u> | <u>-</u> | <u>-</u> | <u>-</u> | <u>0.04</u> |
| <u>UMB - 2019B Revenue Fund</u> | | | | | | | | |
| Balance as of 2/29/24 | - | - | - | 2.71 | - | - | - | 2.71 |
| <i>Anticipated balance</i> | <u>-</u> | <u>-</u> | <u>-</u> | <u>2.71</u> | <u>-</u> | <u>-</u> | <u>-</u> | <u>2.71</u> |
| <u>UMB - 2019B Project Fund</u> | | | | | | | | |
| Balance as of 2/29/24 | - | - | - | - | - | 803.61 | - | 803.61 |
| Subsequent activities: | | | | | | | | |
| 3/31/24 - Interest Income | - | - | - | - | - | 3.36 | - | 3.36 |
| <i>Anticipated balance</i> | <u>-</u> | <u>-</u> | <u>-</u> | <u>-</u> | <u>-</u> | <u>806.97</u> | <u>-</u> | <u>806.97</u> |
| <u>UMB - 2022A Interest Fund</u> | | | | | | | | |
| Balance as of 2/29/24 | - | - | - | - | 1,602,164.24 | - | - | 1,602,164.24 |
| Subsequent activities: | | | | | | | | |
| 3/31/24 - Interest Income | - | - | - | - | 6,363.88 | - | - | 6,363.88 |
| <i>Anticipated balance</i> | <u>-</u> | <u>-</u> | <u>-</u> | <u>-</u> | <u>1,608,528.12</u> | <u>-</u> | <u>-</u> | <u>1,608,528.12</u> |
| <u>UMB - 2022A Reserve Fund</u> | | | | | | | | |
| Balance as of 2/29/24 | - | - | - | - | 2,014,620.98 | - | - | 2,014,620.98 |
| Subsequent activities: | | | | | | | | |
| 3/31/24 - Interest Income | - | - | - | - | 8,002.19 | - | - | 8,002.19 |
| <i>Anticipated balance</i> | <u>-</u> | <u>-</u> | <u>-</u> | <u>-</u> | <u>2,022,623.17</u> | <u>-</u> | <u>-</u> | <u>2,022,623.17</u> |

SKY RANCH COMMUNITY AUTHORITY BOARD
Schedule of Cash Position
February 29, 2024
Updated as of April 8, 2024

| | General Fund | O&M Fee Fund | Alley Assmt Fee Fund | 2019 Debt Service Fund | 2022 Debt Service Fund | Capital Projects Fund | Regional Improvements Fund | Total |
|--|----------------------|----------------------|----------------------|------------------------|------------------------|-----------------------|----------------------------|------------------------|
| <u>UMB - 2022A Senior Bond Fund</u> | | | | | | | | |
| Balance as of 2/29/24 | - | - | - | - | - | - | - | - |
| Subsequent activities: | | | | | | | | |
| 3/31/24 - Transfer from Checking | - | - | - | - | 52,629.39 | - | - | 52,629.39 |
| 3/31/24 - Interest | - | - | - | - | 62.62 | - | - | 62.62 |
| <i>Anticipated balance</i> | - | - | - | - | 52,692.01 | - | - | 52,692.01 |
| <u>UMB - 2022A Project Fund</u> | | | | | | | | |
| Balance as of 2/29/24 | - | - | - | - | - | 1,778.67 | - | 1,778.67 |
| Subsequent activities: | | | | | | | | |
| 3/31/24 - Interest Income | - | - | - | - | - | 7.20 | - | 7.20 |
| <i>Anticipated balance</i> | - | - | - | - | - | 1,785.87 | - | 1,785.87 |
| <u>UMB - 2022A Surplus Fund</u> | | | | | | | | |
| Balance as of 2/29/24 | - | - | - | - | 338,676.65 | - | - | 338,676.65 |
| Subsequent activities: | | | | | | | | |
| 3/31/24 - Interest Income | - | - | - | - | 1,345.30 | - | - | 1,345.30 |
| <i>Anticipated balance</i> | - | - | - | - | 340,021.95 | - | - | 340,021.95 |
| <i>Anticipated balance</i> | \$ 279,113.28 | \$ 132,456.49 | \$ 12,150.00 | \$ 1,945,223.96 | \$ 3,968,929.89 | \$ 7,578.19 | \$ 46,678.82 | \$ 6,392,130.63 |

Current Yield (as of 3/31/24)

UMB invested in ColoTrust Prime - 5.15%

UMB invested in ColoTrust Plus - 5.35%

Sky Ranch Metropolitan District No. 1
Property Taxes Reconciliation
2024

| | Current Year | | | | | | | Prior Year | | | | |
|-----------|----------------|--|--------------------------|----------|------------------|---------------|---------------------|------------------------------------|--------|---------------------|------------------------------------|--------|
| | Property Taxes | Delinquent Taxes, Rebates and Abatements | Specific Ownership Taxes | Interest | Treasurer's Fees | Due to County | Net Amount Received | % of Total Property Taxes Received | | Total Cash Received | % of Total Property Taxes Received | |
| | | | | | | | | Monthly | Y-T-D | | Monthly | Y-T-D |
| January | \$ 4,929.29 | \$ - | \$ 7,889.05 | \$ - | \$ (73.94) | \$ - | 12,744.40 | 0.35% | 0.35% | \$ 10,994.26 | 0.65% | 0.65% |
| February | 647,543.32 | - | 6,328.86 | - | (9,713.15) | - | 644,159.03 | 46.21% | 46.56% | 436,106.27 | 45.51% | 46.15% |
| March | | | | | | | - | 0.00% | 46.56% | 26,629.10 | 2.16% | 48.31% |
| April | | | | | | | - | 0.00% | 46.56% | 46,956.58 | 4.43% | 52.75% |
| May | | | | | | | - | 0.00% | 46.56% | 53,830.11 | 5.09% | 57.84% |
| June | | | | | | | - | 0.00% | 46.56% | 397,651.60 | 41.42% | 99.26% |
| July | | | | | | | - | 0.00% | 46.56% | 5,184.12 | 0.00% | 99.26% |
| August | | | | | | | - | 0.00% | 46.56% | 7,101.88 | 0.10% | 99.36% |
| September | | | | | | | - | 0.00% | 46.56% | 2,164.45 | -0.29% | 99.07% |
| October | | | | | | | - | 0.00% | 46.56% | 7,787.63 | 0.22% | 99.30% |
| November | | | | | | | - | 0.00% | 46.56% | 7,360.27 | 0.18% | 99.48% |
| December | | | | | | | - | 0.00% | 46.56% | 4,081.87 | 0.00% | 99.48% |
| | \$ 652,472.61 | \$ - | \$ 14,217.91 | \$ - | \$ (9,787.09) | \$ - | \$ 656,903.43 | 46.56% | 46.56% | \$ 1,005,848.14 | 99.48% | 99.48% |

| Taxes Levied | % of Levied | Property Taxes Collected | % Collected to Amount Levied |
|--------------|-------------|--------------------------|------------------------------|
|--------------|-------------|--------------------------|------------------------------|

Property Tax

| | | | | |
|-------------------|------------------------|----------------|----------------------|---------------|
| General Fund | \$ 233,566.00 | 16.67% | \$ 108,742.57 | 46.56% |
| Debt Service Fund | 1,167,867.00 | 83.33% | 543,730.04 | 46.56% |
| | <u>\$ 1,401,433.00</u> | <u>100.00%</u> | <u>\$ 652,472.61</u> | <u>46.56%</u> |

Specific Ownership Tax

| | | | | |
|-------------------|---------------------|----------------|---------------------|---------------|
| General Fund | \$ 14,014.00 | 16.67% | \$ 2,369.59 | 16.91% |
| Debt Service Fund | 70,072.00 | 83.33% | 11,848.32 | 16.91% |
| | <u>\$ 84,086.00</u> | <u>100.00%</u> | <u>\$ 14,217.91</u> | <u>16.91%</u> |

Treasurer's Fees

| | | | | |
|-------------------|---------------------|----------------|--------------------|---------------|
| General Fund | \$ 3,503.00 | 16.67% | \$ 1,631.14 | 46.56% |
| Debt Service Fund | 17,518.00 | 83.33% | 8,155.95 | 46.56% |
| | <u>\$ 21,021.00</u> | <u>100.00%</u> | <u>\$ 9,787.09</u> | <u>46.56%</u> |

Sky Ranch Metropolitan District No. 3
Property Taxes Reconciliation
2024

| | Current Year | | | | | | | Prior Year | | | | |
|----------------------|----------------|--|--------------------------|----------------------|------------------|----------------------|---------------------|------------------------------------|---------------|----------------------|------------------------------------|---------------|
| | Property Taxes | Delinquent Taxes, Rebates and Abatements | Specific Ownership Taxes | Interest | Treasurer's Fees | Due to County | Net Amount Received | % of Total Property Taxes Received | | Total Cash Received | % of Total Property Taxes Received | |
| | | | | | | | | Monthly | Y-T-D | | Monthly | Y-T-D |
| January | \$ - | \$ - | \$ 4,148.28 | \$ - | \$ - | \$ 71,893.31 | - | 0.00% | 0.00% | \$ 16,524.65 | 1.86% | 1.86% |
| February | 170,503.22 | - | 3,327.88 | - | (2,557.55) | (67,745.03) | 103,528.52 | 23.14% | 23.14% | 15,125.21 | 1.65% | 3.51% |
| March | | | | | | | - | 0.00% | 23.14% | 288,241.32 | 40.67% | 44.18% |
| April | | | | | | | - | 0.00% | 23.14% | 229,413.15 | 32.36% | 76.54% |
| May | | | | | | | - | 0.00% | 23.14% | 151,977.61 | 21.19% | 97.73% |
| June | | | | | | | - | 0.00% | 23.14% | 11,021.26 | 1.03% | 98.76% |
| July | | | | | | | - | 0.00% | 23.14% | 5,327.41 | 0.21% | 98.97% |
| August | | | | | | | - | 0.00% | 23.14% | 4,484.58 | 0.00% | 98.97% |
| September | | | | | | | - | 0.00% | 23.14% | - | -12.65% | 86.32% |
| October | | | | | | | - | 0.00% | 23.14% | - | 0.00% | 86.32% |
| November | | | | | | | - | 0.00% | 23.14% | - | 1.03% | 87.35% |
| December | | | | | | | - | 0.00% | 23.14% | - | 0.00% | 87.35% |
| \$ 170,503.22 | \$ - | \$ 7,476.16 | \$ - | \$ (2,557.55) | \$ - | \$ 103,528.52 | | 23.14% | 23.14% | \$ 722,115.19 | 87.35% | 87.35% |

| Taxes Levied | % of Levied | Property Taxes Collected | % Collected to Amount Levied |
|--------------|-------------|--------------------------|------------------------------|
|--------------|-------------|--------------------------|------------------------------|

Property Tax

| | | | | |
|-----------------------|----------------|----------------------|---------------|--------|
| General Fund | \$ 71,721.00 | 9.73% | \$ 16,594.44 | 23.14% |
| Debt Service Fund | 358,646.00 | 48.67% | 82,981.71 | 23.14% |
| Regional Improvements | 306,546.00 | 41.60% | 70,927.07 | 23.14% |
| \$ 736,913.00 | 100.00% | \$ 170,503.22 | 23.14% | |

Specific Ownership Tax

| | | | | |
|-----------------------|----------------|--------------------|---------------|--------|
| General Fund | \$ 4,303.00 | 9.73% | \$ 727.63 | 16.91% |
| Debt Service Fund | 21,519.00 | 48.67% | 3,638.55 | 16.91% |
| Regional Improvements | 18,393.00 | 41.60% | 3,109.98 | 16.91% |
| \$ 44,215.00 | 100.00% | \$ 7,476.16 | 16.91% | |

Treasurer's Fees

| | | | | |
|-----------------------|----------------|--------------------|---------------|--------|
| General Fund | \$ 1,076.00 | 9.73% | \$ 248.92 | 23.13% |
| Debt Service Fund | 5,380.00 | 48.67% | 1,244.73 | 23.14% |
| Regional Improvements | 4,598.00 | 41.60% | 1,063.91 | 23.14% |
| \$ 11,054.00 | 100.00% | \$ 2,557.55 | 23.14% | |

**Sky Ranch Metropolitan District No. 5
Property Taxes Reconciliation
2024**

| | Current Year | | | | | | Prior Year | | | | |
|-----------|----------------|--|--------------------------|-------------|------------------|---------------------|------------------------------------|--------------|----------------------|------------------------------------|----------------|
| | Property Taxes | Delinquent Taxes, Rebates and Abatements | Specific Ownership Taxes | Interest | Treasurer's Fees | Net Amount Received | % of Total Property Taxes Received | | Total Cash Received | % of Total Property Taxes Received | |
| | | | | | | | Monthly | Y-T-D | | Monthly | Y-T-D |
| January | \$ - | \$ - | \$ 1,710.70 | \$ - | \$ - | \$ 1,710.70 | 0.00% | 0.00% | \$ 985.87 | 0.00% | 0.00% |
| February | - | - | 1,372.38 | - | - | 1,372.38 | 0.00% | 0.00% | 998.45 | 0.00% | 0.00% |
| March | | | | | | - | 0.00% | 0.00% | 1,253.22 | 0.00% | 0.00% |
| April | | | | | | - | 0.00% | 0.00% | 193,628.12 | 100.00% | 100.00% |
| May | | | | | | - | 0.00% | 0.00% | 1,133.34 | 0.00% | 100.00% |
| June | | | | | | - | 0.00% | 0.00% | 1,040.59 | 0.00% | 100.00% |
| July | | | | | | - | 0.00% | 0.00% | 1,053.83 | 0.00% | 100.00% |
| August | | | | | | - | 0.00% | 0.00% | 1,238.33 | 0.00% | 100.00% |
| September | | | | | | - | 0.00% | 0.00% | 1,026.09 | 0.00% | 100.00% |
| October | | | | | | - | 0.00% | 0.00% | 1,129.57 | 0.00% | 100.00% |
| November | | | | | | - | 0.00% | 0.00% | 1,118.00 | 0.00% | 100.00% |
| December | | | | | | - | 0.00% | 0.00% | 829.76 | 0.00% | 100.00% |
| \$ | - | \$ - | \$ 3,083.08 | \$ - | \$ - | \$ 3,083.08 | 0.00% | 0.00% | \$ 205,435.17 | 100.00% | 100.00% |

| Taxes Levied | % of Levied | Property Taxes Collected | % Collected to Amount Levied |
|--------------|-------------|--------------------------|------------------------------|
|--------------|-------------|--------------------------|------------------------------|

Property Tax

| | | | | |
|-----------------------|-------------------|----------------|-------------|--------------|
| General Fund | \$ 168,886.00 | 55.57% | \$ - | 0.00% |
| Regional Improvements | 135,007.00 | 44.43% | - | 0.00% |
| \$ | 303,893.00 | 100.00% | \$ - | 0.00% |

Specific Ownership Tax

| | | | | |
|-----------------------|------------------|----------------|--------------------|---------------|
| General Fund | \$ 10,133.00 | 55.57% | \$ 1,713.40 | 16.91% |
| Regional Improvements | 8,100.00 | 44.43% | 1,369.68 | 16.91% |
| \$ | 18,233.00 | 100.00% | \$ 3,083.08 | 16.91% |

Treasurer's Fees

| | | | | |
|-----------------------|-----------------|----------------|-------------|--------------|
| General Fund | \$ 2,533.00 | 55.57% | \$ - | 0.00% |
| Regional Improvements | 2,025.00 | 44.43% | - | 0.00% |
| \$ | 4,558.00 | 100.00% | \$ - | 0.00% |

Sky Ranch Community Authority Board

Accounts Receivables Summary

March 31, 2024

| | Fees Billed YTD | Outstanding AR |
|---------------------------------|-----------------|----------------|
| <u>O&M Fees</u> | | |
| KB Homes | 975.62 | 2,418.09 |
| Melody Homes | 35,609.14 | 35,258.44 |
| Pure Cycle | 2,100.00 | 2,100.00 |
| Challenger | 2,431.31 | 2,431.00 |
| Lennar | 140.68 | 140.68 |
| Homeowners | 112,240.00 | 8,037.51 |
| Total O&M | 153,496.75 | 50,385.72 |
| <u>Alleyway Fees</u> | | |
| KB Homes | 135.00 | 135.00 |
| Melody Homes | 270.00 | 621.00 |
| Pure Cycle | 270.00 | 270.00 |
| Challenger | 437.64 | 437.64 |
| Homeowners | 2,700.00 | 3,132.00 |
| Total O&M | 3,812.64 | 4,595.64 |
| <u>PIF</u> | | |
| KB Homes | - | 10,806.20 |
| DR Horton | 36,092.67 | - |
| Challenger | 21,087.95 | - |
| Total PIF | 57,180.62 | 10,806.20 |

Sky Ranch Community Authority Board
 Accounts Receivables - O&M Fees
 March 31, 2024

| Billing Category/Builder | January | February | March | April | May | June | July | August | September | October | November | December | Total |
|---------------------------------------|-------------|-------------|-------------|-------------|-----|------|------|--------|-----------|---------|----------|----------------------|------------------|
| O&M Fees - Homebuilders | | | | | | | | | | | | | |
| KB Homes | - | - | 975.62 | - | - | - | - | - | - | - | - | - | 975.62 |
| Richmond | - | - | - | - | - | - | - | - | - | - | - | - | - |
| Melody Homes | - | - | 35,609.14 | - | - | - | - | - | - | - | - | - | 35,609.14 |
| Pure Cycle | - | - | 2,100.00 | - | - | - | - | - | - | - | - | - | 2,100.00 |
| Challenger | - | - | 2,431.31 | - | - | - | - | - | - | - | - | - | 2,431.31 |
| Lennar | - | - | 140.68 | - | - | - | - | - | - | - | - | - | 140.68 |
| Amount Due | - | - | 41,256.75 | - | - | - | - | - | - | - | - | - | 41,256.75 |
| Payment Received | | | | | | | | | | | | | |
| KB Homes | (1,442.47) | - | - | - | - | - | - | - | - | - | - | - | (1,442.47) |
| Richmond | - | - | - | - | - | - | - | - | - | - | - | - | - |
| Melody Homes | (31,154.05) | - | - | - | - | - | - | - | - | - | - | - | (31,154.05) |
| Pure Cycle | (2,100.00) | - | - | - | - | - | - | - | - | - | - | - | (2,100.00) |
| Challenger | (3,338.80) | - | - | - | - | - | - | - | - | - | - | - | (3,338.80) |
| Lennar | (551.91) | - | - | - | - | - | - | - | - | - | - | - | (551.91) |
| Total Amount Received | (38,587.23) | - | - | - | - | - | - | - | - | - | - | - | (38,587.23) |
| Balance as of 12/31/2023 | | | | | | | | | | | | | |
| O&M Fees AR - Homebuilders | | | | | | | | | | | | | |
| KB Homes | 2,884.94 | (1,442.47) | 975.62 | - | - | - | - | - | - | - | - | - | 2,418.09 |
| Richmond | - | - | - | - | - | - | - | - | - | - | - | - | - |
| Melody Homes | 30,803.35 | (31,154.05) | 35,609.14 | - | - | - | - | - | - | - | - | - | 35,258.44 |
| Pure Cycle | 2,100.00 | (2,100.00) | 2,100.00 | - | - | - | - | - | - | - | - | - | 2,100.00 |
| Challenger | 3,338.80 | (3,338.80) | 2,431.31 | - | - | - | - | - | - | - | - | - | 2,431.31 |
| Lennar | 551.91 | (551.91) | 140.68 | - | - | - | - | - | - | - | - | - | 140.68 |
| Total O&M Fees AR | 39,679.00 | (38,587.23) | 41,256.75 | - | - | - | - | - | - | - | - | - | 42,348.52 |
| O&M Fees - Homeowners | | | | | | | | | | | | | |
| O&M Fees | 107,115.00 | - | 910.00 | - | - | - | - | - | - | - | - | - | 108,025.00 |
| Transfer Fees | - | 800.00 | 3,400.00 | - | - | - | - | - | - | - | - | - | 4,200.00 |
| Late Fee | - | (60.00) | 75.00 | - | - | - | - | - | - | - | - | - | 15.00 |
| Amount Due | 107,115.00 | 740.00 | 4,385.00 | - | - | - | - | - | - | - | - | - | 112,240.00 |
| Payment Received | | | | | | | | | | | | | |
| | (32,964.19) | (59,089.80) | (18,613.85) | - | - | - | - | - | - | - | - | - | (110,667.84) |
| Total O&M Fees AR - Homeowners | 6,465.35 | 74,150.81 | (58,349.80) | (14,228.85) | - | - | - | - | - | - | - | - | 8,037.51 |
| Total O&M Fees Billed | | | | | | | | | | | | | |
| | 107,115.00 | 740.00 | 45,641.75 | - | - | - | - | - | - | - | - | - | 153,496.75 |
| Total Payments Received | | | | | | | | | | | | | |
| | (71,551.42) | (59,089.80) | (18,613.85) | - | - | - | - | - | - | - | - | - | (149,255.07) |
| Total Outstanding | | | | | | | | | | | | | |
| | 35,563.58 | (58,349.80) | 27,027.90 | - | - | - | - | - | - | - | - | - | 4,241.68 |
| | | | | | | | | | | | | Beginning AR Balance | 46,144.35 |
| | | | | | | | | | | | | Total AR Balance | <u>50,386.03</u> |

Sky Ranch Community Authority Board
 Accounts Receivables - Alleyway Fees
 March 31, 2024

| Billing Category/Builder | January | February | March | April | May | June | July | August | September | October | November | December | Total |
|-------------------------------------|------------|------------|----------|----------|-----|------|------|--------|-----------|---------|----------|----------------------|-----------------|
| Alleyway Fees - Homebuilders | | | | | | | | | | | | | |
| KB Homes | - | - | 135.00 | - | - | - | - | - | - | - | - | - | 135.00 |
| Melody Homes | - | - | 270.00 | - | - | - | - | - | - | - | - | - | 270.00 |
| Pure Cycle | - | - | 270.00 | - | - | - | - | - | - | - | - | - | 270.00 |
| Challenger | - | - | 437.64 | - | - | - | - | - | - | - | - | - | 437.64 |
| Lennar | - | - | - | - | - | - | - | - | - | - | - | - | - |
| Amount Due | - | - | 1,112.64 | - | - | - | - | - | - | - | - | - | 1,112.64 |
| Payment Received | | | | | | | | | | | | | |
| KB Homes | (189.00) | - | - | - | - | - | - | - | - | - | - | - | (189.00) |
| Richmond | - | - | - | - | - | - | - | - | - | - | - | - | - |
| Melody Homes | (297.00) | - | - | - | - | - | - | - | - | - | - | - | (297.00) |
| Pure Cycle | (270.00) | - | - | - | - | - | - | - | - | - | - | - | (270.00) |
| Challenger | (459.00) | - | - | - | - | - | - | - | - | - | - | - | (459.00) |
| Lennar | - | - | - | - | - | - | - | - | - | - | - | - | - |
| Total Amount Received | (1,215.00) | - | - | - | - | - | - | - | - | - | - | - | (1,215.00) |
| Balance as of 12/31/2023 | | | | | | | | | | | | | |
| Alleyway Fees - Homebuilders | | | | | | | | | | | | | |
| KB Homes | 189.00 | (189.00) | - | 135.00 | - | - | - | - | - | - | - | - | 135.00 |
| Richmond | - | - | - | - | - | - | - | - | - | - | - | - | - |
| Melody Homes | 648.00 | (297.00) | - | 270.00 | - | - | - | - | - | - | - | - | 621.00 |
| Pure Cycle | 270.00 | (270.00) | - | 270.00 | - | - | - | - | - | - | - | - | 270.00 |
| Challenger | 459.00 | (459.00) | - | 437.64 | - | - | - | - | - | - | - | - | 437.64 |
| Lennar | - | - | - | - | - | - | - | - | - | - | - | - | - |
| Total O&M Fees AR | 1,566.00 | (1,215.00) | - | 1,112.64 | - | - | - | - | - | - | - | - | 1,463.64 |
| Alleyway Fees - Homeowners | | | | | | | | | | | | | |
| Alleyway Fees | 2,700.00 | - | - | - | - | - | - | - | - | - | - | - | 2,700.00 |
| Amount Due | 2,700.00 | - | - | - | - | - | - | - | - | - | - | - | 2,700.00 |
| Payment Received | | | | | | | | | | | | | |
| | (540.00) | (756.00) | (27.00) | - | - | - | - | - | - | - | - | - | (1,323.00) |
| Total O&M Fees AR - Homeowners | 1,755.00 | 2,160.00 | (756.00) | (27.00) | - | - | - | - | - | - | - | - | 3,132.00 |
| Total Alleyway Fees Billed | | | | | | | | | | | | | |
| | 2,700.00 | - | 1,112.64 | - | - | - | - | - | - | - | - | - | 3,812.64 |
| Total Payments Received | | | | | | | | | | | | | |
| | (1,755.00) | (756.00) | (27.00) | - | - | - | - | - | - | - | - | - | (2,538.00) |
| Total Outstanding | | | | | | | | | | | | | |
| | 945.00 | (756.00) | 1,085.64 | - | - | - | - | - | - | - | - | - | 1,274.64 |
| | | | | | | | | | | | | Beginning AR Balance | 3,321.00 |
| | | | | | | | | | | | | Total AR Balance | <u>4,595.64</u> |

Sky Ranch Community Authority Board
 Accounts Receivables - Public Improvement Fees
 March 31, 2024

| Billing Category/Builder | January | February | March | April | May | June | July | August | September | October | November | December | Total |
|---------------------------------|-------------|-------------|-------------|-------------|-----|------|------|--------|-----------|---------|----------|----------------------|------------------|
| PIF | | | | | | | | | | | | | |
| KB Homes | - | - | - | - | - | - | - | - | - | - | - | - | - |
| Richmond | - | - | - | - | - | - | - | - | - | - | - | - | - |
| Lennar | - | - | - | - | - | - | - | - | - | - | - | - | - |
| Valiant Homes | - | - | - | - | - | - | - | - | - | - | - | - | - |
| DR Horton | 36,092.67 | - | - | - | - | - | - | - | - | - | - | - | 36,092.67 |
| Challenger | 21,087.95 | - | - | - | - | - | - | - | - | - | - | - | 21,087.95 |
| Amount Due | 57,180.62 | - | - | - | - | - | - | - | - | - | - | - | 57,180.62 |
| Payment Received | | | | | | | | | | | | | |
| KB Homes | - | - | 2,835.43 | - | - | - | - | - | - | - | - | - | 2,835.43 |
| Richmond | - | - | - | - | - | - | - | - | - | - | - | - | - |
| Taylor Morrison | - | - | 8,191.21 | - | - | - | - | - | - | - | - | - | 8,191.21 |
| Lennar | - | - | - | - | - | - | - | - | - | - | - | - | - |
| Valiant Homes | - | - | - | - | - | - | - | - | - | - | - | - | - |
| DR Horton | (23,640.42) | (36,092.67) | - | - | - | - | - | - | - | - | - | - | (59,733.09) |
| Challenger | - | - | - | - | - | - | - | - | - | - | - | - | - |
| Total Amount Received | (23,640.42) | (36,092.67) | 11,026.64 | - | - | - | - | - | - | - | - | - | (48,706.45) |
| Balance as of 12/31/2023 | | | | | | | | | | | | | |
| PIF AR | | | | | | | | | | | | | |
| KB Homes | 7,970.77 | - | 2,835.43 | - | - | - | - | - | - | - | - | - | 10,806.20 |
| Richmond | - | - | - | - | - | - | - | - | - | - | - | - | - |
| Taylor Morrison | (8,191.21) | - | 8,191.21 | - | - | - | - | - | - | - | - | - | - |
| Lennar | 29,094.27 | - | (29,094.27) | - | - | - | - | - | - | - | - | - | - |
| Valiant Homes | - | - | - | - | - | - | - | - | - | - | - | - | - |
| DR Horton | 23,640.42 | 12,452.25 | (36,092.67) | - | - | - | - | - | - | - | - | - | - |
| Challenger | - | 21,087.95 | (21,087.95) | - | - | - | - | - | - | - | - | - | - |
| Total PIF AR | 52,514.25 | 33,540.20 | (36,092.67) | (39,155.58) | - | - | - | - | - | - | - | - | 10,806.20 |
| Total PIF Billed | 57,180.62 | - | - | - | - | - | - | - | - | - | - | - | 57,180.62 |
| Total Payments Received | (23,640.42) | (36,092.67) | 11,026.64 | - | - | - | - | - | - | - | - | - | (48,706.45) |
| Total Outstanding | 33,540.20 | (36,092.67) | 11,026.64 | - | - | - | - | - | - | - | - | - | 8,474.17 |
| | | | | | | | | | | | | Beginning AR Balance | 52,514.25 |
| | | | | | | | | | | | | Total AR Balance | <u>60,988.42</u> |

Sky Ranch Community Authority Board
 Developer Advance Summary
 March 31, 2024

| Type of Advance | Principal Balance | Accrued Interest | Total Outstanding Developer Advances |
|--------------------------------------|-------------------------|------------------------|--|
| Project Management Fee | \$ 2,279,705.75 | \$ 530,240.61 | \$ 2,809,946.36 |
| Fencing | 546,020.52 | 141,019.71 | 687,040.23 |
| Advances to CAB for Capital Projects | 26,358,812.07 | 1,056,702.56 | 27,415,514.63 |
| Total Advances Due | \$ 29,184,538.34 | \$ 1,727,962.88 | \$ 30,912,501.22 |

Sky Ranch Community Authority Board
 Developer Advance - Project Management
 March 31, 2024

| Date | Developer Advances | Interest Accrued | <u>Repay Developer Advances</u> | | Outstanding balance |
|--|------------------------|----------------------|---------------------------------|-------------|------------------------|
| | | | Principal | Interest | |
| Beginning Balance as of 12/31/23 | \$ 2,279,705.75 | \$ 496,045.02 | \$ - | \$ - | \$ 2,775,750.77 |
| Accrued Interest | - | 34,195.59 | - | - | 2,809,946.36 |
| Total 2024 Advances (Repayments) | - | 34,195.59 | - | - | |
| Outstanding Balance as of 1/31/24 (Net of Repayments) | \$ 2,279,705.75 | \$ 530,240.61 | | | \$ 2,809,946.36 |

Sky Ranch Community Authority Board
 Developer Advance - Fencing
 March 31, 2024

| Date | Developer Advances | Interest Accrued | <u>Repay Developer Advances</u> | | Outstanding balance |
|--|-----------------------|----------------------|---------------------------------|-------------|------------------------|
| | | | Principal | Interest | |
| Beginning Balance as of 12/31/23 | \$ 546,020.52 | \$ 132,829.41 | \$ - | \$ - | \$ 678,849.93 |
| Accrued Interest | - | 8,190.30 | - | - | 687,040.23 |
| Total 2024 Advances (Repayments) | - | 8,190.30 | - | - | |
| Outstanding Balance as of 1/31/24 (Net of Repayments) | \$ 546,020.52 | \$ 141,019.71 | | | \$ 687,040.23 |

Sky Ranch Community Authority Board
Developer Advance - Capital Projects
March 31, 2024

| Date | Developer Advances | Interest Accrued | <u>Repay Developer Advances</u> | | Outstanding balance |
|--|------------------------|------------------------|---------------------------------|-------------|-------------------------|
| | | | Principal | Interest | |
| Beginning Balance as of 12/31/23 | \$24,716,963.56 | \$ 674,934.49 | \$ - | \$ - | \$ 25,391,898.05 |
| 01/16/2024 | 2,242.50 | - | - | - | 25,394,140.55 |
| 01/16/2024 | 470,832.10 | - | - | - | 25,864,972.65 |
| 02/12/2024 | 390,772.52 | - | - | - | 26,255,745.17 |
| 02/13/2024 | 4,587.80 | - | - | - | 26,260,332.97 |
| 02/22/2024 | 49,750.00 | - | - | - | 26,310,082.97 |
| 03/01/2024 | 25,000.00 | - | - | - | 26,335,082.97 |
| 03/08/2024 | 698,663.59 | - | - | - | 27,033,746.56 |
| Accrued Interest | - | 381,768.07 | - | - | 27,415,514.63 |
| Total 2024 Advances (Repayments) | 1,641,848.51 | 381,768.07 | - | - | |
| Outstanding Balance as of 1/31/24 (Net of Repayments) | \$26,358,812.07 | \$ 1,056,702.56 | | | \$ 27,415,514.63 |

Sky Ranch Community Authority Board
 Claims Listing as of 4/5/24

| Vendor | Number of Invoices | Sum of Net A/P | Sum of EST. Reimb |
|-------------------------------------|--------------------|---------------------|--|
| CAB | 47 | 74,881.14 | - |
| CliftonLarsonAllen LLP | 2 | 37,404.08 | - |
| Consolidated Divisions Inc | 2 | 12,877.90 | - |
| KB Homes | 1 | 2,835.43 | - <i>Payment previously made to be ratified</i> |
| Landwise LLC | 2 | 2,248.75 | - |
| McGeady Becher PC | 1 | 8,666.86 | - |
| Pet Scoop Inc | 2 | 790.00 | - |
| Rangeview Metro Dist (FUND TRSFR) | 35 | 8,753.64 | - |
| SE Metro Stormwater Authority | 1 | 1,165.90 | - |
| Xcel Energy AUTOPAY | 1 | 138.58 | - |
| Debt Service | 4 | 699,396.04 | - |
| UMB | 4 | 699,396.04 | - <i>2 Payments previously made to be ratified</i> |
| FFAA | 24 | 937,825.46 | 816,406.24 |
| American West Construction LLC | 1 | 58,425.00 | 61,500.00 |
| Bemas Construction Inc | 1 | 287,498.84 | 157,367.79 |
| CMS Environmental Solutions LLC | 4 | 1,580.00 | 1,299.24 |
| Consolidated Divisions Inc | 1 | 215,401.03 | 226,737.93 |
| CTL Thompson Incorporated | 2 | 8,505.50 | 6,994.07 |
| Forms & Surfaces Inc | 1 | 9,963.28 | 9,963.28 |
| IDES LLC | 2 | 15,321.24 | 15,196.85 |
| MPi Designs | 1 | 1,140.00 | 937.42 |
| PCS Group Inc | 2 | 4,601.25 | 3,783.60 |
| Premier Earthworks & Infrastructure | 1 | 2,701.07 | 2,701.07 |
| Pure Cycle Corporation | 4 | 261,093.25 | 274,835.00 |
| Rangeview Metropolitan District | 2 | 4,600.00 | - |
| Westwood Professional Services | 2 | 66,995.00 | 55,089.99 |
| Grand Total | 75 | 1,712,102.64 | 816,406.24 |

03 - Sky Ranch Community Autho
AP - Accounts Payable
Detailed Aged Payables List
As of Apr05/24
Aged by Invoiced Date

| Supplier Code | Supplier Name | Invoice Number | Invoice Date | Net A/P | EST. Reimb | Funding Source |
|---------------|-------------------------------------|----------------|--------------|--------------|------------|------------------|
| 1242 | CliftonLarsonAllen LLP | L241102990 | 1/31/2024 | 12,364.23 | | n/a CAB |
| 1242 | CliftonLarsonAllen LLP | L241138824 | 3/19/2024 | 25,039.85 | | n/a CAB |
| 1117 | Consolidated Divisions Inc | 2013210 | 3/1/2024 | 6,438.95 | | n/a CAB |
| 1117 | Consolidated Divisions Inc | 2013588 | 4/1/2024 | 6,438.95 | | n/a CAB |
| 1015 | KB Homes | 030424 | 3/4/2024 | 2,835.43 | | n/a CAB |
| 1018 | Landwise LLC | 005629 | 3/1/2024 | 1,390.00 | | n/a CAB |
| 1018 | Landwise LLC | 005697 | 3/25/2024 | 858.75 | | n/a CAB |
| 1060 | McGeady Becher PC | 116109815 | 2/29/2024 | 8,666.86 | | n/a CAB |
| 1011 | Pet Scoop Inc | 533620 | 2/26/2024 | 390.00 | | n/a CAB |
| 1011 | Pet Scoop Inc | 536595 | 3/31/2024 | 400.00 | | n/a CAB |
| 1250 | Rangeview Metro Dist (FUND TRSFR) | 1-0124 | 1/30/2024 | 32.74 | | n/a CAB |
| 1250 | Rangeview Metro Dist (FUND TRSFR) | 1-0224 | 2/28/2024 | 32.74 | | n/a CAB |
| 1250 | Rangeview Metro Dist (FUND TRSFR) | 1-0324 | 3/28/2024 | 32.74 | | n/a CAB |
| 1250 | Rangeview Metro Dist (FUND TRSFR) | 10-0124 | 1/30/2024 | 111.32 | | n/a CAB |
| 1250 | Rangeview Metro Dist (FUND TRSFR) | 12-0124 | 1/30/2024 | 170.25 | | n/a CAB |
| 1250 | Rangeview Metro Dist (FUND TRSFR) | 13-0124 | 1/30/2024 | 579.50 | | n/a CAB |
| 1250 | Rangeview Metro Dist (FUND TRSFR) | 13-0224 | 2/28/2024 | 579.50 | | n/a CAB |
| 1250 | Rangeview Metro Dist (FUND TRSFR) | 13-0324 | 3/28/2024 | 631.87 | | n/a CAB |
| 1250 | Rangeview Metro Dist (FUND TRSFR) | 14-0124 | 1/30/2024 | 311.03 | | n/a CAB |
| 1250 | Rangeview Metro Dist (FUND TRSFR) | 14-0224 | 2/28/2024 | 311.03 | | n/a CAB |
| 1250 | Rangeview Metro Dist (FUND TRSFR) | 14-0324 | 3/28/2024 | 323.05 | | n/a CAB |
| 1250 | Rangeview Metro Dist (FUND TRSFR) | 2-0124 | 1/30/2024 | 32.74 | | n/a CAB |
| 1250 | Rangeview Metro Dist (FUND TRSFR) | 2-0224 | 2/28/2024 | 32.74 | | n/a CAB |
| 1250 | Rangeview Metro Dist (FUND TRSFR) | 2-0324 | 3/28/2024 | 32.74 | | n/a CAB |
| 1250 | Rangeview Metro Dist (FUND TRSFR) | 3-0124 | 1/30/2024 | 504.20 | | n/a CAB |
| 1250 | Rangeview Metro Dist (FUND TRSFR) | 3-0224 | 2/28/2024 | 504.20 | | n/a CAB |
| 1250 | Rangeview Metro Dist (FUND TRSFR) | 3-0324 | 3/28/2024 | 504.20 | | n/a CAB |
| 1250 | Rangeview Metro Dist (FUND TRSFR) | 4-0124 | 1/30/2024 | 301.21 | | n/a CAB |
| 1250 | Rangeview Metro Dist (FUND TRSFR) | 4-0224 | 2/28/2024 | 301.21 | | n/a CAB |
| 1250 | Rangeview Metro Dist (FUND TRSFR) | 4-0324 | 3/28/2024 | 301.21 | | n/a CAB |
| 1250 | Rangeview Metro Dist (FUND TRSFR) | 5-0124 | 1/30/2024 | 356.87 | | n/a CAB |
| 1250 | Rangeview Metro Dist (FUND TRSFR) | 5-0224 | 2/28/2024 | 356.87 | | n/a CAB |
| 1250 | Rangeview Metro Dist (FUND TRSFR) | 5-0324 | 3/28/2024 | 356.87 | | n/a CAB |
| 1250 | Rangeview Metro Dist (FUND TRSFR) | 6-0124 | 1/30/2024 | 468.18 | | n/a CAB |
| 1250 | Rangeview Metro Dist (FUND TRSFR) | 6-0224 | 2/28/2024 | 468.18 | | n/a CAB |
| 1250 | Rangeview Metro Dist (FUND TRSFR) | 6-0324 | 3/28/2024 | 468.18 | | n/a CAB |
| 1250 | Rangeview Metro Dist (FUND TRSFR) | 7-0124 | 1/30/2024 | 32.74 | | n/a CAB |
| 1250 | Rangeview Metro Dist (FUND TRSFR) | 7-0224 | 2/28/2024 | 32.74 | | n/a CAB |
| 1250 | Rangeview Metro Dist (FUND TRSFR) | 7-0324 | 3/28/2024 | 32.74 | | n/a CAB |
| 1250 | Rangeview Metro Dist (FUND TRSFR) | 8-0124 | 1/30/2024 | 55.66 | | n/a CAB |
| 1250 | Rangeview Metro Dist (FUND TRSFR) | 8-0224 | 2/28/2024 | 55.66 | | n/a CAB |
| 1250 | Rangeview Metro Dist (FUND TRSFR) | 8-0324 | 3/28/2024 | 55.66 | | n/a CAB |
| 1250 | Rangeview Metro Dist (FUND TRSFR) | 9-0124 | 1/30/2024 | 127.69 | | n/a CAB |
| 1250 | Rangeview Metro Dist (FUND TRSFR) | 9-0224 | 2/28/2024 | 127.69 | | n/a CAB |
| 1250 | Rangeview Metro Dist (FUND TRSFR) | 9-0324 | 3/28/2024 | 127.69 | | n/a CAB |
| 1040 | SE Metro Stormwater Authority | 00005456 | 3/21/2024 | 1,165.90 | | n/a CAB |
| 1150 | Xcel Energy AUTOPAY | 870687138 | 3/21/2024 | 138.58 | | n/a CAB |
| 1240 | UMB | 2019A-0224 | 2/29/2024 | 536,802.04 | | n/a Debt Service |
| 1240 | UMB | 2022A-0224 | 2/29/2024 | 52,629.39 | | n/a Debt Service |
| 1241 | UMB | 2019A-0324 | 3/31/2024 | 29,464.02 | | n/a Debt Service |
| 1242 | UMB | 2022A-0324 | 3/31/2024 | 80,500.59 | | n/a Debt Service |
| CAB1014 | American West Construction LLC | F5WUPAY10 | 3/25/2024 | 58,425.00 | 61,500.00 | FFAA |
| CAB1271 | Bemas Construction Inc | F2GRADPAY1 | 3/25/2024 | 287,498.84 | 157,367.79 | FFAA |
| CAB1225 | CMS Environmental Solutions LLC | 165859 | 3/1/2024 | 395.00 | 324.81 | FFAA |
| CAB1225 | CMS Environmental Solutions LLC | 165916 | 3/1/2024 | 395.00 | 324.81 | FFAA |
| CAB1225 | CMS Environmental Solutions LLC | 167279 | 4/1/2024 | 395.00 | 324.81 | FFAA |
| CAB1225 | CMS Environmental Solutions LLC | 167375 | 4/1/2024 | 395.00 | 324.81 | FFAA |
| CAB1117 | Consolidated Divisions Inc | F4LDIPAY13 | 3/25/2024 | 215,401.03 | 226,737.93 | FFAA |
| CAB1145 | CTL Thompson Incorporated | 700014 | 3/31/2024 | 3,258.00 | 2,679.05 | FFAA |
| CAB1145 | CTL Thompson Incorporated | 700016 | 3/31/2024 | 5,247.50 | 4,315.02 | FFAA |
| CAB15 | Forms & Surfaces Inc | D17164700 | 3/28/2024 | 9,963.28 | 9,963.28 | FFAA |
| CAB1120 | IDES LLC | PS103051 | 3/19/2024 | 700.00 | 575.61 | FFAA |
| CAB1120 | IDES LLC | PS103055 | 3/22/2024 | 14,621.24 | 14,621.24 | FFAA |
| CAB1090 | MPI Designs | 002058 | 3/19/2024 | 1,140.00 | 937.42 | FFAA |
| CAB1170 | PCS Group Inc | 016521 | 3/13/2024 | 3,386.25 | 2,784.51 | FFAA |
| CAB1170 | PCS Group Inc | 016523 | 3/13/2024 | 1,215.00 | 999.09 | FFAA |
| CAB1080 | Premier Earthworks & Infrastructure | F4CSSPAY24 | 3/25/2024 | 2,701.07 | 2,701.07 | FFAA |
| CAB1249 | Pure Cycle Corporation | F4ECPA10 | 2/25/2024 | 36,284.30 | 38,194.00 | FFAA |
| CAB1249 | Pure Cycle Corporation | F5GESCPA2 | 2/25/2024 | 124,956.35 | 131,533.00 | FFAA |
| CAB1249 | Pure Cycle Corporation | F5GESCPAY3 | 3/25/2024 | 80,021.35 | 84,233.00 | FFAA |
| CAB1249 | Pure Cycle Corporation | F6GESCPAY1 | 3/25/2024 | 19,831.25 | 20,875.00 | FFAA |
| CAB1250 | Rangeview Metropolitan District | J501104 | 2/29/2024 | 3,500.00 | | n/a FFAA |
| CAB1250 | Rangeview Metropolitan District | J501105 | 3/31/2024 | 1,100.00 | | n/a FFAA |
| CAB1125 | Westwood Professional Services | 1240300248 | 3/6/2024 | 7,535.00 | 6,196.03 | FFAA |
| CAB1125 | Westwood Professional Services | 1240301229 | 3/14/2024 | 59,460.00 | 48,893.96 | FFAA |
| | | | | 1,712,102.64 | 816,406.24 | |
| | | | | 74,881.14 | | CAB |
| | | | | 699,396.04 | | Debt Service |
| | | | | 937,825.46 | | FFAA |
| | | | | 1,712,102.64 | | |

Sky Ranch CAB – Project Manager Board Report

Date: 04/12/24

DESIGN AND CONSTRUCTION

Status Report and Progress Updates

Phase I (Filings 1-3)

- Grading, Utilities and Streets – final acceptance granted for all phases
- Maintaining SEMSWA and Urban Drainage compliance – field work complete – working on turnover/acceptance long-term expectations

Phase II (Filings 4-7)

- ASP/Plat/CDs – Filing 5 Complete; Filing 6 re-plat amendment; Filing 7 re-lotting
- Grading/GESC – Filing 6 underway
- Utilities – Filing 4 complete; Filing 5 complete (less meter pits); Filing 6 bid review
- Streets – Filing 4 complete – working on punch list for acceptance; Filing 5 started
- I70 Interchange – improvements complete
- School status – school open; minor punch list items; pre-programming high school (delayed 1-yr)

BUDGET

- Budget review – no changes

CONTRACTS, CHANGE ORDERS AND TASK ORDERS

Phase II

- Bemas, CO#13, \$1,109,993.10 – Filing 6 grading
- CDI, CO#11, \$7,295.00 – boring for irrigation under sidewalk along 6th and Monaghan
- MMM, CO#3, \$59,238.48 – Filing 5 street dirt balance
- PEI Filing 4, CO#29, \$44,215.11 – additional R&R for County acceptance punch list
- Pure Cycle GESC Filing 4, CO#8, (\$375,818.70) – deduct for unused scope
- Pure Cycle GESC Filing 5, CO#3, \$90,000.00 – ongoing maintenance

Sky Ranch Phase 2 Quad 2a (Filing 4) - CAB Contracts Summary

| Activity Description | Vendor | Total Contracts | Total Invoices | Total Retainage | Total Reimbursable | % Complete | Remaining to Spend |
|----------------------------------|----------------------------|----------------------|----------------------|-------------------|----------------------|------------|--------------------|
| Planning and Engineering | Aquatech | - | - | - | - | 0% | - |
| Fees, Permits and Administration | Arapahoe County | 122,156.37 | 122,156.37 | - | 100,449.18 | 100% | - |
| Grading | Bemas | 1,004,412.34 | 1,004,412.35 | - | 522,294.42 | 100% | (0.01) |
| Landscaping | CDI | 1,852,028.73 | 1,196,280.70 | 59,814.04 | 1,196,280.70 | 65% | 655,748.03 |
| Fees, Permits and Administration | CDPHE | 660.59 | 660.59 | - | 543.20 | 100% | - |
| Erosion Control | CMS | 5,467.50 | 4,522.03 | - | 3,718.52 | 83% | 945.47 |
| Geotech | Cole Garner | 836.50 | - | - | - | 0% | 836.50 |
| Fees, Permits and Administration | Colorado Geological Survey | 123.02 | 123.02 | - | 101.16 | 100% | - |
| Water | Copeland | 3,457.18 | 3,457.18 | - | - | 100% | - |
| Planning and Engineering | CTL Thompson | 2,975.00 | 1,105.00 | - | 908.64 | 37% | 1,870.00 |
| Geotech | CTL Thompson | 304,393.95 | 298,731.57 | - | 245,650.75 | 98% | 5,662.38 |
| Planning and Engineering | CVL Consultants | 533,243.01 | 531,090.25 | - | 436,715.51 | 100% | 2,152.76 |
| Planning and Engineering | David Evans | 1,755.00 | - | - | - | 0% | 1,755.00 |
| Planning and Engineering | ERC | 2,129.48 | 2,129.48 | - | 1,751.08 | 100% | (0.00) |
| Planning and Engineering | ERO | 1,956.13 | 1,956.13 | - | 1,608.52 | 100% | 0.00 |
| Water | Ferguson | 5,769.96 | 5,769.96 | - | 5,769.96 | 100% | - |
| District | IDES | 101,250.00 | 84,167.60 | - | - | 83% | 17,082.41 |
| Survey | KT Engineering | 282,042.75 | 280,689.55 | - | 232,489.00 | 100% | 1,353.20 |
| Planning and Engineering | LSC | 17,793.00 | 16,943.45 | - | 13,932.60 | 95% | 849.55 |
| Asphalt | Martin Marietta | 4,088,428.96 | 4,088,428.94 | 204,421.45 | 4,088,428.94 | 100% | 0.02 |
| Legal Title | McGeady Becher | 61.99 | 61.99 | - | - | 100% | - |
| Planning and Engineering | MPI Designs | 17,361.25 | 15,584.75 | - | 12,815.34 | 90% | 1,776.50 |
| Sanitary Sewer | Nelson | 1,669,433.27 | 1,669,433.28 | (12,632.51) | 1,669,433.28 | 100% | (0.01) |
| Water | Nelson | 1,802,743.87 | 1,802,743.87 | (3,458.13) | 1,802,743.87 | 100% | - |
| Storm Sewer | Nelson | 3,854,551.61 | 3,854,551.98 | (25,774.11) | 3,854,551.98 | 100% | (0.37) |
| Asphalt | Nelson | 707,856.20 | 707,856.20 | 35,392.81 | 707,856.20 | 100% | - |
| Planning and Engineering | PCS Group | 148,284.19 | 143,432.44 | - | 117,944.49 | 97% | 4,851.75 |
| Concrete | PEI | 2,354,004.10 | 2,314,125.33 | 63,088.13 | 2,314,125.33 | 98% | 39,878.77 |
| Warranty and Turnover | PEI | - | - | - | - | 0% | - |
| Landscaping | Pure Cycle Fencing | 347,744.88 | 249,005.22 | 12,450.26 | 249,005.22 | 72% | 98,739.66 |
| Erosion Control | Pure Cycle GESC | 378,829.95 | 370,448.09 | 18,522.40 | 304,624.15 | 98% | 8,381.86 |
| Fees, Permits and Administration | Rangeview | 490,091.98 | 490,091.98 | - | 403,002.64 | 100% | - |
| Fees, Permits and Administration | SEMSWA | 24,842.53 | 24,842.53 | - | 20,428.02 | 100% | - |
| District | Sentinel | 350.53 | 350.53 | - | 350.53 | 100% | - |
| Planning and Engineering | Studio DH | 1,350.00 | 1,350.00 | - | 1,350.00 | 100% | - |
| Planning and Engineering | Studio Lightning | 2,890.00 | 2,890.00 | - | 2,376.45 | 100% | - |
| Fees, Permits and Administration | Tri-County Health | 240.30 | 240.30 | - | 197.60 | 100% | - |
| Planning and Engineering | Underground Consulting | 270.00 | 270.00 | - | 222.02 | 100% | - |
| - | - | - | - | - | - | 0% | - |
| - | - | - | - | - | - | 0% | - |
| - | - | - | - | - | - | 0% | - |
| Total | | 20,131,786.12 | 19,289,902.65 | 351,824.34 | 18,311,669.30 | 32 | 841,883.47 |

Sky Ranch Phase 2 Quad 2b (Filing 5) - CAB Contracts Summary

| Activity Description | Vendor | Total Contracts | Total Invoices | Total Retainage | Total Reimbursable | % Complete | Remaining to Spend |
|----------------------------------|----------------------------|---------------------|---------------------|------------------|---------------------|------------|---------------------|
| Sanitary Sewer | American West | 1,461,078.50 | 1,461,078.50 | 73,053.93 | 1,461,078.50 | 100% | - |
| Water | American West | 1,425,745.74 | 1,425,745.74 | 71,287.29 | 1,425,745.74 | 100% | - |
| Storm Sewer | American West | 1,074,696.00 | 928,696.00 | 46,434.80 | 928,696.00 | 86% | 146,000.00 |
| Planning and Engineering | Aquatech | 3,900.00 | - | - | - | 0% | 3,900.00 |
| Fees, Permits and Administration | Arapahoe County | 116,865.44 | 116,865.44 | - | 96,098.45 | 100% | - |
| Grading | Bemas | 1,004,412.34 | 1,004,412.35 | - | 522,294.42 | 100% | (0.01) |
| Landscaping | CDI | 217,444.28 | 70,369.46 | 3,518.47 | 70,369.46 | 32% | 147,074.82 |
| Fees, Permits and Administration | CDPHE | 611.66 | 611.66 | - | 502.97 | 100% | - |
| Erosion Control | CMS | 12,172.50 | 8,727.06 | - | 7,176.37 | 72% | 3,445.44 |
| Geotech | Cole Garner | 41.83 | - | - | - | 0% | 41.83 |
| Fees, Permits and Administration | Colorado Geological Survey | 113.90 | 112.05 | - | 92.14 | 98% | 1.85 |
| Water | Copeland | 203.36 | 203.36 | - | - | 100% | - |
| Planning and Engineering | CTL Thompson | 175.00 | 65.00 | - | 53.45 | 37% | 110.00 |
| Geotech | CTL Thompson | 247,949.35 | 130,035.01 | - | 106,929.43 | 52% | 117,914.34 |
| Planning and Engineering | CVL Consultants | 525,107.59 | 506,870.12 | - | 416,799.30 | 97% | 18,237.47 |
| Planning and Engineering | David Evans | 1,625.00 | - | - | - | 0% | 1,625.00 |
| Planning and Engineering | ERC | 3,971.50 | 1,971.75 | - | 1,621.37 | 50% | 1,999.76 |
| Planning and Engineering | ERO | 1,811.23 | 1,811.23 | - | 1,489.37 | 100% | - |
| Water | Ferguson | 339.41 | 339.41 | - | 339.41 | 100% | - |
| District | IDES | 113,750.00 | 110,657.62 | - | - | 97% | 3,092.38 |
| Survey | KT Engineering | 178,935.75 | 111,276.15 | - | 91,503.79 | 62% | 67,659.60 |
| Planning and Engineering | LSC | 16,475.00 | 15,688.39 | - | 12,900.56 | 95% | 786.61 |
| Asphalt | Martin Marietta | 3,324,199.51 | 240,495.82 | 12,024.79 | 240,495.82 | 7% | 3,083,703.69 |
| Legal Title | McGeady Becher | 57.40 | 57.40 | - | - | 100% | - |
| Planning and Engineering | MPI Designs | 9,381.25 | 7,471.75 | - | 6,144.02 | 80% | 1,909.50 |
| Sanitary Sewer | Nelson | 98,201.95 | 98,201.95 | (743.09) | 98,201.95 | 100% | - |
| Water | Nelson | 223,468.24 | 223,468.24 | (203.42) | 223,468.24 | 100% | - |
| Storm Sewer | Nelson | 226,738.34 | 226,738.35 | (1,516.12) | 226,738.35 | 100% | (0.01) |
| Asphalt | Nelson | 41,638.60 | 41,638.60 | 2,081.93 | 41,638.60 | 100% | - |
| Planning and Engineering | PCS Group | 138,040.90 | 134,312.29 | - | 110,444.99 | 97% | 3,728.61 |
| Concrete | PEI | 2,308,886.57 | 632,001.17 | 28,504.87 | 632,001.17 | 27% | 1,676,885.40 |
| Landscaping | Pure Cycle Fencing | 20,455.58 | 14,647.37 | 732.37 | 14,647.37 | 72% | 5,808.21 |
| Erosion Control | Pure Cycle GESC | 477,381.61 | 57,791.06 | 2,889.55 | 47,522.32 | 12% | 419,590.55 |
| Fees, Permits and Administration | Rangeview | 46,328.94 | 46,328.94 | - | 38,096.29 | 100% | - |
| Fees, Permits and Administration | SEMSWA | 23,777.88 | 23,777.88 | - | 19,552.55 | 100% | - |
| District | Sentinel | 357.12 | 357.12 | - | 357.12 | 100% | - |
| Planning and Engineering | Studio DH | 1,250.00 | 1,250.00 | - | 1,250.00 | 100% | - |
| Planning and Engineering | Studio Lightning | 365.00 | 170.00 | - | 139.79 | 47% | 195.00 |
| Fees, Permits and Administration | Tri-County Health | 226.70 | 226.70 | - | 186.42 | 100% | - |
| Planning and Engineering | Underground Consulting | 250.00 | 250.00 | - | 205.58 | 100% | - |
| - | - | - | - | - | - | 0% | - |
| Total | | 9,383,010.73 | 3,829,200.69 | 47,289.36 | 3,029,261.06 | 27 | 5,553,810.04 |

SKY RANCH COMMUNITY AUTHORITY BOARD

Board Meeting Project Status

April 12th, 2024



*Project Overview from Filing 5
(View: Northwest)*

Cost Certification Reports

Phase I (Filing Nos. 1 – 3)

Cost Certification Report # 09 will be presented at the May Board meeting.

Phase II (Filing Nos. 4 – 7)

Cost Certification Report # 11 will be presented at the May Board meeting.

Construction Contract Documents

Phase I (Filing Nos. 1 – 3)

None

Phase II (Filing Nos. 4 – 7)

Filing 4 Erosion Control – Pure Cycle

Recommended for Approval:

Change Orders

- Change Order #8: \$375,818.70 in reduced costs to close out the remaining balance on the contract.

Filing 4 Landscape – Consolidated Divisions Inc.

Recommended for Approval:

Change Orders

- Change Order #11: \$7,295.00 in additional costs to install 3” borings and gate valves for the Filing 4 irrigation system.

Pay Applications

- Pay Application #13 is recommended for payment of \$215,401.03 (\$226,737.93 District, \$0.00 Non-District, \$11,336.90 Retained)
 - \$1,634,126.97 Billed to Date, \$81,706.35 Retained, \$1,552,420.62 Paid to Date.

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Filing 4 Fencing – Pure Cycle

Recommended for Approval:

Pay Applications

- Pay Application #10 is recommended for payment of \$25,652.23 (\$27,002.34 District, \$0.00 Non-District, \$1,350.11 Retained)
 - \$319,949.67 Billed to Date, \$15,997.47 Retained, \$303,952.20 Paid to Date.

Filing 4 Concrete – Premier Earthworks & Infrastructure

Recommended for Approval:

Change Orders

- Change Order #29: \$44,215.11 in addition for additional probationary punch list items that were required for acceptance of the Right of Way. Items included were for issues that were not related to workmanship or damage caused by identifiable parties.

Pay Applications

- Pay Application #24 is recommended for payment of \$2,701.07 (\$2,701.07 District, \$0.00 Non-District, \$0.00 Retained)
 - \$2,869,879.18 Billed to Date, \$61,903.68 Retained, \$2,807,975.50 Paid to Date.

Filing 5 GESC – Pure Cycle

Recommended for Approval:

Change Orders

- Change Order #3: \$90,000.00 in additional erosion control costs from January of 2024 to June of 2024.

Pay Applications

- Pay Application #3 is recommended for payment of \$80,021.35 (\$44,271.75 District; \$39,961.25 Non-District; \$4,211.65 Retained)
 - \$251,766.00 Billed to Date. \$12,588.30 Retained. \$239,177.70 Paid to Date.

Filing 5 Wet Utilities – American West Construction

Recommended for Approval:

Pay Applications

- Pay Application #10 is recommended for payment of \$58,425.00 (\$0.00 District; \$61,500.00 Non-District; \$3,075.00 Retained)
 - \$4,370,698.74 Billed to Date. \$218,534.93 Retained. \$4,152,163.81 Paid to Date.

Filing 6 GESC – Pure Cycle

Recommended for Approval:

Pay Applications

- Pay Application #1 is recommended for payment of \$19,831.25 (\$11,607.53 District, \$9,267.47 Non-District, \$1,043.75 Retained)
 - \$20,875.00 Billed to Date, \$1,043.75 Retained, \$19,831.25 Paid to Date.

Neighborhood A & D Phase 2 Grading – Bemis

Recommended for Approval:

Change Orders

- Change Order #13: \$1,109,993.10 in costs associated with starting the 2nd Phase of the Sky Ranch Neighborhood A & D Grading contract.

Pay Applications

- Pay Application #1 is recommended for payment of \$287,498.84 (\$199,740.80 District, \$102,889.56 Non-District, \$15,131.52 Retained)
 - \$302,630.36 Billed to Date, \$15,131.52 Retained, \$287,498.84 Paid to Date.

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Contractor / Vendor Agreements

Phase I (Filing Nos. 1 – 3)

None

Phase II (Filing Nos. 4 – 7)

Filing 5 Landscaping

- Would the Board be in favor of IDES soliciting Bids for the Filing 5 Landscaping project? The invitation to bid can be posted on April 18, 2024 and bids will be due on May 16, 2024. IDES can then provide a recommendation and analysis at the June 2024 board meeting.

Filing 5 Fencing

- IDES reviewed the bid received and compared the unit prices to similar projects in the Denver Metro Area. IDES recommends the contract be awarded to Pure Cycle.

Filing 6 Wet Utilities

- IDES reviewed the seven bids that were received and met with three of the seven prospective bidders. A Bid Analysis Memo (see attached) was drafted. IDES recommends the contract be awarded to Premier Earthwork & Infrastructure, Inc.

Sky Ranch CAB Site Photos



Filing 4: Tract F Steel Edger Installation
(View: North)



Filing 4: Tract O - Park
(View: Southeast)



Filing 5: Tract G
(View: Northeast)



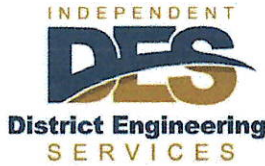
Filing 5: Future N Del Ray St and Stored Materials
(View: South)



Filing 6: Tract H – Future Pond Location
(View: Southwest)



Filing 6: Tract G – Bemas Staging Area
(View: North)



Independent District Engineering Services LLC
 1626 Cole Blvd, Suite 125
 Lakewood, CO 80401
 www.idesllc.com

April 13, 2024

Sky Ranch Community Authority Board
 c/o Mark Harding
 8390 E Crescent Parkway, Suite 300
 Greenwood Village, CO 80111

SKY RANCH CAB FILING 5 FENCING BID ANALYSIS MEMO

INTRODUCTION

Independent District Engineering Services (Engineer) has been engaged by the Sky Ranch Community Authority Board (CAB) to conduct the bid process for the Sky Ranch CAB Filing 5 Fencing (Project) and then make a recommendation to the board for contractor selection. During the Project bid process, bidders were notified that the most responsible bidder would be determined from a combination of factors including, but not limited to: pricing, contractor qualifications, experience with similar projects, references, and demonstrated understanding of the Project. The CAB received one bid for the Project in the amount of **\$230,059.04**.

BID TAB SUMMARY

Prospective bidders were asked to perform their own take-offs using plans made available to them at the time of the bid. Pure Cycle Corporation (Pure Cycle) was the only contractor to submit a bid for this Project. Since there are no other bids to compare with, the Engineer finds it necessary to compare unit pricing with unit prices from similar projects in the Greater Denver Area. A summary of the comparison between the bid received unit prices from similar projects in the Greater Denver Area market has been included in Attachment A.

Attachment A: Sky Ranch - Filing 5 Fencing - Unit Cost Analysis (Using Greater Denver Area Unit Prices)


RECOMMENDATION

After a review of Pure Cycle's qualifications, experience with similar projects, references, and understanding of the project, the Engineer determined Pure Cycle is qualified to complete the project. The Unit Cost Analysis determined that Pure Cycle's unit pricing compared to market unit prices from the Greater Denver Area are similar in nature and are considered reasonable. Pure Cycle's proposal is 1.1% higher than the Engineer's estimated cost. It is the recommendation of the Engineer to Award the Bid to Pure Cycle as the Lowest Most Responsible Bidder.

Respectfully Submitted,

 Digitally signed by Stanley E.
 Fowler Jr. P.E.
 Stan Fowler, PE Date: 2024.03.13 12:16:56-06'00'
 Independent District Engineering Services, LLC

CAB Filing 5 Fencing Committee Approval:

 3/13/24
 Joe Knopiński Date



Attachment A: Sky Ranch - Filing 5 Fencing - Unit Cost Analysis (Using Greater Denver Area Market Unit Prices)

| Sky Ranch CAB - Filing 5 Fencing - Unit Cost Analysis | | | | | | |
|--|-------------|------------|-------------------|---------------------|-----------------------------------|---------------------|
| Item | | | Pure Cycle | | Greater Denver Area Market | |
| Item Description | Unit | Qty | Unit Price | Extension | Unit Price | Extension |
| 6' Privacy Fence (Material) | LF | 1,890 | \$56.00 | \$105,840.00 | \$58.06 | \$109,733.40 |
| 6' Privacy Fence (Install) | LF | 1,890 | \$27.00 | \$51,030.00 | \$27.85 | \$52,636.50 |
| 6'8" Column | EA | 18 | \$3,870.28 | \$69,665.04 | \$3,411.81 | \$61,412.58 |
| Column Caps (Additional Stocking) | EA | 2 | \$250.00 | \$500.00 | \$312.29 | \$624.58 |
| 6' Privacy Fence (Additional Stocking) | LF | 54 | \$56.00 | \$3,024.00 | \$58.06 | \$3,135.24 |
| Total Filing 5 Fence | | | | \$230,059.04 | | \$227,542.30 |

April 3, 2024

Sky Ranch Community Authority Board
c/o Mark Harding
8390 E Crescent Parkway, Suite 300
Greenwood Village, CO 80111

SKY RANCH CAB FILING 6 WET UTILITIES BID ANALYSIS MEMO

INTRODUCTION

Independent District Engineering Services (Engineer) has been engaged by the Sky Ranch Community Authority Board (CAB) to conduct the bid process for the Sky Ranch CAB Filing 6 Wet Utilities (Project) and make a recommendation to the board for contractor selection. During the Project bid process, bidders were notified that the lowest most responsible bidder would be determined from a combination of factors including price, schedule, contractor qualifications, experience with similar projects, references, and demonstrated understanding of the Project. The CAB received seven bids for the Project, ranging from \$5,777,607.94 to \$8,181,930.50. The Engineer has analyzed the submitted bids and summarized the findings in this memo. A summary of bids received has been included in Attachment A.

Attachment A: Sky Ranch - Filing 6 Wet Utilities - Bid Summary

BID TAB SUMMARIES

Bidders were asked to perform their own take-offs, using the plans made available to them at the time of the bid, and then populate the provided schedule of values template. They were also asked to identify any bid discrepancies or alternates that were discovered during the process. Most bidder's take-off quantities were similar in quantities, giving the Engineer confidence that most bidders had a reasonable understanding of the project. Four contractors submitted bids that were at least \$750,000 more than the three lowest Bidders. At this time meetings were set up with the three lowest bidders to discuss their understanding of the project and to allow for revisions to their bid for additional analysis.

ADDITIONAL ANALYSIS

Upon the completion of reviewing each of the seven bids, the Engineer and CAB Filing 6 Wet Utilities Approval Committee (Committee) met with the three lowest bidders to review their bids, schedules, qualifications and allow clarifications and revisions to their bid. Items to note for specific bidders are as follows:

SMH West, LLC – SMH West's Bid initially came in as the lowest bidder. However, after all discrepancies were discussed and their bid was revised SMH West added over \$70,000 to their bid. After all revised bids were received SMH West was no longer the lowest bidder. The Engineer has worked with this contractor previously.

American West Construction, LLC – American West reviewed their quantities provided to confirm all bided quantities were accurate. This resulted in a price increase of over \$450,000.00 to their proposal. After all revised bids were analyzed, American West Construction was the highest of the three low bidders. The Engineer and CAB has worked with this contractor previously and was satisfied the services provided by American West.

Premier Earthworks & Infrastructure, Inc. – Premier Earthworks & Infrastructure's (PEI) Bid was initially received at around \$136,000 more than the lowest initial bid (SMH West). However, after these discrepancies were discussed and their bid was revised PEI's bid was reduced by over \$95,000. PEI's revised bid was the lowest revised bid received. Additionally, PEI has provided services for the CAB and their work has been satisfactory.

RECOMMENDATION

After a review of bid tabs, schedules, qualifications, and discussions the Engineer determined that SMH West, American West Construction, and Premier Earthworks & Infrastructure all provided all-encompassing bids and are qualified to complete the project. Since Premier Earthworks & Infrastructure provided the lowest bid and because of PEI's successful track record with previous and ongoing projects with the CAB, it is the recommendation of the Engineer to Award the Bid to Premier Earthworks & Infrastructure as the Lowest Most Responsible Bidder.

Respectfully Submitted,

Stan Fowler, PE
Independent District Engineering Services, LLC

Sky Ranch Community Authority Board Filing 6 Wet Utilities Project Approval:

Mark Harding

Date

Dirk Lashnits

Date

Attachment A: Sky Ranch CAB - Filing 6 Wet Utilities - Bid Summary

| BIDS FOR SKY RANCH CAB - FILING 6 WET UTILITIES | | | | | | | |
|--|------------------------|-----------------------|-----------------------|-----------------------|-----------------------|-----------------------|-----------------------|
| Item | Nelson Pipeline | SMH West | Wagner | AWC | Mid City Corp | PEI | Belair |
| Mobilization | \$80,400.00 | \$31,715.00 | \$336,000.00 | \$255,000.00 | \$42,685.00 | \$25,258.99 | \$421,859.30 |
| Bonds & Insurance | \$73,000.00 | \$34,488.00 | \$40,000.00 | \$44,000.00 | \$56,100.00 | \$52,693.43 | \$90,958.30 |
| Sanitary Sewer | \$1,619,520.00 | \$1,381,581.00 | \$1,518,124.00 | \$1,386,650.00 | \$2,227,483.00 | \$1,359,406.26 | \$1,899,470.80 |
| Water Utilities | \$1,814,735.00 | \$1,569,504.00 | \$1,848,847.50 | \$1,746,020.00 | \$1,907,184.00 | \$1,570,351.41 | \$2,299,731.40 |
| Storm Sewer | \$2,793,859.00 | \$2,648,376.80 | \$3,058,819.50 | \$2,697,718.00 | \$2,821,106.00 | \$2,576,832.45 | \$2,534,419.30 |
| Non-Potable Utilities | \$173,045.00 | \$143,957.00 | \$182,378.00 | \$169,181.00 | \$130,469.00 | \$193,065.40 | \$275,913.30 |
| Bid Discrepancies - Sanitary Sewer Utilites | \$0.00 | \$0.00 | \$0.00 | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| Bid Discrepancies - Water Utilities | \$0.00 | \$0.00 | \$21,664.00 | \$0.00 | \$0.00 | \$0.00 | \$66,421.50 |
| Bid Discrepancies - Storm Sewer Utilites | \$58,140.00 | \$0.00 | \$49,675.00 | \$0.00 | \$83,252.00 | \$0.00 | \$11,905.00 |
| Bid Discrepancies - Non-Potable Utilities | \$2,320.00 | \$0.00 | \$0.00 | \$0.00 | \$969.00 | \$0.00 | \$0.00 |
| Bid Alternates | \$0.00 | \$0.00 | \$0.00 | \$0.00 | \$0.00 | \$0.00 | \$581,251.60 |
| Bid Total | \$6,554,559.00 | \$5,809,621.80 | \$6,984,169.00 | \$6,298,569.00 | \$7,185,027.00 | \$5,777,607.94 | \$7,522,352.40 |
| Bid Total (W/ Discrepancies) | \$6,615,019.00 | \$5,809,621.80 | \$7,055,508.00 | \$6,298,569.00 | \$7,269,248.00 | \$5,777,607.94 | \$7,600,678.90 |
| Bid Total (W/ Discrepancies & Alternates) | \$6,615,019.00 | \$5,809,621.80 | \$7,055,508.00 | \$6,298,569.00 | \$7,269,248.00 | \$5,777,607.94 | \$8,181,930.50 |
| Bid Items Included With Bid (Yes/No) | | | | | | | |
| | Nelson Pipeline | SMH West | Wagner | AWC | Mid City Corp | PEI | Belair |
| Bid Tabulation | Yes | Yes | Yes | Yes | Yes | Yes | Yes |
| Schedule | Yes | Yes | Yes | Yes | Yes | Yes | No |
| Subcontractor Listing | Yes | Yes | Yes | Yes | Yes | Yes | Yes |
| Addenda (4) | Yes | Yes | Yes | Yes | Yes | Yes | Yes |
| Qualification Statement | Yes | Yes | Yes | Yes | Yes | Yes | No |
| Contract Redlines | Yes | Yes | Yes | Yes | Yes | Yes | No |
| Schedule Review | | | | | | | |
| | Nelson Pipeline | SMH West | Wagner | AWC | Mid City Corp | PEI | Belair |
| Start Date | 5/16/2024 | 5/9/2024 | 5/20/2024 | 5/13/2024 | 6/3/2024 | 5/2/2024 | Not Provided |
| Duration (DAYS) | 281 | 217 | 249 | 305 | 211 | 305 | Not Provided |
| Finish Date | 2/21/2025 | 12/12/2024 | 1/24/2025 | 3/14/2025 | 12/31/2024 | 3/3/2025 | Not Provided |



Manager Memorandum

TO: Sky Ranch Community Authority Board

FROM: Celeste Terrell, District Community Manager, CliftonLarsonAllen LLP

RE: Outline of all items processed since last meeting

MEETING DATE: Friday, April 12, 2024

ACC Requests

11 architectural requests have been approved since the last meeting. Requests were for fences, solar panels, chicken coops and patios. All requests were approved.

Violation Report

Inspection of the Community was completed on March 22nd resulting in 68 violations. Violations were for landscaping, holiday decorations, visible trash cans, unapproved artificial turf installation, unapproved shed installation, and improper vehicle storage.

CLA has received feedback from multiple owners of the alley homes regarding trash storage. These owners have received violations for storing their bins in the alley, however they are stating that they do not have a place to store their trash cans other than in the alley next to their garage. The owners are concerned that storing the bins in the garage will attract mice and cause strong trash smells in their garage and in their homes.

Trash/Recycling Proposals

HBS has revised their trash proposal removing the extra 3 bags at no additional cost. The new proposal is \$14.50 per month per home.

Aged Report

An updated aged report is included in the packet. The owners currently with Altitude for collections are highlighted in yellow. PureCycle posted 2nd notices on the front doors of owners who had account balances of \$500 or higher on March 21st. One homeowner did make a large payment on their account after receiving the posted 2nd notice. This owner had owed \$945 on their account and now has a credit of \$708.

County Parking Regulations

Included in the packet are the County ordinances related to oversized and trailer parking on residential streets. Highlights of the ordinance are below:



Oversized vehicles, defined as any vehicle or a combination of vehicles and trailers, which exceeds 7ft in width, 7.5 feet in height, and 22 feet in length, are not allowed to be parked on a public street within urban unincorporated Arapahoe County unless:

- The vehicle is temporarily parked for only that period necessary to render services to the property located within 200 ft of where the vehicle is parked.
- The vehicle is parked on the same side of the street of the vehicle owner for less than 48 hours
- The vehicle is registered out-of-state to an out-of-state resident temporarily visiting Arapahoe County and is always parked on the same side of the street as the home they are visiting, directly in front of or on the side of the home.
- It is parked for no longer than 4 hours in an emergency.

Unattended trailers, defined as any trailer that is not hooked up to an operable vehicle, are not allowed to be parked on the street.

Enforcement is handled by the Arapahoe County Sheriff.

Pet Waste

CLA has received multiple complaints from residents regarding excessive pet waste in the common areas, mostly along trails and sidewalks. Pet Scoop currently removes pet waste from around the parks once per week for \$100 per month. We have contacted Pet Scoop for a proposal to additional common areas and will provide that information to the Board.

Please let us know if there are any questions.

Celeste Terrell, CMCA, AMS
Community Manager



| Violation Type / Item | Escalation | Item Count | # Letters | # Violations |
|--------------------------|-----------------------------------|------------|-----------|--------------|
| Covenant Violation | Open | | | |
| Basketball Hoops | Level Warning | 1 | | |
| Holiday Decorations | Level Warning | 4 | | |
| Holiday Decorations | Level First Fine \$25 | 3 | | |
| | Total Items / Letters Open | 8 | 8 | |
| | Total Covenant Violation | 8 | 8 | 8 |
| Landscaping | Open | | | |
| Unsanitary Conditions | Level First Fine \$25 | 1 | | |
| Unsanitary Conditions | Level Second Fine \$50 | 1 | | |
| | Total Items / Letters Open | 2 | 2 | |
| | Total Landscaping | 2 | 2 | 2 |
| Trash | Open | | | |
| Trash | Level Warning | 46 | | |
| Trash | Level First Fine \$25 | 3 | | |
| Trash | Level Second Fine \$50 | 4 | | |
| | Total Items / Letters Open | 53 | 53 | |
| | Total Trash | 53 | 53 | 53 |
| Unapproved Modifications | Open | | | |
| Unapproved Shed | Level Second Fine \$50 | 2 | | |



Violations Summary

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Sky Ranch Community Authority Board

From 03/01/2024 to 03/31/2024

| Violation Type / Item | Escalation | Item Count | # Letters | # Violations |
|--|---------------------------------------|------------|-----------|--------------|
| Unapproved Modifications | Open | | | |
| Unapproved Turf | Level Warning | 2 | | |
| | Total Items / Letters Open | 4 | 4 | |
| | Total Unapproved Modifications | 4 | 4 | 4 |
| Vehicles and Parking | Open | | | |
| Vehicle in Rocks | Level Warning | 1 | | |
| | Total Items / Letters Open | 1 | 1 | |
| | Total Vehicles and Parking | 1 | 1 | 1 |
| Total for Sky Ranch Community Authority Board | | 68 | 68 | 68 |

HBS SOLID WASTE AND NON-REBATE RECYCLING SERVICES AGREEMENT

This Solid Waste and Non-Rebate Recycling Services Agreement (“**Agreement**”) dated as of **03/25/24** (“**Effective Date**”), is between HBSCO LLC, a Colorado limited liability company, d/b/a HBS Trash Services, located at 9250 E Costilla Ave, Greenwood Village CO (“**Company**”) and **Sky Ranch Community C/O CLA-CliftonLarsonAllen** (“**Customer**”). Company and Customer may be referred to herein as the “**Parties**” or each a “**Party**.” The Parties shall attach a “**Service Summary**” as Exhibit A to this Agreement which shall be subject to and exclusively governed by the terms and conditions contained in this Agreement. The Parties may update the Service Summary from time to time upon the mutual written consent of the Parties. The terms of the body of this Agreement shall prevail over any inconsistent terms in a Service Summary.

1. **SERVICES RENDERED.** Customer grants to Company the exclusive right, and Company, through itself and its subsidiaries and corporate affiliates, shall furnish Equipment, as defined in the Service Summary, and services to collect and dispose of and/or recycle Customer’s Waste and Recycling Materials, as defined below (the “**Services**”). **Service collection by Company shall be as set forth in the Service Summary.** For purposes of this Agreement, “**Waste Materials**” means all non-hazardous solid waste, organic waste and Recyclable Materials (as defined in Section 13 below) generated by Customer or at the address provided by Customer in the Service Summary for pick-up (the “**Service Address**”). Waste Materials exclude: any waste tires, radioactive, volatile, corrosive, flammable, explosive, biomedical, infectious, bio- hazardous regulated medical or hazardous waste; toxic substance or material as defined by, characterized or listed under applicable federal, state, or local laws and regulations; and any materials containing information protected by federal, state or local privacy and security laws and regulations (“**Excluded Materials**”). Title to and liability for Excluded Materials shall remain with Customer at all times. Title to Customer’s Waste Materials is transferred to Company upon Company’s receipt or collection unless otherwise provided in this Agreement or applicable law.

2. **TERM.** The Term of this Agreement shall begin on _____ and will continue for **36 Months** (the “**Initial Term**”) and shall automatically renew for two successive one-year (1) year periods after the end of the Initial Term (the “**Term**”).

3. **TERMINATION.** Either party may terminate this Agreement for any reason upon at least ninety (90) days prior written notice to the other Party before the end of the Initial Term and, after the Initial Term, thirty (30) days prior to the end of the then-existing term (“**No Cause Termination**”). If either Party fails to cure its material breach of this Agreement within five (5) business days of its receipt of a written demand from the other Party to correct such breach, the non-breaching party may terminate this Agreement upon written notice. If Company increases the Charges, as defined below, payable by Customer hereunder for reasons other than as set forth in Section 4 below, Customer shall have the right to terminate this Agreement by written notice to Company no later than thirty (30) days after Company notifies Customer of such increase in Charges in writing. If Customer so notifies Company of its termination of this Agreement, such termination shall be of no force and effect if Company withdraws or removes such increase within fifteen (15) days after Customer provides timely notification of termination. Upon termination of this Agreement for any reason, in addition to any other amounts that may be due pursuant to this Agreement, Customer shall pay Company for all Services rendered prior to the effective date of termination.

4. **CHARGES; PAYMENTS; ADJUSTMENTS.** Within thirty (30) days of the date of an invoice, Customer shall pay any and all charges, fees and other amounts payable under this Agreement for the Services and/or Equipment furnished by Company (“**Charges**”). Company reserves the right, upon written notice to Customer, to increase the Charges payable by Customer during the Term: (a) for any

changes to, or differences between, the actual equipment and services provided by Company to Customer and those specified on the Service Summary; (b) to cover any increases in disposal and/or third party transportation costs, including fuel surcharges; and (c) to cover increased costs due to changes in local, state or federal laws or regulations and imposition of taxes, fees or surcharges. Notwithstanding the foregoing, in the event that: (i) the Equipment is overloaded, (ii) Company collects additional Waste Materials or Recyclable Materials that are left outside of the Equipment, or (iii) Company's access to the Equipment is obstructed, Company shall immediately increase the Charges for such items. The increased Charges shall be binding and enforceable against Customer under this Agreement. In the event that payment is not made when due, Company retains the right to suspend service until the past due balance is paid in full. In the event that Service is suspended in excess of fifteen (15) days, Company may terminate this Agreement for such default and recover any equipment and all amounts owed hereunder, including any outstanding fees and liquidated damages under Section 7.

5. **CHANGES.** Changes in the frequency of collection service, schedule, number, capacity and/or type of equipment and any changes to amounts payable under this Agreement may be agreed to orally, in writing, by payment of the invoice or by the actions and practices of the parties.

6. **EQUIPMENT, ACCESS.** All Equipment furnished by Company shall remain its property; however, Customer shall have care, custody and control of the Equipment and shall be liable for all loss or damage to the Equipment and for its contents while at Customer's location. Customer shall not overload, move or alter the Equipment and shall use it only for its intended purpose. At the termination of this Agreement, Customer shall return the Equipment to Company in the condition in which it was provided, normal wear and tear excepted. Customer shall provide safe and unobstructed access to the Equipment on the scheduled collection day. Company shall not be responsible for any damage to the Customer's pavement or any other surface resulting from the Equipment or Company's Services, unless Company was grossly negligent or reckless.

7. **LIQUIDATED DAMAGES.** In the event Customer terminates this Agreement for a No Cause Termination or in the event Company terminates this Agreement for Customer's default, Customer shall pay the following liquidated damages: (a) if the remaining Term under this Agreement is three (3) or more months, Customer shall pay the average of its three (3) most recent monthly Charges multiplied by three (3); or (b) if the remaining Term under this Agreement is less than three (3) months, Customer shall pay the average of its three (3) most recent monthly Charges will be 3 months penalty in the Term. Customer acknowledges that the actual damage to Company in the event of termination is difficult to fix or prove, and the foregoing liquidated damages amount is reasonable and commensurate with the anticipated loss to Company resulting from such termination and is an agreed upon fee and is not imposed as a penalty.

8. **REPRESENTATIONS AND WARRANTIES.**

- a. **Mutual.** Each Party represents and warrants that: (1) it is a legal entity duly organized, validly existing and in good standing; (2) it has all requisite corporate power and authority to execute, deliver and perform its obligations hereunder; and (c) it will comply with all laws and regulations applicable to the performance of its obligations hereunder and will obtain all applicable permits and licenses required of it in connection with its obligations hereunder.
- b. **Customer.** Customer represents and warrants that: (1) the materials to be collected under this Agreement shall be only Waste Materials; (2) it will not deposit or permit the deposit for collection of any Excluded Materials; (3) Customer's property is sufficient to bear the weight of Company's equipment and vehicles; (4) if Customer is using Company's Recycling Services as provided in Section 13, Customer in their best effort shall provide all Recyclable Materials to Company in

accordance with Company's specifications and will not include Unacceptable Materials in the Recyclable Materials; and (5) Customer shall ensure all of its affiliates, employees, agents, contractors, representatives, and homeowners receiving Services from Company under the terms of this Agreement ("**Representatives**") abide by all of the terms of this Agreement. Customer shall be responsible to Company for its Representatives. Company cannot be held liable if landfill rejects load is contaminated by Customer best effort as company will attempt to recycle with its best effort also.

- c. Company. Company represents and warrants that the Services shall be performed in a professional and workmanlike manner.

9. **INSURANCE**. Company shall, in a manner satisfactory to Customer, maintain at its own expense until the termination of this Services, the following insurance:

(a) Worker's Compensation and Employer's Liability:

- (i) Meeting the Colorado statutory requirements.
- (ii) Coverage "B" Employer's Liability -Limit \$ 500,000.

(b) Comprehensive General Liability:

- (i) Comprehensive General Liability Form, including Premises Operations, Elevators and Escalators, Independent Associations, Products-Completed Operations, Broad Form Property Damage (including Completed Operations), and affording coverage for explosion, collapse and underground hazards (X, C and U hazards).
- (ii) Contractual Liability; Blanket basis insuring the liability assumed under this Addendum.
- (iii) Limits of Liability; Bodily Injury -\$2,000,000 each Occurrence, \$2,000,000 annual aggregate; Property Damage \$1,000,000 each Occurrence \$2,000,000 annual aggregate.

(c) Comprehensive Automobile Liability:

- (i) Comprehensive Automobile Liability Form, including all owned, non-owned and hired vehicles.
- (ii) Limits of Liability: Bodily Injury -\$500,000 each person; \$1,000,000 each occurrence aggregate; Property Damage -\$500,000 each occurrence aggregate.

Maintenance of the required insurance protection does not relieve the Company of responsibility for any losses not covered by the above required policies. Prior to commencing Services, Contractor shall furnish original certificates, together with copies of the policies, evidencing the existence of the required coverage. A copy of Company's existing Certificate of Insurance is attached hereto as **Exhibit B**.

10. **INDEMNITY; LIMITATION OF LIABILITY**. Company agrees to indemnify, defend and save Customer, its parent, subsidiaries, and corporate affiliates, harmless from and against any and all costs, fees, expenses, damages and liability which Customer may be responsible for or pay out as a result of bodily injuries (including death), property damage, or any violation or alleged violation of law, to the

extent caused by any gross negligence, or reckless or willful misconduct of the Company or its employees, which occurs (a) during the collection or transportation of Customer's Waste Materials, (b) as a result of Company's breach of this Agreement, including, for the avoidance of doubt, Section 8 (Representation and Warranties); or (c) as a result of the disposal of Customer's Waste Materials in a facility owned by Company or a waste management company, provided that Company's indemnification obligations will not apply to occurrences involving Excluded Materials.

Customer agrees to indemnify through the HOA liability agreement, defend and save Company, its parent, subsidiaries and corporate affiliates and their joint venture partners, harmless from and against any and all costs, fees, expenses, damages and liability which Company may be responsible for or pay out as a result of bodily injuries (including death), property damage, or any violation or alleged violation of law to the extent caused by: (a) Customer's breach of this Agreement, including, for the avoidance of doubt, Section 8 (Representation and Warranties); (b) any grossly negligent act, or reckless or willful misconduct of Customer or its Representatives; (c) Customer's use, operation or possession of any Equipment furnished by Company; or (d) the Excluded Materials.

11. **GOVERNING LAW.** This Agreement will be governed and construed in accordance with the laws of the state of Colorado, without regard to the conflicts of laws or principles thereof and applicable US federal law. Any and all disputes, claims or litigation arising from or related in any way to this Agreement or any provisions herein will be resolved exclusively in the state and federal courts located therein. The Parties hereby waive any objections against and expressly agree to submit to the personal jurisdiction and venue of such state or federal courts. The prevailing party in any litigation arising from this Agreement shall be entitled to its reasonable attorney fees and costs.

12. **MISCELLANEOUS.** (a) Except for the obligation to make payments hereunder, neither Party shall be in default for its failure to perform or delay in performance caused by events or significant threats of events beyond its reasonable control, whether or not foreseeable, including but not limited to, strikes, labor trouble, riots, imposition of laws or governmental orders, fires, acts of war or terrorism, acts of God, and the inability to obtain equipment and the affected party shall be excused from performance during the occurrence of such events. (b) This Agreement shall be binding on and shall inure to the benefit of the parties hereto and their respective successors and assigns. (c) This Agreement represents the entire agreement between the parties and supersedes any and all other agreements for the same services, whether written or oral, that may exist between the parties. This agreement cannot be assigned without customer prior written approval. (d) All written notifications to Company required by this Agreement shall be by personal delivery, electronic mail or Certified Mail, Return Receipt Requested to the address listed in the beginning of this Agreement. (e) If any provision of this Agreement is declared invalid or unenforceable, then such provision shall be severed from and shall not affect the remainder of this Agreement; however, the parties shall amend this Agreement to give effect, to the maximum extent allowed, to the extent and meaning of the severed provision.

13. **RECYCLING SERVICES.** The following shall apply to fiber and non-fiber recyclables ("**Recyclable Materials**") and recycling services ("**Recycling Services**"). Single stream commingled Recyclable Materials ("**Single Stream**") will consist of 100% of Customer's clean glass, dry paper or cardboard without wax liners; clean, dry and empty aluminum food and beverage containers, ferrous (iron) or steel cans, and rigid container plastics #1-7. No individual items may be excluded from Single Stream service. Single Stream does not include the following materials: foam, film plastics and unwashed glass and any material not set forth above, including tissue or paper that had been in contact with food ("**Unacceptable Materials**").

[Signature Page Follows]

IN WITNESS WHEREOF, the parties have caused this Agreement to be executed on the date first written above.

COMPANY:

HBSCO LLC D/B/A HBS Trash Services

By: _____
Name: _____
Title: _____
Date: _____

Sky Ranch Community C/O CLA-CliftonLarsonAllen

By: _____
Name: _____
Title: _____
Date: _____

Exhibit A

Service Summary

Sky Ranch Community

Attention: CLA
Re: Alexander

Greetings from HBS Trash Services,

HBS Trash Services is a locally owned and operated company here in Colorado. We currently operate out of four locations in Colorado Springs, Ellicott, Kiowa, and Denver. Today we serve over 75,000+ residential customers and operate approximately 148 waste collection vehicles in these areas. HBS Trash Services **uses automated trucks in our collection process**. *With the use of an automated truck for pickup, time spent on collection in your neighborhood will be greatly reduced while minimizing the physical labor on our employees. The automated trucks enable our drivers to get easier protection from traffic and minimizing injuries.* Carts will be left upright at the curb, please ensure your cart is placed curbside and free of any obstacles.

Sky Ranch Community will have 730 Single Family Homes (130 in alleys). Trash pickup day is weekly. Recycle pickup is EOW. An excel file with service addresses needs to be provided for routing and HBS will provide a welcome letter and Calendar for electronic distribution.

Start Date: TBA

Cart Delivery Date: TBA

Trash Weekly: weekly in each home will be provided at no charge one 95-gallon cart.

Recycle EOW: eow in each home will be provided at no charge one 95-gallon cart with yellow lid.

Standard waste and recycle services: provided will be curbside pickup and curbside drop.

Pricing:

Total Household Services for weekly trash service and EOW recycle is: \$14.50 per month for each house.

**No fuel surcharges or fees currently or over the last 4 years. *Locked rate yearly. * Fuel charge only is applicable per economic conditions*

Cost for 1 additional trash cart can be utilized by a per month rental at \$5.00 per additional cart, this 2nd trash cart and would be paid by each individual homeowner contacting HBS Trash for set up and billing per- Sky Ranch Community

HBS HOA VIP Program

HBS Provides under this agreement these services and benefits exclusive to your community:

-Initial Trash carts are provided at no cost to each resident (Home)of the community.

-3 extra bag or bundles (under 4 feet) of trash or yard waste is allowed weekly to each Resident (Home) of the community.

-Bulk Item concierge program. HBS will pick up at your resident any large bulk item per landfill restrictions and guidelines.

Call customer service at 720.547.8600 for pricing and details per item. Mention your contracted HOA for discount and monthly specials.

-Sign up for weather alert program and get emails on weather issues that may affect your community

Additional Services:

Additionally, HBS will donate (2) 30 yard roll off containers for (1) each for Spring and Fall community Clean up.

Additionally, HBS will provide roll off containers for any extra community cleanup events at a price of \$475 Flat Fee per 30-yard container. The HOA is responsible to not go over the fill line in the roll off to avoid extra cost.

***Terms of this agreement are 3 years, with a price lock for the 1st year, and up to a 6% or CPI increase per each contract year thereafter. Currently we do not charge a fuel surcharge but retain the right to institute this charge in the event of major economic impact diesel fuel costs increasing from a current base of \$4.25 per gallon. **Sky Ranch Community**

Exhibit B
Certificate of Insurance

[SENDING SEPARATELY]



303-471-1522
naturesworkforce.com

| | |
|--|---------------------------------------|
| To: Pure Cycle Water | Contact: Romeo C Lopez |
| Address: Watkins, CO | Phone: (832) 689-6556 |
| | Fax: |
| Project Name: Pet Waste Station Services COR 1012 | Bid Number: 2023-0001 COR 1012 |
| Project Location: E 6th Ave And Monaghan Rd, Aurora, CO | Bid Date: 10/10/2023 |
| Addendum #: N/a | |

Service seven (7) pet waste stations weekly concurrent with weekly services and winter trash services, to include emptying trash, filling pet waste bags and trash bags.

| Item Description | Estimated Quantity | Unit | Unit Price | Total Price |
|-----------------------------|--------------------|------|------------|--------------------------|
| Pet Waste Station- Services | 40.00 | EACH | \$101.60 | \$4,064.00 |
| Total Bid Price: | | | | <u>\$4,064.00</u> |

Notes:

- Any fees for billing or project management platforms such as Textura are not included in this proposal and will be billed as an additional cost to the project.
- CDI is a commercial applicator licensed by the Department of Agriculture.
- **This proposal is good for 30 days following the date given on the proposal.**
- **Nature's Workforce**, a Consolidated Divisions, Inc. company.
An Equal Opportunity Employer

Payment Terms:

Payment due 30 days from invoice.

| | |
|--|---|
| <p>ACCEPTED: The above prices, specifications and conditions are satisfactory and hereby accepted.</p> <p>Buyer: _____</p> <p>Signature: _____</p> <p>Date of Acceptance: _____</p> | <p>CONFIRMED: Nature's Workforce</p> <p>Authorized Signature: _____</p> <p>Estimator: Cory France 303-501-5697 coryf@cdi-services.com</p> |
|--|---|

**OVERSIZED VEHICLES &
UNATTENDED TRAILERS**

ORDINANCE NO. 91-1

**A BILL
FOR
AN ORDINANCE**

Introduced as a proposed ordinance at a Public Hearing at a regular meeting of the Board of County Commissioners of Arapahoe County on the 17th day of June, 1991. The proposed ordinance was passed by a vote of 2 to 0 on first reading by the Board of County Commissioners on the 17th day of June, 1991 and ordered published in The Villager on June 20, 1991. A public hearing was held on July 9, 1991, and after public comment at the public hearing, the proposed ordinance was taken under advisement by the Board of County Commissioners. The proposed ordinance was amended at a public hearing during a regular meeting of the Board of County Commissioners on July 23, 1991, and as amended was adopted, approved and ordered published in its entirety. This ordinance will take effect thirty (30) days after the date of final publication.

ORDINANCE NO. 91-1

AN ORDINANCE SETTING FORTH ARAPAHOE COUNTY POLICIES AND PROCEDURES REGULATING THE PARKING OF OVERSIZED VEHICLES AND UNATTENDED TRAILERS ON URBAN STREETS IN UNINCORPORATED ARAPAHOE COUNTY: PENALTY PROVISIONS FOR VIOLATIONS AND ENFORCEMENT PROVISIONS PERTAINING THERETO.

WHEREAS, pursuant to Section 30-15-401, C.R.S. the Board of County Commissioners of Arapahoe County has the power to adopt ordinances for control of those matters of purely local concern, including the control and regulation of the movement and parking of motor vehicles on public property; and

WHEREAS, pursuant to Section 42-4-410(3), C.R.S. the Board of County Commissioners has the power to prohibit the operation of trucks and other commercial vehicles on designated streets, and has the power to limit the operation of commercial vehicles on county streets on the basis of weight; and

WHEREAS, it has come to the attention of the Board of County Commissioners that the unregulated parking of oversized vehicles on streets in urban unincorporated Arapahoe County has caused parking and safety problems; and

WHEREAS, the Arapahoe County Roadway Design and Construction Standards, as approved by the Board of County Commissioners in September, 1986, require that local residential streets be designed to accommodate less than 2500 vehicles per day and be 36 feet wide with 32 feet paved and a 2 foot gutter pan on either side of the road; and

WHEREAS, the standards were designed to accommodate the parking of traditional residential passenger vehicles with an average width of 7 feet on either side of the road and to allow the safe passage of 2 vehicles on the road with vehicles parked on either side; i.e., two 7 foot parallel parking lanes and two 11 foot travel lanes; and

WHEREAS, oversized vehicles, defined below, exceed the average width for which many streets in the county are designed, and when many are parked for significant periods of time, the vehicles reduce the width of the through traffic lane and cause safety and traffic flow problems; and

WHEREAS, oversized vehicles parked on arterial, collector, residential and other county streets impair the sight distance of vehicular and pedestrian traffic, and interfere with the county's ability to achieve the sight distance requirements of the design and construction standards; and

WHEREAS, the Arapahoe County Planning Department guidelines for lot widths in urban residential areas are designed to accommodate

onstreet parking space for two traditional residential passenger vehicles for each residential lot; and

WHEREAS, oversized vehicles exceed the average length of traditional residential passenger vehicles and prevent the parking of two vehicles per lot, and when many are parked for significant periods of time, lead to an unanticipated shortage of parking space, unplanned street congestion, and accompanying safety problems; and

WHEREAS, it has come to the attention of the Board that most of the problems with the parking of oversized vehicles relate to vehicles parked near real property owned, operated or occupied by the vehicle owner or driver for temporary or long term storage purposes, and that parked vehicles which are actively used to provide services to property near the vehicle and noncommercial vehicles driven by out-of-state temporary visitors do not pose the same degree or frequency of safety and parking problems; and

WHEREAS, a current edition of a local commercial telephone directory shows that ample long and short term parking facilities are available for oversized vehicles in that forty-five recreational vehicle storage facilities are located in the metropolitan area with one-third of these located within Arapahoe County; and

WHEREAS, an informal survey of a sample of seven Arapahoe County storage facilities showed that monthly long-term storage charges quoted for a vehicle of average length ranged from \$15 to \$26 for six of the seven facilities; that all of the facilities provided security fencing, monitoring cameras and guard dogs; that six of the seven facilities were open seven days a week; and that five of the seven facilities provided 24-hour on-site managers; and

WHEREAS, the price, inconvenience and risk of loss provided by the storage facilities appears to be small compared to the risk to the safety of the men, women and children of Arapahoe County presented by the unregulated parking of oversized vehicles on urban residential streets; and

WHEREAS, the problems caused by unregulated parking of oversized vehicles is primarily a problem in the urban areas of the county where housing density is greater and traffic volumes higher; and

WHEREAS, the design and construction standards provide for a 3 inch depth of asphalt throughout the residential urban area of the county, to accommodate the weight of residential traffic consisting primarily of traditional residential passenger vehicles which typically do not exceed 6500 pounds; and

WHEREAS, oversized vehicles weigh significantly more than traditional residential passenger vehicles; and

WHEREAS, an increase in the load carried by the street reduces the projected 20 year service life of the pavement; and

WHEREAS, it has come to the attention of the Board of County Commissioners that trailers, disconnected from the motor vehicles which propel them, are being parked on the public rights-of-way; and

WHEREAS, unattended trailers present a safety concern, primarily in the urban areas of the county, in that the trailer cannot be readily moved to accommodate an emergency vehicle; and

WHEREAS, it is the opinion of the Board of County Commissioners of Arapahoe County that in order to preserve the public peace, health, safety and welfare of the citizens of Arapahoe County, they should take the following action;

NOW, THEREFORE, BE IT ORDAINED by the Board of County Commissioners of Arapahoe County, Colorado as follows:

SECTION I INTENT-DEFINITIONS-APPLICABILITY

1. Intent

The Board finds, determines and declares that the unregulated parking of oversized vehicles and unattended trailers on county streets in the urban area of the county has become a public safety hazard and a public nuisance in that parking of said vehicles diminishes parking availability, inhibits through access and sight visibility, and limits access of emergency vehicles to property, and hereby finds that the regulation of said vehicles is necessary to protect the health, safety and welfare of the citizens of unincorporated Arapahoe County.

2. Definitions

As used in this Ordinance the following words are defined as follows:

- "Board" means the Board of County Commissioners of Arapahoe County, Colorado
- "Commercial Vehicle" means a vehicle used for or normally associated with the transportation of materials, products, freight or passengers, or which is used to render services in connection with a commercial activity, or which is used in furtherance of a commercial activity, but does not include non business use of rental trucks, vans and trailers for moving household possessions.
- "Rendering services" shall mean commercial activities carried on in connection with the business purpose of the vehicle, such as making deliveries, service calls, accepting articles for moving or delivery, and related commercial activities.
- "Traditional Residential Passenger Vehicle" means a car, truck, van or motorcycle used primarily for private, non commercial owner and passenger travel, which does not exceed 7 feet in width, 7.5 feet in height or 22 feet in length.
- "Oversized Vehicle" means any vehicle, or a combination of vehicles and trailers, which exceeds the dimensions of Traditional Residential Passenger Vehicles set forth in this Section I.
- "Trailer" means any vehicle, including a mobile home, without motive power, which is designed to be drawn by a motor vehicle.
- "Unattended Trailer" means any trailer which is not hooked up to an operable self-propelled vehicle capable of legally moving the trailer over the public highways.
- "Urban unincorporated Arapahoe County" means those areas within unincorporated Arapahoe County that are included within the Regional Transportation District.

All other terms relating to vehicles and trailers not otherwise defined above shall be as defined in Section 42-2-102, C.R.S., to the extent consistent with Section I of this Ordinance.

3. Applicability

A. This Ordinance shall apply to the parking of vehicles and trailers on any public street in urban unincorporated Arapahoe County.

B. Official vehicles and trailers registered to the federal, state or local governments and licensed ambulances shall be exempt from the provisions of this Ordinance.

SECTION II REGULATIONS AND VIOLATION

1. Parking of Motor Vehicles and Unattended Trailers

a) It shall be unlawful for any person to park or permit the parking of any oversized vehicle on any public street within urban unincorporated Arapahoe County.

(i) A vehicle owner or operator shall not be liable for a violation of this paragraph in the case of a commercial vehicle if the vehicle is temporarily parked for only that period necessary to expeditiously complete rendering services to real property located within 200 feet of where the vehicle is parked.

(ii) A vehicle owner or operator shall not be liable for a violation of this paragraph in the case of a non commercial vehicle if the vehicle is parked on the same side of the street as the property occupied by the vehicle owner and directly in front or on the side of the property occupied by the vehicle owner, for no longer than is necessary, which shall not exceed 48 hours, to load, unload, prepare for service or prepare for storage.

(iii) A vehicle owner or operator shall not be liable for a violation of this paragraph in the case of a non commercial vehicle if the vehicle is legally registered out-of-state to an out-of-state resident temporarily visiting Arapahoe County and when not in use is parked at all times on the same side of the street as the real property temporarily occupied by the vehicle owner and directly in front or on the side of real property temporarily occupied by the vehicle owner.

(iv) A vehicle owner or operator shall not be liable for a violation of this paragraph if the vehicle is parked for no longer than four hours in an emergency.

b) It shall be unlawful to park or permit to stand any unattended trailer on any public street in urban unincorporated Arapahoe County. Unattended trailers regulated by this Ordinance are hereby deemed to constitute obstructions on the public street, and to cause hazards to vehicular traffic, all within the meaning of C.R.S. §43-5-301.

2. Violations

Any person who violates this ordinance commits a class 2 petty offense and upon conviction thereof, shall be punished by a fine of not more than three hundred dollars for each separate violation. The penalty assessment procedure provided in Section 16-2-201, C.R.S. may be followed by any arresting officer for any such violation. Each day of a continuing violation shall be deemed a separate offense and subject to separate citation. The following graduated fine schedule shall be utilized for any violations:

\$50.00 first violation
 \$100.00 second violation
 \$200.00 third violation
 Every violation beginning with the fourth violation shall
 be fined \$300.00 per violation.

Beginning with the third violation, or when the owner has failed to comply with this ordinance within 72 hours after citation, the enforcing official is authorized to seize, immobilize and impound the vehicle in a commercial impound lot. All towing and storage charges assessed by towing companies and lot owners shall be paid by the vehicle owner prior to the release of the vehicle. Under no circumstances shall Arapahoe County be responsible for payment of the charges.

SECTION III ENFORCEMENT

The provisions of this Ordinance shall be enforced by the Arapahoe County Sheriff.

SECTION IV DISPOSITION OF FINES

All fines for violations of this Ordinance shall be paid into the general fund of Arapahoe County upon conviction.

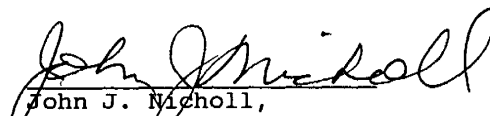
SECTION V SEVERABILITY

If any one or more of the provisions of this Ordinance are determined by a court of law to be invalid, such determination shall not affect the validity of the remaining provisions of this Ordinance.

SECTION VI SAFETY CLAUSE

This Ordinance shall take effect thirty (30) days after the final publication following passage by the Board of County Commissioners.

ARAPAHOE COUNTY BOARD
 OF COUNTY COMMISSIONERS


 John J. Nicholl,
 Chairman

I, Marjorie Page, Clerk and Recorder of Arapahoe County and Clerk to the Board of County Commissioners, do hereby attest and certify that the Ordinance, prior to amendments set forth above, was introduced, read, and ordered published at a regular meeting of the Board of County Commissioners on the 17th day of June, 1991. At a public hearing held on the 9th day of July, 1991, the Ordinance was taken under advisement. The Ordinance was amended in a regular, public meeting of the Board of County Commissioners held on July 23, 1991, and with amendments, was adopted, approved and ordered published as adopted on July 23, 1991.

ATTEST:


 Marjorie Page, Clerk to the Board

BY ORDER OF THE BOARD OF COUNTY COMMISSIONERS
 ARAPAHOE COUNTY, COLORADO

INTRODUCED, READ AND ORDERED PUBLISHED on the 17th day of June, 1991 at a regular meeting of the Board of County Commissioners.

Date of initial publication: June 20, 1991.

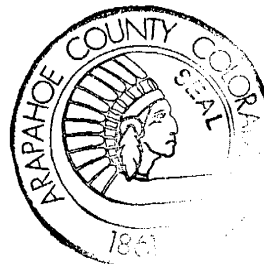
TAKEN UNDER ADVISEMENT AFTER PUBLIC COMMENT AT A PUBLIC HEARING HELD on the 9th day of July, 1991.

ADOPTED WITH AMENDMENTS, APPROVED AND ORDERED PUBLISHED AS ADOPTED the 23rd day of July, 1991.

Date of Final Publication: August 1, 1991

Marjorie Page, Clerk to the Board

by: Mary Alice McCreedy
Mary Alice McCreedy, Deputy Clerk



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| | Balance |
| 1 | 2920 |
| 2 | 2280.99 |
| 3 | 2215 |
| 4 | 1523.74 |
| 5 | 1438 |
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| 611 | 30.76 |
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| 629 | -30.7 |
| 630 | -96.7 |
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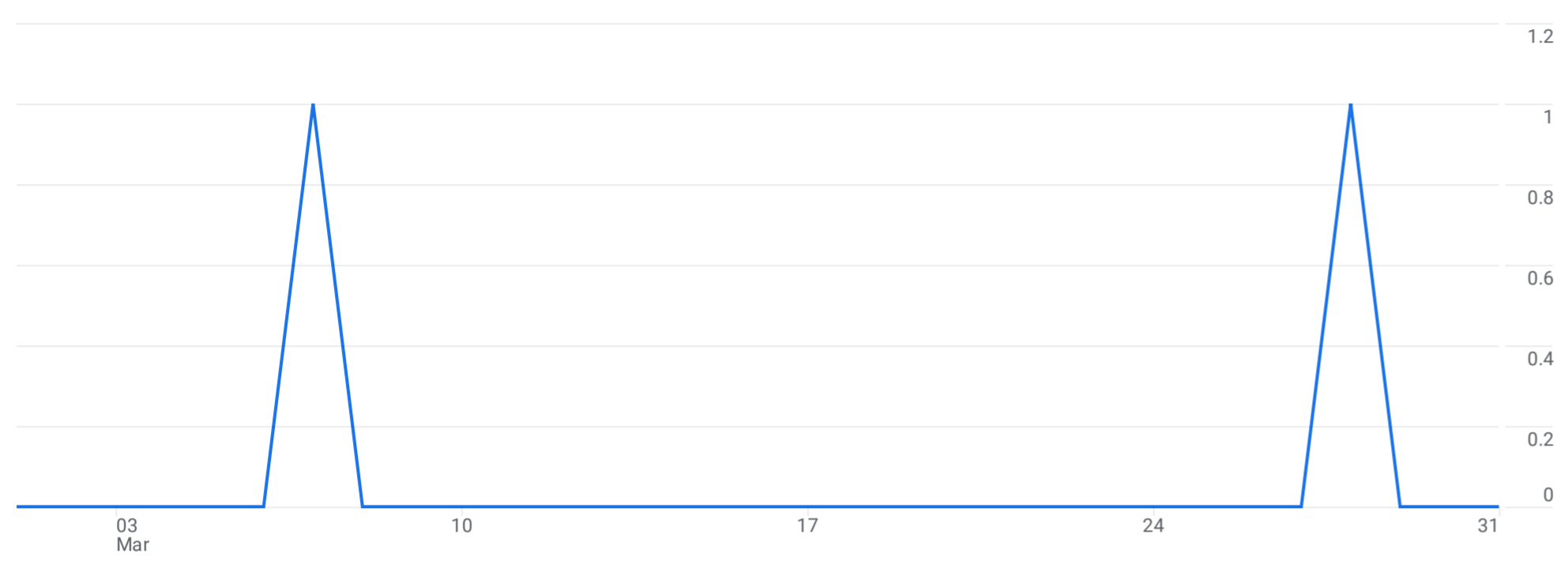
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