

**COLORADO CITY METROPOLITAN DISTRICT  
PUBLIC NOTICE  
BOARD OF DIRECTORS STUDY SESSION**

A study session for the Board of Directors of the Colorado City Metropolitan District will be held Tuesday June 27, 2023, beginning at 6:00 p.m.

1. Road Standards -Driveways on our roads
2. ARPA funds For Draw#9
3. Property on Chaffee to swap access to greenbelt
4. CCAAC Review

**BOARD OF DIRECTORS REGULAR MEETING**

A regular meeting of the Board of Directors of the Colorado City Metropolitan District will be held Tuesday June 27, 2023, beginning at 6:15 p.m.

1. CALL TO ORDER.
2. PLEDGE OF ALLEGIANCE.
3. MOMENT OF SILENT REFLECTION.
4. QUORUM CHECK
5. APPROVAL OF AGENDA.
6. APPROVAL OF MINUTES.  

Study Session June 13, 2023  
Regular Meeting June13, 2023  
CCACC Minutes June 15,22, 2023
7. BILLS PAYABLE.
8. FINANCIAL REPORT.
9. OPERATIONAL REPORT.
  - a. Beckwith Dam report
  - b. Committee Reports Library Sign/Grant / Neil News Letter /Uniform Development Code
10. READING BY CHAIRPERSON OF THE STATEMENT OF CONDUCT AND DEMEANOR.
11. CITIZENS INPUT.
12. ATTORNEYS REPORT:
13. AGENDA ITEMS:

<b>Pueblo County ARPA funds Draw #9</b>	<b>Discussion/Action</b>
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14. OLD BUSINESS. Applewood Park/ Duell well/ Golf cart wavier
15. NEW BUSINESS:
16. CCACC:

A. New Construction

- |                         |               |
|-------------------------|---------------|
| 1. 3022 Applewood Drive | House         |
| 2. 2898 Blue Spruce     | Fence Replace |
| 3. 3939 McIntire Road   | House         |
| 4. 4823 E. Jefferson    | House         |

B. Actions

- a. 3 First Letters
- b. 0 Second letters
- c. 0 Third letters
- d. 0 Unauthorized Structure

17. CORRESPONDENCE.

18. EXECUTIVE SESSION:

19. ADJOURNMENT.

The meeting will be held at the Administration Building located at 4497 Bent Brothers Blvd., Colorado City, CO. 81019. Alternate location if so needed will be at the Recreation Center located at 5000 Cuerno Verde, Colorado City, CO. 81019.

**Colorado City Metropolitan District  
4497 Bent brothers Blvd  
PO Box 20229  
Colorado City, Colorado 81019**

Posted June 23, 2023

James Eccher is inviting you to a scheduled Zoom meeting.

Topic: Colorado City Metropolitan District Study/Meeting June 27,2023

Time: Jun 27, 2023 06:00 AM Mountain Time (US and Canada)

Join Zoom Meeting

<https://us02web.zoom.us/j/81058194878?pwd=V3lJTk80R2x3MENLamRwNFJRNGRz09>

Meeting ID: 810 5819 4878

Passcode: 828366

One tap mobile

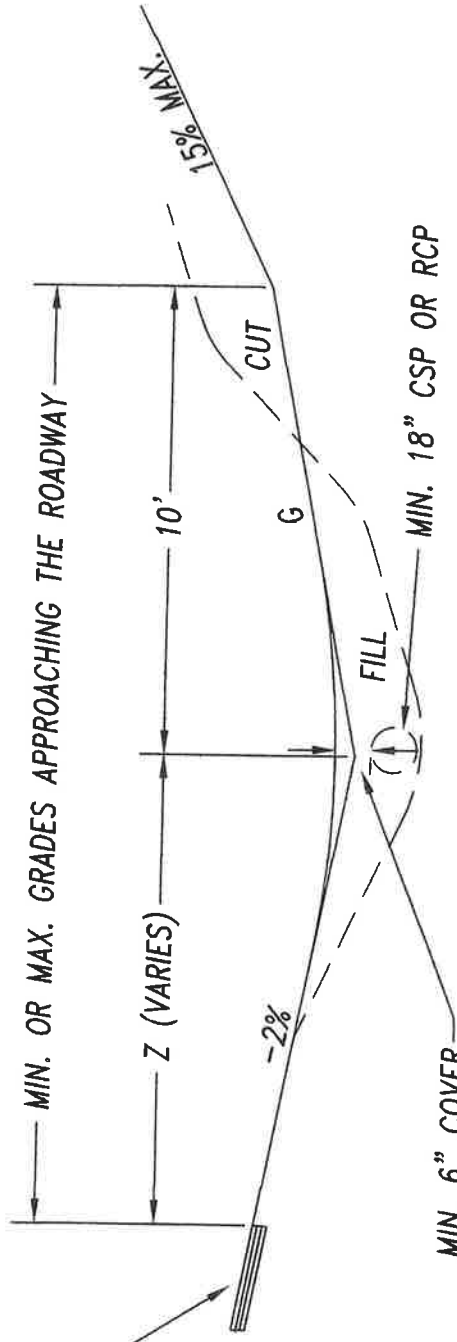
+17193594580,,81058194878#,,,,\*828366# US

+13462487799,,81058194878#,,,,\*828366# US (Houston)

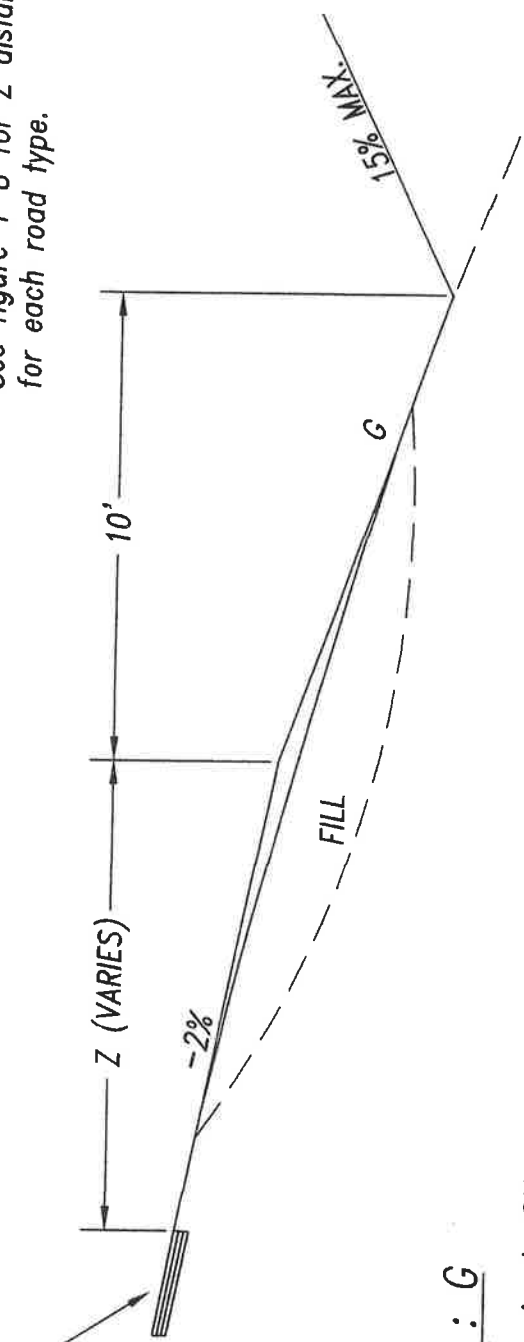
Dial by your location • +1 719 359 4580 US • +1 346 248 7799 US (Houston) • +1 669 444 9171 US

Meeting ID: 810 5819 4878 Passcode: 828366

Find your local number: <https://us02web.zoom.us/j/81058194878>



See figure 1-8 for "Z" distance for each road type.



GRADIENT : G

- Commercial 2% min. to 8% max.
- Industrial 2% min. to 5% max.
- Residential 2% min. to 15% max.
- Agricultural 2% min. to 15% max.

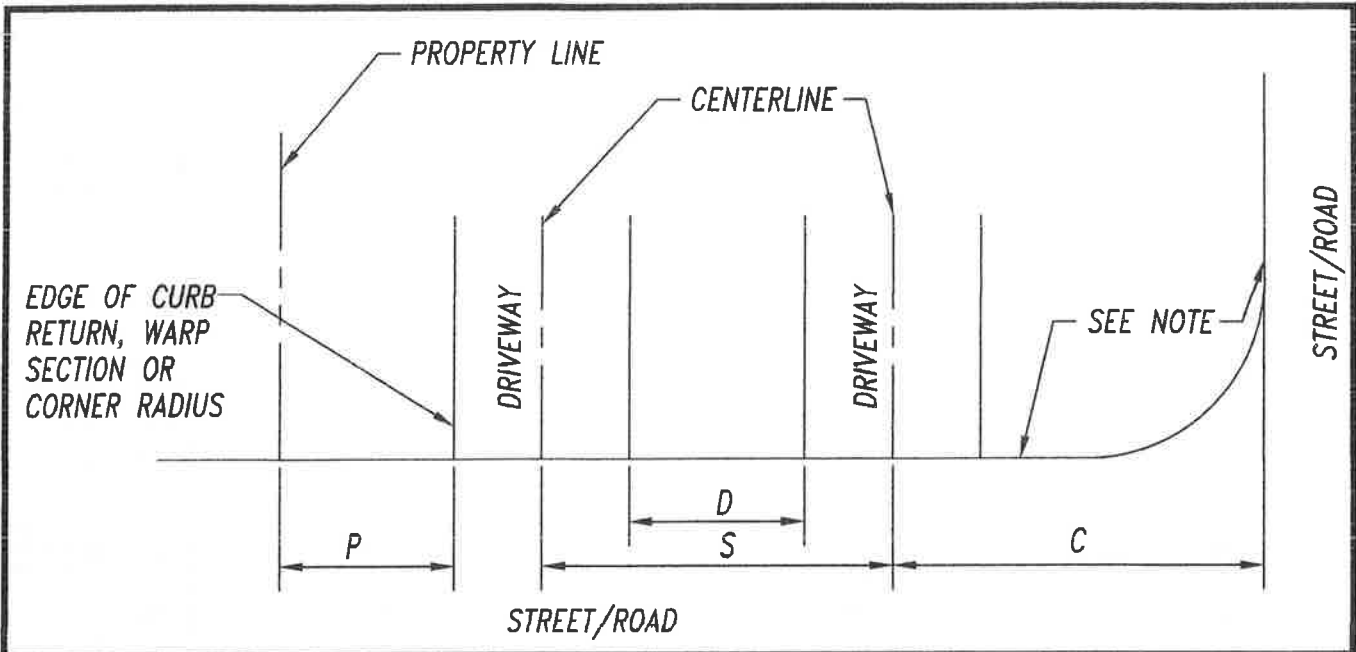
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RURAL DRIVEWAY PROFILES

PUEBLO COUNTY  
PUBLIC WORKS

APPROVED: 4-23-98  
REVISED: \_\_\_\_\_  
REVISED: \_\_\_\_\_

FIGURE NO.  
23



NOTE: Flowline of curb/gutter or edge of asphalt if curb/gutter does not exist or edge of shoulder if asphalt does not exist.

	Figure Reference	Dimension
<b>Residential Driveways</b>		
From property lines	P	5' *
From street/road intersection	C	60' **
Between driveways		
on locals	D	10'
on collectors	S	200'
on arterials	S	325'
<b>Non-residential Driveways on Locals</b>		
From property lines	P	5' *
From arterial street intersections	C	200' ***
From collector street intersections	C	100' ***
From local street intersections	C	60' ***
Between driveways	S	100' ***
<b>Non-residential Driveways on Collectors</b>		
From property lines	P	5' *
From arterial street intersections	C	300' ***
From collector street intersections	C	200' ***
From local street intersections	C	125' ***
Between driveways	S	150' ***
<b>Non-residential Driveways on Arterials</b>		
From property lines	P	5' *
From street intersections	C	500' ****
Between driveways	S	325' ***

\* Except at shared access locations

\*\* The C dimension may be reduced to 30 feet if stop sign control is provided at the street intersection.

\*\*\* The C and S dimensions may be reduced if approved by the Director of Public Works due to the existence of limiting factors. Selected turning movements may be prohibited.

\*\*\*\* If the proposed driveway is restricted to right turn movements or if it is not aligned with an existing or planned left-turn lane, the C dimension may be reduced if approved by the Director of Public Works due to the existence of limiting factors. If signalization is proposed, the minimum C distance shall be increased to 660 feet unless otherwise approved by the Director of Public Works.

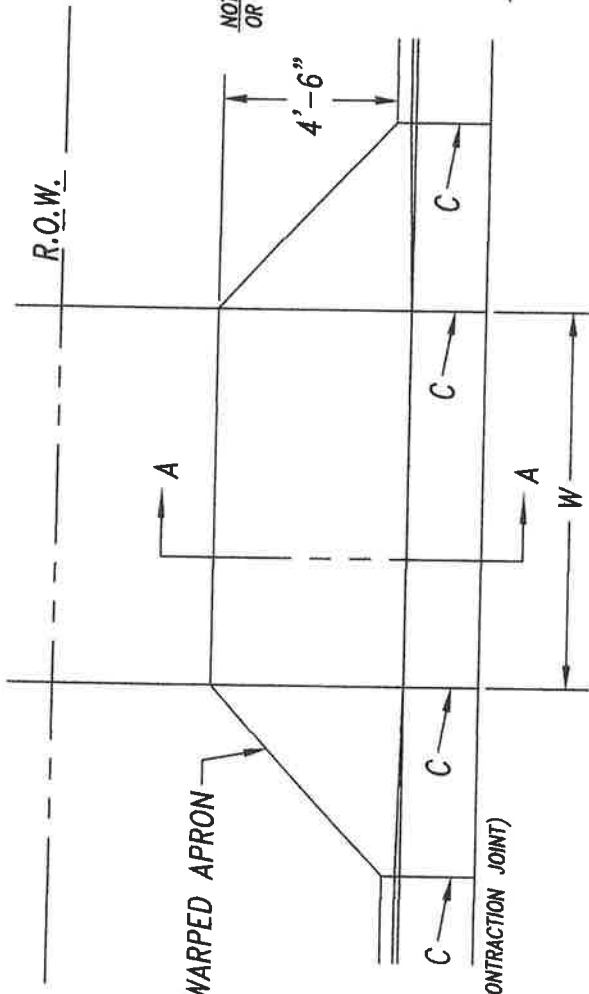
## DRIVEWAY SPACING

**PUEBLO COUNTY  
PUBLIC WORKS**

APPROVED: 4-23-98  
REVISED: \_\_\_\_\_  
REVISED: \_\_\_\_\_

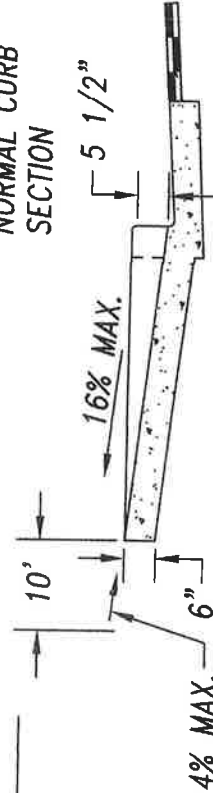
FIGURE NO.  
24

Only one residential access per lot or parcel will be allowed unless lot frontage is of sufficient width to allow a minimum spacing of 50 feet between driveways on one parcel or lot.



NOTE: CONCRETE SHALL EXTEND 4'-6" OR TO BACK OF SIDEWALK (IF PRESENT)

NORMAL CURB SECTION

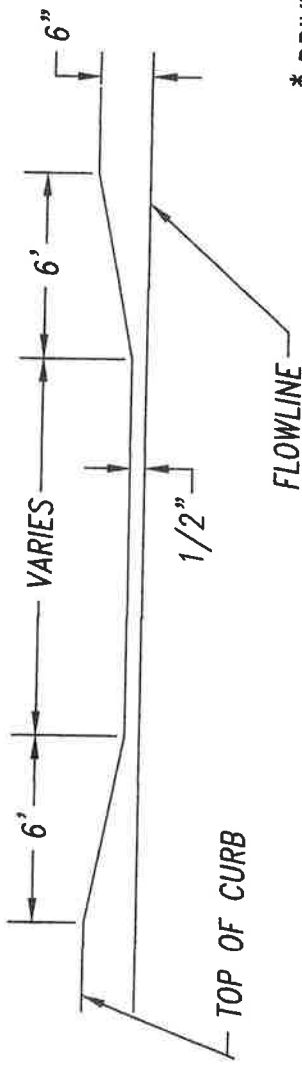


SECTION A-A

URBAN DRIVEWAY WIDTHS	
MIN.	MAX.
RESIDENTIAL	12' 20'
COMMERCIAL	20' 30'*

\* DRIVES OVER 30' MAY REQUIRE CONSTRUCTION AS A ROAD APPROACH WITH CURB RETURNS AND CROSS PAN.

PLAN



TYPICAL CURB CUT SECTION

URBAN DRIVEWAYS

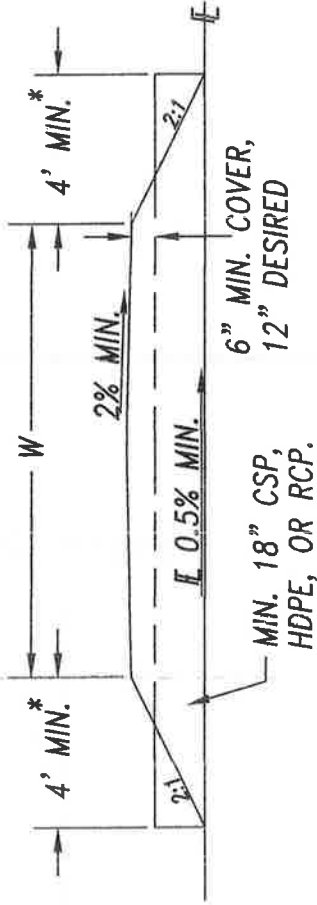
PUEBLO COUNTY  
PUBLIC WORKS

APPROVED: 4-23-98  
REVISED:  
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FIGURE NO.  
21

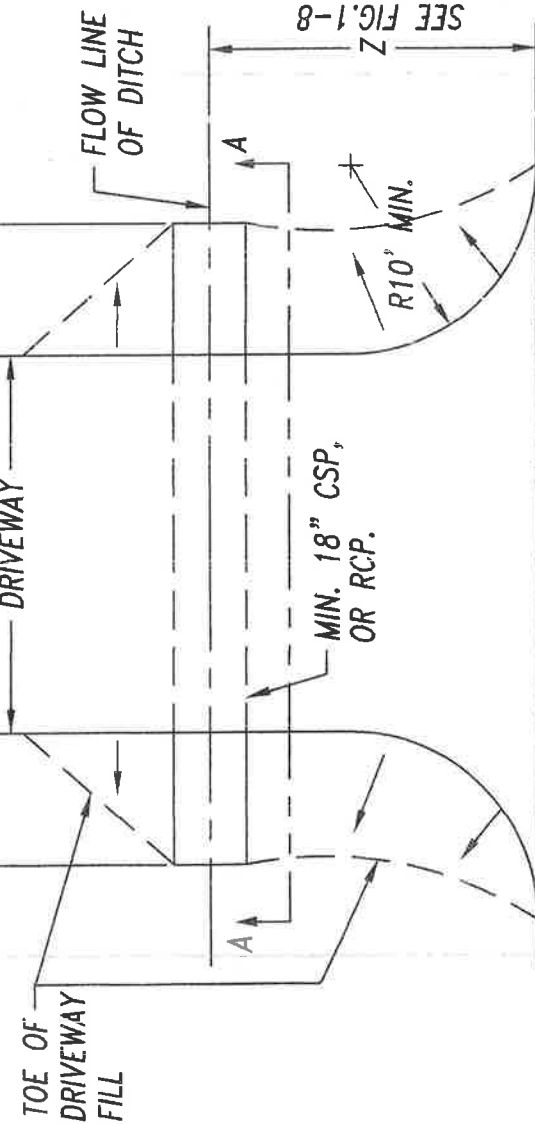
RURAL DRIVEWAY WIDTHS

USE	W, MIN.	W, MAX.
RESIDENTIAL	12'	18'
MULTI-FAMILY RESIDENCE	16'	24'
COMMERCIAL	16'	24'
INDUSTRIAL	24'	30'
AGRICULTURAL	16'	30'



**SECTION A-A**

\*SEE FIGURES 25 & 26 FOR END TREATMENT DETAILS



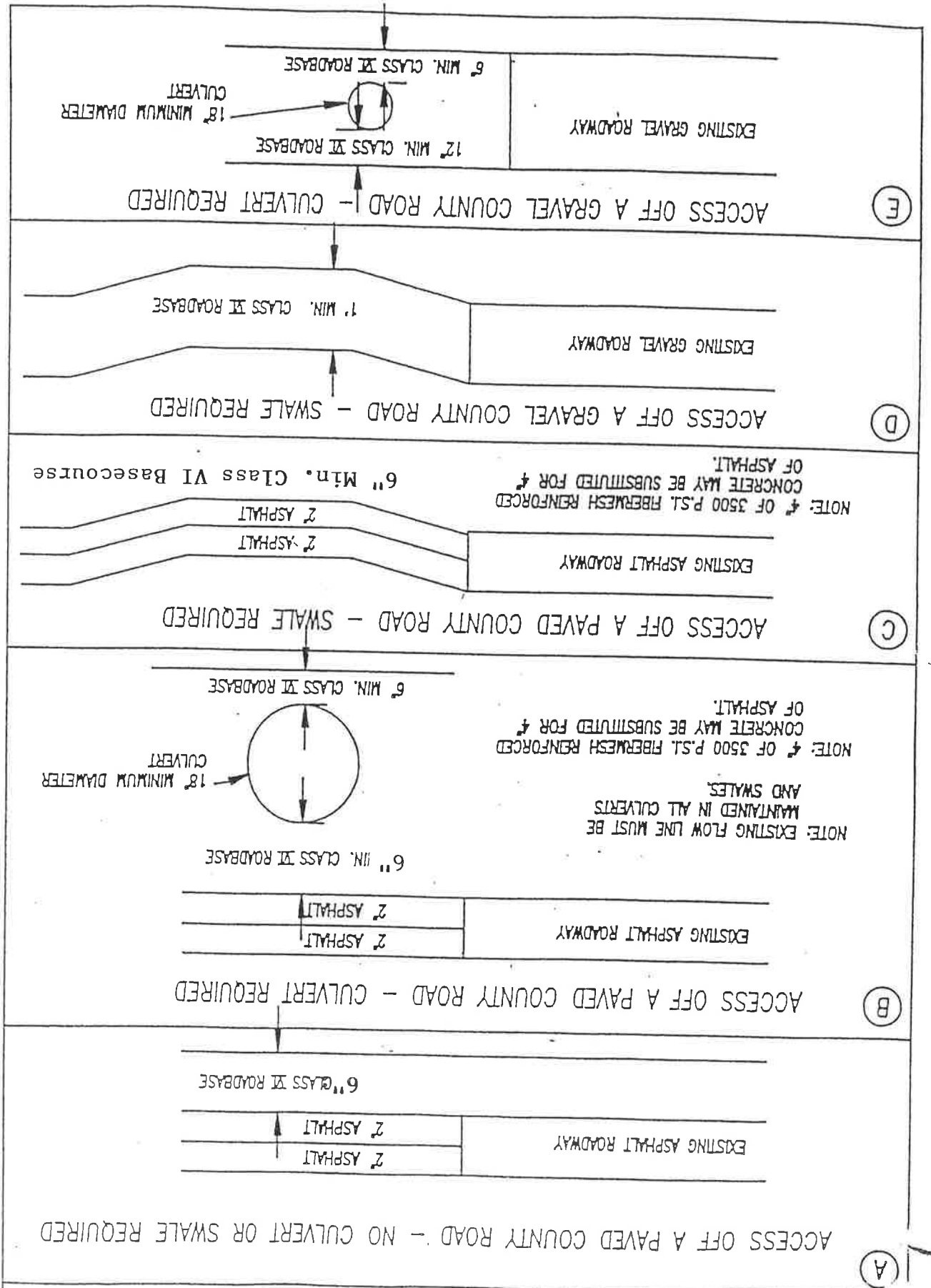
**NOTES:**

1. For driveways along paved roadways, the driveway shall be paved from the roadway edge to the property line with grade C H.B.P., min. 4" depth.
2. For driveways along gravel roadways, the driveway shall be capped from the roadway edge to the property line with class 6 A.B.C., min. 9" depth.

**RURAL DRIVEWAYS**

PUEBLO COUNTY PUBLIC WORKS	APPROVED: 4-23-98 REVISED: REVISED:	FIGURE NO. 22
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TYPICAL ACCESS PROFILES A - E







# Article 6 - Pavement Structure Design

## Article 6 - Pavement Structure Design

### 6.1 General Policy

The procedure for the design of pavement structure sections shall be based upon the most recent edition of the Colorado Department of Transportation's Roadway Design Manual and the AASHTO Guide for Design of Pavement Structures. Minor modifications to the CDOT manual procedure and specific minimum values of constants or factors are specified herein.

#### 6.1.1 Road Surfaces

It is the policy of Pueblo County that the surface of all new roads constructed within a public right-of-way shall be hot bituminous pavement (asphalt) or Portland cement concrete pavement. The sole exception to this policy is any road classified as a Local Minor Residential road, which may be constructed with a final gravel surface--subject to the approval of the Director of Public Works--provided:

- a. The projected traffic volume 20 years in the future does not exceed 100 vehicles per day.
- b. The proposed road profile and other design details combined with the surrounding topography and other characteristics will not create the potential for erosion and loss of gravel due to storm run-off.
- c. No special maintenance problems or difficulties due to the gravel surface are anticipated by the Public Works Department considering the location and proposed use of the road.

#### 6.1.2 Pavement Thickness

The required thickness of pavement shall be based upon the provisions of this Article 6. In no case, however, shall the thickness of hot bituminous pavement for a road to be maintained by the County be less than three inches.

### 6.2 Pavement Structure Design Report

A pavement design report shall be submitted prior to the approval of any roadway construction plans involving new pavement, overlay of existing pavement or widening of existing pavement. The report shall be prepared by a professional engineer licensed to practice in the State of Colorado.

The pavement design report shall include the following minimum information:

- a. Soil logs along the proposed roadway alignment at a maximum of 500 foot intervals. Logs shall include a soil profile for a minimum depth of four feet below the proposed sub-grade elevation.
- b. Each representative sample shall be classified according to the AASHTO Unified Soil Classification Table, and shall have an Atterberg Limits Test and sieve analysis performed.

c. The pavement design procedure is based upon the resilient modulus, MR, of the sub-grade soils. The value of MR may be obtained from a HVEEM Stabilometer test 'R' value by the following formulae:

to convert HVEEM "R" to soil support, S1

$$S1 = [("R" - 5)/11.29] + 3$$

to convert S1 to MR

$$MR = 10 (S1 + 18.72) / 6.24$$

d. Proposed average daily traffic volumes (ADT) for each road based on 100% of full development plus a 10% adjustment for construction traffic. Traffic analysis for the purpose of pavement design shall be as specified in Article 2.

e. Recommended structural sections, based on the design considerations, proposed typical sections, and sections of roadway which may require additional stabilization or treatment.

### 6.3 Design Considerations

The following elements are to be used in the design procedure:

a. The design procedure is based on the number of 18,000 pound single axle equivalent load applications (18K EDLA) per traveled lane. In no case shall the design 18K EDLA be less than the following values:

Local Minor Residential	5
Local Access	10
Local Commercial	30
Local Industrial	60
Minor Collector	50
Major Collector	100
Minor Arterial	200
Principal Arterial/expressway	300

b. The serviceability loss, PSI, for local roads and minor collectors shall be 2.5; for major collectors and arterials it shall be 2.0.

c. The rejectability factors used shall be the following:

Local Minor Residential	75
Local Access	75
Local Commercial	75
Local Industrial	75
Minor Collector	80
Major Collector	85
Minor Arterial	90
Principal Arterial/expressway	95

d. Overall standard deviation, SO, shall be 0.44 for all designs.

e. An adjustment to the structural layer coefficients for drainage conditions will not normally be needed for new construction. (Less than the fair drainage assumed under the CDOT method would not be allowed under new construction). In no case will structural layer coefficients be modified by a factor greater than 1.0. In those instances where, due to existing constraints or physical conditions, occasional moisture levels within the base or sub-base may approach saturation, the following factors will apply:

quality of drainage	percent of time pavement is exposed to moisture levels approaching saturation	1 - 5%	5 - 25%
< 1%			
fair	1	1	0.8
poor	1	0.8	0.6
very poor	0.95	0.75	0.4

f. Strength coefficients per one inch layer of a given material for layered pavement design purposes shall be as follows:

hot bituminous pavement	0.44
class 6 base course	0.12
class 2 sub-base course	0.10

Strength coefficients for specially treated base materials for design purposes must be approved by the Director of Public Works.

#### **6.4 Full Depth Asphalt**

Full depth asphalt designs will only be allowed with the approval of the Director of Public Works, and will not be allowed on clay sub-grade soils.

#### **6.5 Layered Design Analysis**

Layered structures (asphalt on aggregate base course) shall be designed in accordance with the principles shown in Figure 16 in Appendix 1. First, the structural number required over the sub-grade soil is computed. In the same way, the structural number required over the sub-base layer should also be computed, using the applicable strength values for each. By working with differences between the computed structural numbers required over each layer, the maximum allowable thickness of any layer can be computed. For example, the maximum allowable structural number for the sub-base material would be equal to the structural number required over the sub-base subtracted from the structural number required over the sub-grade soil. In a like manner, the structural numbers of the other layers may be computed. The thickness for the respective layers may then be determined as indicated in Appendix 1, Figure 15.

Required nomographs and tables are contained in Appendix 1, Figures 16 and 17. An example pavement structure design can be found in Appendix 3.

#### **6.6 Gravel Road Design**

The procedure accepted by Pueblo County for selection of base and sub-base thickness for gravel roads is based upon the AASHTO Guide for Design of Pavement Structures. Portions of this section including the tables and nomographs in Appendix 1, Figures 18, 19 and 20 are taken from that publication.

##### **6.6.1 Factors**

The allowable values for factors used in gravel road design are as follows:

- a. Allowable rutting, RD = 2 inches
- b. Gravel loss, GL = 2 inches
- c. Serviceability loss, ?PSI = 3.0
- d. Quality of roadbed soils for use in the table in 6.6.1 f shall be based upon HVEEM Stabilometer "R" value as follows:

R < 15      Very Poor

R = 15 - 25      Poor

R = 25 - 35      Fair

R = 35 - Good

R > 55 - Very Good

e. Season lengths, in number of months, shall be based upon U. S. climatic region VI, and are as follows:

Winter (roadbed frozen)	3.0 months
Spring thaw (roadbed saturated)	1.5 months
Summer (roadbed dry)	4.5 months
Spring/fall (roadbed wet)	3.0 months

f. Seasonal roadbed soil resilient moduli, MR (psi), as a function of the relative quality of the road bed material shall be as follows:

Quality of roadbed soil	Season (roadbed soil moisture condition)	Spring-thaw	Spring/fall
Summer	Winter		
very good	20,000	2,500	8,000
good	20,000	2,000	6,000
fair	20,000	2,000	4,500
poor	20,000	1,500	3,300
very poor	20,000	1,500	2,500

### 6.6.2 Gravel Design Example

An example of a gravel roadway design is contained within Appendix 3, including text descriptions of the design steps in the AASHTO method.

mitchellst@pue... Mon, 01/06/2020 - 02:15 PM



# Article 7 - Roadway Access

## Article 7 - Roadway Access

### 7.1 Authority

Pursuant to Section 43-2-147(1), C.R.S., local governments are authorized to regulate vehicular access to and from any public roadway under their respective jurisdiction from or to property adjoining the roadway.

### 7.2 Purpose

It is the purpose of this section to provide the procedures and standards necessary to protect the public health, safety and welfare, to maintain smooth traffic flow, to maintain proper roadway drainage and to protect the functional level of the County road system while meeting state, regional, local and private transportation needs and interests.

### 7.3 Implementation

No person shall construct any access providing direct movement to or from any Pueblo County maintained roadway to or from property adjoining the roadway without an approved access permit issued by the Pueblo County Public Works Department.

Access permits shall be issued only in compliance with this Article. In no event shall an access be allowed or permitted if it is detrimental to the public health, safety or welfare.

### 7.4 Application for a Permit and Issuance of Permits

7.4.1 Persons wishing to apply for direct access to a County roadway shall apply to the Public Works Department on a standard form provided by the Department. In addition to the form, the Public Works Department may require any or all of the following items:

- a. Site plan showing location of proposed access and proposed improvements. Plan shall show any existing access.
- b. Roadway and driveway plan and profile.
- c. Drainage plan of the site demonstrating mitigation of impact to the County roadway and drainage system.
- d. Any proposed improvements, modifications or structures within the County right-of-way.

7.4.2 Upon receiving a complete application for an access permit, the Public Works Department shall inspect the site and inform the applicant of the site specific requirements for construction of the access. Such requirements may include surface treatment of driveway, culvert or other drainage structures, width of access, etc.

7.4.3 The actual access permit will not be finalized nor issued to the applicant until construction of the access has been completed in accordance with the specifications of this Article and in compliance with the site specific requirements as determined by the Public Works Department after field inspection.

7.4.4 If construction of an access does not commence within 1 year of the date of application, the application will become null and void. Re-application will be required.

## **7.5 Access Control Standards**

It is the policy of Pueblo County that private direct access to the public road system will be provided by way of the lowest classified road possible. For example, no private direct access shall be granted to a property from an arterial road when the property can be accessed from a collector or lower classified road. Similarly, no private direct access shall be granted to a property from a collector road when the property can be accessed from a local access road. Exceptions to this policy will be made only when it is demonstrated that a severe hardship would be caused the property owner by strict enforcement of the policy, a hardship arising from the unique circumstances or characteristics of the particular site.

### **7.5.1 Principal and Minor Arterials**

When private direct access is allowed to an arterial road, the following restrictions shall apply:

- a) No more than one access approach shall be provided to an individual parcel or to contiguous parcels under the same ownership, unless it can be demonstrated that additional accesses would be beneficial to the safety and operation of the road system.
- b) On two lane arterials access approaches may be limited to only right-in and right-out turning movements if the access is within 500 feet of the nearest intersection.
- c) No access shall be permitted within 300 feet of a median opening unless the access is directly aligned with the median opening.
- d) No access configuration will be allowed that requires a vehicle to back out onto the roadway.

Intersections shall be spaced no less than one half mile apart on principal arterials and one quarter mile apart on minor arterials, unless such spacing is impractical or impossible due to topographic or other physical limitations.

### **7.5.2 Major Collectors**

When private direct access is allowed to a major collector road, the following restrictions shall apply:

- a) No more than one access approach shall be provided to an individual parcel or to contiguous parcels under the same ownership, unless it can be demonstrated that additional accesses would be beneficial to the safety and operation of the road system.
- b) On two lane major collectors access approaches may be limited to only right-in and right-out turning movements if the access is within 500 feet of the nearest intersection.
- c) No access shall be permitted within 300 feet of a median opening unless the access is directly aligned with the median opening.



d) No access configuration will be allowed that requires a vehicle to back onto the roadway.

Major intersections--those with another collector or higher classified road--shall be spaced no less than one quarter mile apart on major collectors, unless such spacing is impractical or impossible due to topographic or other physical limitations. Spacing of public and private local access roads shall be no less than 300 feet.

### **7.5.3 Minor Collectors and Local Access Roads**

Intersections shall be spaced no less than 150 feet apart unless such spacing is impractical or impossible due to topographic or other physical limitations.

### **7.6 Construction of Access**

7.6.1 The expected dates of construction and use of the access shall be included on the application for the permit. The applicant shall notify Public Works at least 72 hours prior to any construction within the County right-of-way.

7.6.2 Public Works shall inspect the access during construction as needed and upon completion of construction to ensure that all terms and conditions of the permit application are met.

7.6.3 The construction of the access and its appurtenances as required by the terms and conditions of the permit application shall be completed at the sole expense of the applicant. Pueblo County will not supply either materials or labor for the construction of the access and appurtenances.

7.6.4 It is the responsibility of the applicant to complete the construction of the access according to the terms and conditions of the permit. Public Works may order a halt to any unauthorized construction or use of an access.

7.6.5 All construction within the County right-of-way shall be performed only by a licensed, bonded, and insured contractor, pursuant to Pueblo County Resolution No. 86-283.

7.6.6 Adequate traffic control and construction signing in conformance with the most recent edition of the Manual on Uniform Traffic Control Devices is required at all times during construction of the access. All such traffic control and signing shall be at the applicant's expense and shall not be provided by Pueblo County.

7.6.7 The allowable hours of work within the County right-of-way may be restricted due to peak hour traffic demands, storm water flow, or other pertinent operating restrictions.

7.6.8 All roadway access improvements including pavement, curbs, gutters, sidewalks, drainage structures, ditches and auxiliary lanes shall be within the County right-of-way. Any additional right-of-way required for such improvements must be dedicated or deeded to Pueblo County prior to construction beginning.

### **7.7 Use of Access**

7.7.1 It is the responsibility of the property owner to ensure that the use of the access is in compliance with this Article and all conditions and terms of the permit.

7.7.2 Access permits are issued for a specific use or type of service. No change in the type of use or service (for instance from single family residential to commercial) may be made without the property owner applying for an amended access permit and securing approval from the Public Works Department. Any change in the land use of the property served by the access which, in the opinion of the Public Works Department, can be reasonably expected to result in a significant change in the volume or type of traffic using the access may necessitate issuance of a new or amended access permit.

7.7.3 Any access, whether constructed before, on, or after the date of adoption of these STANDARDS, may be required by the County to be reconstructed or relocated to conform to this Article, either at the property owner's expense if the reconstruction or relocation is necessitated by a change in the use of the property which results in a change in the type of access operation; or at the expense of the County if the reconstruction or relocation is necessitated by changes in road or traffic conditions.

## **7.8 Illegal Accesses**

For the purposes of these STANDARDS any access for which any of the following statements is true shall be considered an illegal access:

- a. The access was installed after the enactment of these STANDARDS without an access permit being applied for and issued.
- b. The access was installed or is being used contrary to the terms and conditions of an access permit application or an approved access permit.
- c. The land use of the property or the type of the service for which the access is being used has changed significantly since these STANDARDS were enacted without an access permit or amended permit being granted.

## **7.8.1 Policy for Correcting Illegal Accesses**

Upon discovery of an access considered illegal under the terms of this section, the Public Works Department will send written notice to the property owner. The notice will be sent via certified mail, return receipt requested, to the last known address of the owner as shown in the records of the County Assessor's Office. Such notice will include a description of all steps necessary to bring the access into compliance. If the property owner fails to bring the access into compliance within 30 days of the written notice the Public Works Department may, at its option, install barriers across the access or remove the access.

## **7.9 Drainage**

The roadway drainage system is for the protection of the Pueblo County roadway and right-of-way. It is not designed or intended to serve the drainage requirements of abutting properties beyond the levels which have historically flowed to the County right-of-way. Drainage to the County right-of-way shall not exceed the undeveloped historical flow.

7.9.1 Drainage structures constructed as part of an access shall not restrict or obstruct the existing drainage system, and shall be in accordance with approved drainage plans or studies where applicable. Culverts shall be a minimum of 18 inches in diameter. Length, diameter, cover, type, and inlet and outlet elevation of all culverts is subject to approval of the Public Works Department.

7.9.2 Accesses shall be constructed in such a manner that does not cause erosion and will not result in deposition of silt and debris upon the County roadway. Accesses which slope down toward the public road will be constructed to include suitable means of assuring water does not run onto or

across the culvert. This may include crown, borrow ditches, pipe, etc. along the access sufficient to direct water to the existing drainage facilities along the public road.

## **7.10 Driveways**

### **7.10.1 Geometric Standards**

Driveways shall conform to the geometric standards illustrated in Appendix 1, Figures 21 through 23. Any variation from the requirements shown due to physical site restrictions or unusual circumstances must be approved by the Director of Public Works.

### **7.10.2 Location**

Location of driveways shall be in accordance with Figure 24 in Appendix 1

### **7.10.3 Miscellaneous Requirements**

- a. Only one residential access per lot or parcel will be allowed unless lot frontage is of sufficient width to allow a minimum spacing of 50 feet between driveways on one parcel or lot.
- b. If the road which will be accessed is paved, the Applicant shall pave the full width of the driveway access from the edge of the roadway asphalt a distance toward the property line which is the largest of any of the following which apply:
  1. Top of the borrow ditch bank on the property line side of the ditch.
  2. Back of sidewalk.
  3. High point of driveway swale on the property line side of the driveway swale.

In no case will the driveway paving extend less than 5 feet from the edge of the roadway asphalt. The minimum depth of asphalt paving shall be two lifts of two inches each of grade C or CX hot bituminous paving. The paving shall be placed on top of a minimum 6 inches of class 6 aggregate base course material which has been compacted to 95% standard Proctor density.

- c. If the road which will be accessed is not paved, the driveway shall be constructed with class 6 aggregate base course material a minimum of 9 inches in depth from the edge of the road to the property line.
- d. If an unlined drainage ditch exists along the road to be accessed, the Applicant must supply and install a culvert pipe in the driveway. The length and diameter of the pipe shall be as determined by the Public Works Department, but in no case shall the pipe be smaller than 18 inches in diameter nor less than 20 feet in length. The pipe will be bedded with a minimum of 6 inches of class 6 aggregate base course material with a minimum of 1 foot of cover over the pipe, compacted to 95% standard Proctor density. A swaled access is a permissible alternative assuming all other conditions are met, at the discretion of the Public Works Department.
- e. Culvert pipes shall be given one of the following end treatments at both the inlet and outlet ends at the discretion of the Director of Public Works:

\* Concrete slope paving--see Figure 25 in Appendix 1.

\* Concrete headwall--see Figure 26 in Appendix 1.

### 7.11 Driveway Location Limitations

A NEW driveway access will not be allowed:

1. Within 10 feet of any commercial property line except when it is a joint-use driveway serving two abutting commercial properties and access agreements have been exchanged between, and recorded by, the two abutting property owners;
2. When the total width of all driveways, existing and proposed, serving a given property would exceed 50% of the curb line frontage where such frontage is 100 feet or less;
3. Within 50 feet of the right-of-way line of an intersecting non-arterial road;
4. Within 100 feet of the right-of-way line of an intersecting arterial road;
5. Within 100 feet of an approved median opening location on an arterial road;
6. Within 25 feet of a guardrail ending;
7. Within 100 feet of a bridge structure;
8. Within the minimum spacing as established by Figure 24 in Appendix 1; or,
9. When adequate sight distance cannot be provided to vehicles on the driveway attempting to access the road.

Exceptions may be made by the Director of Public Works where the application of these standards

would create undue hardship to the abutting property owners.

### 7.12 Speed Change Lanes

Speed change lanes for right turning movements are required for any access (including public and private roads, driveways, etc.) based upon posted speed limits and traffic volumes according to the warrants listed in the following table.

#### RIGHT TURN LANE WARRANTS

Posted Speed of Main Road in MPH

25	30 to 40	45 to 50	55
----	----------	----------	----

If the DF of the main road is

500	400	200	150	2 Lane road
-----	-----	-----	-----	-------------

# RIGHT TURN LANE WARRANTS

1400	1200	800	600	4 or more lanes
50/140	40/350	20/175	15/150	2 lane road
70/625	60/550	40/350	25/225	4 or more lanes

And the DHV/ADT of the access or minor road is

- a) For roads with four travel lanes, DHV values of the main road will be only in the direction of the access approach.
- b) A right turn acceleration lane is not required if the posted speed is 40 mph or less, nor at a signalized intersection.
- c) DHV of the road may be obtained from the Public Works Department and is considered to be the average peak hourly volume for a twenty year projection.

When required, speed change lanes for right turning movements shall be constructed in accordance with the following table:

## RIGHT TURN LANE

Posted Speed	Acceleration Lane		Deceleration Lane	
	Lane Length	Taper	Lane Length	Taper
30	90	100	105	80
35	165	125	130	105
40	200	180	150	140
45	270	210	190	160
50	440	240	225	180
55	500	300	250	240

Speed change lanes for left turning movements are required for any access (including public and private roads, driveways, etc.) based upon posted speed limits and traffic volumes according to the warrants listed in the following table.

**LEFT TURN LANE WARRANTS**

Posted Speed of Main Road in MPH

25	30 to 40	45 to 50	55
500	400	200	150
1000	900	600	400
30/250	20/175	15/125	12/100
45/375	30/250	20/175	12/100

If the DHV of the main road is

2 lane road
4 or more lanes

And the DHV/ADT of the access or minor road is

2 lane road
4 or more lanes

a) For roads with four travel lanes, DHV values of the main road will be only in the direction of the access approach.

b) A right turn acceleration lane is not required if the posted speed is 40 mph or less, nor at a signalized intersection.

c) DHV of the road may be obtained from the Public Works Department and is considered to be the average peak hourly volume for a twenty year projection.

When required, speed change lanes for left turning movements shall be constructed in accordance with the following figure and table:

**LEFT TURN LANE**

Posted Speed	Approach Taper	Bay Taper	Lane Length
30	280	100	135
35	350	125	150
40	420	150	165
50	630	200	235
55	700	250	250

For use of the above figures and tables and the design of speed change lanes, the following notes apply:

- Minimum width of speed change lanes shall be 12 feet, exclusive of shoulder.
- The design hour volume, DHV, shall be considered the average peak hour volume.
- Applicants for residential accesses serving more than 10 dwelling units, commercial accesses, and industrial accesses shall submit a traffic study which includes estimates of the volume and type of traffic to be using the access at build-out, turning movements into and out of the access, the effect of the proposed access on the existing traffic on the public road to be accessed, and any other information deemed by the Public Works Department to be necessary to evaluate the specific site requirements.
- The lengths shown for speed change lanes are minimum lengths which may need to be increased due to grade, sight distance, topography, etc. For grades of 3 percent or more the lane length shall be increased in accordance with the factors contained in the Colorado Department of Transportation's Roadway Design Manual.
- For deceleration lanes where vehicle turning movements are 30 DHV or more, additional storage length is required according to the following:

**DHV of Deceleration Lane Additional Storage Length**

30	25
60	50
100	100
200	175
300	250

**7.13 Application Fees**

Minimum administrative and inspection fees shall be charged to the applicant for any access permit. The fee is intended to cover the actual cost incurred by the Department of Public Works in administration of the permit and inspection of the proposed location of the access and construction of the access for compliance with the standards outlined in this policy.

7.13.1 The minimum permit fee for an access permit shall be as follows:

**Type of Access (based on use) Fee**

Residential	\$25.00
Agricultural	\$25.00
Commercial	\$50.00
Industrial	\$50.00

7.13.2 The minimum application fees listed in 7.13.1 are due and payable at the time of application and prior to the issuance of any permit.

7.13.3 In addition to the minimum fees listed in 7.13.1, the applicant will be billed for additional costs incurred by the Public Works Department as a result of the applicant's failure to comply with the conditions and terms of an access permit application or the requirements for notification prior to construction as stated herein. The additional costs will be based upon the actual time spent by the Construction Inspector or other designated representative in inspecting the construction of the access when more than the initial field inspection is required due to the failure of the applicant or his hired contractor to comply with the requirements and specifications of this policy. The actual cost will be determined based upon the actual time spent in such additional inspections, including travel time, multiplied times the loaded wage rate for the inspector involved.

#### **7.14 Damage to County Roadway and Improvements**

Any damage to the pre-existing County roadway, drainage ways, structures, traffic control devices, etc. within the County right-of-way arising from or occurring during the construction of the roadway access, or performed on the property served in connection with the use for which the permit is applied, shall be promptly repaired by the applicant prior to the final issuance of the permit. All debris, rubble, excess material, etc. will be removed from the County right-of-way.

mitchellst@pue... Mon, 01/06/2020 - 03:47 PM



# Article 8 - Construction Specifications

## Article 8 - Construction Specifications

### 8.1 General Policies

For the purposes of this Article "work" shall be defined as the providing of labor, materials and equipment necessary for the completion of the construction, re-construction, repair, modification or relocation of road, drainage, traffic control, utility and other structures, appurtenances, or improvements within the right-of-way or related easements as required by a land use approval or allowed by an access or excavation permit.

Pueblo County and Colorado Department of Transportation Construction Specifications.

During the prosecution of the work all materials, performance, and quality of work shall conform to the requirements of these STANDARDS and the most recent edition of the Colorado Department of Transportation's Standard Specifications for Road and Bridge Construction. Specific modifications to the CDOT Specifications are made within this Article.

If these STANDARDS or the CDOT Specifications do not cover a specific situation during the course of work, applicable specifications must be approved by or obtained from the Director of Public Works. The Director of Public Works shall be the final authority on the meaning or interpretation of all specifications. In the event of a conflict between these STANDARDS and CDOT Specifications, these STANDARDS shall control.

### 8.2 Control of Work

All work done within County road right-of-way and applicable work done on private property shall be inspected and documented by Pueblo County to ensure compliance with these STANDARDS, the approved plans, and any subdivision improvements agreement. The Pueblo County Public Works Department shall have the authority to control work as determined by these STANDARDS, decide all questions which may arise as to the quality and acceptability of materials furnished or the work performed, or as to the rate of progress of the work, and to decide all questions as to the interpretation of the approved plans.

The Public Works Department shall, in writing, suspend the work in whole or in part due to the failure of the contractor to correct conditions unsafe for the general public; for failure to carry out provisions of these STANDARDS and approved plans; for failure to carry out written or verbal orders as a result of unsatisfactory work found during inspections; for periods of time due to unsuitable weather conditions; for conditions considered unsuitable for the proper prosecution of the work; or for any other condition or reason deemed to be in the public interest or to protect the public health, safety and welfare.

### 8.3 Authority of the Inspector

The Public Works Department shall be represented by the Construction Inspector, or other official as designated by the Director of Public Works, who is authorized to inspect all work done and materials furnished. The inspector shall not be authorized to waive any provisions of these

STANDARDS or the approved plans, nor to issue instructions contrary to these STANDARDS or the approved plans. The inspector shall not act as a foreman for the contractor nor supervise or direct the work.

#### **8.4 The Project Engineer**

The Project Engineer shall be the duly authorized agent of the developer and/or the contractor and has immediate charge of the engineering details of the work. It shall be the responsibility of the Project Engineer:

- a. To provide to the Construction Inspector any engineering details, documentation, or any other information regarding the prosecution of the work.
- b. To provide to the Public Works Department, for written approval, any proposed alterations to the approved plans and specifications before any such modifications are incorporated into the work.
- c. To provide "as-built" plans to the Public Works Department upon completion of all work to be performed on the project as a condition of final approval of the work.
- d. To furnish and set construction stakes and marks establishing all lines, grades and measurements necessary to the proper prosecution of the work in its final location as shown on the approved plans.

#### **8.5 Inspection and Testing**

To ensure compliance with these STANDARDS and the approved plans, adequate in-progress inspection and testing is required.

All materials and each part or detail of the work shall be subject to the inspection of the Construction Inspector. The Construction Inspector shall be allowed access to all parts of the work and shall be furnished with such information and assistance by the Project Engineer and Contractor as required to make a complete and detailed inspection.

When the construction specifications of other jurisdictions (such as water or sewer districts) are used to govern a portion of the work or are included within the approved plans, written approval shall be provided by the other jurisdictions and made available to the Construction Inspector prior to final acceptance of the work. Regular in-progress materials testing shall be provided to the Construction Inspector in a timely manner during the course of the work, and shall be a requirement of final acceptance. The interval of in-progress materials testing shall conform to the most current testing schedule established by the Colorado Department of Transportation, Materials Testing Section. The number of tests and their location are subject to approval of the Construction Inspector. All materials testing shall be performed by an independent laboratory under the supervision of a Colorado licensed professional engineer at the expense of the developer, Project Engineer or Contractor. Pueblo County Public Works may at its option perform such additional quality control testing as it deems appropriate and necessary or desirable at its own expense.

Any work done or materials used without inspection or testing may be ordered removed or replaced. The Construction Inspector may, at any time before acceptance of the work, direct the contractor to remove or uncover any portion of the finished work. After examination, and after approval of the work by the Construction Inspector, the Contractor shall restore the portions of the work disturbed to the standard required by the plans and specifications.

#### **8.6 Removal of Unacceptable or Unauthorized Work**

All work which does not conform to these STANDARDS and the approved plans shall be considered unacceptable work, whether the result is poor workmanship, use of defective materials, damage through carelessness or any other cause found to exist prior to final acceptance of the work. Unacceptable work shall be removed and replaced according to these STANDARDS prior to acceptance of the work.

Work shall not be done without lines and grades per Section 8.4 of this Article. Any work done contrary to the instructions of the Project Engineer or Construction Inspector shall be considered unauthorized and may be ordered removed.

### **8.7 Use of Approved Plans and Specifications**

Any work performed without approved (record set) plans and specifications shall be considered unauthorized and may be ordered removed and the prior existing conditions restored.

The approved plans, specifications, supplementary specifications, standards, supplementary standards and any special provision required or approved by the Public Works Department shall be considered complimentary to describe and provide for complete work.

The Contractor shall not take advantage of any error or omission in the approved plans, standards and specifications. In the event an apparent error or omission is discovered, the Project Engineer and the Construction Inspector shall be notified. The Project Engineer shall make corrections required, subject to approval by the Director of Public Works.

### **8.8 Final Acceptance**

Upon written notice from the developer of the completion of all work, the Construction Inspector shall make a final inspection. If all construction provided for in the approved plans, performance guarantee and/or subdivision improvement agreement is found by the Director of Public Works to be satisfactory, the procedure for acceptance by the Board of County Commissioners for maintenance or release of the performance guarantee may be initiated. If, however, the inspection discloses any work in whole or in part as being unsatisfactory or incomplete, the Director of Public Works shall notify the developer in writing of the deficient items. In the event the work is not complete, the developer is responsible for maintenance of the work until such time as all such items are completed or corrected and a re-inspection has been made.

### **8.9 Modifications to CDOT Specifications**

The following modifications or additions are made to the Colorado Department of Transportation's Standard Specifications for Road and Bridge Construction. These modifications and additions shall apply to all work covered under these STANDARDS.

a. Class 6 aggregate base course material shall be crushed material, with at least 50 per cent of the material remaining upon the #4 sieve having at least two fractured faces. No slag based Class 6 aggregate base course material will be allowed as a final surface treatment. Slag based Class 6 aggregate base course will be acceptable for base material under a final asphalt or concrete paving course.

b. Aggregate for Hot Bituminous Paving shall conform to the following:

Grading C--50 percent of the material passing through the 3/4 inch sieve and retained upon the # 4 sieve shall have a minimum of two fractured faces.

Grading CX--50 per cent of the material passing through the 1/2 inch sieve and retained upon the # 4 sieve shall have a minimum of two fractured faces.

c. Borrow material--All borrow material used within the right-of-way shall meet the following requirements and be subject to approval of the Public Works Department:

All borrow material shall be non-organic, and contain no trash or perishables nor particles exceeding 4 inches in size, and shall have a minimum dry density of 90 lbs./cu. ft.

All borrow material shall consist of material which is essentially a granular soil with a

minimum "R" value of 40, a maximum liquid limit of 30, a maximum plasticity index of 6,

and the following grain size distribution:

**Sieve Designation %Passing**

4 inch 100

#200 3-20

d. Culvert pipe--All culvert pipe installed within the public right-of-way shall conform to one of the following:

Corrugated steel pipe--16 gauge or heavier, annular or spiral with annular ends, in compliance with AASHTO designation M 36.

Reinforced concrete pipe--compliance with AASHTO designation M 170.

High density polyethylene pipe--type "s" smooth interior wall, in conformance with AASHTO designation M 294.

e. Aggregate base course material for final surface of gravel roads shall have a maximum liquid limit of 25, a plasticity index of 6 or less, and shall consist of a crushed naturally occurring rock material (no slag) with at least 50 per cent of the material remaining on the number 4 sieve having at least two fractured faces. In addition the material will meet the following gradation

**Sieve Designation % Passing**

1" 100

1/2" 75 - 85

no. 4 30 - 65

no. 8 25 - 55

no. 200 12 - 18

All other ( ) T specifications for aggregate base course not modified abc ( ) hall apply.

mitchellst@pue... Tue, 01/07/2020 - 08:52 AM



**GMS, INC.**  
CONSULTING ENGINEERS  
611 NORTH WEBER, SUITE 300  
COLORADO SPRINGS, COLORADO 80903-1074

TELEPHONE (719) 475-2936  
TELEFAX (719) 475-2938

EDWARD D. MEYER, P.E.  
ROGER J. SAMS, P.E.  
JASON D. MEYER, P.E.  
DAVID R. FRISCH, P.L.S.

THOMAS A. McCLERNAN, P.E.  
MARK A. MORTON, P.E.  
KEN L. WHITE, P.L.S.

June 12, 2023

Mr. James P. Eccher, General Manager  
Colorado City Metropolitan District  
PO Box 20229  
Colorado City, CO 81019

Dear Jim:

This correspondence and the enclosures are submitted in reference to the District's Water System Improvements project. We are processing only one Application and Certificate for Payment for the Schedule 1 Contract (\$217,236.20) with this draw, together with GMS, Inc. Invoice No. 10 (\$5,603.70) which collectively total \$222,839.90.

Regarding GMS, Inc.'s Invoice No. 10, this invoice covers approximately a eight-week period. The work activities are itemized on the invoice. Please review the invoice for the detailed breakdown of work activities. As mentioned above, the total amount for Invoice No. 10 is \$5,603.70. Please review and provide comments as appropriate.

We are currently processing for the Schedule 1 Contractor, Pate Construction Co., Inc., Change Order No. Two (2) - FINAL, which includes quantity adjustments and additional time added to their contract for an amended completion date of May 31, 2023. This amendment to the contract time is due to the asphalt plants that were not operating. Multiple copies of this Change Order are enclosed. Please review this for acceptability. If found acceptable, sign all copies where indicated. Please keep one (1) for the District's records. Please return the remaining copies to GMS, Inc. for distribution. Should you have any questions regarding this Change Order, please do not hesitate to contact this office.

In reference to construction, the Schedule 1 Contractor, Pate Construction Co., Inc.'s fifth and final Application and Certificate for Payment reflects \$1,386,804.07 earned as of May 31, 2023. Retainage has been reduced to zero. Taking the previous payments into account, the net amount due Pate Construction Co., Inc. is \$217,236.20 ( $1,386,804.07 - 1,169,567.87 = 217,236.20$ ). GMS, Inc. has provided intermittent construction observation services for this portion of the project. We concur with the accomplished work to date and recommend payment to Pate Construction Co., Inc. in the amount of \$217,236.20.

We have compiled the ninth Form of Requisition against the Pueblo County ARPA grant funds. This Requisition totals \$222,839.90 and two (2) copies are enclosed. The Requisition covers GMS, Inc. Invoice No. 10, together with Pate Construction Co., Inc.'s fifth and final Application and Certificate for Payment, in their entirety. Please review this Requisition at your convenience. Please execute the documents where tabbed. Retain one (1) copy for the District's records. Please return the remaining copy to GMS, Inc. We will forward the Requisition electronically to Ashley Huggins with the Pueblo County Office of Budget and Finance for processing.





**GMS, INC.**  
CONSULTING ENGINEERS  
611 NORTH WEBER, SUITE 300  
COLORADO SPRINGS, COLORADO 80903-1074

TELEPHONE (719) 476-2935  
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June 12, 2023

Ms. Ashley Huggins, Director  
Pueblo County Office of Budget and Finance  
215 W 10th Street, Ste 217  
Pueblo, CO 81003

*Via Email: [huggins@pueblocounty.us](mailto:huggins@pueblocounty.us)*

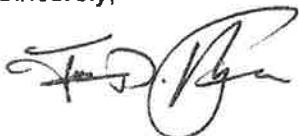
Dear Ashley:

This correspondence and the enclosures are submitted on behalf of the Colorado City Metropolitan District in reference to their Water System Improvements project, funded under the ARPA Subrecipient Agreement dated February 22, 2022. We have prepared the ninth Form of Requisition against the referenced ARPA grant. The amount requested totals \$222,839.90 and covers all of GMS, Inc. Invoice No. 10 (\$5,603.70), together with the Schedule 1 Contractor, Pate Construction Co., Inc.'s fifth and final Application and Certificate for Payment (\$217,236.20). If you will recall, the Notice of Final Payment was advertised for the Schedule 1 work on this project. That having run its course and no issues reported, it is appropriate to process the final Pay App for Pate Construction Co., Inc. and to release their retainage. No other Applications and Certificates for Payment are being processed this month.

Please review the Form of Requisition at your convenience. If found acceptable, please have the funds forwarded to the District for distribution.

Construction on the Schedule 2 Contract still has the concrete work around the District's Water Storage Tank No. 3 outstanding. Schedule 3 is currently in the process of getting started, and waiting for the District to drain the first tank. Once drained, the tank recoating work will commence. If at any point you should have any questions, please feel free to contact us. We are enjoying working closely with you on the successful implementation of these improvements.

Sincerely,



Jason D. Meyer, P.E.

JDM/lme  
Enclosures

ec: Mr. James P. Eccher, General Manager, Colorado City Metro District (w/encls.)

**PUEBLO COUNTY**  
**Form of Requisition**

**COLORADO CITY METROPOLITAN DISTRICT, (the "Subrecipient")**

Please submit to the following address:

Email To: [huggins@pueblolocounty.us](mailto:huggins@pueblolocounty.us) (preferred method)

Or Mail To: Ms. Ashley Huggins, Director  
Pueblo County Office of Budget and Finance  
215 W 10th Street, Ste 217  
Pueblo, CO 81003

This requisition is made in accordance with the ARPA Subrecipient Agreement dated February 22, 2022. Terms defined in the ARPA Subrecipient Agreement and not otherwise defined herein shall have the same meanings when used herein.

The Subrecipient hereby states as follows:

1. This is Requisition No.: Nine (9)

2. Pueblo County total grant amount: \$3,640,000.00

3. Previous amount paid: \$2,071,081.55

4. Total invoice(s) amount: \$222,839.90

5. Pueblo County grant balance (Line 2 less line 3 and line 4): \$1,346,078.55

6. The person, firm or corporation to whom the amount requisitioned is due, or to whom a reimbursable and advance has been made, is GMS, Inc., Consulting Engineers, and Pate Construction Co., Inc.

7. The payee of the requisitioned amount is: Colorado City Metropolitan District

8. The manner of payment to the payee is to be by warrant mailed to:

Colorado City Metropolitan District  
PO Box 20229  
Colorado City, CO 81019

9. Attached hereto is the appropriate documentation demonstrating that the amount requisitioned hereunder is currently due or has been advanced by the Subrecipient.

10. The amount hereby requisitioned is a proper Cost of the Project.

11. On the date hereof, there does not exist any Event of Default under the ARPA Subrecipient Agreement nor any condition which, with the passage of time or the giving of notice, or both, would constitute an Event of Default thereunder.
12. Estimate of total project completion percentage: 63%
13. **The undersigned is an Authorized Officer of the Subrecipient duly authorized in the ARPA Subrecipient Agreement to submit the Requisition.**
14. The Subrecipient reaffirms that all representations made by it in the ARPA Subrecipient Agreement are true and accurate as of the date of this requisition, and that it shall continue to observe and perform all of its duties, covenants, obligations and agreements thereunder, at all times during the entire term of said ARPA Subrecipient Agreement.
15. By signing this report, I certify to the best of my knowledge and belief that the report is true, complete, and accurate, and the expenditures, disbursements and cash receipts are for the purposes and objectives set forth in the terms and conditions of the Federal award. I am aware that any false, fictitious, or fraudulent information, or the omission of any material fact, may subject me to criminal, civil or administrative penalties for fraud, false statements, false claims or others. (US Code Title 18, Section 1001 and Title 31, Sections 3729-3730 and 3801-3812).

Dated: June 13, 2023.

By: \_\_\_\_\_.

Title: General Manager & Authorized Officer

Print Name: James P. Eccher

The undersigned approves the disbursement of the requisitioned amount from the ARPA funds.

**PUEBLO COUNTY OFFICE OF BUDGET AND FINANCE**

By: \_\_\_\_\_  
Ashley Huggins, Director

Dated: \_\_\_\_\_

**For Pueblo County purposes only:**

Payment approved by \_\_\_\_\_

Dated: \_\_\_\_\_

COLORADO CITY METROPOLITAN DISTRICT  
 WATER SYSTEM IMPROVEMENTS - 2022  
 PROJECT EXPENDITURE SUMMARY AS OF MAY 26, 2023

No.	Expenditure Description	Budgetec Amount	This Pay Request	Total to Date	Funding Sources <sup>1)</sup>	
						Pueblo County ARPA
1.	Advertising/Administrative	\$ 500.00		\$ 1,235.00	\$	1,235.00
2.	Audit	3,500.00		-		
3.	County Permits (GMS) <sup>2)</sup>	2,000.00		165.00		165.00
4.	Rights-of-Way/Easement Evaluation (GMS) <sup>2)</sup>	5,000.00		2,024.00		2,024.00
5.	Geotechnical (GMS) <sup>2)</sup>	10,000.00		11,697.63		11,697.63
6.	Reproduction (GMS) <sup>2)</sup>	2,000.00		766.61		766.61
7.	Funding Administration (GMS) <sup>2)</sup>	30,000.00	\$ 3,270.90	20,434.02		20,434.02
8.	CDPHE Submissions (GMS) <sup>2)</sup>	4,000.00		4,095.10		4,095.10
9.	Design/Contract Administration	120,500.00	1,451.00	117,702.00		117,702.00
10.	Added Design	-6,500.00		16,336.70		16,336.70
11.	Construction Observation	135,000.00	881.80	138,454.26		138,454.26
12.	Schedule 1: Red Cloud Rd, Bosse Court, Douglas Way - Pate	1,386,804.07	217,236.20	1,386,804.07		1,386,804.07
13.	Schedule 2: Talley Drive and Tank 3 Improvements - Yocam	589,844.00		554,959.60		554,959.60
14.	Schedule 3: Tank 1, 2 and 3 Improvements - Swedish	1,180,375.00		39,247.46		39,247.46
15.	Contingencies <sup>3)</sup>	153,976.93				
	<b>TOTAL</b>	<b>\$ 3,640,000.00</b>	<b>\$ 222,839.90</b>	<b>\$ 2,293,921.45</b>	<b>\$</b>	<b>2,293,921.45</b>

1) Funding Sources Amount  
 Pueblo County ARPA Grant \$ 3,640,000  
 Total Available Funds \$ 3,640,000

2) These items not limited by individual budgets, but the collective total.  
 3) Contingencies will be used to address the Compliance Items contained within the City's Discharge Permit, sludge removal, collection system cleaning and videing, and construction items as needed.

**ENGINEER'S CERTIFICATION**

The Engineer has reviewed the Project Expenditure Summary and having made on-site observations of the work consistent with assigned responsibilities, certifies that to his best knowledge and belief that the work has progressed as indicated herein.

GMS, Inc.

By:   
 Date: 06/12/2023

Pueblo County ARPA	
Total Request	\$ 2,293,921.45
Previous Requests	\$ (2,071,081.56)
Current Request	\$ 222,839.90

**MEYER & SAMS, INC.**  
**dba GMS, INC., CONSULTING ENGINEERS**  
**611 N. Weber Street, Suite 300**  
**Colorado Springs, CO 80903-1074**  
**719-475-2935 - 719-475-2938 (Fax)**

Colorado City Metropolitan District  
P.O. Box 20229  
Colorado City, CO 81019

June 7, 2023  
Invoice No: 10

Project 2021-086 Colorado City Metropolitan District - Water System Improvements

**Professional Services from April 1, 2023 to May 26, 2023**

**Phase .200 Funding Administration**

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Communication with Pueblo County staff and District staff regarding ARPA funds; undertake ARPA reporting review; review Certified Payroll Reports (CPRs) and undertake communication with contractors to address items within the reports; provide letter to the District once all issues were addressed with the CPRs; prepare and submit ARPA reimbursement request to Pueblo County.

**Professional Services**

	Hours	Rate	Amount	
Principal	1.50	\$213.00	\$319.50	
Staff Engineer	15.70	\$133.00	\$2,088.10	
Executive Assistant	5.20	\$93.00	\$483.60	
Administrative Support	4.50	\$78.00	\$351.00	
	26.90		\$3,242.20	
<b>Total Labor</b>				<b>\$3,242.20</b>

**Reimbursable Expenses**

Mail Expense			\$6.80	
			\$6.80	
<b>Total Reimbursables</b>				<b>\$6.80</b>

**In-House Charges**

Reproduction			\$21.90	
			\$21.90	
<b>Total In-House Charges</b>				<b>\$21.90</b>

**Total This Phase      \$3,270.90**

**Phase .500 Construction Observation**

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Communication with District staff regarding completing the final portions of Schedules 1 and 2 along with tank draining needs; review shop submittals and provide back to Schedule 3 Contractor and District; various discussions with District staff, outside suppliers, and Schedule Nos. 1 and 3 Contractors; review shop submittals and provide back to Contractors and District.

**Professional Services**

Hours	Rate	Amount
1.10	\$213.00	\$234.30
2.00	\$187.00	\$374.00
1.00	\$173.00	\$173.00
.30	\$93.00	\$27.90
.90	\$78.00	\$70.20
5.30		\$879.40
<b>Total Labor</b>		<b>\$879.40</b>

Principal  
 Senior Professional Engineer  
 Senior Design Technician  
 Executive Assistant  
 Administrative Support

**In-House Charges**

\$2.40		
<u>\$2.40</u>		
<b>\$2.40</b>	<b>Total In-House Charges</b>	

Reproduction

**Phase 400 Design/Contract Administration**

Ongoing contract administration.

\$120,500.00	Phase Fee
\$116,251.00	Fee Previously Billed
\$1,451.00	Fee Currently Due
\$2,798.00	Fee to be Billed
<b>\$1,451.00</b>	<b>Total This Phase</b>

**\$5,603.70** Total this Invoice

GMS, INC.  
**APPLICATION AND CERTIFICATE FOR PAYMENT**

**Water System Improvements - 2022**  
**Sch. 1 - Red Cloud Road, Bosse Court and Douglas Way Water Main**  
**Replacement (Alternate No. 1 Only)**

Project : \_\_\_\_\_ No: 2021-086.400  
 Owner: Colorado City Metropolitan District Contractor: Pate Construction Co., Inc.  
 Application No. Five (5) - FINAL Period from March 23, 2023 to May 31, 2023

Application is made for payment, as shown below and on the attached Continuation Sheet(s) in accordance with the Contract Documents:

Original Contract	\$	<u>1,309,235.00</u>
Change Order No. <u>One (1)</u> :	\$	<u>52,959.07</u>
Change Order No. <u>Two (2) - Final</u> :	\$	<u>24,610.00</u>
Change Order No. _____:	\$	_____
Adjusted Contract Price	\$	<u>1,386,804.07</u>
Total Amount Due To-Date (from attached Continuation Sheet(s))	\$	<u>1,386,804.07</u>
Retainage of Amount Due <span style="float: right;"><u>0.0%</u></span>	\$	<u>0.00</u>
Total Earned Less Retainage	\$	<u>1,386,804.07</u>
Less Previous Certificate for Payment	\$	<u>1,169,567.87</u>
Current Payment Due	\$	<u>217,236.20</u>

Contract Commencement: 10/3/2022 Scheduled Completion: 5/31/2023 % Time Used: 100% Complete: 100%

**Contractor's Certification**

The undersigned Contractor certifies that the work covered by this Application for payment has been completed in accordance with the Contract Documents, that all amounts have been paid by him for work for which previous Certificates for Payment were issued and payments received from the Owner, and that the current payment shown herein is now due.

**Engineer's Certification**

The Engineer has reviewed this Application accompanying data and schedules and, having made on-site observations of the work, consistent with his assigned responsibilities, certifies that to his best knowledge and belief, the quality of the work performed is in accordance with the Contract Documents, that the work has progressed as indicated herein, and that the Contractor is entitled to payment in the amount shown above.

Contractor: Pate Construction Co., Inc.  
87 North Mission Drive  
Pueblo West, CO 81007

Engineer: GMS, Inc., Consulting Engineers  
611 N. Weber Street, Ste 300  
Colorado Springs, CO 80903

By: [Signature]  
 Date: 6/9/23

By: [Signature]  
 Date: 06/12/2023

OWNER APPROVAL: By: \_\_\_\_\_ Date: \_\_\_\_\_

**GMS, Inc.**

Application and Certificate for Payment - Continuation Sheet

Project: Water System Improvements - 2022, Sct. 1 - Red Cloud Road, Bosse Court and Douglas Way Water Main Replacement (Alternate No. 1 Only)

Owner: Colorado City Metropolitan District

Contractor: Pale Construction Co., Inc.

Application No. Five (5) - FINAL for period from March 23, 2023 to May 31, 2023

No.	Description	Quantity	Unit	Unit Price	Total Contract Amount	Quantity This Month	Previous Quantity	Quantity To Date	Earnings This Month	Previous Earning	Earnings To Date	
<b>Schedule 1 - Alternate No. 1:</b>												
1.	Mobilization	1	LS	\$17,004.00	\$17,004.00		1	1	\$	\$17,004.00	\$17,004.00	
2.	Cut permits and complete traffic control plans	1	LS	\$25,000.00	\$25,000.00		1	1	\$	\$25,000.00	\$25,000.00	
3.	PVC water lines in different locations											
a.	12-inch diameter G900 DR18 PVC	670	LF	\$150.00	\$100,500.00		21	21	\$	\$3,150.00	\$3,150.00	
b.	8-inch diameter G900 DR18 PVC	3,035	LF	\$145.00	\$440,075.00		3,945	3,945	\$	\$572,025.00	\$572,025.00	
c.	8-inch diameter G900 DR18 PVC (Quantity includes Bosse Court, Douglas Way and lateral footage associated with new fire hydrant installations.)	590	LF	\$95.00	\$56,050.00		685	685	\$	\$65,075.00	\$65,075.00	
4.	Furnish and install gate valves and Pueblo style riser box											
a.	12-inch diameter	4	EA	\$4,000.00	\$16,000.00				\$	\$	\$	
b.	8-inch diameter	12	EA	\$2,000.00	\$24,000.00		23	23	\$	\$46,000.00	\$46,000.00	
c.	6-inch diameter (Quantity includes 6" valves on new fire hydrant installations.)	15	EA	\$1,800.00	\$27,000.00		14	14	\$	\$25,200.00	\$25,200.00	
5.	Furnish and install Class "B" bedding extending from 6 inches below to 12 inches above the pipe for water line installations as directed by the Engineer and all incidental materials of construction, complete in place	4,295	LF	\$15.00	\$64,425.00		4,602	4,602	\$	\$69,030.00	\$69,030.00	
6.	Furnish and install 6-inch fire hydrant assembly on new water main											
a.	12-inch diameter PVC Water Main	1	EA	\$6,000.00	\$6,000.00				\$	\$	\$	
b.	8-inch diameter PVC Water Main	6	EA	\$6,000.00	\$36,000.00		8	8	\$	\$48,000.00	\$48,000.00	
c.	6-inch diameter PVC Water Main	2	EA	\$6,000.00	\$12,000.00		2	2	\$	\$12,000.00	\$12,000.00	
7.	Remove and salvage existing fire hydrant and deliver salvageable items to Owner	7	EA	\$1,500.00	\$10,500.00		7	7	\$	\$10,500.00	\$10,500.00	
8.	3/4-inch service tap on new PVC water main											
a.	8-inch diameter PVC Water Main	9	EA	\$1,900.00	\$17,100.00		10	10	\$	\$19,000.00	\$19,000.00	
b.	8-inch diameter PVC Water Main	1	EA	\$1,850.00	\$1,850.00		5	5	\$	\$9,250.00	\$9,250.00	
9.	1-inch service tap on new PVC Water Main											
a.	12-inch diameter PVC Water Main	2	EA	\$1,960.00	\$3,960.00				\$	\$	\$	
b.	8-inch diameter PVC Water Main	8	EA	\$1,950.00	\$15,600.00		13	13	\$	\$25,350.00	\$25,350.00	
c.	6-inch diameter PVC Water Main	6	EA	\$1,920.00	\$11,520.00				\$	\$	\$	
10.	PEX service line between the new corporation stop and connection to existing service line											
a.	1-inch diameter	300	LF	\$50.00	\$15,000.00		247	247	\$	\$12,350.00	\$12,350.00	
b.	3/4-inch diameter	200	LF	\$50.00	\$10,000.00		492	492	\$	\$24,600.00	\$24,600.00	
11.	8-inch PVC pipe, fittings, joint restraints and tracer wire for new water main lowering	1	LS	\$20,000.00	\$20,000.00				\$	\$	\$	
12.	Close corporation stop where the service line is connected to the existing 6-inch water main at the intersection of Red Cloud Road and Buckskin Avenue	1	LS	\$2,000.00	\$2,000.00		1	1	\$	\$2,000.00	\$2,000.00	
13.	Cap existing service line on the west side of Red Cloud Road at Station 5+84	1	LS	\$2,000.00	\$2,000.00		1	1	\$	\$2,000.00	\$2,000.00	

GMS, Inc.

J:\Colorado City Metro District\Water\2022\WSP\Comp\Contract\Schedule 1 - Payment\app\Scn 1 PayApp 05-1-23.rtf



No.	Description	Quantity	Unit	Unit Price	Total Contract Amount	Quantity This Month	Previous Quantity	Quantity To-Date	Earnings This Month	Previous Earning	Earnings To-Date
14.	Connections between new and existing water mains and plugging existing mains										
	a. 8"x8" Tee Connection	3	EA	\$2,500.00	\$7,500.00			3	\$ 7,500.00	\$ 7,500.00	\$ 7,500.00
	b. 8" In-Line Connection	1	EA	\$8,000.00	\$8,000.00			2	\$ 16,000.00	\$ 16,000.00	\$ 16,000.00
	c. 16" In-Line Connection	4	EA	\$4,000.00	\$16,000.00			4	\$ 16,000.00	\$ 16,000.00	\$ 16,000.00
	d. 12"x12" Tee Connection	1	EA	\$2,700.00	\$2,700.00			4	\$ 10,800.00	\$ 10,800.00	\$ 10,800.00
15.	Flowable fill around new water main	86	LF	\$195.00	\$16,770.00			20	\$ 3,900.00	\$ 3,900.00	\$ 3,900.00
16.	Flowable fill concrete above new water main up to spring line of existing storm sewer main	4	EA	\$2,500.00	\$10,000.00			3	\$ 7,500.00	\$ 7,500.00	\$ 7,500.00
17.	Remove and replace existing asphalt surface	2,500	SY	\$54.00	\$135,000.00			2,865	\$ 155,680.00	\$ 143,910.00	\$ 143,910.00
18.	1-inch thick total compacted thickness hot mix asphalt overlay of entire street width, CDOT grading SX	10,230	SY	\$16.00	\$163,680.00	9,730		9,730	\$ 155,680.00	\$ -	\$ 155,680.00
19.	Non-irrigated grass seeding on all disturbed areas	1	AC	\$3,400.00	\$3,400.00				\$ -	\$ -	\$ -
20.	Demobilization	1	LS	\$12,601.00	\$12,601.00			1	\$ -	\$ 12,601.00	\$ 12,601.00
	<b>Total Schedule 1 - Alternate No. 1:</b>				\$1,309,235.00				\$ 155,680.00	\$ 1,194,945.00	\$ 1,350,625.00
<b>Change Order No. One (1) - Additional Work</b>											
1.	Change Order No. 1. Justification: Extensive potholing required between 10-12-2022 and 11-04-2022 to identify existing utilities that were unable to be accurately located	1	LS	\$12,592.40	\$12,592.40			1	\$ -	\$ 12,592.40	\$ 12,592.40
2.	Change Order No. 2. Justification: Excavate form and pour flowfill around unknown manhole locations at Station 14+13 and Station 15+70 between 10-31-2022 and 11-02-2022	1	LS	\$3,156.38	\$3,156.38			1	\$ -	\$ 3,156.38	\$ 3,156.38
3.	Change Order No. 3. Justification: Discovered leaking service line between main and meter pit. Excavate and cap service line on 11-08-2022	1	LS	\$2,544.69	\$2,544.69			1	\$ -	\$ 2,544.69	\$ 2,544.69
4.	Change Order No. 4. Justification: Extensive potholing required between 12-05-2022 and 12-16-2022 to identify locations of existing water service lines and water main that were unable to be accurately located	1	LS	\$5,180.93	\$5,180.93			1	\$ -	\$ 5,180.93	\$ 5,180.93
5.	Change Order No. 5. Justification: Existing corporation stop blew out of service saddle. Shut down main, excavate and plugged saddle on 12-08-2022	1	LS	\$2,388.86	\$2,388.86			1	\$ -	\$ 2,388.86	\$ 2,388.86
6.	Change Order No. 6. Justification: Extensive potholing required between 12-16-2022 and 12-30-2022 to identify locations of existing 12-inch AC water main that was unable to be accurately located	1	LS	\$4,645.00	\$4,645.00			1	\$ -	\$ 4,645.00	\$ 4,645.00
7.	Change Order No. 7. Justification: Install owner furnished pressure reducing valve in Contractor provided manhole on new 8-inch watermain in Red Cloud Road	1	LS	\$5,670.81	\$5,670.81			1	\$ -	\$ 5,670.81	\$ 5,670.81
	<b>Total Change Order No. One (1) - Additional Work:</b>				\$36,179.07				\$ 155,680.00	\$ 1,231,124.07	\$ 1,386,804.07



**FINAL CERTIFICATE OF SUBSTANTIAL COMPLETION**

PROJECT: Water System Improvements – 2022  
Schedule 1 – Red Cloud Road, Bosse Court and Douglas Way Water Main Replacement (Alternate No. 1 Only)

OWNER: Colorado City Metropolitan District

CONTRACTOR: Pate Construction Co., Inc.

The Work performed under this Contract has been reviewed and found to be substantially complete. The Date of Substantial Completion, which is also the date of commencement of all warranties and guarantees required by the Contract Documents unless otherwise stipulated below, is hereby established as:

Begin Warranty: May 31, 2023 for all work associated with asphalt pavement along Red Cloud Road under Bid Item Nos. 17 and 18

End Warranty: May 31, 2025

The Date of Substantial Completion of the Work, or designated portion thereof, is the date certified by the Engineer when the Work is sufficiently complete, in accordance with the Contract Documents, so the Owner may occupy the Work or designated portion thereof for the use for which it is intended. A list of items to be completed or corrected has previously been provided to the Contractor. Neither this certification nor the failure to include any items on said list shall relieve the Contractor from his full responsibilities for compliance with the Contract Documents.

GMS, Inc., Consulting Engineers  
Engineer

  
By \_\_\_\_\_

06/12/2023  
Date

Pate Construction Co., Inc.  
Contractor

  
By \_\_\_\_\_

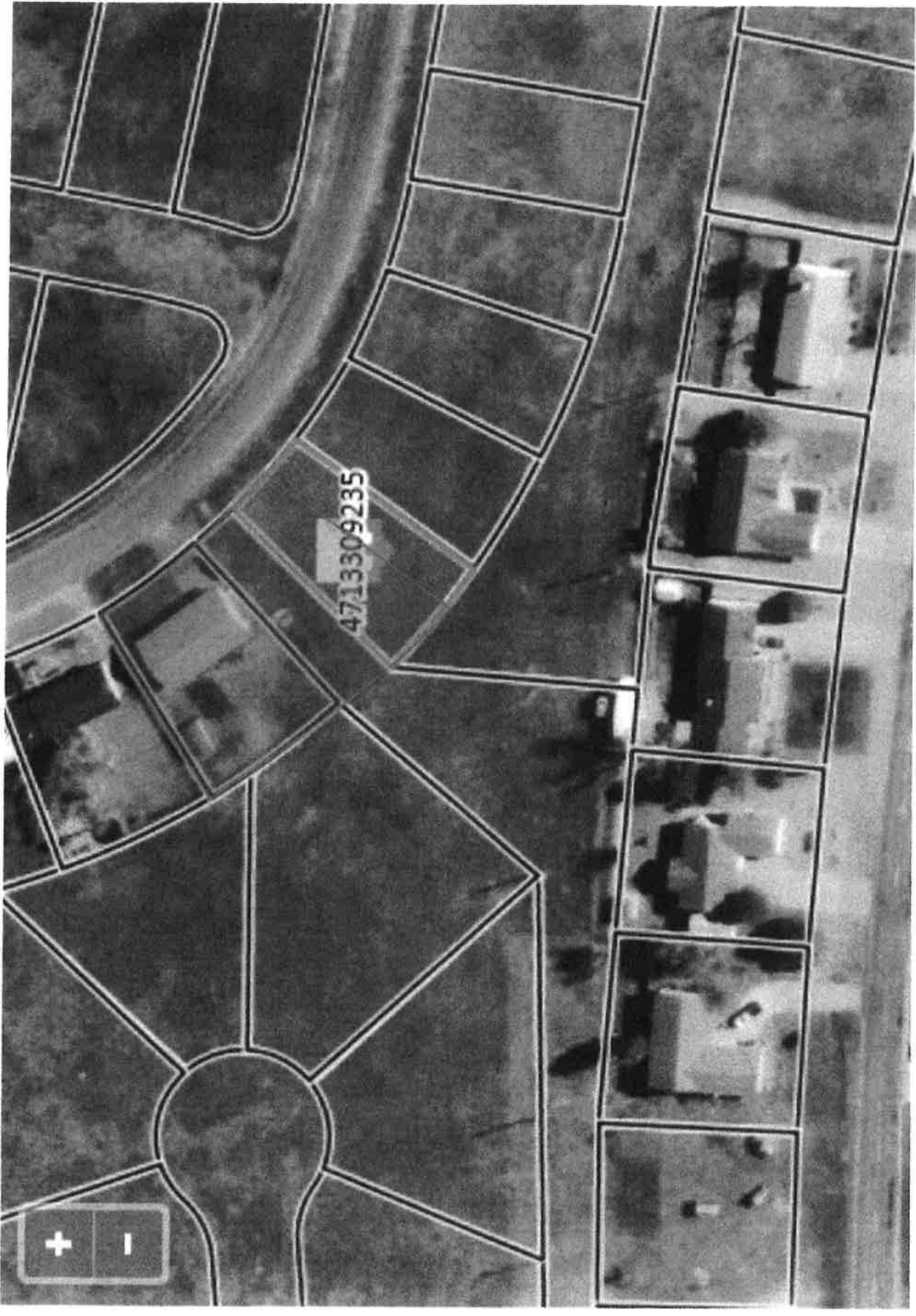
6/9/23  
Date

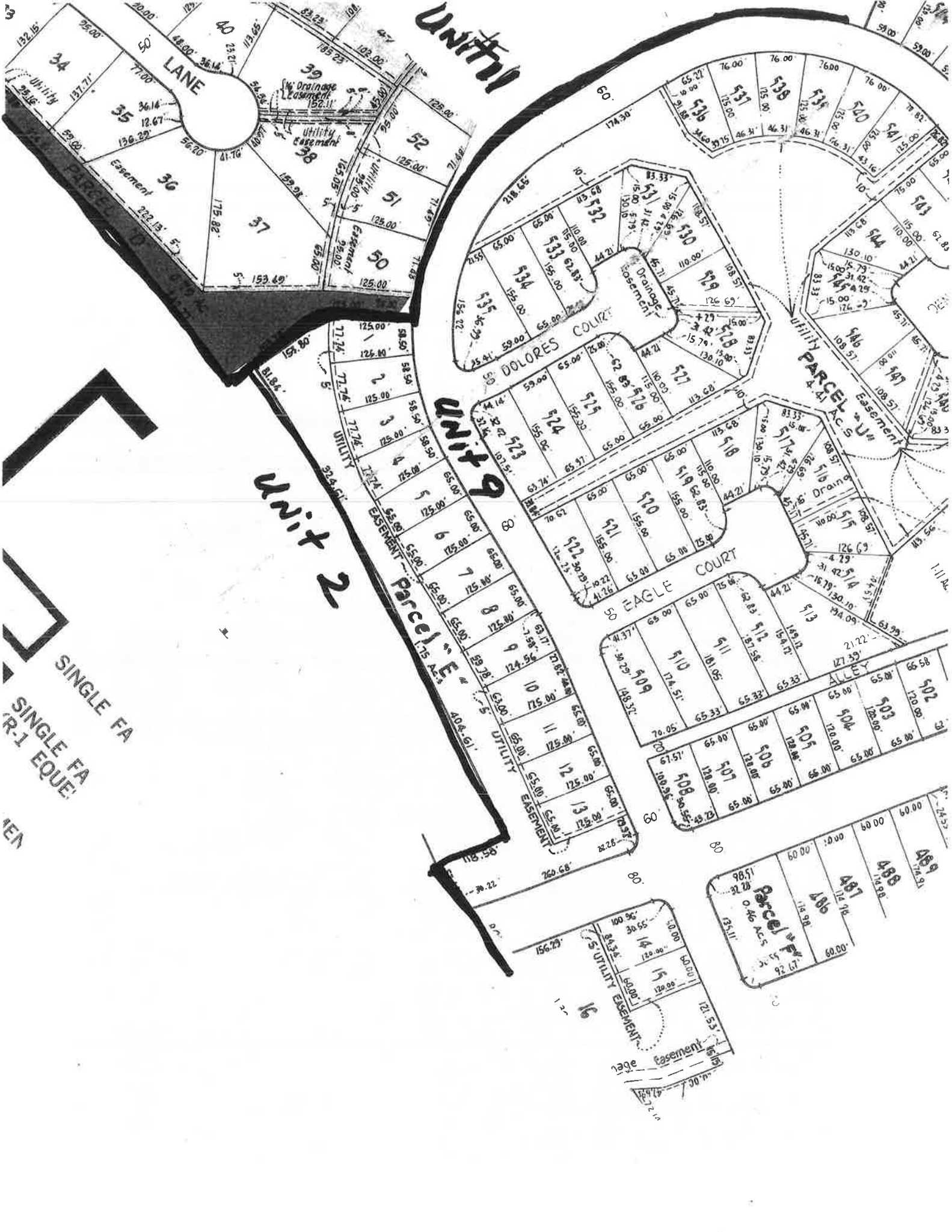
Colorado City Metropolitan District  
Owner

By \_\_\_\_\_

\_\_\_\_\_  
Date







Unit 1

LANE

Unit 2

Unit 2

Parcel E

DOLORES COURT

EAGLE COURT

UTILITY PARCEL F

Parcel F

SINGLE FA  
SINGLE FA  
(R-1) EQU

ME

1/5 UTILITY EASEMENT

EASEMENT

34 35 36 37 38 39 40 41 42 43 44 45 46 47 48 49 50 51 52 53 54 55 56 57 58 59 60 61 62 63 64 65 66 67 68 69 70 71 72 73 74 75 76 77 78 79 80 81 82 83 84 85 86 87 88 89 90 91 92 93 94 95 96 97 98 99 100 101 102 103 104 105 106 107 108 109 110 111 112 113 114 115 116 117 118 119 120 121 122 123 124 125 126 127 128 129 130 131 132 133 134 135 136 137 138 139 140 141 142 143 144 145 146 147 148 149 150 151 152 153 154 155 156 157 158 159 160 161 162 163 164 165 166 167 168 169 170 171 172 173 174 175 176 177 178 179 180 181 182 183 184 185 186 187 188 189 190 191 192 193 194 195 196 197 198 199 200 201 202 203 204 205 206 207 208 209 210 211 212 213 214 215 216 217 218 219 220 221 222 223 224 225 226 227 228 229 230 231 232 233 234 235 236 237 238 239 240 241 242 243 244 245 246 247 248 249 250 251 252 253 254 255 256 257 258 259 260 261 262 263 264 265 266 267 268 269 270 271 272 273 274 275 276 277 278 279 280 281 282 283 284 285 286 287 288 289 290 291 292 293 294 295 296 297 298 299 300 301 302 303 304 305 306 307 308 309 310 311 312 313 314 315 316 317 318 319 320 321 322 323 324 325 326 327 328 329 330 331 332 333 334 335 336 337 338 339 340 341 342 343 344 345 346 347 348 349 350 351 352 353 354 355 356 357 358 359 360 361 362 363 364 365 366 367 368 369 370 371 372 373 374 375 376 377 378 379 380 381 382 383 384 385 386 387 388 389 390 391 392 393 394 395 396 397 398 399 400 401 402 403 404 405 406 407 408 409 410 411 412 413 414 415 416 417 418 419 420 421 422 423 424 425 426 427 428 429 430 431 432 433 434 435 436 437 438 439 440 441 442 443 444 445 446 447 448 449 450 451 452 453 454 455 456 457 458 459 460 461 462 463 464 465 466 467 468 469 470 471 472 473 474 475 476 477 478 479 480 481 482 483 484 485 486 487 488 489 490 491 492 493 494 495 496 497 498 499 500 501 502 503 504 505 506 507 508 509 510 511 512 513 514 515 516 517 518 519 520 521 522 523 524 525 526 527 528 529 530 531 532 533 534 535 536 537 538 539 540 541 542 543 544 545 546 547 548 549 550 551 552 553 554 555 556 557 558 559 560 561 562 563 564 565 566 567 568 569 570 571 572 573 574 575 576 577 578 579 580 581 582 583 584 585 586 587 588 589 590 591 592 593 594 595 596 597 598 599 600 601 602 603 604 605 606 607 608 609 610 611 612 613 614 615 616 617 618 619 620 621 622 623 624 625 626 627 628 629 630 631 632 633 634 635 636 637 638 639 640 641 642 643 644 645 646 647 648 649 650 651 652 653 654 655 656 657 658 659 660 661 662 663 664 665 666 667 668 669 670 671 672 673 674 675 676 677 678 679 680 681 682 683 684 685 686 687 688 689 690 691 692 693 694 695 696 697 698 699 700 701 702 703 704 705 706 707 708 709 710 711 712 713 714 715 716 717 718 719 720 721 722 723 724 725 726 727 728 729 730 731 732 733 734 735 736 737 738 739 740 741 742 743 744 745 746 747 748 749 750 751 752 753 754 755 756 757 758 759 760 761 762 763 764 765 766 767 768 769 770 771 772 773 774 775 776 777 778 779 780 781 782 783 784 785 786 787 788 789 790 791 792 793 794 795 796 797 798 799 800 801 802 803 804 805 806 807 808 809 810 811 812 813 814 815 816 817 818 819 820 821 822 823 824 825 826 827 828 829 830 831 832 833 834 835 836 837 838 839 840 841 842 843 844 845 846 847 848 849 850 851 852 853 854 855 856 857 858 859 860 861 862 863 864 865 866 867 868 869 870 871 872 873 874 875 876 877 878 879 880 881 882 883 884 885 886 887 888 889 890 891 892 893 894 895 896 897 898 899 900 901 902 903 904 905 906 907 908 909 910 911 912 913 914 915 916 917 918 919 920 921 922 923 924 925 926 927 928 929 930 931 932 933 934 935 936 937 938 939 940 941 942 943 944 945 946 947 948 949 950 951 952 953 954 955 956 957 958 959 960 961 962 963 964 965 966 967 968 969 970 971 972 973 974 975 976 977 978 979 980 981 982 983 984 985 986 987 988 989 990 991 992 993 994 995 996 997 998 999 1000



# Pueblo County Assessor's Real Property Search

## Pueblo County Assessor's Real Property Search

4713309235  
00000

Total Value  
\$9,350

### LAND DETAILS

#	AREA	DEPTH	UNIT	ACREAGE	SQUARE FOOTAGE	CLASS	VALUE
1	0	0.00	1.00	0.19	8437.00	Vacant	\$9,350

### TRANSFER HISTORY

NAMES ARE NOT NECESSARILY LISTED AS TITLE IS HELD, SOME MAY BE SHORTENED OR ABBREVIATED.  
PLEASE CONTACT THE ASSESSOR'S OFFICE AT (719)583-6603 FOR CORRECT OWNERSHIP.

SALE DATE	AMT	RECEPTION	TYPE	GRANTEES	GRANTORS	BOOK / PAGE
09/02/2015	\$0	2015080	TREASURERS DEED(TRES)	BOLE MICHALE + SAMANTHA	GESKE THOMAS L	-
02/26/2002	\$0	1426955	DEATH CERTIFICATE(DC)	WEDGE (DALE H)	WEDGE (DALE H)	-
02/19/2002	\$0	1426111	DEATH CERTIFICATE(DC)	WEDGE (DALE H)	WEDGE DALE H + MARGARET E	-
02/14/2002	\$3,500	1426956	WARRANTY DEED(WD)	GESKE THOMAS L	WEDGE (DALE H)	-
09/28/1972	\$2,700	435151	WARRANTY DEED(WD)	WEDGE DALE H + MARGARET E	COLORADO CITY	-





Pueblo County Assessor's Real Property Search

4713311016  
4554 CHAFFEE DR, COLORADO CITY, CO 81019

Total Value  
\$304,140

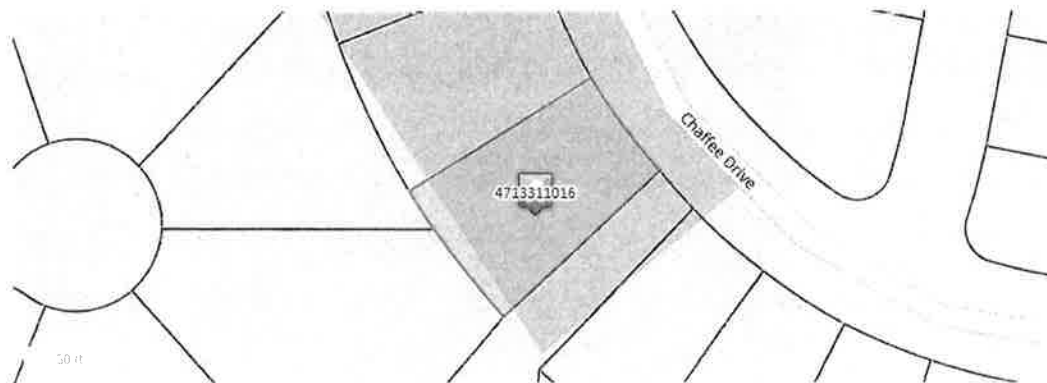
LAND DETAILS

#	AREA	DEPTH	UNIT	ACREAGE	SQUARE FOOTAGE	CLASS	VALUE
1	0	0.00	1.00	0.25	10755.00	Residential	\$25,000

TRANSFER HISTORY

NAMES ARE NOT NECESSARILY LISTED AS TITLE IS HELD, SOME MAY BE SHORTENED OR ABBREVIATED.  
PLEASE CONTACT THE ASSESSOR'S OFFICE AT (719)583-6603 FOR CORRECT OWNERSHIP.

SALE DATE	AMT	RECEPTION	TYPE	GRANTEES	GRANTORS	BOOK / PAGE
02/13/2023	\$210,000	2304663	WARRANTY DEED(WD)	BOLE SAMANTHA FAITH	CATAMOUNT PROPERTIES 2018 LLC	-
10/12/2022	\$0	2293880	PUBLIC TRUSTEE DEED(PTD)	CATAMOUNT PROPERTIES 2018 LLC	BOLE MICHAEL	-
05/13/2022	\$0	2276962	SCRIVENER AFFIDAVIT(SAFF)	SAME	BOLE MICHAEL	-
05/09/2008	\$145,000	1769017	WARRANTY DEED(WD)	BOLE MICHAEL	SAME	-
09/25/2006	\$3,500	1695085	QUIT CLAIM DEED(QCD)	SAME	PO PO INVESTMENTS LLC	-
08/01/2006	\$0	1690715	QUIT CLAIM DEED(QCD)	-	COLORADO CITY METRO DISTRICT	-
08/01/2006	\$3,500	1690716	QUIT CLAIM DEED(QCD)	PO PO INVESTMENTS LLC	PO PO INVESTMENTS LLC	-
05/14/1997	\$0	1202927	QUIT CLAIM DEED(QCD)	COLORADO CITY METRO DISTRICT	MARK LYNN A + MABLE M	-
05/13/1997	\$0	1169894	WARRANTY DEED(WD)	MARK LYNN A + MABLE M	COLORADO CITY METRO DISTRICT	-
07/25/1985	\$0	718997	TRUSTEE DEED(TRST)	COLORADO CITY METRO DISTRICT	. COLO CITY DEV CO COLORADO CITY DEV CO	-





# CCAAC New Build Inspection Report

Date Inspected: 6-15-23 Inspected by: ROGER R. LOWE

Zoned \_\_\_\_\_ Lot 6 Unit: 20 Parcel #: 4620720026

Owner: AMBER BLANCHARD Phone: 719-252-9453

Physical Address: 3022 APPLEWOOD DR

Minimum Sq. Ft. Required N/A Actual build sq. Ft. 868

Lot size: 2530 sq. ft. % can be covered \_\_\_\_\_ Covered % \_\_\_\_\_

	Question	<u>Approved</u>	
Structure: _____	?	<input checked="" type="radio"/> Yes	No
Form: _____	?	<input checked="" type="radio"/> Yes	No
Texture: _____	?	<input checked="" type="radio"/> Yes	No
Color: _____	?	<input checked="" type="radio"/> Yes	No
Ext. Appurtenances _____	?	<input checked="" type="radio"/> Yes	No
Property lines Marked? -----		<input checked="" type="radio"/> Yes	No
Structure lines Marked? -----		<input checked="" type="radio"/> Yes	No

### Property Set Backs

	Required	Actual		Required	Actual	
Front:	<u>20</u>	<u>25</u>	<input checked="" type="radio"/> Pass / Fail	Rear:	<u>45</u>	<input checked="" type="radio"/> Pass / Fail
Side:	<u>5</u>	<u>5</u>	<input checked="" type="radio"/> Pass / Fail	CCAAC member:	<input checked="" type="radio"/> Approved / Disapproved	

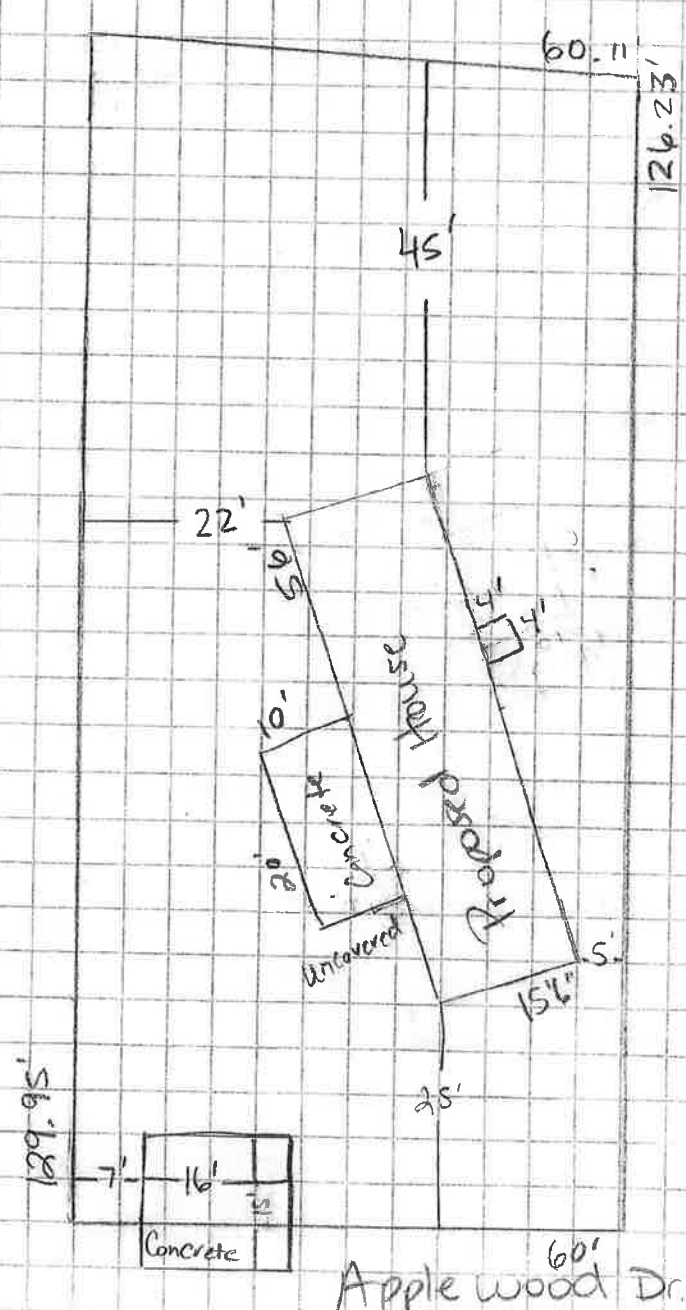
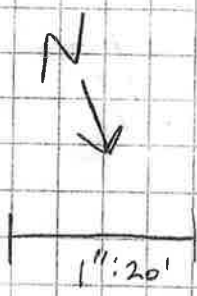
Information / corrections Required on: \_\_\_\_\_  
for final approval

CCAAC Member Signature Roger R. Lowe

Additional Notes:  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

See References on back

Amber Blanchard and Dylan Hunt  
3022 Applewood Drive  
Colorado City, CO 81019  
Lot 6 Unit 20 Colo City  
Parcel # 4620220026



CCAAC New Build Inspection Report

Date Inspected: 6-22-23 Inspected by: LARRY BARK

Zoned 20 Lot 142 Unit: \_\_\_\_\_ Parcel #: 4617320195

Owner: NAKIA KAZNER Phone: 970-650-1255

Physical Address: 2898 BLUE SPARKLE

Minimum Sq. Ft. Required \_\_\_\_\_ Actual build sq. Ft. \_\_\_\_\_

Lot size: \_\_\_\_\_ sq. ft. % can be covered \_\_\_\_\_ Covered % \_\_\_\_\_

	Question	Approved	
Structure: <u>FENCE</u>	?	<u>Yes</u>	No
Form: <u>6' HIGH WOOD-BACK 1/2</u>	?	<u>Yes</u>	No
Texture: _____	?	Yes	No
Color: _____	?	Yes	No
Ext. Appurtenances _____	?	Yes	No
Property lines Marked? -----		Yes	No
Structure lines Marked? -----		Yes	No

Property Set Backs

Required	Actual	Required	Actual
Front: _____	_____	Rear: _____	_____
Side: _____	_____	CCAAC member: <u>Approved</u>	Disapproved

Information / corrections Required on: \_\_\_\_\_  
for final approval

CCAAC Member Signature [Signature]

Additional Notes: FENCE ALREADY INSTALLED



CCAAC New Build Inspection Report

Date Inspected: 6/22/23 Inspected by: LARRY BERK

Zoned R-1 Lot 185 Unit: 6 Parcel #: 4725206028

Owner: ANTRIM + ASSOC Phone: 719-251-1186

Physical Address: 3939 MCINTIRE ROAD

Minimum Sq. Ft. Required 1,000 Actual build sq. Ft. 1282

Lot size: \_\_\_\_\_ sq. ft. % can be covered \_\_\_\_\_ Covered % \_\_\_\_\_

	Question	Approved	
Structure: _____	?	<u>Yes</u>	No
Form: _____	?	<u>Yes</u>	No
Texture: <u>STUCCO</u>	?	<u>Yes</u>	No
Color: <u>BEIGE</u>	?	<u>Yes</u>	No
Ext. Appurtenances _____	?	Yes	No
Property lines Marked? -----		<u>Yes</u>	No
Structure lines Marked? -----		<u>Yes</u>	No

Property Set Backs

Required	Actual		Required	Actual	
Front: <u>15'</u>	<u>30'</u>	<u>Pass</u> / Fail	Rear: <u>15'</u>	<u>38'</u>	<u>Pass</u> / Fail
Side: <u>5'</u>	<u>10'/16'</u>	<u>Pass</u> / Fail	CCAAC member:	<u>Approved</u> / <u>Disapproved</u>	

Information / corrections Required on: \_\_\_\_\_  
for final approval

CCAAC Member Signature [Signature]

Additional Notes:  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

3939 MCINTIRE

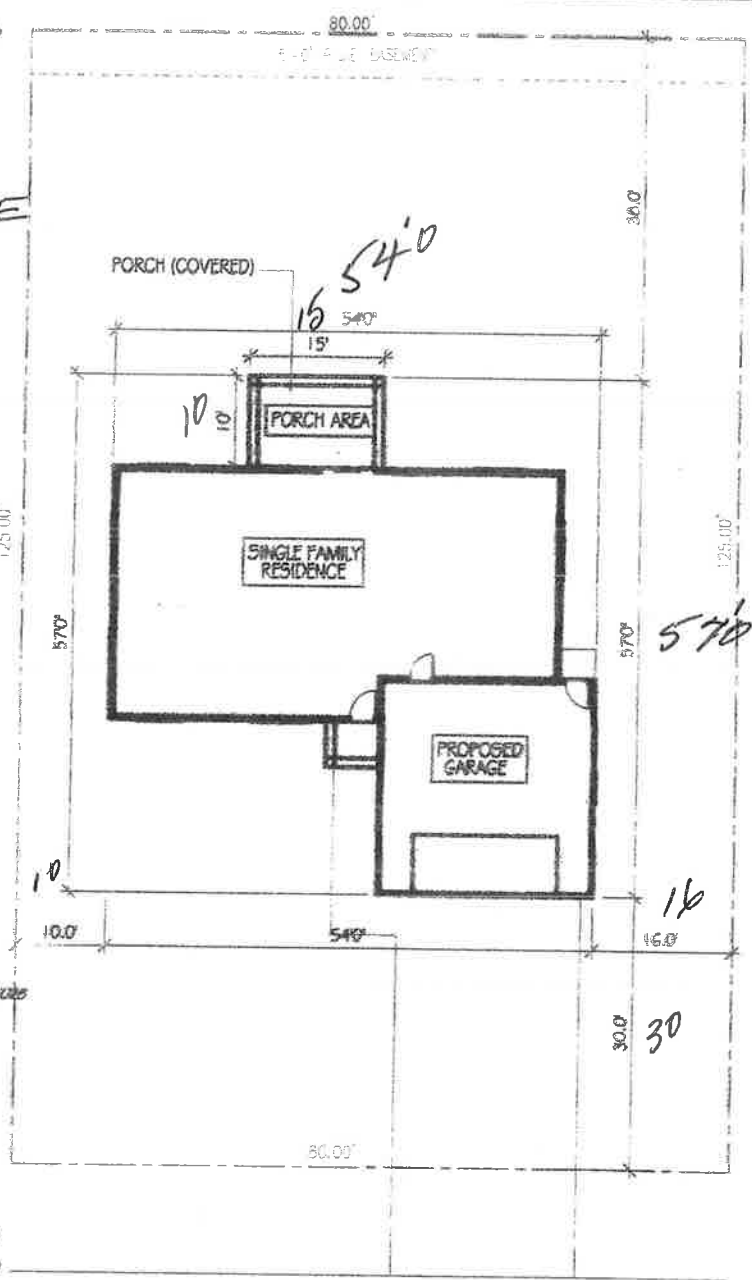
Electronic Submittal - Reflected information is acceptable. **ADP**

ZONING AUTHORIZATION FOR BUILDING PERMIT  
 PUEBLO COUNTY DEPARTMENT OF PLANNING AND DEVELOPMENT

R-1 06/13/2023  
 ZONE DATE DIRECTOR REPRESENTATIVE

COMMENTS:

3939 MCINTIRE



**PUEBLO COUNTY DEPARTMENT OF PLANNING AND ZONING CHECKLIST**

INCLUDED	ASSESSOR'S PARCEL NUMBER	PARCEL SCHEDULE # 4725206828
INCLUDED	SQUARE FOOTAGE OF PROPOSED STRUCTURE	1680 SQ. FT. (1282.0 TOTAL UNDER ROOF - 2038.0)
NA	SQUARE FOOTAGE OF EXISTING STRUCTURE	NA
INCLUDED	STRUCTURE HEIGHT	17'-0" OFT FINISHED GRADE
NA	LOCATION & SIZE OF EXISTING FENCES, WALLS	NA
INCLUDED	DIMENSIONS OF THE PARCEL	SEE PLOT
INCLUDED	EXISTING BUILDING SETBACK LINES	SEE PLOT
INCLUDED	LEGAL DESCRIPTION	LOT 185 UNIT 6 COLORADO CITY (COLORADO)
INCLUDED	ADDRESS OF PROPERTY	3939 MCINTIRE DR. (COLORADO CITY) COLORADO
NA	STREET NAME AND ADJACENT STREET	NA
INCLUDED	NORTH ARROW	SEE PLOT
INCLUDED	ALL LOCATIONS & DISTANCES TO PROP. STRUCTURES	SEE PLOT
NA	LOCATION & DISTANCES TO EXISTING STRUCTURES IF APPL.	NA

3939 MCINTIRE DR. (COLORADO CITY) COLORADO

**PLOT PLAN**

SCALE: 1" = 20'-0"

BUILDER/OWNER:	A SINGLE FAMILY RESIDENCE THE POPLAR MODEL HOME
DATE:	5-2023
ADDRESS:	3939 MCINTIRE DR. (COLORADO CITY) COLORADO
LEGAL DESCRIPTION:	LOT 185 UNIT 6 COLORADO CITY (COLORADO) PARCEL SCHEDULE # 4725206828

ATT. DAVE WEHRICH  
 702 FOLK STREET  
 PUEBLO, COLORADO 81004  
 (719) 299-4754 fax  
 (719) 240-9465 cell  
 (719) 744-0544 office  
 EMAIL: dave@advancedcolorado.com  
 EMAIL: dave.wehrich@yahoo.com



Parcel 4725206028 Tax Dist 70L Neighborhood 2102 Type REAL

Name: ANTRIM AND ASSOCIATES LLC Sub Name None On File  
Location None On File

Address PO BOX 2423  
PUEBLO CO 81004-0423 U S A

Legal Description  
LOT 185 UNIT 6 COLO CITY

Assessors Current Information

Current Use	Exempt	Actual	Assessed
Land 100	*****0	*****8350	*****2330
Imps. None	*****0	*****0	*****0
Total	*****0	*****8350	*****2330

Treasurers Information

Mill 113.188 TXD 70L Assessed Value 1280  
Year 2022 Orig. Tax 144.88 Amount Due 0

Prior Tax Information: No Prior Tax  
Alert Information: T-Alert A-Comment T-Comment  
Appraisal Information: Transfer Comments





# CCAAC New Build Inspection Report

Date Inspected: \_\_\_\_\_ Inspected by: \_\_\_\_\_

LLV No. \_\_\_\_\_

Zoned R-1 Lot 690 Unit: 14 Parcel #: 461814133

Owner: ANTHEM AND ASSOCIATES Phone: 719 251-1186

Physical Address: 4823 E JEFFERSON

Minimum Sq. Ft. Required 1000 Actual build sq. Ft. 2100

Lot size: \_\_\_\_\_ sq. ft. % can be covered \_\_\_\_\_ Covered % \_\_\_\_\_

	Question	<u>Approved</u>	
Structure: _____	?	<input checked="" type="radio"/> Yes	No
Form: _____	?	<input checked="" type="radio"/> Yes	No
Texture: _____	?	<input checked="" type="radio"/> Yes	No
Color: _____	?	<input checked="" type="radio"/> Yes	No
Ext. Appurtenances _____	?	<input checked="" type="radio"/> Yes	No
Property lines Marked? -----		<input checked="" type="radio"/> Yes	No
Structure lines Marked? -----		<input checked="" type="radio"/> Yes	No

### Property Set Backs

	Required	Actual		Required	Actual	
Front: <u>N/A</u>			Pass / Fail	Rear: <u>N/A</u>		Pass / Fail
Side: <u>N/A</u>			Pass / Fail	CCAAC member:		<b>Approved / Disapproved</b>

Information / corrections Required on: \_\_\_\_\_  
for final approval

CCAAC Member Signature *Roger D. Jones*

Additional Notes:  
COVENANTS SAY CCAAC CAN DETERMINE SETBACKS

See References on back

Electronic Submittal - Reflected information is acceptable. **2022**

**PUEBLO COUNTY DEPARTMENT OF PLANNING AND ZONING CHECKLIST**

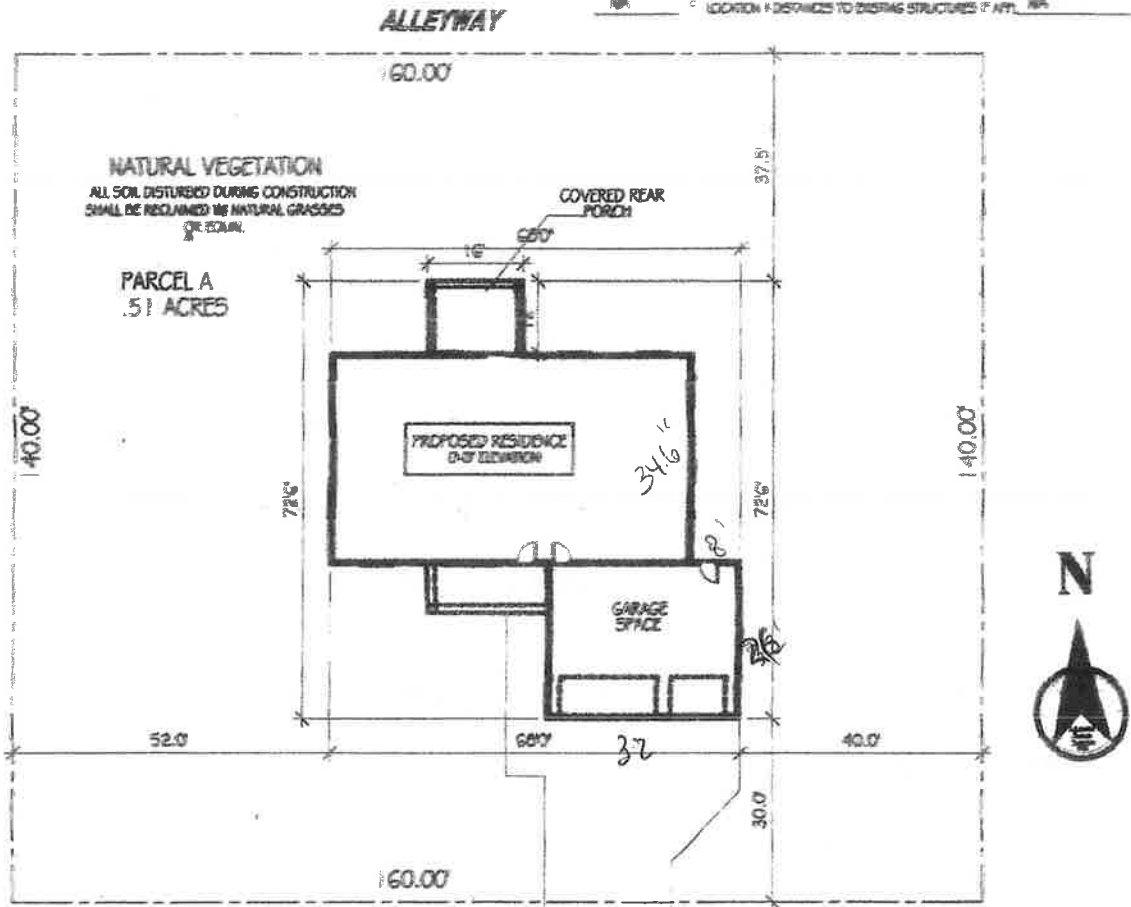
ZONING AUTHORIZATION FOR BUILDING PERMIT  
 PUEBLO COUNTY DEPARTMENT OF PLANNING AND DEVELOPMENT

**R-1 June 14, 2023**

ZONE DATE DIRECTOR/REPRESENTATIVE

COMMENTS:

- INCLUDED - ASSESSOR'S PARCEL NUMBER, PARCEL SCHEDULE # 4618114133-4618214093
- INCLUDED - SQUARE FOOTAGE OF PROPOSED STRUCTURE **3416**
- NR - SQUARE FOOTAGE OF EXISTING STRUCTURE NR
- INCLUDED - STRUCTURE HEIGHT **20'-0" OFF FINISHED GRADE**
- NR - LOCATION + SIZE OF EXISTING FENCES, WALLS NR
- INCLUDED - DIMENSIONS OF THE PARCEL **SEE PLOT**
- INCLUDED - EASEMENTS/BUILDING SETBACK LINES **SEE PLOT**
- INCLUDED - LEGAL DESCRIPTION **LOT LINE VACATION NO. 2023-003**
- INCLUDED - ADDRESS OF PROPERTY **4823 E. JEFFERSON BLVD. (COLORADO CITY) COLORADO**
- NR - STREET NAME AND ADJACENT STREET NR
- INCLUDED - NORTH ARROW **SEE PLOT**
- INCLUDED - ALL LOCATIONS + DISTANCES TO PROP. STRUCTURES **SEE PLOT**
- NR - LOCATION + DISTANCES TO EXISTING STRUCTURES IF ANY NR



**4823 E JEFFERSON BLVD. (COLORADO CITY) COLORADO**

PROPOSED 20 FT. WIDE PAVEMENT WITH 6" MIN. CONCRETE AT RIGHT OF WAY DRIVE SHALL EXTEND FROM CONCRETE PAD TO EXISTING ROAD (SEE CONTRACTOR FOR DETAIL)

**PLOT PLAN LANDSCAPE SCALE: 1" = 30'-0"**

**BUILDER/OWNER: THE ASPEN MODEL HOME**

**DATE: 4-2022**

**ADDRESS: 4823 E JEFFERSON BLVD. (COLORADO CITY) COLORADO**

**LEGAL DESCRIPTION: LOT LINE VACATION NO. 2023-003  
 PARCEL SCHEDULE # 4618114133-4618214093**

**ATT. DAVE WEHRICH**  
 702 POLK STREET  
 PUEBLO, COLORADO 81004

(719) 299-4754 fax  
 (719) 240-8465 cell  
 (719) 744-0544 office

EMAIL: dave@advanpeddb.com  
 EMAIL: dave.wehrich@pueblo.com



Date 6-22-23

NO. 163

### CCAAC Complaint Report

Complaint motor home parked on lot for  
8 months, expired plates unit  
8 condition 2 covenant violation

Property Address \_\_\_\_\_

Parcel# 4722408215 Unit 8 Lot 192 <sup>124</sup> Zoning: County RS COMM RS

Property Owner Michael Peck,

Owner Address P.O BOX 721, RYE CO

### CCAAC Recommendation

- No Action Explanation \_\_\_\_\_
- Title 8 – Pueblo County Health and Safety Risk Reference \_\_\_\_\_  
Explanation \_\_\_\_\_
- Title 17 – Pueblo County Zoning Violation Reference \_\_\_\_\_  
Explanation covenant violation 8 condition 2
- Colorado City - Covenant Violation Reference \_\_\_\_\_  
Explanation \_\_\_\_\_

CCAAC Response Recommendation Send first letter

### Colorado City Metro Board Action

Date \_\_\_\_\_

- Action Approved as Recommended
- Action Altered or Denied  
Explanation \_\_\_\_\_
- Action tabled for further investigation  
Explanation \_\_\_\_\_

## **DECLARATION OF PROTECTIVE COVENANTS**

### **UNIT 8**

THIS DECLARATION, made this 20th day of January, 1967, by COLORADO CITY DEVELOPMENT COMPANY, a Colorado corporation, having its principal place of business in Colorado City, Pueblo County, Colorado, hereinafter referred to as the "Declarant".

WHEREAS, the Declarant is the owner of all of that real property shown as Unit #8 of the plat entitled Colorado City, filed of record on December 22, 1966 under Reception No. 340914, in Book 1607, pages 276 to 280, inclusive, with the County Clerk and Recorder of Pueblo County, Colorado, and

WHEREAS, the Declarant is about to sell, dispose of or convey the lots in said property above described, and desires to subject the same to certain protective covenants, conditions, restrictions and reservations, hereinafter referred to as "Conditions" between it and the acquirers of the lots in said property.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS: That Declarant hereby certifies and declares that it has established and does hereby establish a general plan for the protection, maintenance, development and improvement of said property and that

THIS DECLARATION is designed for the mutual benefit of the lots in said tract, and Declarant has fixed and does hereby fix the protective Conditions upon which all lots, parcels and portions of said tract shall be held, leased or sold, and/or conveyed by them as such owners, each and all of which is and are for the mutual benefit of the lots in said tract and of each owner thereof, and shall run with the land and inure to and pass with said tract and each and every parcel of land therein, and shall apply to and bind the respective successors in interest thereof, and are and each thereof is imposed upon said tract as a mutual, equitable, servitude in favor of each and every parcel of land therein as the dominant tenement or tenements.

SAID CONDITIONS are as follows:

1. That all of the lots of said Unit 8 shall be single family residential lots and may be improved, used and occupied only for single family residential purposes together with such accessory buildings as approved by the Architectural Committee, subject to zoning restrictions then applicable.
2. That all of the lots in said Unit 8 shall have no main structure whose habitable area is less than seven hundred (700) square feet, and that screened areas or porches under roof shall not be included in the said seven hundred (700) square feet of habitable area.
3. That no raising or breeding, nor keeping or maintaining of pets, rabbits, poultry, dogs or live-stock of any kind be permitted, with the exception that for each dwelling unit the occupant may keep for his personal use not more than three pets, such as dogs, cats or other generally accepted household pets. Exception: This condition shall not apply to birds and fish that are maintained within the home.
4. That no activity noxious or offensive to the neighborhood shall be conducted within any building or on any portion of any lot or building site in said tract herein designated as a residential lot.
5. That no lots in this tract shall be re-subdivided or split.
6. That all television and radio antennas or masts of unusual height or configuration may not be installed without approval by the Architectural Committee.
7. That no refuse cans and/or clotheslines shall be allowed unless shielded from view at all times within fenced service yards.
8. That no building shall be erected upon any of said lots unless it has been approved prior to construction by an Architectural Committee appointed by Declarant, or successors appointed by them, in Colorado City, Colorado, or at such other place as may be designated by the Declarant. The Architectural Committee, in passing on any requests for approval, shall consider the location, form, texture, color and exterior appurtenances of the proposed structure. Tentative plans should be brought to the Committee for approval before commencing working drawings. Working drawings submitted for approval shall include complete elevations and plot and site development plans. Upon commencement of construction of any building, the work on the structure shall be diligently pursued in a workmanlike manner. No construction shall commence until a building permit for said construction has been obtained from the County of Pueblo Building Department.

### CCAAC Complaint Report

Complaint Gazebos on property no House  
in violation of covenants

Property Address \_\_\_\_\_

Parcel# 4727134153 Unit 34 Lot 199 Zoning: County \_\_\_\_\_ CCMD

Property Owner Arnold & Lilia Loo

Owner Address 5 Amaratil Ct, Pueblo CO 81001

#### CCAAC Recommendation

No Action Explanation \_\_\_\_\_

Title 8 – Pueblo County Health and Safety Risk Reference \_\_\_\_\_

Explanation \_\_\_\_\_

Title 17 – Pueblo County Zoning Violation Reference \_\_\_\_\_

Explanation \_\_\_\_\_

Colorado City - Covenant Violation Reference \_\_\_\_\_

Explanation Covenant violation 798 Unit 34

CCAAC Response Recommendation Send first letter

#### Colorado City Metro Board Action

Date \_\_\_\_\_

Action Approved as Recommended

Action Altered or Denied

Explanation \_\_\_\_\_

Action tabled for further investigation

Explanation \_\_\_\_\_

06/22/2023 15:21



Date 6-22-23

NO. 165

### CCAAC Complaint Report

Complaint @ ABIN + SHed NO House  
ON PROPERTY - in violation of covenants

Property Address ALONDRIA Unit 34 LOTS 201 & 202

Parcel# 4722434072 Unit 34 Lot 201 Zoning: County A7 COMM

Property Owner Daniel & Rosella Gonzalez

Owner Address 484 Ridgewood Way Highlands Ranch, CO

CCAAC Recommendation 80126

- No Action Explanation \_\_\_\_\_
- Title 8 — Pueblo County Health and Safety Risk Reference \_\_\_\_\_  
Explanation \_\_\_\_\_
- Title 17 — Pueblo County Zoning Violation Reference \_\_\_\_\_  
Explanation \_\_\_\_\_
- Colorado City - Covenant Violation Reference \_\_\_\_\_  
Explanation Covenant violation 748 Unit 34

CCAAC Response Recommendation Send first letter

### Colorado City Metro Board Action

Date \_\_\_\_\_

- Action Approved as Recommended
- Action Altered or Denied  
Explanation \_\_\_\_\_
- Action tabled for further investigation  
Explanation \_\_\_\_\_

# DECLARATION OF PROTECTIVE COVENANTS

## UNIT 34

THIS DECLARATION, made this 11th day of December, 1970 by COLORADO CITY DEVELOPMENT COMPANY, a Colorado corporation, having its principal place of business in Colorado City, Pueblo County, Colorado, hereinafter referred to as the Declarant."

WHEREAS, the Declarant is the owner of all of that real property described as lots 1 to 241 inclusive, as shown on Unit 34 of the plat entitled Colorado City, filed of record on December 2, 1970, under Reception Number 400047, Book 1681, Page 925 to 928 inclusive, with the County Clerk and Recorder of Pueblo County, Colorado, and

WHEREAS, the Declarant is about to sell, dispose of or convey the said lots in said property above described, and desires to subject the same to certain protective covenants, conditions, restrictions and reservations, hereinafter referred to as "Conditions" between it and the acquirers of the said lots in said property.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS: That Declarant hereby certifies and declares that it has established and does hereby establish a general plan for the protection, maintenance, development and improvement of said property, and that

THIS DECLARATION is designed for the mutual benefit of the said lots in said tract, and Declarant has fixed and does hereby fix the protective conditions upon which all of said lots and parcels of said tract shall be held, leased or sold, and/or conveyed by them as such owners, each and all of which is and are for the mutual benefit of the said lots in said tract and of each owner, thereof, and shall run with the land and bind the respective successors in interest thereof, and are and each thereof is imposed upon said lots of said tract as a mutual, equitable servitude in favor of each of said lots and parcels therein as the dominant tenement or tenements.

Said conditions are as follows:

1. All of the said lots of said tract, unless otherwise designated, shall be Single Family Residential (R-1) lots and may be improved, used and occupied for single family residential purposes together with accessory buildings as approved by the Architectural Committee in accordance with the Pueblo County Zoning Resolution.
2. No activity noxious or offensive to the neighborhood shall be conducted within any building or on any portion of any lot or building site in said tract herein designated as a residential lot.
3. No lots in this tract shall be re-subdivided or split.
4. No television, radio antenna or masts of unusual height or configuration may be erected, until approved by the Architectural Committee.
5. No refuse cans and/or clotheslines shall be maintained at any time except in fenced service yards approved as to type, height, extent, material and location by the Architectural Committee. Burning of refuse shall not be permitted.
6. No improvement shall be made upon any of the said lots until approved by an Architectural Committee appointed by Declarant, or successors appointed by them, in Colorado City, Colorado or at such other place as may be designated by the Declarant. The Architectural Committee, in passing on any requests for approval shall consider the location, form, texture, color and exterior appurtenances of the proposed structure. Tentative plans should be brought to the Committee for approval before commencing working drawings. Working drawings submitted for approval shall include complete elevations and plot and site development plans. Upon commencement of construction of any building, the work on the structure shall be diligently pursued in a workmanlike manner. No construction shall commence until a building permit has been obtained from the County of Pueblo Building Department.
7. No accessory buildings, trailers, mobile homes, barns or other structures not conforming to these covenants shall be maintained on any lot.
8. No accessory buildings may be constructed until such time as construction of a principal building has commenced.
9. No signs, advertisement, billboards or advertising structures may be erected or maintained on any of the residential lots without the consent in writing of the Architectural Committee in accordance with the Pueblo County Zoning Resolution. Exception: one for sale or for rent sign limited to four (4) square feet in area may be placed on any residential lot.



06/22/2023 15:24







**COLORADO CITY METROPOLITAN DISTRICT  
PUBLIC NOTICE  
BOARD OF DIRECTORS STUDY SESSION  
AMENDED**

A study session for the Board of Directors of the Colorado City Metropolitan District will be held Tuesday June 13, 2023, beginning at 6:00 p.m.

1. Diamond Maps presentation

Mrs. Barron and Mr. Eccher gave presentation on how work orders are input to Diamond Maps. Showing how to look up locations, change in views to see water lines and manhole locations. Field staff working on inputting sizes of pipe. Chairman Elliot recommends all board members log into website to check it out.

2. Road Standards -Driveways on our roads

Discussion to review Pueblo County regulations (standards) and incorporate only what is needed for Colorado City. CCMD does review for proper design of driveways for drainage/culverts. Add to CCAAC list for input.

3. ARPA Funds for Draw 9 Red

Discussed completed work on Red Cloud. Invoice higher than original quote, but within CCMD budget allocation. Issues with thickness of pavement in areas creating drop off into driveways and drainage issues. Contractor contacted during meeting, stated all items are covered under warranty. Warranty expires May 21, 2025.

4. Responsibilities of CCAAC

Discussion on first 3 letters what to do after if no resolution. Board stated it would be on a case by case base of what their next course of action would be for the fourth step, an attorney letter or small claims court are possibilities. Chairman Elliot questioned if CCAAC budget has funds for these processes.

5. CCAAC Review

No meeting last week.

COLORADO CITY METROPOLITAN DISTRICT

---

Neil Elliot, Chairman

ATTEST:

---

Sarah Hunter, Treasurer

Approved this 13th day of June 2023

These minutes are not verbatim to the meeting and should not be considered a complete record of all discussions during the meeting. For complete proceedings and statements, please refer to the video or audio recording of the meeting.

## BOARD OF DIRECTORS REGULAR MEETING

A regular meeting of the Board of Directors of the Colorado City Metropolitan District will be held Tuesday June 13, 2023, beginning at 7:04 p.m.

1. CALL TO ORDER.
2. PLEDGE OF ALLEGIANCE.
3. MOMENT OF SILENT REFLECTION.
4. QUORUM CHECK

Chairperson Neil Elliot  
Treasurer Sarah Hunter  
Secretary/Co-Chair, Clint Gross  
Director Greg Collins  
Director Ray Davis

Also in Attendance:

Jim Eccher, District Manager  
Yvonne Barron, Finance Director  
Sandi Oglesby, Reception/AR  
Gary Golladay & Greg Bailey, Water & Sewer  
Nancy Schurr, CCAAC

6. APPROVAL OF AGENDA.

Mr. Collins motions to approve. Mr. Davis seconds the motion. Chairman Elliot calls for the vote. All Board Members are in favor. Agenda is approved.

7. APPROVAL OF MINUTES.

Study Session May 30, 2023  
Regular Meeting May 30, 2023  
CCACC Minutes June 1, 2023

Chairman Elliot motions to approve. Mrs. Hunter seconds the motion with changes, as noted. Chairman Elliot calls for the vote. Approval of Minutes is passed.

8. BILLS PAYABLE.

Golf Course: Changed out meter the leak was on our side. Question on why electricity bill so high.

Received money from Pueblo for Election. We paid \$364 to legal team for the election fee.

Lease of Copier, why costs so high?

Question on the money for expedited road permit. We received funds from owner to expedited completion of road.

Discussion on wells and could the 3 phase pumps be turned off.

Mr. Collins motions to approve. Mr. Davis seconds the motion. Chairman Elliot calls for the vote. All Board Members are in favor.

#### 9. FINANCIAL REPORT.

In the interest of expediency it was proposed by Chairman Elliot that the financial report not be read verbatim as available on line, Mrs. Hunter seconded. All board members agreed.

Josh has been busy, pool is open and first session swimming lessons are progress. Camping not as busy, probably due to rain. T-Ball has 40 participants. He is working on obtaining bids for the parks cottonwood trees for trimming with the wind storms there are dead branch that can create a hazard.

#### 10. OPERATIONAL REPORT.

Grant Committee will change from Chairman Elliot & Mrs. Hunter to Mr. Gross & Mrs. Hunter with Chairman Elliot as alternate.

Administrative staff has hired part time student to help this summer. Utility worker position has re-hired an old staff member. Total staff with seasonal & part at 64, normally we have about 70 throughout the year.

Front area of CCMD building is being cleaned up. Josh has sent seasonal staff to assist.

Covid policies have been updated.

Swedish (?) ready to start on tank two. Painting of tanks will be in neutral white or tan color.

Water invoicing will be discussed next meeting.

Closure of Kiddie Pool, not cost effective to keep open with all the government regulations.

##### a. Beckwith Dam report

ARPA audit turned in last week. Found 3M found this past month, not taking into account backwater. Water report on file.

##### b. Committee Reports Newsletter Elliot

#### 11. READING BY CHAIRPERSON OF THE STATEMENT OF CONDUCT AND DEMEANOR.

#### 12. CITIZENS INPUT: N/A

13. ATTORNEYS REPORT: N/A

14. AGENDA ITEMS:

**Pueblo County ARPA funds Draw #9**

**Discussion/Action**

Is work fundamentally done, what's required? Mr. Eccher stated yes. Discussion that road/driveways need to be checks for drainage issues and drop offs.

Chairman Elliot called for vote: Chairman Elliot – Yes. All other board members – No.

Motion to bring back up next meeting. Mr. Collins motioned. Mrs. Hunter seconded the motion. Vote was called all board members voted yes to review next meeting.

14. OLD BUSINESS. Applewood Park/ Duell well/ RV at old Ball park

Crews cleaning all areas.

Duell Well – Tom Dea to video to see what wrong.

RV with 2<sup>nd</sup> notice to vacate. Met with Sheriff & owner. RV is now gone.

15. NEW BUSINESS:

Mr. Davis & Mr. Gross setting up tour of wells/sewer plant with Greg Bailey.

Stand Pipe is working on quarters, someone has ripped out the electrical wires in the box.

Gold Course has waiver letters for members with private carts. Add to next meeting Agenda to review Waiver letters. Ensure paid members & new memberships get copy of letters.

16. CCACC:

A. New Construction

N/A

B. Actions

- a. 0 First Letters
- b. 0 Second letters
- c. 0 Third letters
- d. 0 Unauthorized Structure

17. CORRESPONDENCE. Letter

18. EXECUTIVE SESSION:

19. ADJOURNMENT.

Mr. Collins motioned to adjourn the regular meeting. Mrs. Hunter seconded the motion. Chairman Elliot adjourned the regular meeting at 7:55 p.m.

COLORADO CITY METROPOLITAN DISTRICT

---

Neil Elliot, Chairman

ATTEST:

---

Sarah Hunter, Treasurer  
Approved this 13th day of June 2023

These minutes are not verbatim to the meeting and should not be considered a complete record of all discussions during the meeting. For complete proceedings and statements, please refer to the video or audio recording of the meeting.



Lake Beckwith Measurement for weekly report

	lake level	4"	6'	seep	wier	pit	inspector
1/5/2023	13.2	dry	1 min=950ml	dry	0.13	dry	GB
1/12/2023	13.3	dry	1 min=1000ml	dry	0.13	dry	GB
1/19/2023	13.4	dry	1 min=1000ml	dry	0.13	dry	GB
1/25/2023	13.4	dry	1 min=950ml	dry	0.13	dry	GB
2/3/2023	13.6	dry	1 min=1250ml	dry	0.14	dry	GB
2/10/2023	13.6	dry	1 min=950ml	dry	0.13	dry	GB
2/13/2023	13.6	dry	1 min =1000ml	dry	0.13	dry	GB
2/23/2023	13.6	dry	1 min=950ml	dry	0.13	dry	GB
3/1/2023	13.6	dry	1 min=1000ml	dry	0.13	dry	GB
3/8/2023	13.6	dry	1 min=1000ml	dry	0.14	dry	GB
3/23/2023	13.8	dry	1 min=1250	dry	0.13	dry	GB
3/30/2023	13.8	dry	1 min=1250	dry	0.13	dry	GB
4/5/2023	13.8	dry	1 min=1300ml	dry	0.14	dry	GB
4/12/2023	13.6	dry	1 min=1300ml	dry	0.14	dry	GB
4/21/2023	13.6	dry	1 min=1250ml	dry	0.13	dry	GB
4/28/2023	13.6	dry	1 min=1300ml	dry	0.13	dry	GB
5/5/2023	13.8	dry	1 min=1/3 gal	dry	0.16	dry	GB
5/12/2023	13.9	dry	1 min=1/2gal	dry	0.17	dry	GB
5/17/2023	15.3	1 min=400ml	1 min=1gal	wet	0.24	dry	GB
5/26/2023	15.7	1 min=1gal	1 min=5.5gal	wet	0.38	dry	GB
5/31/2023	15.4	1 min=3/4 gal	1 min=4.5gal	wet	0.31	dry	GB/AG
6/7/2023	15.7	1 min=1gal	1 min=4.5gal	wet	0.27	dry	GB/AG
6/15/2023	15.5	1 min=.5gal	1 min=3.25gal	wet	0.38	dry	GB/IE
6/21/2023	15.3	1 min=1gal	1 min=3.5	wet	0.33	dry	GB

Piezometer Readings for 2023

	P 1/2	P/3	P/4	P/5	P/6	P/11	P/12	lake level	Inspector
Jan 5 2023 1pm	dry	void	21.3	23.7	dry	16.1	23.3	13.2	GB/DS
	Dry				dry				
Feb 13 2023	17.8	void	21.3	23.4	25.1	14.9	23.1	13.6	GB
	dry				dry				
Mar 30 2023	17.7	void	21.4	23.3	25.2	14.9	14.9	13.1	GB
	dry				dry				
Apr 12 2023	17.7	void	21.2	21.9	26.1	13.2	23.2	13.6	GB
	dry								
May 17 2023	17.8	void	21.2	20.2	23.2	12.3	21.4	15.3	GB
	water								
May 31 2023	17.6	void	21.2	18.6	22.9	11.3	20.7	15.4	GB
June 7 2023	17.6	void	21.2	18.5	22.9	11.3	20.4	15.7	GB/AG
June 15 2023	17.4	void	21.2	21	23.2	11.3	21	15.5	GB/JE
	Dry								
June 21 2023	17.9	void	21.2	18.3	23.2	11.6	21	15.3	GB

Rate Number	Rate Description	Service	Number of Customers	Number of Units	Base/Minimum	Excess Amount	Adjustments	Total Amount	Quantity Billed
101	Water 3/4" Meter-Single Family	WTR	1,036	1,036.0000	27,941.00	26,023.57	10.52-	53,954.05	4,521,829.0000
102	Water 1" Meter-Single Family	WTR	8	8.0000	264.08	141.38	.00	405.46	26,619.0000
111	Water 3/4" Meter-Multi Family	WTR	3	3.0000	82.11	144.54	.00	226.65	27,479.0000
112	Water 1" Meter-Multi Family	WTR	3	3.0000	99.03	471.76	.00	570.79	89,690.0000
113	Water 1 1/2" Meter-Multi Family	WTR	5	5.0000	235.25	420.59	.00	655.84	79,960.0000
121	Water 3/4" Meter-Commercial	WTR	36	36.0000	996.80	1,648.33	.00	2,645.13	211,052.0000
122	Water 1" Meter-Commercial	WTR	16	16.0000	550.56	3,085.32	.00	3,635.88	1,023,962.0000
123	Water 1 1/2" Meter-Commercial	WTR	4	4.0000	196.60	287.52	.00	484.12	36,814.0000
124	Water 2" Meter-Commercial	WTR	6	6.0000	401.22	2,144.45	.00	2,545.67	274,578.0000
126	Water 4" Meter-Commercial	WTR	3	3.0000	590.82	12,275.74	.00	12,866.56	1,571,798.0000
130	Water 3" Bulk	WTR	1	1.0000	.00	224.65	.00	224.65	15,601.0000
199	Water - Non-Bill Rate	WTR	1	1.0000	.00	.00	.00	.00	167,063.0000
301	Sewer - 3/4" Single/Multifamily	SWR	968	968.0000	39,100.41	3,846.16	.00	42,946.57	3,109,657.0000
302	Sewer - 1" Single/Multi Family	SWR	10	10.0000	406.40	50.43	.00	456.83	39,497.0000
303	Sewer - 1 1/2" Single/Multi Famil	SWR	5	5.0000	66.80	811.65	.00	878.45	139,010.0000
321	Sewer - 3/4" Commercial	SWR	30	30.0000	414.30	509.98	.00	924.28	62,421.0000
322	Sewer - 1" Commercial	SWR	14	14.0000	193.34	684.36	.00	877.70	83,768.0000
323	Sewer - 1 1/2" Commercial	SWR	4	4.0000	55.24	208.14	.00	263.38	25,476.0000
324	Sewer - 2" Commercial	SWR	4	4.0000	55.24	422.86	.00	478.10	51,757.0000
326	Sewer - 4" Commercial	SWR	3	3.0000	41.43	2,164.71	.00	2,206.14	264,958.0000
340	Sewer - Rye 8" Meter	SWR	1	1.0000	.00	1,513.59	.00	1,513.59	167,063.0000
701	WWTP Dola Loan Débt Fee	DLF	1,037	1,037.0000	1,609.82	.00	.00	1,609.82	.0000
801	WWTP Loan Debt Fee	LDF	1,037	1,037.0000	1,331.20	.00	.00	1,331.20	.0000
1301	Misc	MSC	3	3.0000	.00	75.00	.00	75.00	.0000
1801	Penalty	PEN	93	93.0000	465.00	38.63	.00	503.63	.0000
Grand Totals:			4,331	4,331.0000	75,096.65	57,193.36	10.52-	132,279.49	11,990,052.000

7863781  
168507 Stand Pipe

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8032288  
795670 Sewer Plant

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8827958  
1834400 Golf Course

10,662,358  
372,000 Water Plant

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11,034,358

31 days x 12,000.00 per Gang  
(509)

CCMO Budget: 305237

STAND PIPE BULK SALES - 2023

Month	Income	Credit Card	Total \$	Gallons	\$/Gal	Fees
2023	Cash					
January	\$830.25	\$3,060.50	\$3,890.75	170173	0.0228635	\$165.13
February	\$670.75	\$4,113.50	\$4,784.25	172987	0.0277	\$189.10
March	\$605.75	\$5,194.00	\$5,799.75	185385	0.0312849	\$224.95
April	\$601.75	\$5,663.75	\$6,265.50	238082	0.0263166	\$251.45
May	\$582.50	\$3,938.75	\$4,521.25	168507	0.0268312	\$196.90
June						
July						
August						
September						
October						
November						
December						
	\$3,291.00	\$21,970.50	\$25,261.50	935134.00	0.0229	\$1,027.53

# HOLLYDOT GOLF COURSE

## GOLF CART RENTAL AGREEMENT DATE \_\_\_\_\_

Maintain a firm grip on the steering wheel at all times.

Observe the cart instructions given by the staff.

Set parking brake before leaving the cart.

The course reserves the right to refuse the use of this cart to any person not following these and other posted rules without refunding fee.

**All drivers must be at least 16 years old and possess a valid drivers license or permit.**

### **THIS IS A RELEASE. PLEASE READ CAREFULLY BEFORE SIGNING.**

I HEREBY AGREE TO PAY FOR ANY DAMAGES THAT ARE SUSTAINED TO THE GOLF CART I AM RENTING WHILE IN MY POSSESSION. I ASSUME ALL RISK OF OPERATING THE CART. I REPRESENT THAT I AM FAMILIAR WITH THE OPERATION OF SAID GOLF CART. THAT I CAN OPERATE SAME AND WILL FOLLOW ALL CART OPERATION RULES. **I PROMISE AND FURTHER AGREE TO INDEMNIFY AND HOLD LESSOR, IT'S ASSIGNEE AND THE GOLF COURSE FREE AND HARMLESS FROM ANY DAMAGE OR CLAIMS OF ANY NATURE WHATSOEVER THAT MAY ARISE FROM OR THROUGH THE USE OF SAID CART.**

I FURTHER AGREE TO PAY A \$100.00 CHARGE TO CORRECT ANY TAMPERING DONE TO GOLF CART WHILE IN MY USE IN ADDITION TO ANY DAMAGES SUSTAINED PER ABOVE.

1.	_____	_____	_____	_____
	Guest Signature	Print Name	Tee Time	Cart #
2.	_____	_____	_____	_____
	Guest Signature	Print Name	Tee Time	Cart #
3.	_____	_____	_____	_____
	Guest Signature	Print Name	Tee Time	Cart #
4.	_____	_____	_____	_____
	Guest Signature	Print Name	Tee Time	Cart #
5.	_____	_____	_____	_____
	Guest Signature	Print Name	Tee Time	Cart #
6.	_____	_____	_____	_____
	Guest Signature	Print Name	Tee Time	Cart #
7.	_____	_____	_____	_____
	Guest Signature	Print Name	Tee Time	Cart #
8.	_____	_____	_____	_____
	Guest Signature	Print Name	Tee Time	Cart #
9.	_____	_____	_____	_____

