



**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, January 11, 2022, beginning at 6:00 p.m.

1. Property offers 3 of them
2. Janssen to talk on firewall, cameras, and vfds for sewer
3. Resolution 1-2022 Designating Posting Place
4. Resolution 2-2022 Designating meeting dates and compensation
5. Resolution 3-2022 Election for District in May assigning of DEO
6. Signs on Golf Course
7. CCAAC Review (application fees discussion)

**BOARD OF DIRECTORS REGULAR MEETING**

A regular meeting of the Board of Directors of the Colorado City Metropolitan District will be held Tuesday, January 11, 2022, 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.
7. BILLS PAYABLE.
8. FINANCIAL REPORT.
9. OPERATIONAL REPORT.
10. READING BY CHAIRPERSON OF THE STATEMENT OF CONDUCT AND DEMEANOR.
11. CITIZENS INPUT.
12. ATTORNEYS REPORT.

Study Session      December 28,2021  
 Regular Meeting    December 28, 2021  
 CCACC Minutes December 9,16,23 2021

13. AGENDA ITEMS:

<b>Resolution 1-2022 Designating Posting Place</b>	<b>Discussion/ Action</b>
<b>Resolution 2-2022 Designating meeting dates and compensation</b>	<b>Discussion/ Action</b>
<b>Resolution 3-2022 Election for District in May assigning of DEO</b>	<b>Discussion/ Action</b>
<b>Signs On Golf Course</b>	<b>Discussion/ Action</b>

14. OLD BUSINESS.      Covenants Lawyer/ Dump Truck /Cost Center for CCACC

15. NEW BUSINESS:

16. **EXECUTIVE SESSION:**

17. CCACC  
A. 1.

B. Actions

18. CORRESPONDENCE.

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 January 7,2022

James Eccher is inviting you to a scheduled Zoom meeting.

**Topic: Colorado City Metropolitan District Study/Meeting January 11,2022  
Time: Jan 11, 2022 06:00 PM Mountain Time (US and Canada)**

**Join Zoom Meeting**

**<https://us02web.zoom.us/j/85611965366?pwd=dHJSU0VQOVA5U0dGVdVnMlIKNzBoQT09>**

**Meeting ID: 856 1196 5366**

**Passcode: 127806**

**One tap mobile**

**+13462487799,,85611965366#,,,,\*127806# US (Houston)**

**+16699009128,,85611965366#,,,,\*127806# US (San Jose)**

**Dial by your location**

**+1 346 248 7799 US (Houston)**

**+1 669 900 9128 US (San Jose)**

**+1 253 215 8782 US (Tacoma)**

**+1 312 626 6799 US (Chicago)**

**+1 646 558 8656 US (New York)**

**+1 301 715 8592 US (Washington DC)**

**Meeting ID: 856 1196 5366**

**Passcode: 127806**

**Find your local number: <https://us02web.zoom.us/j/kcScV2uZx5>**

Colorado City Metro

Attn: Board for land sell approval

January 6, 2022

Dear Metro Board;

I am asking to buy 5 lots in Unit 23. There is not much of a road, and I am not sure if there is any water, sewer, or electric, or gas. I am a local builder here, and think this would be something for me to have in the future. I have to buy the smaller lots that hit the "so-called" jeep trail, in order to build a home later on the bigger parcel.

Parcels 473522054 unit 23- lot 398; 4735223056 unit 23, lot 401; 4735223057 unit 23, lot 402; 4735223058 unit 23 lot 403; and 4735223043 unit 23, lot 381.

As of January 6<sup>th</sup>, 2021 with the new assessment from Pueblo County Assessor's office, they ALL are valued at \$1,100 each.

I have tried to find parcels that have sold, with the same issues of road, and utilities. However, the closest I was able to find was Parcel 4734229331. 1.32 acres sold 2 years ago for \$4,500.

I also found 2 parcels in unit 29, sold in 2021- That were around .86 acres, and they sold for \$4,280 and \$8000.00.

So, I added them all up, and divided by 3. I came up with \$5,593.00 each for the 2 bigger lots. I also want the smaller lots so I can build a way into the lots that are land locked. Those I will pay \$3500, as that is what you have sold lots for. So my total bid is \$ 21,686.00.

I am giving you a very fair price. I did exactly what you said, and gave you real comps. If you have comps that are higher, we can discuss it. However, I believe I did the best I could, for that area, especially with the utilities and road situation.

Respectfully,

Susie Devenport

7192527435





**(no subject)**

1 message

**Susie Devenport** <arielhomesco@gmail.com>  
To: Susie Devenport <arielhomesco@gmail.com>

Thu, Jan 6, 2022 at 6:59 PM

4735223054  
00000

Total Valt

Toggle section print (On print)

**OVERVIEW**

**KEY INFORMATION**

Owner	<b>COLORADO CITY METRO DISTRICT</b>		
Mailing Address	<b>PO BOX 20229 81019-2229 COLORADO CITY CO</b>		
Legal	<b>LOT 398 UNIT 23 COLO CITY</b>		
Neighborhood	<b>238 - CC-UNIT 23</b>	Class	-
Township	-	Range	-
Section	-	Subdivision	<b>238 CCUNIT23</b>
Tax District	<b>70L</b>		
Analysis Area	<b>0.00</b>		

**VALUE INFORMATION**

	<b>VALUE</b>	<b>ASSESSED</b>
LAND	\$1,100	\$320

Toggle section print (On print)

**IMPROVEMENTS**

No data to display

*map is on the back -*



this is the biggest lot

GIS Map   Zoning   Septic Permits   More ▾

LAND DETAILS

#	AREA	DEPTH	UNIT	ACREAGE	SQUARE FOOTAGE	CLASS	VALUE
1	0	0.00	1.00	1.45	63241.00	Exempt	\$1,100

all valued at \$1,100

The printed portions of this form, except differentiated additions, have been approved by the Colorado Real Estate Commission.  
(CBS4-6-18) (Mandatory 1-19)

THIS FORM HAS IMPORTANT LEGAL CONSEQUENCES AND THE PARTIES SHOULD CONSULT LEGAL AND TAX OR OTHER COUNSEL BEFORE SIGNING.

### CONTRACT TO BUY AND SELL REAL ESTATE (LAND)

Property with No Residences  
 Property with Residences-Residential Addendum Attached

Date: 1-6-2021

#### AGREEMENT

1. **AGREEMENT.** Buyer agrees to buy and Seller agrees to sell the Property described below on the terms and conditions set forth in this contract (Contract).

2. **PARTIES AND PROPERTY.**

2.1. **Buyer.** Susan Dewenport - Antrim and Associates LLC (Buyer) will take title to the Property described below as  Joint Tenants  Tenants In Common  Other \_\_\_\_\_.

2.2. **No Assignability.** This Contract IS NOT assignable by Buyer unless otherwise specified in Additional Provisions.

2.3. **Seller.** Colorado City Metro District (Seller) is the current owner of the Property described below.

2.4. **Property.** The Property is the following legally described real estate in the County of \_\_\_\_\_, Colorado:

Parcel	4735 22 3054	Unit 23	Lot 398
Parcel	4735 22 3056	Unit 23	Lot 401
Parcel	4735 22 3057	Unit 23	Lot 402
Parcel	4735 22 3043	Unit 23	Lot 381

known as No. \_\_\_\_\_  
Street Address \_\_\_\_\_ City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_

together with the interests, easements, rights, benefits, improvements and attached fixtures appurtenant thereto and all interest of Seller in vacated streets and alleys adjacent thereto, except as herein excluded (Property).

2.5. **Inclusions.** The Purchase Price includes the following items (Inclusions):

2.5.1. **Inclusions.** The following items, whether fixtures or personal property, are included in the Purchase Price unless excluded under Exclusions:  
N/A

If any additional items are attached to the Property after the date of this Contract, such additional items are also included in the Purchase Price.

2.5.2. **Personal Property - Conveyance.** Any personal property must be conveyed at Closing by Seller free and clear of all taxes (except personal property taxes for the year of Closing), liens and encumbrances, except \_\_\_\_\_  
Conveyance of all personal property will be by bill of sale or other applicable legal instrument.

2.6. **Exclusions.** The following items are excluded (Exclusions):

N/A

2.7. **Water Rights, Well Rights, Water and Sewer Taps.**

2.7.1. **Deeded Water Rights.** The following legally described water rights:

N/A

Any deeded water rights will be conveyed by a good and sufficient \_\_\_\_\_ deed at Closing.

53  **2.7.2. Other Rights Relating to Water.** The following rights relating to water not included in §§ 2.7.1, 2.7.3,  
 54 2.7.4 and 2.7.5, will be transferred to Buyer at Closing:

55  
 56 N/A

57  
 58  **2.7.3. Well Rights.** Seller agrees to supply required information to Buyer about the well. Buyer understands that  
 59 if the well to be transferred is a "Small Capacity Well" or a "Domestic Exempt Water Well" used for ordinary household purposes,  
 60 Buyer must, prior to or at Closing, complete a Change in Ownership form for the well. If an existing well has not been registered  
 61 with the Colorado Division of Water Resources in the Department of Natural Resources (Division), Buyer must complete a  
 62 registration of existing well form for the well and pay the cost of registration. If no person will be providing a closing service in  
 63 connection with the transaction, Buyer must file the form with the Division within sixty days after Closing. The Well Permit # is

64  **2.7.4. Water Stock Certificates.** The water stock certificates to be transferred at Closing are as follows:  
 65 N/A

66  
 67  
 68 N/A  
 69 **2.7.5. Water and Sewer Taps.** The parties agree that water and sewer taps listed below for the Property are being  
 70 conveyed as part of the Purchase Price as follows:

71  
 72 N/A

73  
 74 If any water or sewer taps are included in the sale, Buyer is advised to obtain, from the provider, written confirmation of  
 75 the amount remaining to be paid, if any, time and other restrictions for transfer and use of the taps.

76 **2.7.6. Conveyance.** If Buyer is to receive any rights to water pursuant to § 2.7.2 (Other Rights Relating to Water),  
 77 § 2.7.3 (Well Rights), § 2.7.4 (Water Stock Certificates), or § 2.7.5 (Water and Sewer Taps), Seller agrees to convey such rights to  
 78 Buyer by executing the applicable legal instrument at Closing.

79 **2.8. Growing Crops.** With respect to growing crops, Seller and Buyer agree as follows:

80  
 81 N/A  
 82

83 **3. DATES, DEADLINES AND APPLICABILITY.**

84 **3.1. Dates and Deadlines.**

Item No.	Reference	Event	Date or Deadline
1	§ 4.3	Alternative Earnest Money Deadline	
		<b>Title</b>	
2	§ 8.1, 8.4	Record Title Deadline	
3	§ 8.2, 8.4	Record Title Objection Deadline	
4	§ 8.3	Off-Record Title Deadline	
5	§ 8.3	Off-Record Title Objection Deadline	
6	§ 8.5	Title Resolution Deadline	
7	§ 8.6	Right of First Refusal Deadline	
		<b>Owners' Association</b>	
8	§ 7.2	Association Documents Deadline	
9	§ 7.4	Association Documents Termination Deadline	
		<b>Seller's Disclosures</b>	
10	§ 10.1	Seller's Property Disclosure Deadline	
11	§ 10.10	Lead-Based Paint Disclosure Deadline (if Residential Addendum attached)	
		<b>Loan and Credit</b>	
12	§ 5.1	New Loan Application Deadline	
13	§ 5.2	New Loan Termination Deadline	
14	§ 5.3	Buyer's Credit Information Deadline	
15	§ 5.3	Disapproval of Buyer's Credit Information Deadline	
16	§ 5.4	Existing Loan Deadline	
17	§ 5.4	Existing Loan Termination Deadline	
18	§ 5.4	Loan Transfer Approval Deadline	



19	§ 4.7	Seller or Private Financing Deadline	
		<b>Appraisal</b>	
20	§ 6.2	Appraisal Deadline	
21	§ 6.2	Appraisal Objection Deadline	
22	§ 6.2	Appraisal Resolution Deadline	
		<b>Survey</b>	
23	§ 9.1	New ILC or New Survey Deadline	
24	§ 9.3	New ILC or New Survey Objection Deadline	
25	§ 9.3	New ILC or New Survey Resolution Deadline	
		<b>Inspection and Due Diligence</b>	
26	§ 10.3	Inspection Objection Deadline	
27	§ 10.3	Inspection Termination Deadline	
28	§ 10.3	Inspection Resolution Deadline	
29	§ 10.5	Property Insurance Termination Deadline	
30	§ 10.6	Due Diligence Documents Delivery Deadline	
31	§ 10.6	Due Diligence Documents Objection Deadline	
32	§ 10.6	Due Diligence Documents Resolution Deadline	
33	§ 10.6	Environmental Inspection Termination Deadline	
34	§ 10.6	ADA Evaluation Termination Deadline	
35	§ 10.7	Conditional Sale Deadline	
36	§ 10.10	Lead-Based Paint Termination Deadline (if Residential Addendum attached)	
37	§ 11.1,11.2	Estoppel Statements Deadline	
38	§ 11.3	Estoppel Statements Termination Deadline	
		<b>Closing and Possession</b>	
39	§ 12.3	Closing Date	
40	§ 17	Possession Date	
41	§ 17	Possession Time	
42	§ 28	Acceptance Deadline Date	
43	§ 28	Acceptance Deadline Time	

85 **3.2. Applicability of Terms.** Any box checked in this Contract means the corresponding provision applies. If any  
86 **deadline blank in § 3.1 (Dates and Deadlines)** is left blank or completed with the abbreviation "N/A", or the word "Deleted," such  
87 **deadline is not applicable and the corresponding provision containing the deadline is deleted.** If no box is checked in a provision  
88 **that contains a selection of "None", such provision means that "None" applies.**

89 The abbreviation "MEC" (mutual execution of this Contract) means the date upon which both parties have signed this Contract.

90 **4. PURCHASE PRICE AND TERMS.**

91 **4.1. Price and Terms.** The Purchase Price set forth below is payable in U.S. Dollars by Buyer as follows:

Item No.	Reference	Item	Amount	Amount
1	§ 4.1	Purchase Price	\$ 21,686.00	
2	§ 4.3	Earnest Money		\$ 0
3	§ 4.5	New Loan		\$ 0
4	§ 4.6	Assumption Balance		\$ 0
5	§ 4.7	Private Financing		\$ 0
6	§ 4.7	Seller Financing		\$ 0
7				
8				
9	§ 4.4	Cash at Closing		\$ 21,686.00
10		<b>TOTAL</b>	\$ 21,686.00	\$ 0

92 **4.2. Seller Concession.** At Closing, Seller will credit to Buyer \$ N/A (Seller Concession). The Seller  
93 **Concession may be used for any Buyer fee, cost, charge or expenditure to the extent the amount is allowed by the Buyer's lender**  
94 **and is included in the Closing Statement or Closing Disclosure at Closing. Examples of allowable items to be paid for by the Seller**  
95 **Concession include, but are not limited to: Buyer's closing costs, loan discount points, loan origination fees, prepaid items and any**

96 other fee, cost, charge, expense or expenditure. Seller Concession is in addition to any sum Seller has agreed to pay or credit Buyer  
97 elsewhere in this Contract.

98 4.3. **Earnest Money.** The Earnest Money set forth in this Section, in the form of a N/A, will be  
99 payable to and held by \_\_\_\_\_ (Earnest Money Holder), in its trust account, on behalf of  
100 both Seller and Buyer. The Earnest Money deposit must be tendered, by Buyer, with this Contract unless the parties mutually  
101 agree to an **Alternative Earnest Money Deadline** for its payment. The parties authorize delivery of the Earnest Money deposit to  
102 the company conducting the Closing (Closing Company), if any, at or before Closing. In the event Earnest Money Holder has  
103 agreed to have interest on Earnest Money deposits transferred to a fund established for the purpose of providing affordable housing  
104 to Colorado residents, Seller and Buyer acknowledge and agree that any interest accruing on the Earnest Money deposited with the  
105 Earnest Money Holder in this transaction will be transferred to such fund.

106 4.3.1. **Alternative Earnest Money Deadline.** The deadline for delivering the Earnest Money, if other than at the  
107 time of tender of this Contract, is as set forth as the **Alternative Earnest Money Deadline**.

108 4.3.2. **Return of Earnest Money.** If Buyer has a Right to Terminate and timely terminates, Buyer is entitled to  
109 the return of Earnest Money as provided in this Contract. If this Contract is terminated as set forth in § 25 and, except as provided  
110 in § 24 (Earnest Money Dispute), if the Earnest Money has not already been returned following receipt of a Notice to Terminate,  
111 Seller agrees to execute and return to Buyer or Broker working with Buyer, written mutual instructions (e.g., Earnest Money  
112 Release form), within three days of Seller's receipt of such form.

113 4.4. **Form of Funds; Time of Payment; Available Funds.**

114 4.4.1. **Good Funds.** All amounts payable by the parties at Closing, including any loan proceeds, Cash at Closing  
115 and closing costs, must be in funds that comply with all applicable Colorado laws, including electronic transfer funds, certified  
116 check, savings and loan teller's check and cashier's check (Good Funds).

117 4.4.2. **Time of Payment; Available Funds.** All funds, including the Purchase Price to be paid by Buyer, must be  
118 paid before or at Closing or as otherwise agreed in writing between the parties to allow disbursement by Closing Company at  
119 Closing **OR SUCH NONPAYING PARTY WILL BE IN DEFAULT**. Buyer represents that Buyer, as of the date of this  
120 Contract,  Does  Does Not have funds that are immediately verifiable and available in an amount not less than the amount  
121 stated as Cash at Closing in § 4.1.

122 4.5. **New Loan.**

123 4.5.1. **Buyer to Pay Loan Costs.** Buyer, except as otherwise permitted in § 4.2 (Seller Concession), if applicable,  
124 must timely pay Buyer's loan costs, loan discount points, prepaid items and loan origination fees as required by lender.

125 4.5.2. **Buyer May Select Financing.** Buyer may pay in cash or select financing appropriate and acceptable to  
126 Buyer, including a different loan than initially sought, except as restricted in § 4.5.3 (Loan Limitations) or § 30 (Additional  
127 Provisions).

128 4.5.3. **Loan Limitations.** Buyer may purchase the Property using any of the following types of loans:  
129  Conventional  Other CASH

130 4.6. **Assumption.** Buyer agrees to assume and pay an existing loan in the approximate amount of the Assumption  
131 Balance set forth in § 4.1 (Price and Terms), presently payable at \$ \_\_\_\_\_ per \_\_\_\_\_ including principal  
132 and interest presently at the rate of \_\_\_\_\_ % per annum and also including escrow for the following as indicated:  Real  
133 Estate Taxes  Property Insurance Premium and

134 Buyer agrees to pay a loan transfer fee not to exceed \$ \_\_\_\_\_. At the time of assumption, the new interest rate will  
135 not exceed \_\_\_\_\_ % per annum and the new payment will not exceed \$ \_\_\_\_\_ per \_\_\_\_\_ principal and  
136 interest, plus escrow, if any. If the actual principal balance of the existing loan at Closing is less than the Assumption Balance,  
137 which causes the amount of cash required from Buyer at Closing to be increased by more than \$ \_\_\_\_\_, or if any other  
138 terms or provisions of the loan change, Buyer has the Right to Terminate under § 25.1 on or before **Closing Date**.

139 Seller  Will  Will Not be released from liability on said loan. If applicable, compliance with the requirements for  
140 release from liability will be evidenced by delivery  on or before **Loan Transfer Approval Deadline**  at Closing of an  
141 appropriate letter of commitment from lender. Any cost payable for release of liability will be paid by \_\_\_\_\_ in an amount  
142 not to exceed \$ \_\_\_\_\_.

143 4.7. **Seller or Private Financing.**

144 **WARNING:** Unless the transaction is exempt, federal and state laws impose licensing, other requirements and restrictions on  
145 sellers and private financiers. Contract provisions on financing and financing documents, unless exempt, should be prepared by a  
146 licensed Colorado attorney or licensed mortgage loan originator. Brokers should not prepare or advise the parties on the specifics  
147 of financing, including whether or not a party is exempt from the law.

148 4.7.1. **Seller Financing.** If Buyer is to pay all or any portion of the Purchase Price with Seller financing,  Buyer  
149  Seller will deliver the proposed Seller financing documents to the other party on or before \_\_\_\_\_ days before Seller or  
150 **Private Financing Deadline**.

151 4.7.1.1. **Seller May Terminate.** If Seller is to provide Seller financing, this Contract is conditional upon  
152 Seller determining whether such financing is satisfactory to Seller, including its payments, interest rate, terms, conditions, cost and  
153 compliance with the law. Seller has the Right to Terminate under § 25.1, on or before **Seller or Private Financing Deadline**, if  
154 such Seller financing is not satisfactory to Seller, in Seller's sole subjective discretion.

810

**ADDITIONAL PROVISIONS AND ATTACHMENTS**

811 **30. ADDITIONAL PROVISIONS.** (The following additional provisions have not been approved by the Colorado Real Estate  
812 Commission.)

813  
814  
815  
816  
817

N/A

818 **31. OTHER DOCUMENTS.**

819 **31.1.** The following documents are a part of this Contract:

820  
821

N/A

823 **31.2.** The following documents have been provided but are not a part of this Contract:

824  
825  
826

N/A

**SIGNATURES**

827  
828

Buyer's Name: Antrim and Associates LLC

Buyer's Name: \_\_\_\_\_

Susan Divergent 1-6-2022  
Buyer's Signature Date

Buyer's Signature Date

Address: PO 2423  
Pueblo Co 81004  
Phone No.: 719-252-7435  
Fax No.: \_\_\_\_\_  
Email Address: susie@antrimandassociates.com

Address: \_\_\_\_\_  
Phone No.: \_\_\_\_\_  
Fax No.: \_\_\_\_\_  
Email Address: \_\_\_\_\_

829 **[NOTE: If this offer is being countered or rejected, do not sign this document.]**

Seller's Name: \_\_\_\_\_

Seller's Name: \_\_\_\_\_

Seller's Signature Date

Seller's Signature Date

Address: \_\_\_\_\_  
Phone No.: \_\_\_\_\_  
Fax No.: \_\_\_\_\_  
Email Address: \_\_\_\_\_

Address: \_\_\_\_\_  
Phone No.: \_\_\_\_\_  
Fax No.: \_\_\_\_\_  
Email Address: \_\_\_\_\_

830  
831

**END OF CONTRACT TO BUY AND SELL REAL ESTATE**

**32. BROKER'S ACKNOWLEDGMENTS AND COMPENSATION DISCLOSURE.**  
(To be completed by Broker working with Buyer)

Broker  Does  Does Not acknowledge receipt of Earnest Money deposit. Broker agrees that if Brokerage Firm is the Earnest

Money Holder and, except as provided in § 24, if the Earnest Money has not already been returned following receipt of a Notice to Terminate or other written notice of termination, Earnest Money Holder will release the Earnest Money as directed by the written mutual instructions. Such release of Earnest Money will be made within five days of Earnest Money Holder's receipt of the executed written mutual instructions, provided the Earnest Money check has cleared.

Although Broker is not a party to the Contract, Broker agrees to cooperate, upon request, with any mediation requested under § 23.

Broker is working with Buyer as a  Buyer's Agent  Transaction-Broker in this transaction.  This is a Change of Status.

Customer. Broker has no brokerage relationship with Buyer. See § 33 for Broker's brokerage relationship with Seller.

Brokerage Firm's compensation or commission is to be paid by  Listing Brokerage Firm  Buyer  Other \_\_\_\_\_.

Brokerage Firm's Name: \_\_\_\_\_  
Brokerage Firm's License #: \_\_\_\_\_  
Broker's Name: \_\_\_\_\_  
Broker's License #: \_\_\_\_\_

\_\_\_\_\_  
Broker's Signature

\_\_\_\_\_  
Date

Address: \_\_\_\_\_  
Phone No.: \_\_\_\_\_  
Fax No.: \_\_\_\_\_  
Email Address: \_\_\_\_\_

**33. BROKER'S ACKNOWLEDGMENTS AND COMPENSATION DISCLOSURE.**

(To be completed by Broker working with Seller)

Broker  Does  Does Not acknowledge receipt of Earnest Money deposit. Broker agrees that if Brokerage Firm is the Earnest Money Holder and, except as provided in § 24, if the Earnest Money has not already been returned following receipt of a Notice to Terminate or other written notice of termination, Earnest Money Holder will release the Earnest Money as directed by the written mutual instructions. Such release of Earnest Money will be made within five days of Earnest Money Holder's receipt of the executed written mutual instructions, provided the Earnest Money check has cleared.

Although Broker is not a party to the Contract, Broker agrees to cooperate, upon request, with any mediation requested under § 23.

Broker is working with Seller as a  Seller's Agent  Transaction-Broker in this transaction.  This is a Change of Status.

Customer. Broker has no brokerage relationship with Seller. See § 32 for Broker's brokerage relationship with Buyer.

Brokerage Firm's compensation or commission is to be paid by  Seller  Buyer  Other \_\_\_\_\_.

Brokerage Firm's Name: \_\_\_\_\_  
Brokerage Firm's License #: \_\_\_\_\_  
Broker's Name: \_\_\_\_\_  
Broker's License #: \_\_\_\_\_

\_\_\_\_\_  
Broker's Signature

\_\_\_\_\_  
Date

Address: \_\_\_\_\_  
Phone No.: \_\_\_\_\_  
Fax No.: \_\_\_\_\_

1 The printed portions of this form, except differentiated additions, have been approved by the Colorado Real Estate Commission.  
2 (CBS4-6-15) (Mandatory 1-16)  
3

4 THIS FORM HAS IMPORTANT LEGAL CONSEQUENCES AND THE PARTIES SHOULD CONSULT LEGAL AND TAX OR  
5 OTHER COUNSEL BEFORE SIGNING.  
6

7 **CONTRACT TO BUY AND SELL REAL ESTATE**  
8 **(LAND)**

9  Property with No Residences  
10  Property with Residences-Residential Addendum Attached  
11  
12

Date: 12-28-2021

13 **AGREEMENT**

14 1. **AGREEMENT.** Buyer agrees to buy and Seller agrees to sell, the Property described below on the terms and conditions set  
15 forth in this contract (Contract).

16 2. **PARTIES AND PROPERTY.**

17 2.1. **Buyer.** Buyer, Antrim and Associates LLC  
18 will take title to the Property described below as  Joint Tenants  Tenants In Common  Other \_\_\_\_\_  
19

20 2.2. **No Assignability.** This Contract Is Not assignable by Buyer unless otherwise specified in Additional Provisions.  
21

22 2.3. **Seller.** Seller, Colorado City Metro is  
23 the current owner of the Property described below.

24 2.4. **Property.** The Property is the following legally described real estate in the County of Pueblo, Colorado:  
25 Parcel 4619105096  
26 unit 5 Lot 531  
27  
28

29 known as No. \_\_\_\_\_  
30 Street Address Colorado City Co 81019  
City State Zip

31 together with the interests, easements, rights, benefits, improvements and attached fixtures appurtenant thereto, and all interest of  
32 Seller in vacated streets and alleys adjacent thereto, except as herein excluded (Property).  
33

34 2.5. **Inclusions.** The Purchase Price includes the following items (Inclusions):

35 2.5.1. **Inclusions.** The following items, whether fixtures or personal property, are included in the Purchase Price  
36 unless excluded under Exclusions:  
37 N/A  
38  
39  
40  
41

42 If any additional items are attached to the Property after the date of this Contract, such additional items are also included in the  
43 Purchase Price.

44 2.5.2. **Personal Property - Conveyance.** Any personal property must be conveyed at Closing by Seller free and  
45 clear of all taxes (except personal property taxes for the year of Closing), liens and encumbrances, except \_\_\_\_\_  
46 Conveyance of all personal property will be by bill of sale or other applicable legal instrument.  
47

48 2.6. **Exclusions.** The following items are excluded (Exclusions):  
49  
50  
51 N/A  
52  
53

54  2.7. **Water Rights, Well Rights, Water and Sewer Taps.**

55  2.7.1. **Deeded Water Rights.** The following legally described water rights:

56 *N/A*  
 57  
 58 Any deeded water rights will be conveyed by a good and sufficient \_\_\_\_\_ deed at Closing.

59  2.7.2. **Other Rights Relating to Water.** The following rights relating to water not included in §§ 2.7.1, 2.7.3,  
 60 2.7.4 and 2.7.5, will be transferred to Buyer at Closing:

61 *N/A*  
 62  
 63  2.7.3. **Well Rights.** Seller agrees to supply required information to Buyer about the well. Buyer understands that  
 64 if the well to be transferred is a "Small Capacity Well" or a "Domestic Exempt Water Well," used for ordinary household  
 65 purposes, Buyer must, prior to or at Closing, complete a Change in Ownership form for the well. If an existing well has not been  
 66 registered with the Colorado Division of Water Resources in the Department of Natural Resources (Division), Buyer must  
 67 complete a registration of existing well form for the well and pay the cost of registration. If no person will be providing a closing  
 68 service in connection with the transaction, Buyer must file the form with the Division within sixty days after Closing. The Well  
 69 Permit # is \_\_\_\_\_.

70  2.7.4. **Water Stock Certificates.** The water stock certificates to be transferred at Closing are as follows:

71 *N/A*  
 72  
 73 2.7.5. **Water and Sewer Taps.** The parties agree that water and sewer taps listed below for the Property are being  
 74 conveyed as part of the Purchase Price as follows:

75 *N/A*  
 76  
 77  
 78  
 79

80 **If any water or sewer taps are included in the sale, Buyer is advised to obtain, from the provider, written confirmation of**  
 81 **the amount remaining to be paid, if any, time and other restrictions for transfer and use of the taps.**

82 2.7.6. **Conveyance.** If Buyer is to receive any rights to water pursuant to § 2.7.2 (Other Rights Relating to Water),  
 83 § 2.7.3 (Well Rights), or § 2.7.4 (Water Stock Certificates), Seller agrees to convey such rights to Buyer by executing the  
 84 applicable legal instrument at Closing.

85 2.8. **Growing Crops.** With respect to growing crops, Seller and Buyer agree as follows:

86 *N/A*  
 87

88 **3. DATES AND DEADLINES.**

Item No.	Reference	Event	Date or Deadline
1	§ 4.3	Alternative Earnest Money Deadline	<i>N/A</i>
		<b>Title</b>	
2	§ 8.1	Record Title Deadline	
3	§ 8.2	Record Title Objection Deadline	<i>N/A</i>
4	§ 8.3	Off-Record Title Deadline	
5	§ 8.3	Off-Record Title Objection Deadline	
6	§ 8.4	Title Resolution Deadline	
7	§ 8.6	Right of First Refusal Deadline	
		<b>Owners' Association</b>	
8	§ 7.3	Association Documents Deadline	<i>N/A</i>
9	§ 7.4	Association Documents Objection Deadline	
		<b>Seller's Property Disclosure</b>	
10	§ 10.1	Seller's Property Disclosure Deadline	<i>N/A</i>
		<b>Loan and Credit</b>	
11	§ 5.1	Loan Application Deadline	<i>N/A</i>
12	§ 5.2	Loan Objection Deadline	
13	§ 5.3	Buyer's Credit Information Deadline	
14	§ 5.3	Disapproval of Buyer's Credit Information Deadline	
15	§ 5.4	Existing Loan Documents Deadline	
16	§ 5.4	Existing Loan Documents Objection Deadline	

17	§ 5.4	Loan Transfer Approval Deadline	N/A
18	§ 4.7	Seller or Private Financing Deadline	N/A
<b>Appraisal</b>			
19	§ 6.2	Appraisal Deadline	
20	§ 6.2	Appraisal Objection Deadline	N/A
21	§ 6.2	Appraisal Resolution Deadline	
<b>Survey</b>			
22	§ 9.1	New ILC or New Survey Deadline	
23	§ 9.3	New ILC or New Survey Objection Deadline	N/A
24	§ 9.4	New ILC or New Survey Resolution Deadline	
<b>Inspection and Due Diligence</b>			
25	§ 10.3	Inspection Objection Deadline	
26	§ 10.3	Inspection Resolution Deadline	
27	§ 10.5	Property Insurance Objection Deadline	N/A
28	§ 10.6	Due Diligence Documents Delivery Deadline	
29	§ 10.6	Due Diligence Documents Objection Deadline	
30	§ 10.6	Due Diligence Documents Resolution Deadline	
31	§ 10.6	Environmental Inspection Objection Deadline	
32	§ 10.6	ADA Evaluation Objection Deadline	
33	§ 10.7	Conditional Sale Deadline	
34	§ 11.1	Tenant Estoppel Statements Deadline	
35	§ 11.2	Tenant Estoppel Statements Objection Deadline	
<b>Closing and Possession</b>			
36	§ 12.3	Closing Date	
37	§ 17	Possession Date	
38	§ 17	Possession Time	
39	§ 28	<b>Acceptance Deadline Date</b>	
40	§ 28	<b>Acceptance Deadline Time</b>	

89 **3.1. Applicability of Terms.** Any box checked in this Contract means the corresponding provision applies. Any box,  
90 blank or line in this Contract left blank or completed with the abbreviation "N/A", or the word "Deleted" means such provision,  
91 including any deadline, is not applicable and the corresponding provision of this Contract to which reference is made is deleted. If  
92 no box is checked in a provision that contains a selection of "None", such provision means that "None" applies.  
93 The abbreviation "MEC" (mutual execution of this Contract) means the date upon which both parties have signed this Contract.  
94

95 **4. PURCHASE PRICE AND TERMS.**

96 **4.1. Price and Terms.** The Purchase Price set forth below is payable in U.S. Dollars by Buyer as follows:

Item No.	Reference	Item	Amount	
1	§ 4.1	Purchase Price	\$	3000
2	§ 4.3	Earnest Money		
3	§ 4.5	New Loan		
4	§ 4.6	Assumption Balance		
5	§ 4.7	Private Financing		
6	§ 4.7	Seller Financing		
7				
8				
9	§ 4.4	Cash at Closing		
10		<b>TOTAL</b>	\$	3000

97 **4.2. Seller Concession.** At Closing, Seller will credit to Buyer \$ 0 (Seller Concession). The Seller  
98 Concession may be used for any Buyer fee, cost, charge or expenditure to the extent the amount is allowed by the Buyer's lender  
99 and is included in the Closing Statement or Closing Disclosure, at Closing. Examples of allowable items to be paid for by the  
100 Seller Concession include, but are not limited to: Buyer's closing costs, loan discount points, loan origination fees, prepaid items  
101 and any other fee, cost, charge, expense or expenditure. Seller Concession is in addition to any sum Seller has agreed to pay or  
102 credit Buyer elsewhere in this Contract.

N/A

103 **4.3. Earnest Money.** The Earnest Money set forth in this section, in the form of a \_\_\_\_\_, will be  
104 payable to and held by \_\_\_\_\_ (Earnest Money Holder), in its trust account, on behalf of  
105 both Seller and Buyer. The Earnest Money deposit must be tendered, by Buyer, with this Contract unless the parties mutually  
106 agree to an **Alternative Earnest Money Deadline** for its payment. The parties authorize delivery of the Earnest Money deposit to  
107 the company conducting the Closing (Closing Company), if any, at or before Closing. In the event Earnest Money Holder has  
108 agreed to have interest on Earnest Money deposits transferred to a fund established for the purpose of providing affordable housing  
109 to Colorado residents, Seller and Buyer acknowledge and agree that any interest accruing on the Earnest Money deposited with the  
110 Earnest Money Holder in this transaction will be transferred to such fund.

111 **4.3.1. Alternative Earnest Money Deadline.** The deadline for delivering the Earnest Money, if other than at the  
112 time of tender of this Contract, is as set forth as the **Alternative Earnest Money Deadline**.

113 **4.3.2. Return of Earnest Money.** If Buyer has a Right to Terminate and timely terminates, Buyer is entitled to  
114 the return of Earnest Money as provided in this Contract. If this Contract is terminated as set forth in § 25 and, except as provided  
115 in § 24, if the Earnest Money has not already been returned following receipt of a Notice to Terminate, Seller agrees to execute  
116 and return to Buyer or Broker working with Buyer, written mutual instructions (e.g., Earnest Money Release form), within three  
117 days of Seller's receipt of such form.

118 **4.4. Form of Funds; Time of Payment; Available Funds.**

119 **4.4.1. Good Funds.** All amounts payable by the parties at Closing, including any loan proceeds, Cash at Closing  
120 and closing costs, must be in funds that comply with all applicable Colorado laws, including electronic transfer funds, certified  
121 check, savings and loan teller's check and cashier's check (Good Funds).

122 **4.4.2. Time of Payment; Available Funds.** All funds, including the Purchase Price to be paid by Buyer, must be  
123 paid before or at Closing or as otherwise agreed in writing between the parties to allow disbursement by Closing Company at  
124 Closing **OR SUCH NONPAYING PARTY WILL BE IN DEFAULT**. Buyer represents that Buyer, as of the date of this  
125 Contract,  Does  Does Not have funds that are immediately verifiable and available in an amount not less than the amount  
126 stated as Cash at Closing in § 4.1.

127 **4.5. New Loan.**

128 **4.5.1. Buyer to Pay Loan Costs.** Buyer, except as provided in § 4.2, if applicable, must timely pay Buyer's loan  
129 costs, loan discount points, prepaid items and loan origination fees, as required by lender.

130 **4.5.2. Buyer May Select Financing.** Buyer may pay in cash or select financing appropriate and acceptable to  
131 Buyer, including a different loan than initially sought, except as restricted in § 4.5.3 or § 30 (Additional Provisions).

132 **4.5.3. Loan Limitations.** Buyer may purchase the Property using any of the following types of loans:  
133  Conventional  Other

134 **4.6. Assumption.** Buyer agrees to assume and pay an existing loan in the approximate amount of the Assumption  
135 Balance set forth in § 4.1, presently payable at \$ \_\_\_\_\_ per \_\_\_\_\_ including principal and interest  
136 presently at the rate of \_\_\_\_\_ % per annum, and also including escrow for the following as indicated:  Real Estate Taxes  
137  Property Insurance Premium and  \_\_\_\_\_.

138 Buyer agrees to pay a loan transfer fee not to exceed \$ \_\_\_\_\_. At the time of assumption, the new interest rate will  
139 not exceed \_\_\_\_\_ % per annum and the new payment will not exceed \$ \_\_\_\_\_ per \_\_\_\_\_ principal and  
140 interest, plus escrow, if any. If the actual principal balance of the existing loan at Closing is less than the Assumption Balance,  
141 which causes the amount of cash required from Buyer at Closing to be increased by more than \$ \_\_\_\_\_, then Buyer has  
142 the Right to Terminate under § 25.1, on or before **Closing Date**, based on the reduced amount of the actual principal balance.

143 Seller  Will  Will Not be released from liability on said loan. If applicable, compliance with the requirements for  
144 release from liability will be evidenced by delivery  on or before **Loan Transfer Approval Deadline**  at Closing of an  
145 appropriate letter of commitment from lender. Any cost payable for release of liability will be paid by \_\_\_\_\_  
146 \_\_\_\_\_ in an amount not to exceed \$ \_\_\_\_\_.

147 **4.7. Seller or Private Financing.**

148 **WARNING:** Unless the transaction is exempt, federal and state laws impose licensing, other requirements and restrictions on  
149 sellers and private financiers. Contract provisions on financing and financing documents, unless exempt, should be prepared by a  
150 licensed Colorado attorney or licensed mortgage loan originator. Brokers should not prepare or advise the parties on the specifics  
151 of financing, including whether or not a party is exempt from the law.

152 **4.7.1. Seller Financing.** If Buyer is to pay all or any portion of the Purchase Price with Seller financing,   
153 Buyer  Seller will deliver the proposed Seller financing documents to the other party on or before \_\_\_\_\_ days before  
154 **Seller or Private Financing Deadline**.

155 **4.7.1.1. Seller May Terminate.** If Seller is to provide Seller financing, this Contract is conditional upon  
156 Seller determining whether such financing is satisfactory to the Seller, including its payments, interest rate, terms, conditions, cost  
157 and compliance with the law. Seller has the Right to Terminate under § 25.1, on or before **Seller or Private Financing Deadline**,  
158 if such Seller financing is not satisfactory to the Seller, in Seller's sole subjective discretion.

159 **4.7.2. Buyer May Terminate.** If Buyer is to pay all or any portion of the Purchase Price with Seller or private  
160 financing, this Contract is conditional upon Buyer determining whether such financing is satisfactory to the Buyer, including its  
161 availability, payments, interest rate, terms, conditions and cost. Buyer has the Right to Terminate under § 25.1, on or before **Seller**



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**31. ATTACHMENTS.**

**31.1.** The following attachments are a part of this Contract:

**31.2.** The following disclosure forms are attached but are not a part of this Contract:

**SIGNATURES**

Buyer's Name: Antrim and Associates LLC Buyer's Name: \_\_\_\_\_

Susan Dewenport 12-28-2021  
Buyer's Signature Date Buyer's Signature Date

Address: P.O. Box 2423 Address: \_\_\_\_\_

Phone No.: \_\_\_\_\_ Phone No.: \_\_\_\_\_  
Fax No.: 719 252 7435 Fax No.: \_\_\_\_\_

Email Address: susie@antrimandassociates.com Email Address: \_\_\_\_\_

791 [NOTE: If this offer is being countered or rejected, do not sign this document. Refer to § 32]

Seller's Name: \_\_\_\_\_ Seller's Name: \_\_\_\_\_

Seller's Signature Date Seller's Signature Date

Address: \_\_\_\_\_ Address: \_\_\_\_\_

Phone No.: \_\_\_\_\_ Phone No.: \_\_\_\_\_  
Fax No.: \_\_\_\_\_ Fax No.: \_\_\_\_\_

Email Address: \_\_\_\_\_ Email Address: \_\_\_\_\_

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**32. COUNTER; REJECTION.** This offer is  Countered  Rejected.

Initials only of party (Buyer or Seller) who countered or rejected offer \_\_\_\_\_

**END OF CONTRACT TO BUY AND SELL REAL ESTATE**

**33. BROKER'S ACKNOWLEDGMENTS AND COMPENSATION DISCLOSURE.**

(To be completed by Broker working with Buyer)

Broker  Does  Does Not acknowledge receipt of Earnest Money deposit and, while not a party to the Contract, agrees to cooperate upon request with any mediation concluded under § 23. Broker agrees that if Brokerage Firm is the Earnest Money Holder and, except as provided in § 24, if the Earnest Money has not already been returned following receipt of a Notice to Terminate or other written notice of termination, Earnest Money Holder will release the Earnest Money as directed by the written mutual instructions. Such release of Earnest Money will be made within five days of Earnest Money Holder's receipt of the

executed written mutual instructions, provided the Earnest Money check has cleared.

Broker is working with Buyer as a  Buyer's Agent  Seller's Agent  Transaction-Broker in this transaction.

This is a Change of Status.

Brokerage Firm's compensation or commission is to be paid by  Listing Brokerage Firm  Buyer  Other \_\_\_\_\_.

Brokerage Firm's Name: \_\_\_\_\_

Broker's Name: \_\_\_\_\_

\_\_\_\_\_  
Broker's Signature

\_\_\_\_\_  
Date

Address: \_\_\_\_\_

Phone No.: \_\_\_\_\_

Fax No.: \_\_\_\_\_

Email Address: \_\_\_\_\_

---

### 34. BROKER'S ACKNOWLEDGMENTS AND COMPENSATION DISCLOSURE.

(To be completed by Broker working with Seller)

Broker  Does  Does Not acknowledge receipt of Earnest Money deposit and, while not a party to the Contract, agrees to cooperate upon request with any mediation concluded under § 23. Broker agrees that if Brokerage Firm is the Earnest Money Holder and, except as provided in § 24, if the Earnest Money has not already been returned following receipt of a Notice to Terminate or other written notice of termination, Earnest Money Holder will release the Earnest Money as directed by the written mutual instructions. Such release of Earnest Money will be made within five days of Earnest Money Holder's receipt of the executed written mutual instructions, provided the Earnest Money check has cleared.

Broker is working with Seller as a  Seller's Agent  Buyer's Agent  Transaction-Broker in this transaction.

This is a Change of Status.

Brokerage Firm's compensation or commission is to be paid by  Seller  Buyer  Other \_\_\_\_\_.

Brokerage Firm's Name: \_\_\_\_\_

Broker's Name: \_\_\_\_\_

\_\_\_\_\_  
Broker's Signature

\_\_\_\_\_  
Date

Address: \_\_\_\_\_

Phone No.: \_\_\_\_\_

Fax No.: \_\_\_\_\_

Email Address: \_\_\_\_\_

3 Comps of Lots sold near unit 5 - Lot 531

LAND DETAILS

#	AREA	DEPTH	UNIT	ACREAGE	SQUARE FOOTAGE	CLASS	VALUE
1	0	0.00	1.00	0.39	17081.00	Residential	\$6,500

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.

Lot 1

SALE DATE	AMT	RECEPTION	TYPE	GRANTEES	GRANTORS	BOOK / PAGE
12/05/2021	\$3,000	2255167	WARRANTY DEED(WD)	GARCIA MICHAEL	WHOLESALE LAND USA LLC	-
08/13/2018	\$1,000	2114322	WARRANTY DEED(WD)	WHOLESALE LAND USA LLC	NIGHTINGALE JOHN M + LAURI J	-
01/14/2000	\$10,000	1318749	WARRANTY DEED(WD)	NIGHTINGALE JOHN M	GIVENS WALTER C + HYANG S	-

Lot 2

right across from 4619105096- within 600 feet. has road and water and sewer on Colorado blvd- more desirable, buildable right now.

Legal	LOT 524 UNIT 5 COLO CITY		
Neighborhood	221 - CC-UNIT 5	Class	-
Township	-	Range	-
Section	-	Subdivision	221 CCUNIT5
Tax District	70L		
Analysis Area	0.00		

Value Information

	VALUE	ASSESSED
LAND	\$6,500	\$1,890

#	AREA	DEPTH	UNIT	ACREAGE	SQUARE FOOTAGE	CLASS	VALUE
1	0	0.00	1.00	0.28	12025.00	Residential	\$6,500

### ▼ 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
06/14/2021	\$1,500	2230680	QUIT CLAIM DEED(QCD)	ANTRIM AND ASSOCIATES, LLC	CHAPMAN DON	-
02/09/2004	\$7,000	1551408	WARRANTY DEED(WD)	CHAPMAN DON	DESAIRE TERRY L	-

*Lot 3*

3<sup>rd</sup> lot- on conejos cul de sac - across from yours, it is corner lot and has road already.



Overview Improvements Land Details Documents More - GIS Map Zoning Septic Permits More -

### ▼ OVERVIEW

#### Key Information

Owner	<b>TY-LEIGH CAPITAL, LLC</b>		
Mailing Address	<b>PO BOX 1690 30843-1690 FULTON MS</b>		
Legal	<b>LOT 534 UNIT 5 COLO CITY</b>		
Neighborhood	<b>221 - CC-UNIT 5</b>	Class	-
Township	-	Range	-

#	AREA	DEPTH	UNIT	ACREAGE	SQUARE FOOTAGE	CLASS	VALUE
1	0	0.00	1.00	0.35	15092.00	Residential	\$2,000

✓ 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
05/24/2021	\$1,700	2228018	SPECIAL WARRANTY DEED(SWD)	TY-LEIGH CAPITAL, LLC	MARGUART GARY T	
12/01/1976	\$4,000	534588	WARRANTY DEED(WD)	MARGUART GARY T	COLO CITY	

I have researched lots in the exact area. These can not be any closer, as they are right there. The values go from 2000- 6500. As you can see, two of them are directly across from your cul de sac. Your culdesac has NO road, and utilities are not close. Even though they are in the area.

One sold for 1500, in 6-21 one sold for 1700 in 5 of 21 one sold for 3000 in 12- 21

ALL of these are buildable right now, compared to the lot I am trying to buy.

I am offering you \$3000 today. Since that is the highest amount sold for, in December of 2021.

Thank you for consideration.

Susie Devenport

719 252 7435

Wanting to buy:

Metro Lot

4619105096

unit 5 Lot 531



The printed portions of this form, except differentiated additions, have been approved by the Colorado Real Estate Commission, (CBS4-6-18) (Mandatory 1-19)

THIS FORM HAS IMPORTANT LEGAL CONSEQUENCES AND THE PARTIES SHOULD CONSULT LEGAL AND TAX OR OTHER COUNSEL BEFORE SIGNING.

CONTRACT TO BUY AND SELL REAL ESTATE (LAND)

[X] Property with No Residences [ ] Property with Residences-Residential Addendum Attached

Date: \_\_\_\_\_

AGREEMENT

1. AGREEMENT. Buyer agrees to buy and Seller agrees to sell the Property described below on the terms and conditions set forth in this contract (Contract).

2. PARTIES AND PROPERTY.

2.1. Buyer. John M Galusha and Beverly A Fodor (Buyer) will take title to the Property described below as [X] Joint Tenants [ ] Tenants In Common [ ] Other \_\_\_\_\_

2.2. No Assignability. This Contract IS NOT assignable by Buyer unless otherwise specified in Additional Provisions.

2.3. Seller. Colorado City Metro District (Seller) is the current owner of the Property described below.

2.4. Property. The Property is the following legally described real estate in the County of Pueblo, Colorado: Lot 429, Unit 25 and Lot 430, Unit 25, Colorado City, Colorado

known as No. \_\_\_\_\_ Street Address City State Zip

together with the interests, easements, rights, benefits, improvements and attached fixtures appurtenant thereto and all interest of Seller in vacated streets and alleys adjacent thereto, except as herein excluded (Property).

2.5. Inclusions. The Purchase Price includes the following items (Inclusions):

2.5.1. Inclusions. The following items, whether fixtures or personal property, are included in the Purchase Price unless excluded under Exclusions:

NONE

If any additional items are attached to the Property after the date of this Contract, such additional items are also included in the Purchase Price.

2.5.2. Personal Property - Conveyance. Any personal property must be conveyed at Closing by Seller free and clear of all taxes (except personal property taxes for the year of Closing), liens and encumbrances, except \_\_\_\_\_ Conveyance of all personal property will be by bill of sale or other applicable legal instrument.

2.6. Exclusions. The following items are excluded (Exclusions):

NONE

2.7. Water Rights, Well Rights, Water and Sewer Taps.

[ ] 2.7.1. Deeded Water Rights. The following legally described water rights:

Any deeded water rights will be conveyed by a good and sufficient \_\_\_\_\_ deed at Closing.

53  **2.7.2. Other Rights Relating to Water.** The following rights relating to water not included in §§ 2.7.1, 2.7.3,  
 54 2.7.4 and 2.7.5, will be transferred to Buyer at Closing:  
 55  
 56  
 57

58  **2.7.3. Well Rights.** Seller agrees to supply required information to Buyer about the well. Buyer understands that  
 59 if the well to be transferred is a "Small Capacity Well" or a "Domestic Exempt Water Well" used for ordinary household purposes,  
 60 Buyer must, prior to or at Closing, complete a Change in Ownership form for the well. If an existing well has not been registered  
 61 with the Colorado Division of Water Resources in the Department of Natural Resources (Division), Buyer must complete a  
 62 registration of existing well form for the well and pay the cost of registration. If no person will be providing a closing service in  
 63 connection with the transaction, Buyer must file the form with the Division within sixty days after Closing. The Well Permit # is  
 64

65  **2.7.4. Water Stock Certificates.** The water stock certificates to be transferred at Closing are as follows:  
 66  
 67  
 68

69 **2.7.5. Water and Sewer Taps.** The parties agree that water and sewer taps listed below for the Property are being  
 70 conveyed as part of the Purchase Price as follows:  
 71  
 72  
 73

74 **If any water or sewer taps are included in the sale, Buyer is advised to obtain, from the provider, written confirmation of**  
 75 **the amount remaining to be paid, if any, time and other restrictions for transfer and use of the taps.**

76 **2.7.6. Conveyance.** If Buyer is to receive any rights to water pursuant to § 2.7.2 (Other Rights Relating to Water),  
 77 § 2.7.3 (Well Rights), § 2.7.4 (Water Stock Certificates), or § 2.7.5 (Water and Sewer Taps), Seller agrees to convey such rights to  
 78 Buyer by executing the applicable legal instrument at Closing.

79 **2.8. Growing Crops.** With respect to growing crops, Seller and Buyer agree as follows:  
 80  
 81  
 82

83 **3. DATES, DEADLINES AND APPLICABILITY.**

84 **3.1. Dates and Deadlines.**

Item No.	Reference	Event	Date or Deadline
1	§ 4.3	Alternative Earnest Money Deadline	
		<b>Title</b>	
2	§ 8.1, 8.4	Record Title Deadline	
3	§ 8.2, 8.4	Record Title Objection Deadline	
4	§ 8.3	Off-Record Title Deadline	
5	§ 8.3	Off-Record Title Objection Deadline	
6	§ 8.5	Title Resolution Deadline	
7	§ 8.6	Right of First Refusal Deadline	
		<b>Owners' Association</b>	
8	§ 7.2	Association Documents Deadline	
9	§ 7.4	Association Documents Termination Deadline	
		<b>Seller's Disclosures</b>	
10	§ 10.1	Seller's Property Disclosure Deadline	
11	§ 10.10	Lead-Based Paint Disclosure Deadline (if Residential Addendum attached)	
		<b>Loan and Credit</b>	
12	§ 5.1	New Loan Application Deadline	
13	§ 5.2	New Loan Termination Deadline	
14	§ 5.3	Buyer's Credit Information Deadline	
15	§ 5.3	Disapproval of Buyer's Credit Information Deadline	
16	§ 5.4	Existing Loan Deadline	
17	§ 5.4	Existing Loan Termination Deadline	
18	§ 5.4	Loan Transfer Approval Deadline	



19	§ 4.7	Seller or Private Financing Deadline	
		<b>Appraisal</b>	
20	§ 6.2	Appraisal Deadline	
21	§ 6.2	Appraisal Objection Deadline	
22	§ 6.2	Appraisal Resolution Deadline	
		<b>Survey</b>	
23	§ 9.1	New ILC or New Survey Deadline	
24	§ 9.3	New ILC or New Survey Objection Deadline	
25	§ 9.3	New ILC or New Survey Resolution Deadline	
		<b>Inspection and Due Diligence</b>	
26	§ 10.3	Inspection Objection Deadline	
27	§ 10.3	Inspection Termination Deadline	
28	§ 10.3	Inspection Resolution Deadline	
29	§ 10.5	Property Insurance Termination Deadline	
30	§ 10.6	Due Diligence Documents Delivery Deadline	
31	§ 10.6	Due Diligence Documents Objection Deadline	
32	§ 10.6	Due Diligence Documents Resolution Deadline	
33	§ 10.6	Environmental Inspection Termination Deadline	
34	§ 10.6	ADA Evaluation Termination Deadline	
35	§ 10.7	Conditional Sale Deadline	
36	§ 10.10	Lead-Based Paint Termination Deadline (if Residential Addendum attached)	
37	§ 11.1,11.2	Estoppel Statements Deadline	
38	§ 11.3	Estoppel Statements Termination Deadline	
		<b>Closing and Possession</b>	
39	§ 12.3	Closing Date	
40	§ 17	Possession Date	
41	§ 17	Possession Time	
42	§ 28	<b>Acceptance Deadline Date</b>	
43	§ 28	<b>Acceptance Deadline Time</b>	

85 **3.2. Applicability of Terms.** Any box checked in this Contract means the corresponding provision applies. If any  
86 deadline blank in § 3.1 (Dates and Deadlines) is left blank or completed with the abbreviation "N/A", or the word "Deleted," such  
87 deadline is not applicable and the corresponding provision containing the deadline is deleted. If no box is checked in a provision  
88 that contains a selection of "None", such provision means that "None" applies.

89 The abbreviation "MEC" (mutual execution of this Contract) means the date upon which both parties have signed this Contract.

90 **4. PURCHASE PRICE AND TERMS.**

91 **4.1. Price and Terms.** The Purchase Price set forth below is payable in U.S. Dollars by Buyer as follows:

Item No.	Reference	Item	Amount	Amount
1	§ 4.1	Purchase Price	\$ 10,000	
2	§ 4.3	Earnest Money		\$
3	§ 4.5	New Loan		\$
4	§ 4.6	Assumption Balance		\$
5	§ 4.7	Private Financing		\$
6	§ 4.7	Seller Financing		\$
7				
8				
9	§ 4.4	Cash at Closing		\$
10		<b>TOTAL</b>	\$	\$

92 **4.2. Seller Concession.** At Closing, Seller will credit to Buyer \$ \_\_\_\_\_ (Seller Concession). The Seller  
93 Concession may be used for any Buyer fee, cost, charge or expenditure to the extent the amount is allowed by the Buyer's lender  
94 and is included in the Closing Statement or Closing Disclosure at Closing. Examples of allowable items to be paid for by the Seller  
95 Concession include, but are not limited to: Buyer's closing costs, loan discount points, loan origination fees, prepaid items and any

96 other fee, cost, charge, expense or expenditure. Seller Concession is in addition to any sum Seller has agreed to pay or credit Buyer  
97 elsewhere in this Contract.

98 **4.3. Earnest Money.** The Earnest Money set forth in this Section, in the form of a \_\_\_\_\_, will be  
99 payable to and held by \_\_\_\_\_ (Earnest Money Holder), in its trust account, on behalf of  
100 both Seller and Buyer. The Earnest Money deposit must be tendered, by Buyer, with this Contract unless the parties mutually  
101 agree to an **Alternative Earnest Money Deadline** for its payment. The parties authorize delivery of the Earnest Money deposit to  
102 the company conducting the Closing (Closing Company), if any, at or before Closing. In the event Earnest Money Holder has  
103 agreed to have interest on Earnest Money deposits transferred to a fund established for the purpose of providing affordable housing  
104 to Colorado residents, Seller and Buyer acknowledge and agree that any interest accruing on the Earnest Money deposited with the  
105 Earnest Money Holder in this transaction will be transferred to such fund.

106 **4.3.1. Alternative Earnest Money Deadline.** The deadline for delivering the Earnest Money, if other than at the  
107 time of tender of this Contract, is as set forth as the **Alternative Earnest Money Deadline**.

108 **4.3.2. Return of Earnest Money.** If Buyer has a Right to Terminate and timely terminates, Buyer is entitled to  
109 the return of Earnest Money as provided in this Contract. If this Contract is terminated as set forth in § 25 and, except as provided  
110 in § 24 (Earnest Money Dispute), if the Earnest Money has not already been returned following receipt of a Notice to Terminate,  
111 Seller agrees to execute and return to Buyer or Broker working with Buyer, written mutual instructions (e.g., Earnest Money  
112 Release form), within three days of Seller's receipt of such form.

113 **4.4. Form of Funds; Time of Payment; Available Funds.**

114 **4.4.1. Good Funds.** All amounts payable by the parties at Closing, including any loan proceeds, Cash at Closing  
115 and closing costs, must be in funds that comply with all applicable Colorado laws, including electronic transfer funds, certified  
116 check, savings and loan teller's check and cashier's check (Good Funds).

117 **4.4.2. Time of Payment; Available Funds.** All funds, including the Purchase Price to be paid by Buyer, must be  
118 paid before or at Closing or as otherwise agreed in writing between the parties to allow disbursement by Closing Company at  
119 Closing **OR SUCH NONPAYING PARTY WILL BE IN DEFAULT**. Buyer represents that Buyer, as of the date of this  
120 Contract,  Does  Does Not have funds that are immediately verifiable and available in an amount not less than the amount  
121 stated as Cash at Closing in § 4.1.

122 **4.5. New Loan.**

123 **4.5.1. Buyer to Pay Loan Costs.** Buyer, except as otherwise permitted in § 4.2 (Seller Concession), if applicable,  
124 must timely pay Buyer's loan costs, loan discount points, prepaid items and loan origination fees as required by lender.

125 **4.5.2. Buyer May Select Financing.** Buyer may pay in cash or select financing appropriate and acceptable to  
126 Buyer, including a different loan than initially sought, except as restricted in § 4.5.3 (Loan Limitations) or § 30 (Additional  
127 Provisions).

128 **4.5.3. Loan Limitations.** Buyer may purchase the Property using any of the following types of loans:  
129  Conventional  Other \_\_\_\_\_.

130 **4.6. Assumption.** Buyer agrees to assume and pay an existing loan in the approximate amount of the Assumption  
131 Balance set forth in § 4.1 (Price and Terms), presently payable at \$ \_\_\_\_\_ per \_\_\_\_\_ including principal  
132 and interest presently at the rate of \_\_\_\_\_% per annum and also including escrow for the following as indicated:  Real  
133 Estate Taxes  Property Insurance Premium and  \_\_\_\_\_.

134 Buyer agrees to pay a loan transfer fee not to exceed \$ \_\_\_\_\_. At the time of assumption, the new interest rate will  
135 not exceed \_\_\_\_\_% per annum and the new payment will not exceed \$ \_\_\_\_\_ per \_\_\_\_\_ principal and  
136 interest, plus escrow, if any. If the actual principal balance of the existing loan at Closing is less than the Assumption Balance,  
137 which causes the amount of cash required from Buyer at Closing to be increased by more than \$ \_\_\_\_\_, or if any other  
138 terms or provisions of the loan change, Buyer has the Right to Terminate under § 25.1 on or before **Closing Date**.

139 Seller  Will  Will Not be released from liability on said loan. If applicable, compliance with the requirements for  
140 release from liability will be evidenced by delivery  on or before **Loan Transfer Approval Deadline**  at Closing of an  
141 appropriate letter of commitment from lender. Any cost payable for release of liability will be paid by \_\_\_\_\_ in an amount  
142 not to exceed \$ \_\_\_\_\_.

143 **4.7. Seller or Private Financing.**

144 **WARNING:** Unless the transaction is exempt, federal and state laws impose licensing, other requirements and restrictions on  
145 sellers and private financiers. Contract provisions on financing and financing documents, unless exempt, should be prepared by a  
146 licensed Colorado attorney or licensed mortgage loan originator. Brokers should not prepare or advise the parties on the specifics  
147 of financing, including whether or not a party is exempt from the law.

148 **4.7.1. Seller Financing.** If Buyer is to pay all or any portion of the Purchase Price with Seller financing,  Buyer  
149  Seller will deliver the proposed Seller financing documents to the other party on or before \_\_\_\_\_ days before **Seller or**  
150 **Private Financing Deadline**.

151 **4.7.1.1. Seller May Terminate.** If Seller is to provide Seller financing, this Contract is conditional upon  
152 Seller determining whether such financing is satisfactory to Seller, including its payments, interest rate, terms, conditions, cost and  
153 compliance with the law. Seller has the Right to Terminate under § 25.1, on or before **Seller or Private Financing Deadline**, if  
154 such Seller financing is not satisfactory to Seller, in Seller's sole subjective discretion.

810

**ADDITIONAL PROVISIONS AND ATTACHMENTS**

811 **30. ADDITIONAL PROVISIONS.** (The following additional provisions have not been approved by the Colorado Real Estate  
812 Commission.)  
813  
814  
815  
816  
817

818 **31. OTHER DOCUMENTS.**

819 **31.1.** The following documents **are a part** of this Contract:  
820  
821  
822

823 **31.2.** The following documents have been provided but are **not** a part of this Contract:  
824  
825  
826

**SIGNATURES**

827

828

Buyer's Name: John M. Galusha

Buyer's Name: Beverly A. Fodor

*John M. Galusha* 1-4-2022  
Buyer's Signature Date

*Beverly A. Fodor* 1-4-2022  
Buyer's Signature Date

Address: 101 Welton Ave.  
Walsenburg, CO 81089  
Phone No.: 719-248-4541  
Fax No.: \_\_\_\_\_  
Email Address: galusha@gmail.com

Address: 101 Welton Ave.  
Walsenburg, CO 81089  
Phone No.: 719-248-9537  
Fax No.: \_\_\_\_\_  
Email Address: fodorgalusha@gmail.com

829 **[NOTE: If this offer is being countered or rejected, do not sign this document.**

Seller's Name: \_\_\_\_\_

Seller's Name: \_\_\_\_\_

\_\_\_\_\_  
Seller's Signature Date

\_\_\_\_\_  
Seller's Signature Date

Address: \_\_\_\_\_  
\_\_\_\_\_  
Phone No.: \_\_\_\_\_  
Fax No.: \_\_\_\_\_  
Email Address: \_\_\_\_\_

Address: \_\_\_\_\_  
\_\_\_\_\_  
Phone No.: \_\_\_\_\_  
Fax No.: \_\_\_\_\_  
Email Address: \_\_\_\_\_

830

831

**END OF CONTRACT TO BUY AND SELL REAL ESTATE**

**32. BROKER'S ACKNOWLEDGMENTS AND COMPENSATION DISCLOSURE.**

(To be completed by Broker working with Buyer)

Broker  Does  Does Not acknowledge receipt of Earnest Money deposit. Broker agrees that if Brokerage Firm is the Earnest

Money Holder and, except as provided in § 24, if the Earnest Money has not already been returned following receipt of a Notice to Terminate or other written notice of termination, Earnest Money Holder will release the Earnest Money as directed by the written mutual instructions. Such release of Earnest Money will be made within five days of Earnest Money Holder's receipt of the executed written mutual instructions, provided the Earnest Money check has cleared.

Although Broker is not a party to the Contract, Broker agrees to cooperate, upon request, with any mediation requested under § 23.

Broker is working with Buyer as a  Buyer's Agent  Transaction-Broker in this transaction.  This is a Change of Status.

Customer. Broker has no brokerage relationship with Buyer. See § 33 for Broker's brokerage relationship with Seller.

Brokerage Firm's compensation or commission is to be paid by  Listing Brokerage Firm  Buyer  Other \_\_\_\_\_.

Brokerage Firm's Name: \_\_\_\_\_  
Brokerage Firm's License #: \_\_\_\_\_  
Broker's Name: \_\_\_\_\_  
Broker's License #: \_\_\_\_\_

\_\_\_\_\_  
Broker's Signature Date

Address: \_\_\_\_\_

Phone No.: \_\_\_\_\_

Fax No.: \_\_\_\_\_

Email Address: \_\_\_\_\_

**33. BROKER'S ACKNOWLEDGMENTS AND COMPENSATION DISCLOSURE.**

(To be completed by Broker working with Seller)

Broker  Does  Does Not acknowledge receipt of Earnest Money deposit. Broker agrees that if Brokerage Firm is the Earnest Money Holder and, except as provided in § 24, if the Earnest Money has not already been returned following receipt of a Notice to Terminate or other written notice of termination, Earnest Money Holder will release the Earnest Money as directed by the written mutual instructions. Such release of Earnest Money will be made within five days of Earnest Money Holder's receipt of the executed written mutual instructions, provided the Earnest Money check has cleared.

Although Broker is not a party to the Contract, Broker agrees to cooperate, upon request, with any mediation requested under § 23.

Broker is working with Seller as a  Seller's Agent  Transaction-Broker in this transaction.  This is a Change of Status.

Customer. Broker has no brokerage relationship with Seller. See § 32 for Broker's brokerage relationship with Buyer.

Brokerage Firm's compensation or commission is to be paid by  Seller  Buyer  Other \_\_\_\_\_.

Brokerage Firm's Name: \_\_\_\_\_  
Brokerage Firm's License #: \_\_\_\_\_  
Broker's Name: \_\_\_\_\_  
Broker's License #: \_\_\_\_\_

\_\_\_\_\_  
Broker's Signature Date

Address: \_\_\_\_\_

Phone No.: \_\_\_\_\_

Fax No.: \_\_\_\_\_



4420 Rocksbury Lane · Johnstown, Colorado 80534  
E-mail [jarends@asquaredcontrols.com](mailto:jarends@asquaredcontrols.com) · Phone 303.710.1569

SUMMARY OF WORK: Supply, install, and implement security cameras at three different locations.

PROPOSAL NUMBER: C22-01

January 5, 2022

PRESENTED TO: James Eccher  
Colorado City  
Phone: 719-568-8246  
Office:  
Fax:  
Email: [colocityww@ghvalley.net](mailto:colocityww@ghvalley.net)

PROPOSED BY: A Squared Instruments and Controls  
4420 Rocksbury Lane  
Johnstown, CO 80534  
Phone: 303-710-1569



Contents

**EXECUTIVE SUMMARY**

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- 1.2.1 Description of work summary
- 1.2.2 Basis for Statement of Work
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  - 1.2.6.2 Maintenance, Electrical, and Operation Staff
  - 1.2.6.3 Access to the System



## **1. Statement of Work**

A Squared Instruments and Controls (A squared) is pleased to provide this proposal to Colorado City (CC). This proposal will describe the pricing, terms of conditions under which (A Squared) will provide the contract if required by (CC).

(A Squared) will supply cameras for (CC) to have surveillance at 3 different locations. The buildings will be the MWTP, Admin building, and the shop. The location of each camera will be pre determined by (CC) before the installation. A camera server will be installed at all the locations for video storage. (A2) will provide cameras, POE's, tough cables, mounting hardware and all material to seal up the building where the penetrations are made.

### **1.1 Pricing Summary**

(A Squared)'s price is based on the Statement of Work set forth in this section. All prices are in USD. This price is a total price. The total price of \$30,150.84 USD This proposal is good for 30 days from the date above.

#### **1.1.1 Invoicing Schedule**

50% once the proposal and or contract is accepted and signed. Once the 50% is obtained then equipment can be ordered and (CC) will be supplied with a lead time for equipment delivery.  
50% once work is completed. Work is considered complete when the cameras are mounted on the buildings, servers installed and recording

#### **1.1.2 Payment schedule**

Payment of 50% once Proposal or contract is accepted and or signed: NET 30 (Parts will not be placed on order until this payment is made to (A Squared)

Payment of 50% once completion of project: NET 30

#### **1.1.3 Purchase Order Instructions**

Please Issue Purchase Orders to: Janssen Arends

A Squared Instruments and Controls

4420 Rocksbury Lane

Johnstown, CO 80534

Reference: Job Number, Quote Number, Estimate Number

Email PO to: [Asquaredcontrols@gmail.com](mailto:Asquaredcontrols@gmail.com)

On the face of your purchase order please explicitly reference this proposal (e.g., "This order placed in accordance with A Squared's proposal # \_\_\_\_\_ dated \_\_\_\_\_," or simply, "Per A Squared's proposal # \_\_\_\_\_ dated \_\_\_\_\_)").

Purchase Order acceptance by A squared Instruments and Controls will be VIA order acknowledgment confirmation.



**1.2 Statement of Work Summary**

The service(s) included in the Statement of Work are as followed:

(A Squared) will supply cameras, mounting hardware, and all necessary equipment to secure the cameras to the buildings and penetrate the buildings to run ethernet cables and install a camera server at all sites.

Below is a line item chart of equipment that would be included in this proposal to complete the job.

**1.2.1 Description of work or summary**

The following services and hardware are included in the scope of this proposal.

<u>Quantity</u>	<u>Description</u>	<u>Unit Price</u>	<u>Extended Price</u>
8	Ubiquiti UniFi Protect G4 PTZ   Outdoor Pan Tilt Zoom Camera   4K, 24 FPS, 22x Optical Zoom (UVC-G4-PTZ)	\$2,430	\$19,440.00
6	Ubiquiti UniFi Protect G4-Bullet Camera   UVC-G4-Bullet	\$472.50	\$2,835.00
3	Ubiquiti Networks UVC-NVR-2TB UniFi Network Video Recorder with 2TB HDD & UniFi Video Software	\$746.30	\$2,238.90
14	Ubiquiti POE-24 Ethernet Adapter 24V	\$38.74	\$542.36
1	Ubiquity Tough Cable	\$300.00	\$300.00





1	Ubiquiti TOUGH Cable RJ45 8P8C Male Connectors	\$94.58	\$94.58
1	Misc parts to securely mount cables and accessories	\$300.00	\$300.00
40	Work to obtain, mount, run ethernet wire, program test and implement all cameras at three different sites	\$110.00	\$4,400.00

Unless otherwise stated in this proposal, all work is to be completed on available days. If additional start-up support is required beyond what is included in this proposal, it will be billed on a time and expense basis at the published (A Squared)'s services rates.

**1.2.2 Basis for Statement of Work**

(A Squared) will supply cameras for (CC) to have surveillance at 3 different locations. The buildings will be the MWTP, Admin building, and the shop. The location of each camera will be pre determined by (CC) before the installation. A camera server will be installed at all the locations for video storage. (A2) will provide cameras, POE's, tough cable, mounting hardware and all material to seal up the building where the penetrations are made.

Process for determining if the proposed solutions has been achieved when:

- When the task has been fully completed of starting up the cameras as well as the storage device.

**1.2.3 Warranty**

The warranty period will last 12 month from the date of installation. Manufacture warranty for equipment and (A Squared) will warranty labor and craftsmanship.



#### 1.2.4 **Proposed Schedule**

Work will commence on the first available resource on a date mutually agreed upon only after receipt of signed proposal or contract, information, and all equipment and parts have been received by (A Squared). Schedule will be developed upon receipt of order.

Customer changes in work schedule and/or scope may result in additional travel and expense charges.

#### 1.2.5 **Services not covered**

The following items are not included in this Statement of Work:

1. Any existing equipment that is not included in this proposal is not covered by this proposal or warranty.

#### 1.2.6 **Customer Responsibilities**

(CC) has the responsibility to communicate to (A Squared) of any changes in equipment or functionality before devices are ordered.

##### 1.2.6.1 **Single Point of Contact**

(CC) will provide a single point of contact to (A Squared) to serve as the primary party responsible for agreement administration and communication. This person will be the primary contact for the scheduling of any applicable visits or onsite engagements, and should have a working knowledge of Customer machinery and their process.

##### 1.2.6.2 **Maintenance, Electrical, and Operation Staff**

(CC) will provide maintenance personnel knowledgeable in the process, operation, and all electrical systems to assist (A Squared) during onsite visit at the facility. Customer is to provide all reasonable support requested by (A Squared) to permit the safe and effective performance of services.

##### 1.2.6.3 **Access to the System**

Customers will make the process available to (A Squared) personnel during the mutually agreed upon schedule for the purpose of implementing the service and equipment described in the Statement of work.

**COLORADO CITY METROPOLITAN DISTRICT  
RESOLUTION NO. 01-2021**

**A RESOLUTION OF THE BOARD OF DIRECTORS OF THE COLORADO CITY METROPOLITAN DISTRICT,  
COLORADO CITY, COLORADO DESIGNATING POSTING PLACES WITHIN THE DISTRICT AND COUNTY FOR  
PUBLIC NOTICE OF MEETINGS OF THE BOARD OF DIRECTORS.**

**WHEREAS**, pursuant to 32-1-903 (2) C.R.S. the Board of Directors of the Colorado City Metropolitan District are required to make public notice of three designated posting places within the District in order to inform the public of Board meetings, and

**WHEREAS**, the Statute requires that public notice of said meetings be posted with the County Clerk at least twenty four hours before the scheduled meeting date, and

**WHEREAS**, the Statute requires that the Board of Directors designate the required posting places at the first regular Board meeting in January of each year;

**NOW THEREFORE**, be it resolved by the Board of Directors of the Colorado City Metropolitan District, Colorado City, Colorado that the following locations are hereby designated as the official posting places for public notification of District meetings:

1. Pueblo County Clerk  
215 W. 10 Street  
Pueblo, Colorado 81003
2. Colorado City Metropolitan District  
Administration Building  
PO Box 20229  
4497 Bent Brothers Blvd.  
Colorado City, Colorado 81019
3. Colorado City Metropolitan District Website  
[www.colorado.gov/coloradocitymetro](http://www.colorado.gov/coloradocitymetro)

**PASSES AND APPROVED this 12<sup>h</sup> of January, 2021**

COLORADO CITY METROPOLITAN DISTRICT

By: \_\_\_\_\_  
Neil Elliot, President

Attest:

By: \_\_\_\_\_  
Gregory Collins, Secretary



**COLORADO CITY METROPOLITAN DISTRICT  
RESOLUTION NO. 2 -2021**

**RESOLUTION TO SET THE MEETING DATES FOR 2021, AND TO APPROVE  
DIRECTOR COMPENSATION FOR MEETINGS**

**RECITALS**

WHEREAS, Colorado City Metropolitan District (“District”) is a quasi-municipal corporation and political subdivision, duly organized and existing under the Constitution and laws of the State of Colorado; and

WHEREAS, § 32-1-1001(1)(m), C.R.S., states that the Board of Directors of the District (the “Board”) has the power “[t]o adopt, amend, and enforce bylaws and rules and regulations not in conflict with the constitution and laws of this state for carrying on the business, objects, and affairs of the board and of the special district”; and

WHEREAS, the Board has determined that it is in the District’s best interest to have a second regular board meeting each month, as well as a monthly study session; and

WHEREAS, the Board desires to amend the District’s Bylaws to include two regular monthly meetings; and

WHEREAS, § 32-1-903(2), C.R.S. requires that the District update the posted notice of its regular meetings, if there are any changes; and

WHEREAS, the Board has determined the dates and times for its regular meetings for 2020, and will repost notice of those meetings pursuant to statute; and

WHEREAS, the Board has determined the amount of compensation directors will receive for attending board meetings.

**RESOLUTION**

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF DIRECTORS THAT:

The Board hereby approves an amendment to its Bylaws to change section 6(a) as follows

a. **Regular Meetings.** Regular meetings of the Board shall be held on the second and last Tuesday of each month at the Colorado City Administration Office, 4497 Bent Brothers Boulevard, Colorado City, Colorado, unless otherwise noticed and posted. The Board shall hold a study session meeting beginning at 6:00 p.m. on the second and last Tuesday, which will be followed by a regular meeting upon completion of the study session.

1. For 2021, the District will conduct its regular meetings on the dates and times detailed on the attached notice. The Board hereby directs its Manager to post notice of the meeting dates and times.

2. The Board determines that each Director shall receive compensation in the amount of \$50 per District Board meeting attended, not to exceed the annual limits set forth in § 32-1-902(3)(a), C.R.S.

A motion was made and seconded, and, upon a majority vote, this Resolution was **ADOPTED AND APPROVED** by the Board this 12<sup>th</sup> day of January, 2021.

**COLORADO CITY METROPOLITAN  
DISTRICT**

By: \_\_\_\_\_  
Terry Kraus Chairman

ATTEST:

\_\_\_\_\_  
Greg Collins, Secretary/ Co-Chairman

**NOTICE OF THE 2019 REGULAR MEETINGS OF THE BOARD OF DIRECTORS OF  
COLORADO CITY METROPOLITAN DISTRICT**

**Place of Regular Meetings:**

Colorado City Administration Office  
4497 Bent Brothers Boulevard, Colorado City, Colorado

**Dates/Times of Regular Meetings and Study Sessions:**

- Jan 28, 2020, Study Session at 6:00 p.m., Regular Meeting at 6:15 p.m.
- Feb 11, 2020, Study Session at 6:00 p.m., Regular Meeting at 6:15 p.m.
- Feb 25, 2020, Study Session at 6:00 p.m., Regular Meeting at 6:15 p.m.
- Mar 10, 2020, Study Session at 6:00 p.m., Regular Meeting at 6:15 p.m.
- Mar 31, 2020, Study Session at 6:00 p.m., Regular Meeting at 6:15 p.m.
- Apr 14, 2020, Study Session at 6:00 p.m., Regular Meeting at 6:15 p.m.
- Apr 28, 2020, Study Session at 6:00 p.m., Regular Meeting at 6:15 p.m.
- May 12, 2020, Study Session at 6:00 p.m., Regular Meeting at 6:15 p.m.
- May 26, 2020, Study Session at 6:00 p.m., Regular Meeting at 6:15 p.m.
- June 9, 2020, Study Session at 6:00 p.m., Regular Meeting at 6:15 p.m.
- June 30, 2020, Study Session at 6:00 p.m., Regular Meeting at 6:15 p.m.
- July 14, 2020, Study Session at 6:00 p.m., Regular Meeting at 6:15 p.m.
- July 28, 2020, Study Session at 6:00 p.m., Regular Meeting at 6:15 p.m.
- Aug 11, 2020, Study Session at 6:00 p.m., Regular Meeting at 6:15 p.m.
- Aug 25, 2020, Study Session at 6:00 p.m., Regular Meeting at 6:15 p.m.
- Sept 8, 2020, Study Session at 6:00 p.m., Regular Meeting at 6:15 p.m.
- Sept 22, 2020, Study Session at 6:00 p.m., Regular Meeting at 6:15 p.m.
- Oct 13, 2020, Study Session at 6:00 p.m., Regular Meeting at 6:15 p.m.

Oct 27, 2020, Study Session at 6:00 p.m., Regular Meeting at 6:15 p.m.

Nov 10, 2020, Study Session at 6:00 p.m., Regular Meeting at 6:15 p.m.

Nov 24, 2020, Study Session at 6:00 p.m., Regular Meeting at 6:15 p.m.

Dec 8, 2020, Study Session at 6:00 p.m., Regular Meeting at 6:15 p.m.

Dec 29, 2020, Study Session at 6:00 p.m., Regular Meeting at 6:15 p.m.



**RESOLUTION 3-2022**  
**RESOLUTION OF COLORADO CITY METROPOLITAN DISTRICT**  
**CONCERNING MAY 3, 2022 ELECTION**  
**INCLUDING APPOINTMENT OF DESIGNATED ELECTION OFFICIAL AND**  
**AUTHORIZATION OF THE DESIGNATED ELECTION OFFICIAL TO CANCEL THE**  
**ELECTION**

WHEREAS, a regular election is to be held on Tuesday, May 3 2022, for the purpose of electing members to the Board of Directors of the Colorado City Metropolitan District (“District”); and

WHEREAS, two three-year terms for Director shall be open at the regular election to be held on May 3, 2022, by the District; and

WHEREAS, the Board of Directors wishes to hereby appoint a Designated Election Official to be responsible for conducting the election and to set forth certain details regarding the election.

NOW, THEREFORE, BE IT RESOLVED by the Board of Directors of Colorado City Metropolitan District of Pueblo County, Colorado, that:

1. A regular election of the eligible electors of the District shall be held on Tuesday, May 3, 2022, between the hours of 7:00 A.M. and 7:00 P.M., at which election the electors shall vote for two Directors to serve three-year terms.

2. The current term of office for Gregory Collins and Robert Cook will expire following the regular election to be held on May 3, 2022.

3. The election shall be held and conducted in accordance with the Colorado Local Government Election Code, applicable portions of the Uniform Election Code of 1992, and Title 32, Article 1, Part 8, Colorado Revised Statutes, and other relevant Colorado and federal law (collectively, the “Applicable Law”).

4. The Board of Directors hereby designates [REDACTED], whose address is:

[REDACTED]  
[REDACTED]

as the Designated Election Official (“DEO”) for the regular special district election to be held on May 3, 2022 and following the election to serve until replaced by the Board, and authorizes the DEO to undertake all reasonable actions that are necessary or convenient for the conduct of the election. Among other matters, the DEO shall publish the call for nominations, appoint election judges as necessary, appoint the Canvass Board, arrange for the required notices of election and printing and mailing of ballots, and direct that all other appropriate actions be

accomplished. Except as otherwise provided by Applicable Law, the DEO shall render all interpretations and shall make all initial decisions as to controversies or other matters arising in the operation of the election.

5. The election shall be conducted as a mail ballot election in accordance with the applicable provisions of the Applicable Law. The DEO shall develop a plan for conducting the mail ballot Election, which will be made available to the public. There shall be no election precinct or polling place. All mail ballots shall be returned to the Designated Election Official's office listed above.

6. Mail ballots may be either returned by United States mail or returned to the depository located at the Designated Election Official's address listed above.

7. Applications for absentee ballots may be filed with the DEO, at the address listed in paragraph 4 above, no later than the close of business on the seventh day prior to the election (Tuesday, April 26, 2022).

8. Self-Nomination and Acceptance forms are available at the DEO's office located at the above address. All candidates must file a Self-Nomination and Acceptance form with the DEO no earlier than January 1, 2022 and no later than the close of business (5:00 p.m.) 67 days prior to the date of the election (Friday, February 25, 2022).

9. An affidavit of intent to be a write-in candidate for Director to serve for any designated vacancy shall be filed with the DEO no later than the close of business (5:00 p.m.) on Monday, February 28, 2022.

10. If the only matter before the eligible electors is the election of persons to office and if, at the close of business on March 1, 2022, there are not more candidates than offices to be filled at the election, including candidates filing affidavits of intent no later than the close of business on Monday, February 28, 2022, the Board authorizes and directs the DEO to cancel the election and declare the candidates elected.

11. If the election is so canceled, the Board authorizes and directs the DEO to publish a Notice of Cancellation of Election and post it at each polling place and in the offices of the DEO and the County Clerk and Recorder of each county in which the District is located, and to file such Notice with the Division of Local Government. The DEO shall also notify the candidates that the election was canceled and that they are elected by acclamation.

12. Pursuant to §1-11-103(3), and §1-13.5-513(1), C.R.S., if the DEO has cancelled the election, the DEO or District will file this Resolution, together with the Notice of Cancellation, with the Division of Local Government.

13. Should any part or provision of this Resolution be adjudged unenforceable or invalid, such judgment shall not affect, impair, or invalidate the remaining provisions of this Resolution, it being the intention that the various provisions hereof are severable.

14. All acts, orders, resolutions, or parts thereof, of the District that are inconsistent or in conflict with this Resolution are hereby repealed to the extent only of such inconsistency or conflict.

15. All past actions taken by the District, or its DEO, Board members individually and collectively, officers, agents, attorneys, and consultants, directed toward the lawful conduct of the election were done in the best interests of the District and said actions are hereby ratified and confirmed as if originally taken with full authority.

16. In the event of a conflict between this Resolution and Applicable Law, the Applicable Law shall control.

17. The provisions of this Resolution shall take effect immediately.

Adopted and approved this 11 day of JANUARY 2022, by the Board of Directors of Colorado City Metropolitan District, Pueblo County, Colorado.

COLORADO CITY METROPOLITAN DISTRICT

By: \_\_\_\_\_  
Neil Elliot, President and Chairman of the Board

ATTEST:

\_\_\_\_\_  
Gregory Collins, Secretary





**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, December 28, 2021, beginning at 6:10 p.m.

1. Signs on Golf Course:  
Pictures of all signs from the Golf Course were included in the packet for Board review. Discussion held regarding how Friends of Hollydot charge for the fees if there is a scale and who is open to advertise on the signs?
2. Resolution 16-2021 To amend the 2021 Budget:  
Parks and Rec needed to be amended for \$30,000.00. \$110,000 for Water Enterprise Fund expenses. Golf course \$ 25,000 for Golf Enterprise expenses. Lottery CTF \$130,000 grant funds for General Fund expenses. Property Management Funds \$25,650 Cost of asset not budgeted in the 2021 Budget.
3. Resolution 17-2021 Appropriation of sums for 2021 budget:  
To appropriate sums of money to various funds and spending agencies: General funds Parks \$30,000, Golf Enterprise \$25,000, Water \$110,000, Lottery CTF \$130,000, Property Management Fund \$25,650 totaling \$320,650.00.
4. Election for District in May need DEO:  
Year for election, The County will handle the election at this time. Need to assign or talk to persons that may be interested in being the DEO at this time. Deadline for applications is February see resolution. Need a designated DEO in order to proceed to move forward.
5. Discussion of Conex containers as sheds:  
What is a Conex. Went over Pueblo County Regulations. Open for discussion with the Board Members and the audience. Need to come up with a policy moving forward. Can not look like a box and match the home exterior.
6. CCAAC Review:  
Shed application on 1617 Griswold. Fence application for 4619 Huajatolla Dr. First, second and Cease & Desist letters for Board approval during the Regular Meeting.

COLORADO CITY METROPOLITAN DISTRICT

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Neil Elliot, Chairperson

ATTEST:

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Harry Hochstetler, Treasure

Approved this 11th day of January 2022.

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 December 28, 2021, beginning at 7:20 p.m.

1. CALL TO ORDER.
2. PLEDGE OF ALLEGIANCE.
3. MOMENT OF SILENT REFLECTION.
4. QUORUM CHECK:  
Chairperson Neil Elliot  
Secretary Greg Collins-Absent/Excused  
Treasurer Harry Hochstetler  
Director Bob Cook  
Director Terry Kraus

Also in Attendance:  
Jim Eccher, District Manager  
Yvonne Barron, Finance Director  
Gary Golladay Water & Sewer  
Phil Spicer Golf Pro Shop

5. PUBLIC HEARING ON AMENDMENT FOR 2021 AND SUPPLEMENTAL APPROPRIATIONS:  
Close the regular meeting at 7:21 pm, to open for Public Hearing. No input from the public. Chairman Elliot closed the Public Meeting at 7:22 pm and reopened the Regular Meeting.
6. APPROVAL OF AGENDA:
7. APPROVAL OF MINUTES. Study Session    December 14,2021  
Regular Meeting    December 14, 2021  
Mr. Cook motions to the approve the minutes with the amendment to provide the three CCAAC meeting to be provided at the next meeting. Mr. Kraus seconds the motions. All Board Members are in favor. Approval of minutes passes.
8. BILLS PAYABLE: N/A
9. FINANCIAL REPORT. N/A
10. OPERATIONAL REPORT. N/A
11. READING BY CHAIRPERSON OF THE STATEMENT OF CONDUCT AND Demeanor.
12. CITIZENS INPUT. N/A
13. ATTORNEYS REPORT: Included in the packet regarding DEO
14. AGENDA ITEMS:  

<b>Resolution 16-2021 Adopting of Supplemental Budget</b>	<b>Discussion / Action</b>
Mr. Kraus motion to approve Resolution 16-2001 Adopting of Supplemental Budget. Mr. Cook seconds the Motion. Chairman Elliot calls the vote. Mr. Kraus, yes. Mr. Hochstetler, yes. Mr. Cook, no. Chairman Elliot, yes. Resolution 16-2021 Adopting of Supplemental Budget passes.	
 <b>Resolution 17-2021 Resolution to Appropriate Sums of Money</b>	<b>Discussion / Action</b>
Mr. Hochstetler motions to approve Resolution 17-2021 to Appropriate Sums of Money. Mr. Kraus seconds the motion. Chairman Elliot calls the vote. Mr. Cook, no. Chairman Elliot yes. Mr. Kraus, yes. Mr. Hochstetler, yes. Resolution 17-2021 to Appropriate Sums of Money passes.	

15. OLD BUSINESS. Covenants Lawyer/Security cameras /Firewall/ switches/Dump Truck  
Covenants Lawyer: Mr. Eccher will start making contact as previous quotes will be obsolete - after the first of the year and will bring to the next meeting. Security cameras are being looked into and pricing options will be provided. Firewall and switches are not recommended at this time.
16. NEW BUSINESS:  
Mr. Cook motions to table the CCAAC being moved into its own Cost Center. Motion was seconded to open for discussion. The Board requested a supplemental report from Ms. Barron for just the CCAAC, before making the decision to pay Caselle \$740, to set up separately. Mr. Cook motions to table CCAAC being moved to its own Cost Center until the next Board Meeting. Mr. Kraus seconds the motion. The question is called. Mr. Hochstetler, yes. Mr. Kraus, yes. Mr. Cook, yes. Chairman Elliot, yes. Motion passes.  
  
Mr. Hochstetler motions to develop a Resolution to take action to increase CCACC fees by 25% with a posting of a Public Hearing on February 8<sup>th</sup>, 2021. Mr. Cook seconds the motion. Chairman Elliot calls the question. Mr. Cook, yes. Mr. Hochstetler, yes. Mr. Kraus, yes. Chairman Elliot, yes. Motion passes.
17. EXECUTIVE SESSION: Statue 24-6-402(4)(e), C.R.S. Determining positions relative to matters that may be subject to negotiations, developing strategy for negotiations, and instructing negotiators. 8:23 pm.....  
Chairman Elliot calls the Regular Meeting back into session. Mr. Hochstetler motions to have Chairman Elliot and District Manager Eccher as Negotiators to the Hollydot Golf Pro Shop lease. Mr. Kraus seconds the motion. All Board members were in favor. Motion passes.
18. CCACC
- A. 1a. 1617 Griswell Shed  
Mr. Hochstetler motions to approve the shed with the condition that it does not look like a box and is painted the same color as the exterior of the home. Mr. Cook seconds the motion, Chairman Elliot calls the question. Mr. Hochstetler, yes. Mr. Kraus, yes. Mr. Cook, no. Chairman Elliot, yes. Motion passes.
- 2b. 4619 Huajatolla Fence  
Mr. Hochstetler motions to approve the fence. Mr. Kraus seconds the motion, Chairman Elliot calls the question. Mr. Hochstetler, yes. Mr. Kraus, yes. Mr. Cook, yes. Chairman Elliot, yes. Motion passes.
- B. Actions:
- 1.14 First Letters:  
Mr. Hochstetler motions to approve first and second letters be sent. Chairman Elliot seconds the motion. Mr. Hochstetler, yes. Mr. Kraus, yes. Mr. Cook, yes. Chairman Elliot, yes. Motion passes.
2. 9 Second Letter
3. 1 Stop work order to be sent certified mail:  
Mr. Hochstetler motions to approve Stop work order to be sent certified mail. Chairman Elliot seconds the motion. Mr. Hochstetler, yes. Mr. Kraus, yes. Mr. Cook, yes. Chairman Elliot, yes. Motion passes.
4. Board approval for 30-day extension for follow-up on previous first letter.  
Mr. Hochstetler motions to approve 30-day extension. Chairman Elliot seconds the motion. Mr. Hochstetler, yes. Mr. Kraus, yes. Mr. Cook, yes. Chairman Elliot, yes. Motion passes.
5. Mr. Cook motions to instruct the Manager to proceed with the Trespass procedure for Blaze Ct, and



and two behind Applewood Dr. Mr. Kraus seconds the motion. Mr. Cook, yes. Mr. Kraus, yes. Mr. Hochstetler, yes. Chairman Elliot, yes. Motion passes.

19. CORRESPONDENCE. N/A
20. **ADJOURNMENT.** Mr. Hochstetler motions to adjourn the meeting. Mr. Kraus seconds the motion. Chairman Elliot adjourns the meeting at 9:04 pm.

COLORADO CITY METROPOLITAN DISTRICT

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Neil Elliot, Chairperson

ATTEST:

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Harry Hochstetler, Treasure  
Approved this 11th day of January 2022.

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.





**COLORADO CITY METROPOLITAN DISTRICT  
PUBLIC NOTICE  
MEETING COLORADO CITY ARCHITECTURAL ADVISORY COMMITTEE  
And COLORADO CITY BOARD OF DIRECTORS**

A meeting of the CCAAC Committee and Board of Directors of the Colorado City Metropolitan District will be held Thursday DECEMBER 9, 2021, **beginning at 1:00 p.m.**

1. CALL TO ORDER.
2. PLEDGE OF ALLEGIANCE.
3. QUORUM CHECK.  
There is not a quorum present.
4. APPROVAL OF AGENDA.
5. Agenda Item.  
Architectural Considerations
6. ADJOURNMENT.  
Chairman Elliot adjourns the meeting at 1:02 pm as there is not a quorum present.

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.



## Report Criteria:

Report type: GL detail

Check.Type = {&lt;-&gt;} "Adjustment"

GL Period	Check Issue Date	Check Number	Payee	Description	Invoice GL Account	Invoice Amount	Check Amount
<b>35014</b>							
12/21	12/30/2021	35014	Colorado Special Districts Prop	W/C Insurance/WTP	02-0100-6311	12,484.36	12,484.36
12/21	12/30/2021	35014	Colorado Special Districts Prop	W/C Insurance/WWTP	03-0100-6311	11,592.62	11,592.62
12/21	12/30/2021	35014	Colorado Special Districts Prop	W/C Insurance/Adm	01-0100-6311	3,121.09	3,121.09
12/21	12/30/2021	35014	Colorado Special Districts Prop	W/C Insurance/Pool	01-0207-6311	1,783.48	1,783.48
12/21	12/30/2021	35014	Colorado Special Districts Prop	W/C Insurance/Adm	01-0100-6311	1,783.48	1,783.48
12/21	12/30/2021	35014	Colorado Special Districts Prop	W/C Insurance/GC	04-0100-6311	5,350.44	5,350.44
12/21	12/30/2021	35014	Colorado Special Districts Prop	W/C Insurance/GCM	04-0201-6311	5,350.44	5,350.44
12/21	12/30/2021	35014	Colorado Special Districts Prop	W/C Insurance/Road	01-6000-6311	445.87	445.87
12/21	12/30/2021	35014	Colorado Special Districts Prop	W/C Insurance/P&R	01-0208-6311	2,675.22	2,675.22
Total 35014:							44,587.00
<b>35015</b>							
12/21	12/30/2021	35015	Greg Bailey	Reimburse Medical Flexible	01-0000-2231	520.00	520.00
Total 35015:							520.00
<b>35016</b>							
12/21	12/30/2021	35016	Gregory Collins	Dec 21 Board Mtgs/Adm	01-0100-7122	50.00	50.00
Total 35016:							50.00
<b>35017</b>							
12/21	12/30/2021	35017	Harry Hochstetler	Dec 21 Bd Mtg/Adm	01-0100-7122	100.00	100.00
Total 35017:							100.00
<b>35018</b>							
12/21	12/30/2021	35018	Interstate Chemical Co.	Chemicals/WTP	02-0100-7150	167.65	167.65
Total 35018:							167.65
<b>35019</b>							
12/21	12/30/2021	35019	isiWest	Membrane Disc,9"PVC/WWTP	03-0100-7150	1,175.55	1,175.55
Total 35019:							1,175.55
<b>35020</b>							
12/21	12/30/2021	35020	Josh Briggs	Reimburse for Parage of Lights/P&R	01-0208-7150	45.01	45.01
Total 35020:							45.01
<b>35021</b>							
12/21	12/30/2021	35021	Neil Elliot	Dec 21 Bd Mtg/Adm	01-0100-7122	100.00	100.00
Total 35021:							100.00
<b>35022</b>							
12/21	12/30/2021	35022	PSHCG	Health Ins - Jan 2022	01-0000-2230	973.55	973.55
12/21	12/30/2021	35022	PSHCG	Health Ins - Jan 2022	02-0000-2230	3,069.44	3,069.44
12/21	12/30/2021	35022	PSHCG	Health Ins - Jan 2022	03-0000-2230	2,783.11	2,783.11
12/21	12/30/2021	35022	PSHCG	Health Ins - Jan 2022	04-0000-2230	601.30	601.30

GL Period	Check Issue Date	Check Number	Payee	Description	Invoice GL Account	Invoice Amount	Check Amount
12/21	12/30/2021	35022	<b>PSHCG</b>	Health Ins - Jan 2022	04-0000-2230	601.30	601.30
12/21	12/30/2021	35022	<b>PSHCG</b>	Health Ins - Jan 2022	02-0100-6310	276.62	276.62
12/21	12/30/2021	35022	<b>PSHCG</b>	Health Ins - Jan 2022	03-0100-6310	414.94	414.94
Total 35022:							8,720.26
<b>35023</b>							
12/21	12/30/2021	35023	<b>R&amp;L Auto Supply</b>	Air& Oil Filters,Anti Freeze/GCM	04-0201-7150	546.22	546.22
Total 35023:							546.22
<b>35024</b>							
12/21	12/30/2021	35024	<b>Robert Cook</b>	Dec 21 Board Mtgs/Adm	01-0100-7122	100.00	100.00
Total 35024:							100.00
<b>35025</b>							
12/21	12/30/2021	35025	<b>Terry Kraus</b>	Dec 21 Bd Mts/Adm	01-0100-7122	100.00	100.00
Total 35025:							100.00
<b>35026</b>							
12/21	12/30/2021	35026	<b>Unum Life Insurance</b>	Jan 2022 Premium/Adm	01-0000-2230	187.43	187.43
12/21	12/30/2021	35026	<b>Unum Life Insurance</b>	Jan 2022 Premium/WTP	02-0000-2230	273.42	273.42
12/21	12/30/2021	35026	<b>Unum Life Insurance</b>	Jan 2022 Premium/WWTP	03-0000-2230	228.87	228.87
12/21	12/30/2021	35026	<b>Unum Life Insurance</b>	Jan 2022 Premium/GC	04-0000-2230	37.13	37.13
12/21	12/30/2021	35026	<b>Unum Life Insurance</b>	Jan 2022 Premium/GCM	04-0000-2230	82.04	82.04
Total 35026:							808.89
<b>35027</b>							
12/21	12/30/2021	35027	<b>Yvonne Barron (2)</b>	Reimburse Medical Flexible	01-0000-2231	1,625.15	1,625.15
12/21	12/30/2021	35027	<b>Yvonne Barron (2)</b>	Reimburse Medical Flexible	01-0000-2231	1,625.15-	1,625.15-
12/21	12/30/2021	35027	<b>Yvonne Barron (2)</b>	Mileage Reimburse/Adm	01-0100-6322	43.21	43.21
12/21	12/30/2021	35027	<b>Yvonne Barron (2)</b>	Mileage Reimburse/Adm	01-0100-6322	43.21-	43.21-
12/21	12/30/2021	35027	<b>Yvonne Barron (2)</b>	Reimburse iPhone office headset/Adm	01-0100-7150	322.16	322.16
12/21	12/30/2021	35027	<b>Yvonne Barron (2)</b>	Reimburse iPhone office headset/Adm	01-0100-7150	322.16-	322.16-
Total 35027:							.00
<b>35028</b>							
12/21	12/30/2021	35028	<b>Yvonne Barron (2)</b>	Mileage Reimburse/Adm	01-0100-6322	43.21	43.21
12/21	12/30/2021	35028	<b>Yvonne Barron (2)</b>	Reimburse iPhone office headset/Adm	01-0100-7150	322.16	322.16
12/21	12/30/2021	35028	<b>Yvonne Barron (2)</b>	Reimburse Medical Flexible	01-0000-2231	1,506.07	1,506.07
Total 35028:							1,871.44
Grand Totals:							58,892.02

Summary by General Ledger Account Number

GL Account	Debit	Credit	Proof
01-0000-2110	1,990.52	15,847.09-	13,856.57-
01-0000-2230	1,160.98	.00	1,160.98

GL Account	Debit	Credit	Proof
01-0000-2231	3,651.22	1,625.15-	2,026.07
01-0100-6311	4,904.57	.00	4,904.57
01-0100-6322	86.42	43.21-	43.21
01-0100-7122	450.00	.00	450.00
01-0100-7150	644.32	322.16-	322.16
01-0207-6311	1,783.48	.00	1,783.48
01-0208-6311	2,675.22	.00	2,675.22
01-0208-7150	45.01	.00	45.01
01-6000-6311	445.87	.00	445.87
02-0000-2110	.00	16,271.49-	16,271.49-
02-0000-2230	3,342.86	.00	3,342.86
02-0100-6310	276.62	.00	276.62
02-0100-6311	12,484.36	.00	12,484.36
02-0100-7150	167.65	.00	167.65
03-0000-2110	.00	16,195.09-	16,195.09-
03-0000-2230	3,011.98	.00	3,011.98
03-0100-6310	414.94	.00	414.94
03-0100-6311	11,592.62	.00	11,592.62
03-0100-7150	1,175.55	.00	1,175.55
04-0000-2110	.00	12,568.87-	12,568.87-
04-0000-2230	1,321.77	.00	1,321.77
04-0100-6311	5,350.44	.00	5,350.44
04-0201-6311	5,350.44	.00	5,350.44
04-0201-7150	546.22	.00	546.22
Grand Totals:	62,873.06	62,873.06-	00

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

Mayor: \_\_\_\_\_

City Council: \_\_\_\_\_

\_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

City Recorder: \_\_\_\_\_

Report Criteria:

Report type: GL detail

Check Type = {<>} "Adjustment"

## Report Criteria:

Report type: GL detail

Check Type = {&lt;&gt;} "Adjustment"

GL Period	Check Issue Date	Check Number	Payee	Description	Invoice GL Account	Invoice Amount	Check Amount
<b>35029</b>							
01/22	01/07/2022	35029	<b>A Squared Instruments and Con</b>	Dec Svc, on-site/WTP	02-0100-7122	4,500.00	4,500.00
Total 35029:							4,500.00
<b>35030</b>							
01/22	01/07/2022	35030	<b>Acorn Petroleum, Inc</b>	Fuel/GC	04-0100-7151	1,017.60	1,017.60
01/22	01/07/2022	35030	<b>Acorn Petroleum, Inc</b>	Oil/Roads	01-6000-7151	266.99	266.99
01/22	01/07/2022	35030	<b>Acorn Petroleum, Inc</b>	Fuel/P&R	01-0208-7151	312.51	312.51
01/22	01/07/2022	35030	<b>Acorn Petroleum, Inc</b>	Fuel/WTP	02-0100-7151	375.02	375.02
01/22	01/07/2022	35030	<b>Acorn Petroleum, Inc</b>	Fuel/WWTP	03-0100-7151	250.00	250.00
01/22	01/07/2022	35030	<b>Acorn Petroleum, Inc</b>	Fuel/Adm	01-0100-7151	45.51	45.51
Total 35030:							2,267.63
<b>35031</b>							
01/22	01/07/2022	35031	<b>ALAN GARST</b>	Telephone Reimbursement/WTP	02-0100-7193	15.00	15.00
01/22	01/07/2022	35031	<b>ALAN GARST</b>	Telephone Reimbursement/WWTP	03-0100-7193	15.00	15.00
Total 35031:							30.00
<b>35032</b>							
01/22	01/07/2022	35032	<b>Ayden Gillund</b>	Telephone Reimburse/WTP	02-0100-7193	15.00	15.00
01/22	01/07/2022	35032	<b>Ayden Gillund</b>	Telephone Reimburse/WWTP	03-0100-7193	15.00	15.00
Total 35032:							30.00
<b>35033</b>							
01/22	01/07/2022	35033	<b>Beverly Fodor</b>	Telephone Reimbursement/Adm	01-0100-7193	10.50	10.50
01/22	01/07/2022	35033	<b>Beverly Fodor</b>	Telephone Reimbursement/WTP	02-0100-7193	7.50	7.50
01/22	01/07/2022	35033	<b>Beverly Fodor</b>	Telephone Reimbursement/WWTP	03-0100-7193	4.50	4.50
01/22	01/07/2022	35033	<b>Beverly Fodor</b>	Telephone Reimbursement/GC	04-0100-7193	1.50	1.50
01/22	01/07/2022	35033	<b>Beverly Fodor</b>	Telephone Reimbursement/GCM	04-0201-7193	1.50	1.50
01/22	01/07/2022	35033	<b>Beverly Fodor</b>	Telephone Reimbursement/P&R	01-0208-7193	4.50	4.50
Total 35033:							30.00
<b>35034</b>							
01/22	01/07/2022	35034	<b>Business Solutions Leasing</b>	Copier Lease-Jan/Adm	01-0100-7122	212.26	212.26
Total 35034:							212.26
<b>35035</b>							
01/22	01/07/2022	35035	<b>Christoffer Robinson</b>	Telephone Reimbursement/WTP	02-0100-7193	15.00	15.00
01/22	01/07/2022	35035	<b>Christoffer Robinson</b>	Telephone Reimbursement/WWTP	03-0100-7193	15.00	15.00
Total 35035:							30.00
<b>35036</b>							
01/22	01/07/2022	35036	<b>Cintas Corporation #562</b>	Janitorial Svs/GCM	04-0201-7122	133.71	133.71
Total 35036:							133.71



GL Period	Check Issue Date	Check Number	Payee	Description	Invoice GL Account	Invoice Amount	Check Amount
<b>35037</b>							
01/22	01/07/2022	35037	Colorado City Metropolitan Dist	5000 Cuerno Verde/P&R	01-0207-7192	159.89	159.89
01/22	01/07/2022	35037	Colorado City Metropolitan Dist	4500 Cuerno Verde/GCM	04-0201-7192	30.59	30.59
01/22	01/07/2022	35037	Colorado City Metropolitan Dist	4497 Bent Bros/ADM	01-0100-7192	235.98	235.98
01/22	01/07/2022	35037	Colorado City Metropolitan Dist	6042 9000 HWY/P&R	01-0208-7192	39.22	39.22
01/22	01/07/2022	35037	Colorado City Metropolitan Dist	9000 HWY 165 Gazebo/P&R	01-0208-7192	51.86	51.86
01/22	01/07/2022	35037	Colorado City Metropolitan Dist	9000 HWY 165 Park/P&R	01-0208-7192	269.89	269.89
01/22	01/07/2022	35037	Colorado City Metropolitan Dist	9000 HWY 165 Showers/P&R	01-0208-7192	79.02	79.02
01/22	01/07/2022	35037	Colorado City Metropolitan Dist	5000 E Colorado Blvd/WTP	02-0100-7192	28.61	28.61
01/22	01/07/2022	35037	Colorado City Metropolitan Dist	5000 E Colorado Blvd/WWTP	03-0100-7192	28.61	28.61
01/22	01/07/2022	35037	Colorado City Metropolitan Dist	55 N Parkway/GC	04-0100-7192	358.05	358.05
01/22	01/07/2022	35037	Colorado City Metropolitan Dist	Hole 14/GC	04-0100-7192	124.82	124.82
01/22	01/07/2022	35037	Colorado City Metropolitan Dist	5218 Monte Vista Day Care/P&R	01-0203-7192	69.60	69.60
Total 35037:							1,476.14
<b>35038</b>							
01/22	01/07/2022	35038	Cristy Adams	Telephone Reimbursement Jan/Adm	01-0100-7193	6.00	6.00
01/22	01/07/2022	35038	Cristy Adams	Telephone Reimbursement Jan/WTP	02-0100-7193	15.00	15.00
01/22	01/07/2022	35038	Cristy Adams	Telephone Reimbursement Jan/WWTP	03-0100-7193	9.00	9.00
Total 35038:							30.00
<b>35039</b>							
01/22	01/07/2022	35039	Direct Discharge Consulting, LL	Dec ORC SVC/WWTP	03-0100-7122	840.00	840.00
Total 35039:							840.00
<b>35040</b>							
01/22	01/07/2022	35040	Donald Anzlovar (2)	Telephone Reimbursement/GCM	04-0201-7193	30.00	30.00
Total 35040:							30.00
<b>35041</b>							
01/22	01/07/2022	35041	Family Support Registry	FSR Remittance ID 16110462 Payroll 01-	01-0000-2225	257.07	257.07
Total 35041:							257.07
<b>35042</b>							
01/22	01/07/2022	35042	FEDEX	Transport Samples/WTP	02-0100-7150	24.21	24.21
01/22	01/07/2022	35042	FEDEX	Transport Samples/WTP	02-0100-7150	88.98	88.98
01/22	01/07/2022	35042	FEDEX	Transport Samples/WTP	02-0100-7150	63.83	63.83
Total 35042:							177.02
<b>35043</b>							
01/22	01/07/2022	35043	Fleet Supply	Transmi Filter,Caliper/WTP	02-0100-7150	164.59	164.59
01/22	01/07/2022	35043	Fleet Supply	Transmi Filter,Caliper/WWTP	03-0100-7150	164.59	164.59
Total 35043:							329.18
<b>35044</b>							
01/22	01/07/2022	35044	Glass Force South	Door Replacement/Pool	01-0207-7150	816.00	816.00
Total 35044:							816.00

GL Period	Check Issue Date	Check Number	Payee	Description	Invoice GL Account	Invoice Amount	Check Amount
<b>35045</b>							
01/22	01/07/2022	35045	Gobin's, Inc.	Dec. Copies/Lease/Adm	01-0100-7150	92.99	92.99
Total 35045:							92.99
<b>35046</b>							
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	RainX Wiperblade/WTP	02-0100-7150	23.99	23.99
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	RainX Wiperblade/WWTP	03-0100-7150	23.99	23.99
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	Flapper Korky Plus Card/WTP	02-0100-7150	13.98	13.98
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	Flapper Korky Plus Card - Return/WTP	02-0100-7150	13.98-	13.98-
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	Universal 3"" Flapper/WTP	02-0100-7150	14.99	14.99
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	WD40 Smart Straw/WTP	02-0100-7150	5.59	5.59
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	Black Paint Marker/WTP	02-0100-7150	4.99	4.99
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	Black Paint Marker/WTP	02-0100-7150	4.99	4.99
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	Transplanter Hand 10""/WTP	02-0100-7150	4.59	4.59
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	Misc Hardware/WTP	02-0100-7150	48.34	48.34
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	Single Cut Keys & Cord Extn12/25/P&R	01-0208-7150	34.49	34.49
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	Sprypt Ace Banr Red/WTP	02-0100-7150	4.99	4.99
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	Universal Joint Set/WTP	02-0100-7150	14.99	14.99
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	Misc Hardware/WTP	02-0100-7150	2.55	2.55
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	Cord Ext/WTP	02-0100-7150	17.50	17.50
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	Cord Ext/WWTP	03-0100-7150	17.49	17.49
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	Bit Drill, Rivettool/P&R	01-0208-7150	38.16	38.16
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	Bit & Drill/P&R	01-0208-7150	38.99	38.99
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	Glove&Flash Brush/WWTP	03-0100-7150	10.98	10.98
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	Cord Extn/WWTP	03-0100-7150	44.99	44.99
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	Misc Hardware/WTP	02-0100-7150	22.34	22.34
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	Misc Hardware/WWTP	03-0100-7150	22.34	22.34
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	SoftlensCLPheat/GCM	04-0201-7150	6.99	6.99
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	Blade Recip/WTP	02-0100-7150	14.99	14.99
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	LED plug/play CW/WWTP	03-0100-7150	29.98	29.98
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	Misc Hardware Ret 7940/WTP	02-0100-7150	13.18-	13.18-
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	Misc Hardware Ret 7940/WWTP	03-0100-7150	13.18-	13.18-
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	Adpt,Torch RCIP Blade,Misc,Pipe/WTP	02-0100-7150	51.33	51.33
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	Misc Hardware/WTP	02-0100-7150	21.52	21.52
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	Misc Hardware/WWTP	03-0100-7150	21.52	21.52
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	HX Bolts/WTP	02-0100-7150	18.50	18.50
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	HX Bolts/WWTP	03-0100-7150	18.49	18.49
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	Hex Bolt Zinc/WTP	02-0100-7150	20.99	20.99
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	Filter Air Pleat/WWTP	03-0100-7150	9.98	9.98
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	Elbow,Cutoof Wheel,PVC/WTP	02-0100-7150	32.95	32.95
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	1/4 Socket Driver,LED/P&R	01-0208-7150	33.56	33.56
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	Repair Coupling/WTP	02-0100-7150	19.99	19.99
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	Cord Ext/WTP	02-0100-7150	34.99	34.99
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	Propane	02-0100-7150	23.94	23.94
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	Step Ladder/WTP	02-0100-7150	41.99	41.99
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	PVC CMNT,Primer,Repair Coupling/WTP	02-0100-7150	22.28	22.28
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	PVC CMNT,Primer,Repair Coupling/WW	03-0100-7150	22.28	22.28
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	Coupling/WTP	02-0100-7150	1.99	1.99
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	Door Stop Wedge/P&R	01-0208-7150	10.18	10.18
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	Key, Pad Lock/WTP	02-0100-7150	18.65	18.65
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	Key, Pad Lock/WWTP	03-0100-7150	18.66	18.66
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	Repair Coupling,Couple/WTP	02-0100-7150	27.95	27.95
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	Fluid Brake,Prestone/WTP	02-0100-7150	7.99	7.99
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	Thermometer Jumbo Wall/WTP	02-0100-7150	8.59	8.59
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	Fluid Brake Qt Prestone/WTP	02-0100-7150	7.99	7.99
01/22	01/07/2022	35046	Greenhorn Valley Ace Hardware	T-post,Tie Wire/P&R	01-0208-7150	18.68	18.68

GL Period	Check Issue Date	Check Number	Payee	Description	Invoice GL Account	Invoice Amount	Check Amount	
01/22	01/07/2022	35046	<b>Greenhorn Valley Ace Hardware</b>	Big Seed Bo, Led Bo Lgt/P&R Rec Ctr	01-0203-7150	35.00	35.00	
01/22	01/07/2022	35046	<b>Greenhorn Valley Ace Hardware</b>	Cleaner/WWTP	03-0100-7150	33.98	33.98	
01/22	01/07/2022	35046	<b>Greenhorn Valley Ace Hardware</b>	Tape/P&R	01-0208-7150	7.99	7.99	
01/22	01/07/2022	35046	<b>Greenhorn Valley Ace Hardware</b>	Threadlock, Misc Hardware/P&R	01-0208-7150	24.07	24.07	
01/22	01/07/2022	35046	<b>Greenhorn Valley Ace Hardware</b>	Punch Ctr, Caster Stem, Misc Hardware/P	01-0208-7150	48.15	48.15	
01/22	01/07/2022	35046	<b>Greenhorn Valley Ace Hardware</b>	Bolt Eye&Hook, Misc Hardware/P&R	01-0208-7150	29.92	29.92	
01/22	01/07/2022	35046	<b>Greenhorn Valley Ace Hardware</b>	Padlock Combination/P&R	01-0208-7150	35.98	35.98	
01/22	01/07/2022	35046	<b>Greenhorn Valley Ace Hardware</b>	Auto Utility Pump/GC	04-0100-7150	179.99	179.99	
Total 35046:								1,336.95
<b>35047</b>								
01/22	01/07/2022	35047	<b>Interstate Chemical Co.</b>	Chemicals/WTP	02-0100-7150	7,449.10	7,449.10	
01/22	01/07/2022	35047	<b>Interstate Chemical Co.</b>	Chemicals/WTP	02-0100-7150	4,910.50	4,910.50	
01/22	01/07/2022	35047	<b>Interstate Chemical Co.</b>	Chemicals/WTP	02-0100-7150	840.00	840.00	
Total 35047:								13,199.60
<b>35048</b>								
01/22	01/07/2022	35048	<b>J &amp; M Solutions</b>	Domain Renewal, ICD Hosting/GC	04-0100-7122	205.00	205.00	
Total 35048:								205.00
<b>35049</b>								
01/22	01/07/2022	35049	<b>James Eccher</b>	Telephone Reimbursement/Adm	01-0100-7193	15.00	15.00	
01/22	01/07/2022	35049	<b>James Eccher</b>	Telephone Reimbursement/WTP	02-0100-7193	10.50	10.50	
01/22	01/07/2022	35049	<b>James Eccher</b>	Telephone Reimbursement/WWTP	03-0100-7193	4.50	4.50	
Total 35049:								30.00
<b>35050</b>								
01/22	01/07/2022	35050	<b>Jody Minkler</b>	Telephone Reimbursement/WTP	02-0100-7193	15.00	15.00	
01/22	01/07/2022	35050	<b>Jody Minkler</b>	Telephone Reimbursement/WWTP	03-0100-7193	15.00	15.00	
Total 35050:								30.00
<b>35051</b>								
01/22	01/07/2022	35051	<b>Josh Briggs</b>	Telephone Reimburse/P&R	01-0208-7193	30.00	30.00	
Total 35051:								30.00
<b>35052</b>								
01/22	01/07/2022	35052	<b>Main Electric, Ltd.</b>	Svs Call - Repair/WWTP	03-0100-7122	5,700.86	5,700.86	
Total 35052:								5,700.86
<b>35053</b>								
01/22	01/07/2022	35053	<b>Mastercard</b>	Batting Cage, Prac Net/P&R Baseball	01-0408-7150	229.97	229.97	
01/22	01/07/2022	35053	<b>Mastercard</b>	Tempered Glass, Laundry Cart/P&R	01-0208-7150	170.01	170.01	
01/22	01/07/2022	35053	<b>Mastercard</b>	Basketball System, Vests/P&R Basketball	01-0308-7150	491.41	491.41	
01/22	01/07/2022	35053	<b>Mastercard</b>	Shower Curtains/P&R	01-0208-7150	134.69	134.69	
01/22	01/07/2022	35053	<b>Mastercard</b>	Keys for univ Disp	01-0208-7150	7.99	7.99	
01/22	01/07/2022	35053	<b>Mastercard</b>	Vests, Basketball Equip/P&R Bask	01-0208-7150	65.98	65.98	
01/22	01/07/2022	35053	<b>Mastercard</b>	Baseball Nets/P&R Baseball	01-0408-7150	89.99	89.99	
01/22	01/07/2022	35053	<b>Mastercard</b>	Basketballs/P&R Basketball	01-0308-7150	261.23	261.23	
01/22	01/07/2022	35053	<b>Mastercard</b>	Whistles, Vests/P&R Basketball	01-0208-7150	72.77	72.77	
01/22	01/07/2022	35053	<b>Mastercard</b>	Office Supplies/P&R	01-0208-7150	67.21	67.21	

GL Period	Check Issue Date	Check Number	Payee	Description	Invoice GL Account	Invoice Amount	Check Amount
01/22	01/07/2022	35053	<b>Mastercard</b>	Pueblo Regional Bldg/WTP	02-0100-7124	133.51	133.51
01/22	01/07/2022	35053	<b>Mastercard</b>	Pueblo Regional Bldg/WWTP	03-0100-7124	133.51	133.51
01/22	01/07/2022	35053	<b>Mastercard</b>	Vaccum for office/ADM	01-0100-7150	179.99	179.99
01/22	01/07/2022	35053	<b>Mastercard</b>	Microsoft 365 program/CCAAC	01-0100-7123	16.67	16.67
01/22	01/07/2022	35053	<b>Mastercard</b>	Microsoft 365 program/Adm	01-0100-7122	27.78	27.78
01/22	01/07/2022	35053	<b>Mastercard</b>	Microsoft 365 program/WTP	02-0100-7122	27.77	27.77
01/22	01/07/2022	35053	<b>Mastercard</b>	Microsoft 365 program/WWTP	03-0100-7122	27.77	27.77
01/22	01/07/2022	35053	<b>Mastercard</b>	Springhill-Adm Lodge Training/Adm	01-0100-6322	236.80	236.80
01/22	01/07/2022	35053	<b>Mastercard</b>	CGFOA membership/Adm	01-0100-7124	50.00	50.00
01/22	01/07/2022	35053	<b>Mastercard</b>	Business Cards/WTP	02-0100-7150	10.50	10.50
01/22	01/07/2022	35053	<b>Mastercard</b>	Business Cards/WWTP	03-0100-7150	10.49	10.49
Total 35053:							2,446.04
<b>35054</b>							
01/22	01/07/2022	35054	<b>Mountain Disposal</b>	Port-let/GC	04-0100-7194	190.00	190.00
01/22	01/07/2022	35054	<b>Mountain Disposal</b>	Port-let Lake/P&R	01-0208-7194	130.00	130.00
01/22	01/07/2022	35054	<b>Mountain Disposal</b>	Port-let Cold Creek/WTP	02-0100-7194	100.00	100.00
01/22	01/07/2022	35054	<b>Mountain Disposal</b>	Port-let CG/P&R	01-0208-7194	140.00	140.00
01/22	01/07/2022	35054	<b>Mountain Disposal</b>	Port-let Ballfield/P&R	01-0208-7194	100.00	100.00
01/22	01/07/2022	35054	<b>Mountain Disposal</b>	Trash/Adm	01-0100-7194	50.00	50.00
01/22	01/07/2022	35054	<b>Mountain Disposal</b>	Trash/GCM	04-0201-7194	85.00	85.00
01/22	01/07/2022	35054	<b>Mountain Disposal</b>	Trash/GC	04-0100-7194	85.00	85.00
01/22	01/07/2022	35054	<b>Mountain Disposal</b>	Trash/WTP	02-0100-7194	85.00	85.00
01/22	01/07/2022	35054	<b>Mountain Disposal</b>	Trash/WWTP	03-0100-7194	70.00	70.00
01/22	01/07/2022	35054	<b>Mountain Disposal</b>	2YD Weekly Pool/P&R	01-0207-7194	70.00	70.00
01/22	01/07/2022	35054	<b>Mountain Disposal</b>	Trash Queen Mattress/CG	01-0208-7194	30.00	30.00
01/22	01/07/2022	35054	<b>Mountain Disposal</b>	3YD CampGround/P&R	01-0208-7194	65.00	65.00
01/22	01/07/2022	35054	<b>Mountain Disposal</b>	2YD CG/P&R	01-0208-7194	95.00	95.00
01/22	01/07/2022	35054	<b>Mountain Disposal</b>	2YD EOW N Lake/P&R	01-0208-7194	55.00	55.00
01/22	01/07/2022	35054	<b>Mountain Disposal</b>	2yd EOW S Lake/P&R	01-0208-7194	55.00	55.00
Total 35054:							1,405.00
<b>35055</b>							
01/22	01/07/2022	35055	<b>Phillip Spicer</b>	Reimburse GC Deposit Overpaid/GC	04-0100-4510	30.93	30.93
Total 35055:							30.93
<b>35056</b>							
01/22	01/07/2022	35056	<b>Rampart Supply, Inc.</b>	Aquapex Pipe 3/4", 1"/WWTP	03-0100-7150	476.00	476.00
Total 35056:							476.00
<b>35057</b>							
01/22	01/07/2022	35057	<b>Rye Telephone CO</b>	Telephone/Adm	01-0100-7193	553.46	553.46
01/22	01/07/2022	35057	<b>Rye Telephone CO</b>	Telephone/P&R	01-0208-7193	159.91	159.91
01/22	01/07/2022	35057	<b>Rye Telephone CO</b>	Telephone/WWTP	03-0100-7193	268.52	268.52
01/22	01/07/2022	35057	<b>Rye Telephone CO</b>	Telephone/WTP	02-0100-7193	312.52	312.52
01/22	01/07/2022	35057	<b>Rye Telephone CO</b>	Telephone/GC	04-0100-7193	175.27	175.27
01/22	01/07/2022	35057	<b>Rye Telephone CO</b>	Telephone/GCM	04-0201-7193	99.37	99.37
Total 35057:							1,569.05
<b>35058</b>							
01/22	01/07/2022	35058	<b>Sam's Club Direct</b>	Computer/CCAAC	01-0100-7123	668.99	668.99
01/22	01/07/2022	35058	<b>Sam's Club Direct</b>	Office Supplies/Adm	01-0100-7154	784.51	784.51

GL Period	Check Issue Date	Check Number	Payee	Description	Invoice GL Account	Invoice Amount	Check Amount
01/22	01/07/2022	35058	Sam's Club Direct	Pool Concession/Pool	01-0207-7112	171.98	171.98
Total 35058:							1,625.48
<b>35059</b>							
01/22	01/07/2022	35059	SeaCrest Group	Biomonitoring Test/WWTP	03-0100-7122	2,130.00	2,130.00
Total 35059:							2,130.00
<b>35060</b>							
01/22	01/07/2022	35060	SGS North America Inc.	Testing-Alum,Nitrogen,Metal/WWTP	03-0100-7122	143.50	143.50
01/22	01/07/2022	35060	SGS North America Inc.	Testing-Haloacetic,Trihalomethanes/WT	02-0100-7122	197.50	197.50
01/22	01/07/2022	35060	SGS North America Inc.	Testing-Chlorite,Disinfection/WTP	02-0100-7122	139.79	139.79
01/22	01/07/2022	35060	SGS North America Inc.	Testing-Colorado Drinking Water/WTP	02-0100-7122	1,212.04	1,212.04
01/22	01/07/2022	35060	SGS North America Inc.	Testing-Haloacetic,Trihalomethanes/WT	02-0100-7122	197.50	197.50
01/22	01/07/2022	35060	SGS North America Inc.	Testing-Colorado Drinking Water/WTP	02-0100-7122	1,212.04	1,212.04
Total 35060:							3,102.37
<b>35061</b>							
01/22	01/07/2022	35061	Sprint	Telephone/WTP-7193	02-0100-7193	111.20	111.20
01/22	01/07/2022	35061	Sprint	Telephone/WWTP-7193	03-0100-7193	88.99	88.99
01/22	01/07/2022	35061	Sprint	Telephone/P&R-7193	01-0208-7193	45.11	45.11
01/22	01/07/2022	35061	Sprint	Telephone/GC-7193	04-0100-7193	48.11	48.11
Total 35061:							293.41
<b>35062</b>							
01/22	01/07/2022	35062	The Home Depot Pro	Janitorial Supplies/GC	04-0100-7155	272.60	272.60
Total 35062:							272.60
<b>35063</b>							
01/22	01/07/2022	35063	Toro NSN	Service Agreement/GCM	04-0201-7122	155.00	155.00
Total 35063:							155.00
<b>35064</b>							
01/22	01/07/2022	35064	Utility Notification Center of Col	Utility Locates/WTP,WWTP	02-0100-7150	43.56	43.56
01/22	01/07/2022	35064	Utility Notification Center of Col	Utility Locates/WTP,WWTP	03-0100-7150	43.56	43.56
Total 35064:							87.12
<b>35065</b>							
01/22	01/07/2022	35065	Yvonne Barron (2)	Telephone Reimbursement/ADM	01-0100-7193	15.00	15.00
01/22	01/07/2022	35065	Yvonne Barron (2)	Telephone Reimbursement/WTP	02-0100-7193	10.50	10.50
01/22	01/07/2022	35065	Yvonne Barron (2)	Telephone Reimbursement/WWTP	03-0100-7193	4.50	4.50
Total 35065:							30.00
Grand Totals:							45,437.41

Summary by General Ledger Account Number

GL Account	Debit	Credit	Proof
01-0000-2110	.00	8,621.41-	8,621.41-
01-0000-2225	257.07	.00	257.07
01-0100-6322	236.80	.00	236.80
01-0100-7122	240.04	.00	240.04
01-0100-7123	685.66	.00	685.66
01-0100-7124	50.00	.00	50.00
01-0100-7150	272.98	.00	272.98
01-0100-7151	45.51	.00	45.51
01-0100-7154	784.51	.00	784.51
01-0100-7192	235.98	.00	235.98
01-0100-7193	599.96	.00	599.96
01-0100-7194	50.00	.00	50.00
01-0203-7150	35.00	.00	35.00
01-0203-7192	69.60	.00	69.60
01-0207-7112	171.98	.00	171.98
01-0207-7150	816.00	.00	816.00
01-0207-7192	159.89	.00	159.89
01-0207-7194	70.00	.00	70.00
01-0208-7150	838.82	.00	838.82
01-0208-7151	312.51	.00	312.51
01-0208-7192	439.99	.00	439.99
01-0208-7193	239.52	.00	239.52
01-0208-7194	670.00	.00	670.00
01-0308-7150	752.64	.00	752.64
01-0408-7150	319.96	.00	319.96
01-6000-7151	266.99	.00	266.99
02-0000-2110	27.16	22,891.73-	22,864.57-
02-0100-7122	7,486.64	.00	7,486.64
02-0100-7124	133.51	.00	133.51
02-0100-7150	14,155.73	27.16-	14,128.57
02-0100-7151	375.02	.00	375.02
02-0100-7192	28.61	.00	28.61
02-0100-7193	527.22	.00	527.22
02-0100-7194	185.00	.00	185.00
03-0000-2110	13.18	10,733.58-	10,720.40-
03-0100-7122	8,842.13	.00	8,842.13
03-0100-7124	133.51	.00	133.51
03-0100-7150	969.32	13.18-	956.14
03-0100-7151	250.00	.00	250.00
03-0100-7192	28.61	.00	28.61
03-0100-7193	440.01	.00	440.01
03-0100-7194	70.00	.00	70.00
04-0000-2110	.00	3,231.03-	3,231.03-
04-0100-4510	30.93	.00	30.93
04-0100-7122	205.00	.00	205.00
04-0100-7150	179.99	.00	179.99
04-0100-7151	1,017.60	.00	1,017.60
04-0100-7155	272.60	.00	272.60
04-0100-7192	482.87	.00	482.87
04-0100-7193	224.88	.00	224.88
04-0100-7194	275.00	.00	275.00
04-0201-7122	288.71	.00	288.71
04-0201-7150	6.99	.00	6.99
04-0201-7192	30.59	.00	30.59
04-0201-7193	130.87	.00	130.87
04-0201-7194	85.00	.00	85.00

GL Account	Debit	Credit	Proof
Grand Totals:	45,518.09	45,518.09-	.00

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

Mayor: \_\_\_\_\_

City Council: \_\_\_\_\_

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\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

City Recorder: \_\_\_\_\_

Report Criteria:

Report type: GL detail

Check Type = {<>} "Adjustment"





## January 2022 Parks and Rec Operational Report

### Campground Revenue

2021: \$95,500.00 (17.7% growth from 2020 and 284.8% growth since 2018)

2020: \$83,657.46 (56% growth from 2019)

2019: \$53,633 (109% growth from 2018)

2018: \$25,600

2021 was another great year for the campground and we hope to continue to enhance the park and grow revenue.

Parks and Rec helped in coordinating the parade of lights that was held in December. The parade ended at the rec center where we had Santa Claus and cookies and hot cocoa for everyone. The event had a great turnout and we plan to make this a yearly tradition.

Basketball season will begin on January 15<sup>th</sup> and it looks like we will have good participation numbers this year. I'll be meeting with coaches on January 8<sup>th</sup> in order to operate the best program that we can.

I have continued to meet with some of the baseball coaches to discuss what we can do to make the program more successful. One of the main issues will be finding enough field time for all participants. We are exploring options to help with that.

I have also been in communications with a grant writer who is going to help find grant opportunities and with the writing process when available.



## December 2021-January 2022 Mangers Report

- Greens/Course/Irrigation

- Initially, course irrigation systems we're shut down November 18th.
- Back nine was re-charged and irrigated Nov 29 -Dec 3.
- On Dec 17-Dec 18, the entire course was charged up to irrigate greens. (Back nine operated excellent. Unfortunately the front 9, due to its nature and age, only a few greens were irrigated). Irrigation system re winterized Dec 18 and 19.

- Shop Work

- Preventative maintenance on course equipment continuing.
- Reel, bedknife, cutting head maintenance and prep.
- Equipment Notes

* #112 Greens Mower	6506 hrs	537 hrs in 4 years
* #T9 Tee/App Mower	4792 hrs	711 hrs in 4 years
* Toro Rough 4500 Mower	4001 hrs	1405 hrs in 2 years

- Future Course Construction

- In the early spring of 2022, The Friends of Hollydot along with Golf Course Maintenance will be upgrading several existing course bunkers and two new tee boxes. The Friends will be contracting out Solid Earth Construction to do the construction of this project. The Friends will be donating \$16,000 plus towards this project.

- Master Plan/Goal Setting

- Currently Hollydot has the oldest and second oldest golf course irrigation systems in the county (Desert Hawk 2000, Elmwood 2001, Pueblo Country Club 1996, Walkingstick 2016). Front nine installed in the early 1970s and the back nine in 1988. The front nine system is highly inefficient, does not operate during the colder months and hundreds of man hours per year is spent on its repair. Due to its age and the nature of its operation, this late fall the front nine irrigation system was not able to operate while the back nine was able to irrigate during this dry season.

-Future plans and goals need to be made to address this issue to ensure its continued success.