Board of Trustees Meeting

441 3rd Street, Mead

February 23, 2026

Agenda

5:15 p.m.
Work Session: Compensation Structure

6:00 p.m. to 10:00 p.m.
Regular Meeting

In accordance with the Town's Remote Participation and Remote Meeting Policy adopted by the Board of Trustees on March 13, 2023 by Resolution No. 21-R-2023, remote participation will be allowed. The meeting link will be provided on the Town's website/designated posting place at least 24 hours prior to the meeting.

https://us02web.zoom.us/webinar/register/WN_irDH4x_ER1yZSo6clo_2Zg

1. **Call to Order – Roll Call**

   Mayor Colleen Whitlow
   Mayor Pro Tem Trisha Harris
   Trustee David Adams
   Trustee Chris Cartwright
   Trustee Jeremiah R. Crane
   Trustee Brad Hagen
   Trustee Herman Schranz

2. **Moment of Silence**

3. **Pledge of Allegiance to the Flag**

4. **Review and Approve Agenda**

5. **Staff Report: Town Manager Report**

   a. Manager Report

6. **Proclamations**

   a. National Engineers Week February 22 - February 28, 2026

7. **Public Comment:**
   3 minute time limit. Comment is for any item on the agenda, unless it is set for public hearing.

8. **Consent Agenda:**
   Consent Agenda items are considered to be routine and will be enacted by one motion and vote. There will be no separate discussion of Consent Agenda items unless a Board member so requests, in which case the item may be removed from the Consent Agenda and considered at the end of the Consent Agenda. Because the Consent Agenda includes Town payables (bills list/check register) and routinely includes contracts and other items involving the expenditure of Town funds, the Town Clerk shall require a roll call vote on the

Consent Agenda, as required by MMC Sec 2-2-190(a). Consent Agenda includes:

a. Approval of Minutes - Regular Meeting February 9, 2026

b. January 2026 Financials

c. Check Register February 23, 2026

d. **Resolution No. 13-R-2026 -** A Resolution of the Town of Mead, Colorado, Adopting Annual Adjustments to the Town's Sewer Plant Investment Fees and Sewer User Fees for 2026 and Amending the Raterink Lift Station Capital Maintenance Fee

e. **Resolution No. 14-R-2026** - A Resolution of the Town of Mead, Colorado, Approving Updated Compensation Structure Guidelines for Employees

f. **Resolution No. 15-R-2026 –** A Resolution of the Town of Mead, Colorado, Approving a Contract Extension Agreement Between the Town and Martin Marietta Materials, Inc. for Calendar Year 2026

g. **Resolution No. 16-R-2026** – A Resolution of the Town of Mead, Colorado, Approving a Contract Extension Agreement Between the Town of Mead and A-1 Chipseal Company for Calendar Year 20261766

h. **Resolution No. 17-R-2026** - A Resolution of the Town of Mead, Colorado, Approving a Task Order for Dewberry Engineers Inc. to Provide Project and Construction Management Services for the County Road (CR) 34 Bridge Replacement Project

i. **Resolution No. 18-R-2026** – A Resolution of the Town of Mead, Colorado, Approving a License Agreement between the Town of Mead, Mead Industrial Development, LLC, and McKay Lateral Ditch Company Concerning the Piping of the McKay Lateral Ditch Related to the Construction of Weld County Road 9.5

9. Public Comment:

3 minute time limit. Comment is for any item whether it is on the agenda or not, unless it is set for public hearing.

10. Legislative Update

11. Elected Official Reports

a. Town Trustees

b. Mayor Whitlow

12. Adjournment

The Town of Mead is committed to providing accessible documents and resources for all individuals. However, some complex documents may not be fully accessible in their original format. If you need assistance or reasonable accommodation to access these materials, please contact us by phone 970-535-4477 or email info@townofmead.org.

TO: Honorable Mayor and Trustees

FROM: Helen Migchelbrink, Town Manager

DATE: February 23, 2026

SUBJECT: Town Manager Report

- A new restroom facility is nearing completion in the Liberty Ranch Park. This permanent facility will have restrooms and storage space to support the recreation events at the park. It will replace the port-o-lets which have been at the park for several years.
- Construction continues on the new Mead Library, a branch of the High Plains Library District. The library is being constructed on land just east of Liberty Ranch on County Road 7. In the meantime, programming is being offered by High Plains Library for both adults and children at the Town of Mead Community Center. On Friday, February 13th, the library held a beam signing ceremony that was quite well attended. The Mead Library will open later this year.
- A pedestrian and bicycle underpass that will go under SH 66 and connect the pedestrian trail that runs along CR 7 is under design and right of way acquisition. Construction is anticipated to begin on this project by late this year.
- A meeting of the Mead Urban Renewal Authority has been scheduled for Monday, March 9th at 5:15 p.m. directly preceding the Board of Trustees meeting on that date.
- Shop Mead and Win: February 1st-28th. Shop at any local Mead business or Mead Area Chamber of Commerce (MACC) business, including retail shops, restaurants, service providers, or online businesses, and submit your receipt for a chance to win. Qualifying businesses include those that have a business license with the Town of Mead or are listed on the MACC Directory. No purchase is necessary to enter.
- The Town applied for an Energy and Mineral Impact Fund Tier II grant from the Colorado Department of Local Affairs (DOLA) to help fund the construction of a new police station. A letter of support is attached.
- The Town Clerk's office continues to process annual business license renewals. 161 renewals have been processed to date with another 63 in the queue for processing or awaiting payment. In addition, seven new Temporary Use Permits for Food Trucks have been issued in 2026. The Town's Community Services Officer has been working with food trucks to complete licensing requirements.
- The Built for Mead website is live with a variety of business interviews: https://builtformead.com/. New videos continue to be released, and the website is updated quarterly. The business directory is live.
- Saint Vrain Valley School District (SVVSD) is constructing a pre-kindergarten through eighth grade school southeast of Mead High School. The school will open for students in the fall of 2026. The Town of Mead will provide a School Resource Officer for the new school.
- The Town Clerk's office has received a fermented malt beverage (beer) and wine liquor license application from Aged & Co proposing an establishment at 234 Main Street, C101. The application is under review and is tentatively set for a public hearing before the Mead Liquor Licensing Authority on March 9, 2026.
- December through February marks the annual sewer rate reassessment period. For those users of Mead sewer, water usage for the three winter months are averaged to determine sewer rates. New rates will go into effect March 1st.
- The intersection of Third Street and Welker Avenue is under construction to widen the intersection, install new drainage infrastructure, add sidewalks and install a stoplight. There will be delays in the area, but the crews are doing their best to keep traffic flowing. All businesses are open and will remain so during the construction period. Inclement weather may slow the construction.
- Mayor Colleen Whitlow convenes weekly office hours at Mead Town Hall. The office hours are on Mondays from 10:00 a.m. to 12:00 p.m. Please contact the front office for an appointment. Walk ins will be taken as time allows.

- Explore the daily operations of Mead Police officers and staff. Whether responding to service calls, engaging with students, or interacting with residents at community events, the Mead Police Department is committed to improving the quality of life for residents, businesses, and visitors. View the Mead Police Challenges and Needs videos here: http://bit.ly/40G47qm
- Coffee with the Mayor was held on Saturday, February 7th. Mayor Whitlow discussed active development in Mead along with Town projects. She responded to inquiries regarding the 3rd & Welker project, business licensing and potential road projects. Mayor Whitlow hosts this event the first Saturday of each month. The next Coffee will be held on Saturday, March 7th from 8:00 a.m. – 10:00 a.m. at the Community Center Peak room.
- The High Plains Blvd (WCR 9.5) road construction project continues. The construction of two miles of this road between WCR 32 and WCR 36 includes two travel lanes, bike lanes, two roundabouts located at CR 32 and CR 34, and a ten-foot-wide detached sidewalk. The project is a collaboration among Mead, Weld County and local developers.
- Mead Municipal Court was held on Tuesday February 17th at 5:00 p.m. at Town Hall. There were 32 cases on the docket for arraignment and review hearings. The next Municipal Court date is Tuesday March 17th. Cases are currently being added to the March docket.
- The Colorado State Legislature is now in session and will consider bills that have a local impact. Colorado Municipal League follows the legislative process and advocates for its members on several bills. The CML Statehouse Report is issued weekly on the CML website. Link: https://www.cml.org/home/advocacy-legal/statehouse-report. Town Attorney, Marcus McAskin will also provide the Board of Trustees with periodic updates.
- Based on the 5-year Pavement Management Maintenance Plan, this year's transportation projects will begin early this Spring. Current road closures due to construction can be found on the town's website: https://www.townofmead.org/engineering/page/street-maintenanceroad-closures.
- Key projects update:
  - 3rd and Welker Intersection – the temporary striping has been placed, and concrete placement will continue for approximately two more weeks. Traffic control has fully been switched to Burnt Mountain.
  - SH66 Pedestrian Crossing – The final real estate acquisition negotiation is complete and a closing is pending.
- Building Permits:
  - 2025 Totals (SF-D): 89 Permits, 98 Certificates of Occupancy
  - 2025 Totals (All Permit Types): 368 permits issued, 4,213 Inspections
  - 2026 YTD (SF-D): 15 Permits, 11 Certificates of Occupancy
  - 2026 YTD (All Permit Types): 53 permits issued, 430 inspections
- Boards and Commissions
  - The Planning Commission met on February 18, 2026. In addition to the public hearing on land use code amendments, the Commission received an update on the Parks, Open Space and Trails plan.
- Human Resources
  - The Town advertises open positions on Neogov – below is the link: https://www.governmentjobs.com/careers/townofmead
  - Current open positions: Public Works Operations Supervisor and Police Officer.

Community Development

- Mountain View Fire Rescue's new fire station continues in the footing/foundation stage. The contractor has poured most all of the foundation and has pulled a majority of the forms.
- O'Reilly Auto Parts continues construction near Hwy 66 & I-25 and is in building inspections.
- Town staff have coordinated with St. Vrain Valley School District regarding a land dedication and Cash in Lieu Intergovernmental Agreement. SVVSD's legal counsel is finalizing a draft of the IGA for the Town's review.
- Staff completed and submitted the Accessory Dwelling Unit (ADU) Compliance Report (HB24-1152) to the Colorado Department of Local Affairs which is now in a 90-day review period with the state.

Staff and the Town Attorney's office drafted an ADU amendment to the Land Use Code for consideration by the Planning Commission on February 18th and the Board of Trustees on March 9th.

- The Land Use Code Amendment Project continues with Town staff and the Town Attorney's office reviewing chapters drafted by the consultant team. The update ensures that the LUC complies with state laws, best practices and efficiencies in the development processes. In the interim, staff is preparing three priority text amendments for consideration by the Planning Commission and Board of Trustees. A website for the Land Use Code update has been established to provide ongoing access and information to the public: Land Use Code Update & Outreach | Mead, CO
- The Parks, Open Space and Trails (POST) Master Plan is in Task 5 Operations and Recommendations which includes the cost & funding analysis, maintenance & operations capacity, and further community engagement of parks, open space, and trails recommendations, visuals, schematics, and priorities. Logan Simpson held a pop-up event at the Mead Community Center on Saturday February 7th which was well attended. The draft trails map is available on the project website, http://www.meadinmotion.com, for public review and comment until February 20th. The goal of this plan is to develop a master plan for the future of parks, open space, and trails efforts in Mead. With the help of a consultant, Logan Simpson, there continues to be multiple opportunities for input by the residents to help shape the future of Mead's parks, open space, and trails. A website for the POST plan has been established to provide ongoing access and information to the public: https://www.townofmead.org/development/page/mead-motion-parks-open-space-and-trails-master-plan-update.

Public Works and Engineering

- Staff submitted the DOLA grant application for the PD facility construction.
- The request for proposals for artist selection for the I-25 roundabouts was released on February 13th.
- The restroom renovations at Founders Park are complete.
- Liberty Ranch Restroom – Skylights installed, vent pipes, vent boot, and exhaust fans completed, final interior paint completed, tile baseboard completed, gable trim, eve trim, and ridge cap installed.
- Deep root watering of mature trees in all parks is underway.

Community Engagement

- Community Engagement is coordinating with Mead Motorheads on their annual Car Show on Memorial Day, May 25th. Public Works, Mead Police, and Recreation are assisting with traffic control and event logistics. The roads surrounding Town Park will be closed, and the event footprint will be expanded to include Main Street from Fairbairn to Martin. Expanding onto Main Street will accommodate 25 additional vehicles and better integrate local businesses into the event.
- Recreation Coordinator, Kaitlyn Newbanks, is hosting CPR and First Aid classes at the Community Center. She became a certified American Red Cross CPR and First Aid Instructor last year and will be offering Red Cross courses for both the public and Town staff.
- Summit Singers has officially launched its second session. The program was moved to the Mead Middle School Choir Room to better accommodate the number of participants and musical equipment needs. We are looking to expand this partnership with a Summer Camp focused on singing, dancing, and acting.
- Challenger Soccer Camps are returning to Mead with two exciting opportunities for young athletes. The Spring Break Camp will be held March 16th–20th at Liberty Ranch Park for ages 6–12. The Summer Camp is scheduled for July 20th–24th and is open to ages 3–12. Challenger's international and U.S.-based coaching staff utilize British training methodology to help players build skills while providing a positive and engaging cultural experience.

Police Department

- Staffing update: With two openings; One candidate has been given a conditional offer after passing the background. We are re-opening the application process to seek another officer.
- Research into grants and funding for a police facility continues.
- Officers completed Co-Responder training this month.

- CSO Arrellano has made significant progress in getting food trucks to apply for permits. The website has been updated with the latest list of permitted food trucks.
- The February Mid-Monthly Report is attached.

MEAD
COLORADO

February 12, 2026

Chris La May
Regional Manager-North Central
Division of Local Government
Department of Local Affairs

Dear Mr. La May,

I am writing in strong support of the Town of Mead's application to the Colorado Department of Local Affairs for an Energy/Mineral Impact Assistance Fund (EIAF) grant to assist with the development of a new Mead Police Department facility.

As one of the fastest-growing communities in Weld County, Mead has experienced significant residential and commercial growth over the past several years, yet our current police facility has not kept pace with increased service demands. The existing space is inadequate for secure evidence storage, confidential interviews, and appropriate staff workspace. These limitations affect daily operations and restrict our ability to expand police staffing levels necessary to serve our growing community.

A new police facility is a critical infrastructure that will enhance officer safety, improve operational efficiency, protect victim privacy, and strengthen our overall public safety services. Investing in this project ensures our police department can effectively serve residents today and into the future.

Public safety is the cornerstone of a strong and thriving community. I respectfully request your favorable consideration of this application and appreciate your support in helping Mead responsibly address the impacts of growth.

Sincerely,

Colleen D Whitlow

Mayor Colleen Whitlow

Mead Police Department

February Mid-Monthly Activity - 2026

CALLS FOR SERVICE (Days 1 – 15): 500

TRAFFIC STOPS: 73

CRASHES: 24 (16 on I-25)

WARNINGS: 64

CITATIONS: 18

REPORTS: 25

ARRESTS: 4

NOTABLE CALLS FOR SERVICE:

INCIDENT TYPE	ADDRESS	CASE NUMBER
Meet	[redacted] WELKER AVE	26ML00044
Suspicious	[redacted] 3RD ST	26ML00045
Traffic Hazard	MM 244 I 25 NB	26ML00046
Assist Other Agency	INTERSTATE 25 NB / WCR 38	26ML00047
Theft	[redacted] YPSILON CIR	26ML00048
Traffic Accident	HIGHWAY 66 / FOSTER RIDGE DR	26ML00049
Suspicious	[redacted] WCR 7	26ML00050
Theft	[redacted] WCR 34	26ML00051
Suspicious	[redacted] WCR 7	26ML00052
Traffic Accident	HIGHWAY 66 / COLORADO BLVD	26ML00053
Subject With A Warrant	[redacted] BASIL DR	26ML00054
Disturbance	[redacted] CINNAMON CIR	26ML00055
Unwant	[redacted] SILVER FOX CT	26ML00056
Traffic Accident Unknown Inj.	COLORADO BLVD / HIGHWAY 66	26ML00057
Traffic Accident	MM 46 HWY 66	26ML00058
Traffic Accident Unknown Inj.	MM 46 HWY 66	26ML00059

INCIDENT TYPE	ADDRESS	CASE NUMBER
Suspicious	[redacted] Main Street	26ML00060
Traffic Accident	HIGHWAY 66 / WCR 7	26ML00061
Traffic Accident Hit and Run	INTERSTATE 25 NB / HIGHWAY 66	26ML00063
Follow Up	[redacted] MAIN ST	26ML00064
Traffic Accident	HORSESHOE CIR / BRANDING IRON WAY	26ML00065
Traffic Accident	MM 243 I 25 NB	26ML00066
Traffic Accident	INTERSTATE 25 NB / WELKER AVE	26ML00067
Traffic Stop	ELEVATION DR / WCR 9.5	26ML00068
Traffic Accident Unknown Inj.	MM 245 I 25 NB	26ML00069

DISCOVER e ENGINEERS WEEK®
FEBRUARY 22–28, 2026

MEAD COLORADO

PROCLAMATION
National Engineers Week
February 22–28, 2026

WHEREAS, engineers use their scientific and technical skills in creative and revolutionary ways to fulfill society's needs; and

WHEREAS, engineers work on many major technological challenges of our time, such as rebuilding towns devastated by natural disaster; cleaning up the environment; assuring safe, clean and efficient sources of energy; and designing information systems that will propel our state and country into the future; and

WHEREAS, engineering has been called the invisible or stealth profession because everything around us and things we use every day have been engineered in some way, yet we may not see the engineers behind the scenes or know much about engineering; and

WHEREAS, founded in 1951, National Engineers Week is dedicated to ensuring a diverse and well-educated future engineering workforce by increasing understanding of, and interest in, engineering and technology careers; and,

WHEREAS, Engineer Week promotes recognition among parents, teachers and students of the importance of a technical education and a high level of math, science and technology literacy, and motivates youth to pursue engineering careers in order to provide a diverse and vigorous engineering workforce; and; and

NOW, THEREFORE, I, **Colleen Whitlow, Mayor**, do hereby designate the week of February 22-28, 2026, as **National Engineers Week**.

Given under my hand and Seal of the Town of Mead, Colorado
On this 23rd day of February 2026

Colleen G. Whitlow
Mayor

Board of Trustees Meeting

441 3rd Street, Mead

February 9, 2026

Minutes

6:00 p.m. to 10:00 p.m.
Regular Meeting

1. Call to Order – Roll Call

In accordance with the Town's Remote Participation and Remote Meeting Policy adopted on March 13, 2023 by Resolution No. 21-R-2023, remote participation was enabled for the meeting.

A regular meeting of the Board of Trustees of the Town of Mead, CO was called to order at 06:00 p.m., there being present the following members to wit:

Mayor Colleen Whitlow
Trustee David Adams
Trustee Chris Cartwright
Trustee Jeremiah R Crane
Trustee Brad Hagen
Trustee Herman Schranz

Those absent:
Mayor Pro Tem Trisha Harris

Also present: Town Manager Helen Migchelbrink; Town Attorney Marcus McAskin (via remote access); Administrative Services Director Mary Strutt; Police Chief Brent Newbanks; Community Development Director Todd Bjerkaas; Communications Director Lorelei Nelson; and Town Engineer / Public Works Director Erika Rasmussen.

Attending via remote access: Town Attorney Marcus McAskin and members of the public.

2. Moment of Silence

Mayor Whitlow requested the observance of a moment of silence for loved ones lost.

3. Pledge of Allegiance to the Flag

The assembly pledged allegiance to the flag.

4. Review and Approve Agenda

Trustee Cartwright motioned to Approve the Agenda. Trustee Adams seconded the motion.
Ayes: Mayor Whitlow, Trustee Adams, Trustee Cartwright, Trustee Crane, Trustee Hagen, Trustee Schranz
Nays: None
Abstaining: None
Passed

5. Staff Report: Town Manager Report

a. Manager Report

Town Manager Helen Migchelbrink indicated that O'Reillys Auto Parts is tentatively scheduled for a soft opening on April 4, 2026; Mead Police Department will hold a pinning ceremony this Saturday; Adams Ave under I-25 was closed by CDOT for 5 days, now is closed until 2/21 by Little Thompson Water District for a water line installation.

6. Informational Items

a. Traffic and Pedestrian Safety Cameras

Police Chief Brent Newbanks presented information about cameras for enforcement of speeding and stop-sign violations.

The Board discussed the use of a 3rd party; the cost of the program; collection of fees; and onsite review prior to ticket issuance.

b. Town Operations & Maintenance Mill Levy (Title 32 Metropolitan Districts and General Improvement Districts)

Town Attorney Marcus McAskin discussed increasing the Operation and Maintenance Mill Levy imposed in the Town's Metropolitan District Model Service Plan from three to five mills. This would also apply to new General Improvement Districts.

The Board discussed the effect on existing districts and potential future business. The mill levy would apply to both residential and commercial developments. The Board wants to do further review of the Model Service Plan prior to an Ordinance being presented.

7. Proclamations

a. Black History Month February 2026

Trustee Hagen motioned to Approve the signing of the Proclamation for Black History Month February 2026. Trustee Crane seconded the motion.
Ayes: Mayor Whitlow, Trustee Adams, Trustee Cartwright, Trustee Crane, Trustee Hagen, Trustee Schranz
Nays: None
Abstaining: None
Passed

b. National SRO Appreciation Day February 15, 2026

Trustee Cartwright motioned to Approve the signing of the Proclamation for National SRO Appreciation Day February 15, 2026. Trustee Schranz seconded the motion.
Ayes: Mayor Whitlow, Trustee Adams, Trustee Cartwright, Trustee Crane, Trustee Hagen, Trustee Schranz
Nays: None
Abstaining: None
Passed

8. Public Comment:

3 minute time limit. Comment is for any item on the agenda unless it is set for public hearing.

There was no public comment at this time.

9. Consent Agenda:

Consent Agenda items are considered to be routine and will be enacted by one motion and vote. There will be no separate discussion of Consent Agenda items unless a Board member so requests, in which case the item may be removed from the Consent Agenda and considered at the end of the Consent Agenda. Because the Consent Agenda includes Town payables (bills list/check register) and routinely includes contracts and other items involving the expenditure of Town funds, the Town Clerk shall require a roll call vote on the Consent Agenda, as required by MMC Sec 2-2-190(a). Consent Agenda includes:

a. Approval of Minutes - Regular Meeting January 26, 2026

b. January 2026 Aging Report

c. Check Register February 9, 2026

d. Appointment of Ryan Sword as Alternate Planning Commissioner and Tim Corliss as Regular Planning Commissioner

e. **Resolution No. 10-R-2026 –** A Resolution of the Town of Mead, Colorado, Granting Conditional Acceptance Under that Certain Cost Sharing and Improvement Agreement (High Plains Boulevard / Weld County Road 9.5) of the Public Improvements Associated with the Construction of High Plains Boulevard (CR 9.5)

f. **Resolution No. 11-R-2026 –** A Resolution of the Town of Mead, Colorado, Authorizing the Mayor and Town Clerk to Sign the Annual Highway User Tax Fund Mileage Certification Report

g. **Resolution No. 12-R-2026 –** A Resolution of the Town of Mead, Colorado, Granting Final Acceptance of the Off-Site Public Improvements for Lot 1, Block 1 of the Raterink Mixed-Use Subdivision, Excepting Certain Portions of Sewer Line

Trustee Adams motioned to Approve the Consent Agenda. Trustee Cartwright seconded the motion.
Ayes: Mayor Whitlow, Trustee Adams, Trustee Cartwright, Trustee Crane, Trustee Hagen, Trustee Schranz
Nays: None
Abstaining: None
Passed

10. Public Comment:

3 minute time limit. Comment is for any item whether it is on the agenda or not, unless it is set for public hearing.

Resident and Highlands Mead HOA President, Bryan Fessler, spoke regarding the developers alleged failure to maintain landscaping through final acceptance.
Residents Linda Bown, Lucas Salazar, Chris Brown and Sonny Martinez expressed their support of the HOA statement.
Resident Pam Myrick also supports the HOA position and is frustrated due to the length of time to repair/maintain the landscaping.

11. Legislative Update

Town Attorney Marcus McAskin presented a legislative update for week 5. He specifically discussed four bills: excise tax on vacant housing; HOME Act; Police Surveillance Act; and minimum lot size.

12. Elected Official Reports

a. Town Trustees

The Trustees discussed scheduling a Board Retreat for Strategic Planning on February 21st.

b. Mayor Whitlow

Mayor Whitlow stated that the potential I-25/WCR 38 interchange is still working through the transportation committee. She also discussed upcoming CML webinars. Mayor Whitlow received word of the approval of the Town's $1M federal appropriations earmark for the paving of WCR 7. Further planning/funding meetings will be scheduled with the Town of Berthoud and Weld County.

13. Adjournment

Trustee Schranz motioned to Adjourn the meeting. Trustee Crane seconded the motion.
Ayes: Mayor Whitlow, Trustee Adams, Trustee Cartwright, Trustee Crane, Trustee Hagen, Trustee Schranz
Nays: None
Abstaining: None
Passed

The Regular Meeting of the Town of Mead Board of Trustees was adjourned at 07:28 p.m. on Monday, February 9, 2026.

____
Colleen G. Whitlow, Mayor

ATTEST:

____
Mary E. Strutt, MMC, Town Clerk

TOWN OF MEAD
COMBINED CASH INVESTMENT
JANUARY 31, 2026

COMBINED CASH ACCOUNTS

99-01-1001	SOUTHSTATE BANK - CHECKING	490,995.42
99-01-1002	TBK BANK - OFFICE CHECK	59,612.51
99-01-1003	TBK BANK - MONEY MARKET	147,366.24
99-01-1005	TBK BANK - FLEX DEBIT CARDS	57,077.59
99-01-1011	XPRESS DEPOSIT ACCOUNT	32,721.11
99-01-1023	COLOTRUST PLUS	8,220,792.82
99-01-1024	COLOTRUST PRIME	11,710.04
99-01-1025	CSIP	5,968,122.30
99-01-1026	CSAFE	12,169,882.20
99-01-1075	UTILITY CASH CLEARING	81.44
99-01-1076	A/R CASH CLEARING	(2,000.00)
99-01-1077	COURT CASH CLEARING	(8,804.50)
99-01-1078	BUSINESS LICENSE CASH CLEARING	(15.27)
	TOTAL COMBINED CASH	27,147,541.90
99-01-0100	CASHALLOCATED TO OTHER FUNDS	(27,147,541.90)
	TOTAL UNALLOCATED CASH	.00

CASH ALLOCATION RECONCILIATION

1	ALLOCATION TO GENERAL FUND	10,197,670.28
4	ALLOCATION TO STREET IMPROVEMENT FUND	1,636,801.34
5	ALLOCATION TO CONSERVATION TRUST FUND	16,790.09
6	ALLOCATION TO SEWER FUND	1,622,170.39
8	ALLOCATION TO POLICE IMPACT FUND	37,974.80
9	ALLOCATION TO MUNIL FACILITIES IMPACT FUND	2,423,846.66
14	ALLOCATION TO TRANSPORTATION IMPACT FUND	665,966.40
18	ALLOCATION TO PARKS & OPEN SPACE IMPACT FUND	311,482.74
19	ALLOCATION TO CAPITAL IMPROVEMENT FUND	3,763,757.68
20	ALLOCATION TO MEAD URBAN RENEWAL AUTHORITY	6,429,859.86
30	ALLOCATION TO ELEVATION 25 GEN'L IMPVT DIST.	38,968.68
31	ALLOCATION TO HIGHWAY 66 & I-25 GENERAL IMPR	2,252.98
	TOTAL ALLOCATIONS TO OTHER FUNDS	27,147,541.90
	ALLOCATION FROM COMBINED CASH FUND - 99-01-0100	(27,147,541.90)
	ZERO PROOF IF ALLOCATIONS BALANCE	.00

TOWN OF MEAD
BALANCE SHEET
JANUARY 31, 2026

GENERAL FUND

	ASSETS			
01-01-0100	COMBINED CASH		10,197,670.28	
01-01-1007	CASH DRAWER - TOWN HALL		600.00	
01-01-1008	CASH DRAWER - COMM CTR		200.00	
01-01-1235	METRO DISTRICT RECEIVABLE		(2,318.68)	
01-01-1240	TREE TRIMMING COSTS RECEIVABLE		158.45	
01-01-1250	PROPERTY TAXES RECEIVABLE		2,397,715.72	
01-01-1300	A/R - BILLED ACCOUNTS		163,624.44	
01-01-1301	A/R - GENERAL		687,416.33	
01-01-1302	PREPAID EXPENSE		68,962.37	
01-01-1303	PREPAID EXPENSES--PITNEY BOWES		1,095.52	
01-01-1304	PREPAID EXP--WELD CLK & RECORD		442.00	
01-01-1307	24HOUR FLEX DEPOSIT		1,500.00	
01-01-1310	A/R OTHER		197,626.62	
	TOTAL ASSETS			13,714,693.05
	LIABILITIES AND EQUITY			
	LIABILITIES			
01-02-2000	ACCOUNTS PAYABLE		301,625.43	
01-02-2300	457(B) DEFERRED COMP PAYABLE		8,988.57	
01-02-2301	SALARIES & WAGES PAYABLE		(45.00)	
01-02-2302	FLEXPLAN PAYABLE		(2,356.34)	
01-02-2303	HSA PAYABLE		462.50	
01-02-2306	RESTITUTION PAYABLE		1,335.64	
01-02-2308	DEPOSITS PAYABLE		32,929.20	
01-02-2310	EMPLOYEE HEALTH INS. PAYABLE		(58,007.30)	
01-02-2311	FPPA PAYABLE		16,415.04	
01-02-2312	WORKERS COMP INSURANCE PAYABLE		(8,447.67)	
01-02-2314	401(A) CONTRIBUTIONS PAYABLE		10.15	
01-02-2400	FED. WITHHOLDING TAX PAYABLE		1,936.69	
01-02-2401	SOCIAL SECURITY TAX PAYABLE		579.43	
01-02-2402	MEDICARE TAX PAYABLE		34.57	
01-02-2403	STATE WITHHOLDING TAX PAYABLE		17,715.41	
01-02-2404	STATE UNEMPLOYMENT TAX PAYABLE		926.13	
01-02-2410	ACCRUED PAYROLL & BENEFITS		19,069.93	
01-02-2600	WARRANTY FUNDS		1,812,096.07	
01-02-2610	DEVELOPER DEPOSITS		269,500.00	
01-02-2615	DEVELOPER LIABILITIES		107,864.31	
01-02-2700	DEFERRED INFLOWS- PROPERTY TAX		2,397,715.72	
	TOTAL LIABILITIES			4,920,348.48
	FUND EQUITY			
01-02-3001	FUND BALANCE		8,727,640.16	
	UNAPPROPRIATED FUND BALANCE:			
	REVENUE OVER EXPENDITURES - YTD	66,704.41		
	BALANCE - CURRENT DATE		66,704.41	

GENERAL FUND

TOTAL FUND EQUITY	8,794,344.57
TOTAL LIABILITIES AND EQUITY	13,714,693.05

GENERAL FUND

		YTD ACTUAL2024-	YTD ACTUAL 2025-	PERIOD ACTUAL	YTD ACTUAL	BUDGET	PCNT
	TAXES						
01-10-4000	PROPERTY TAX	27.26	59.66	403.91	403.91	2,507,399	.0
01-10-4010	SALES TAX	238,009.20	242,525.79	295,662.32	295,662.32	4,680,000	6.3
01-10-4012	LODGING TAX	18.00	2,404.00	22.00	22.00	30,000	.1
01-10-4020	SPECIFIC OWNERSHIP TAX	5,851.72	10,026.61	.00	.00	108,900	.0
01-10-4030	BUILDING PERMIT USE TAX	37,793.75	39,443.55	27,047.31	27,047.31	577,070	4.7
01-10-4040	CIGARETTE TAX	746.05	1,083.22	620.98	620.98	12,000	5.2
01-10-4050	MURA REVENUE SHARING	.00	25.42	.00	.00	239,255	.0
01-10-4070	FEDERAL MINERAL LEASE	.00	.00	.00	.00	40,000	.0
01-10-4071	STATE SEVERANCE TAXES	.00	.00	.00	.00	135,000	.0
	TOTAL TAXES	282,445.98	295,568.25	323,756.52	323,756.52	8,329,624	3.9
	FEES AND PERMITS						
01-11-4100	BUILDING PERMIT FEES	42,231.09	40,432.32	33,235.71	33,235.71	586,921	5.7
01-11-4102	OTHER PERMITS	774.19	1,740.81	250.00	250.00	10,000	2.5
01-11-4103	CONVENIENCE FEE	1,245.20	2,308.76	3,631.38	3,631.38	50,000	7.3
01-11-4110	BUILDING PERMIT - ADMIN. FEES	3,600.00	3,850.00	2,887.25	2,887.25	40,500	7.1
01-11-4111	PASSPORT FEES	845.00	675.00	510.00	510.00	8,000	6.4
01-11-4112	TOWN HALL/PARK FEES	.00	200.00	(50.00)	(50.00)	1,500	(3.3)
01-11-4113	BUSINESS ADVERTISING FEE	.00	.00	20.30	20.30	0	.0
01-11-4115	SHOPPING BAG FEES	.00	220.92	297.48	297.48	2,500	11.9
01-11-4116	EV CHARGING FEE REVENUE	.00	47.07	467.01	467.01	1,500	31.1
01-11-4117	COMMUNITY CENTER RENTAL FEES	.00	.00	.00	.00	2,000	.0
01-11-4120	FRANCHISE FEES	26,096.69	31,365.46	21,978.82	21,978.82	330,000	6.7
01-11-4130	DEVELOPER APPLICATION FEES	1,673.59	1,199.12	416.09	416.09	30,000	1.4
01-11-4140	ROYALTIES	18,962.29	9,602.30	5,443.09	5,443.09	90,000	6.1
01-11-4141	ADMINISTRATIVE CHARGES	.00	.00	.00	.00	24,125	.0
	TOTAL FEES AND PERMITS	95,428.05	91,641.76	69,087.13	69,087.13	1,177,046	5.9
	LICENSES						
01-12-4200	BUSINESS/SALES TAX LICENSE	2,585.81	2,279.19	2,110.00	2,110.00	15,000	14.1
01-12-4210	LIQUOR LICENSE	122.50	297.50	1,371.25	1,371.25	4,500	30.5
01-12-4220	PET LICENSES	125.00	60.00	40.00	40.00	500	8.0
	TOTAL LICENSES	2,833.31	2,636.69	3,521.25	3,521.25	20,000	17.6

GENERAL FUND

		YTD ACTUAL2024-	YTD ACTUAL 2025-	PERIOD ACTUAL	YTD ACTUAL	BUDGET	PCNT
	CHARGES FOR SERVICES						
01-13-4304	IGA--SCHOOL RESOURCE OFFICERS	.00	.00	.00	.00	434,952	.0
01-13-4305	SCHOOL GUARD REIMBURSEMENT	1,680.00	1,685.92	618.10	618.10	22,000	2.8
01-13-4310	NEW DEVELOPMENT CHARGES	28,879.34	16,560.00	12,057.50	12,057.50	275,000	4.4
01-13-4360	SALES OF MERCHANDISE	20.00	730.61	340.00	340.00	4,500	7.6
01-13-4625	RECREATION REGISTRATION FEES	10,330.00	9,122.39	19,039.00	19,039.00	80,000	23.8
	TOTAL CHARGES FOR SERVICES	40,909.34	28,098.92	32,054.60	32,054.60	816,452	3.9
	FINES AND FORFEITS						
01-14-4420	COURT FINES	711.91-	1,055.50	2,800.00	2,800.00	75,000	3.7
01-14-4422	COURT COSTS	1,854.00	1,300.00	800.00	800.00	22,500	3.6
01-14-4423	POLICE REPORTS	652.50	307.25	187.50	187.50	2,500	7.5
01-14-4620	MISC. POLICE INCOME	234.00	2,423.00	372.63	372.63	6,000	6.2
	TOTAL FINES AND FORFEITS	2,028.59	5,085.75	4,160.13	4,160.13	106,000	3.9
	GRANTS & ECONOMIC DEVELOPMENT						
01-15-4511	GRANT - DOJ - POLICE	.00	.00	766.00	766.00	0	.0
01-15-4513	DOLA GRANT--LAND USE CODE	.00	.00	.00	.00	30,000	.0
01-15-4516	GRANT - UNITED WAY	.00	.00	.00	.00	2,500	.0
01-15-4519	GRANT--MAIN STREET GRANTS	.00	.00	.00	.00	160,000	.0
01-15-4526	POLICE GRANTS	1,590.00	.00	1,410.39	1,410.39	55,000	2.6
	TOTAL GRANTS & ECONOMIC DEVELOPME	1,590.00	.00	2,176.39	2,176.39	247,500	.9
	MISCELLANEOUS						
01-18-4619	INTEREST & DIVIDEND INCOME	49,639.76	31,965.06	32,524.62	32,524.62	327,250	9.9
01-18-4620	MISC. INCOME	650.97	.00	19,767.33	19,767.33	30,000	65.9
01-18-4622	DONATIONS/FUNDRAISING	.00	.00	.00	.00	8,000	.0
01-18-4623	SALE OF ASSETS	.00	.00	.00	.00	10,000	.0
01-18-4625	METRO DISTRICT PAYMENTS	.00	.00	196,060.00	196,060.00	232,000	84.5
01-18-4627	LEASE PROCEEDS	.00	.00	.00	.00	133,000	.0
01-18-4628	CASH OVER/(SHORT)	.00	.00	.00	.00	100	.0
01-18-4648	DELINQUENT INTEREST EARNED	.00	.00	24.97	24.97	4,000	.6
	TOTAL MISCELLANEOUS	50,290.73	31,965.06	248,376.92	248,376.92	744,350	33.4
	TOTAL FUND REVENUE	475,526.00	454,996.43	683,132.94	683,132.94	11,440,972	6.0

GENERAL FUND

		YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTUAL	YTD ACTUAL	BUDGET	PCN
	ADMINISTRATION						
01-40-5001	SALARIES & WAGES	48,989.29	38,826.07	38,286.50	38,286.50	545,946	7.0
01-40-5002	OVERTIME	.00	36.03	.00	.00	500	.0
01-40-5055	OVERTIME	178.37	.00	.00	.00	0	.0
01-40-5060	PAYROLL TAXES	3,868.53	3,012.35	2,876.93	2,876.93	48,572	5.9
01-40-5062	TUITION REIMBURSEMENT	.00	.00	.00	.00	6,000	.0
01-40-5063	TRAINING	.00	.00	170.00	170.00	20,000	.9
01-40-5065	WORKERS COMP	650.11	283.50	296.64	296.64	4,250	7.0
01-40-5066	HEALTH INSURANCE	4,262.41	2,497.03	2,565.43	2,565.43	66,063	3.9
01-40-5067	MEDICAL SAVINGS PLAN	2,354.15	3,091.58	2,130.91	2,130.91	1,750	121.8
01-40-5068	HSA CONTRIBUTIONS	359.16	.00	20.31	20.31	0	.0
01-40-5070	DEFERRED COMP/RETIREMENT	.00	.00	727.18	727.18	30,557	2.4
01-40-5205	POSTAGE	401.29	.00	.00	.00	0	.0
01-40-5210	OPERATING SUPPLIES	109.35	.00	.00	.00	0	.0
01-40-5215	REPAIRS & MAINT	8,617.97	.00	.00	.00	0	.0
01-40-5300	TELEPHONE	501.91	.00	.00	.00	0	.0
01-40-5310	TRASH REMOVAL	82.28	.00	.00	.00	0	.0
01-40-5315	COPIER EXPENSES	222.21	.00	.00	.00	0	.0
01-40-5320	PROPERTY & LIABILITY INSURANCE	2,350.50	.00	.00	.00	0	.0
01-40-5325	INTERNET/WEBSITE EXPENSE	15,891.35	.00	.00	.00	0	.0
01-40-5331	DUES AND SUBSCRIPTIONS	12,383.00	.00	.00	.00	0	.0
01-40-5399	OTHER PROFESSIONAL SERVICES	5,114.20	.00	.00	.00	0	.0
01-40-5401	CONSULTING FEES	7,312.00	.00	.00	.00	0	.0
01-40-5425	COUNTY TREASURER'S FEE	.27	.00	.00	.00	0	.0
01-40-5700	MISC. EXPENSE	200.00	.00	.00	.00	0	.0
01-40-5701	BANK FEES	6,372.08	.00	.00	.00	0	.0
01-40-5705	MILEAGE	700.00	.00	.00	.00	0	.0
01-40-6101	LEGAL FEES	.00	20,781.58	.00	.00	300,875	.0
01-40-6104	COMPUTER/TECHNOLOGY SERVICES	.00	1,360.00	1,286.00	1,286.00	45,000	2.9
01-40-6105	AUDIT FEES	.00	.00	.00	.00	16,387	.0
01-40-6109	CONSULTING FEES	.00	13,124.00	.00	.00	220,000	.0
01-40-6110	TELEPHONE	.00	454.12	708.62	708.62	9,792	7.2
01-40-6111	UTILITIES	.00	1,243.03	230.19	230.19	14,058	1.6
01-40-6113	TRASH REMOVAL	.00	79.39	79.39	79.39	1,500	5.3
01-40-6121	PRINTING EXPENSE	.00	.00	.00	.00	2,500	.0
01-40-6124	WATER ASSESSMENTS	.00	.00	.00	.00	1,500	.0
01-40-6126	COPIER EXPENSES	.00	697.44	349.25	349.25	9,000	3.9
01-40-6134	EV CHARGING STATION EXPENSES	.00	.00	.00	.00	4,000	.0
01-40-6199	OTHER PROFESSIONAL SERVICES	.00	1,610.70	1,013.40	1,013.40	20,000	5.1
01-40-6210	EMPLOYMENT/RECRUITMENT EXP	.00	500.00	.00	.00	5,000	.0
01-40-6301	PROPERTY & LIABILITY INS	.00	1,143.55	.00	.00	5,800	.0
01-40-6311	INTERNET/WEBSITE SERVICES	.00	7,043.80	7,365.08	7,365.08	18,000	40.9
01-40-6314	COUNTY TREASURER'S FEES	.00	.62	4.29	4.29	38,000	.0
01-40-6316	BANK FEES	.00	2,782.11	2,303.59	2,303.59	40,000	5.8
01-40-6511	POSTAGE	.00	1,072.81	67.65	67.65	10,000	.7
01-40-6512	MILEAGE	.00	.00	.00	.00	15,400	.0
01-40-6610	DUES & SUBSCRIPTIONS	.00	9,109.39	10,089.56	10,089.56	90,000	11.2
01-40-6801	REPAIR & MTNCE--BUILDINGS	.00	464.46	73.97	73.97	40,000	.2
01-40-6805	REPAIR & MTNCE--FLEET	.00	10.00	10.00	10.00	5,000	.2
01-40-6823	CLEANING SERVICES	.00	715.48	1,260.00	1,260.00	19,000	6.6
01-40-6839	RENTAL SPACE EXPENSES	.00	.00	.00	.00	1,500	.0
01-40-6999	OTHER CONTRACTUAL SERVICES	.00	384.52	.00	.00	2,500	.0
01-40-7010	OFFICE SUPPLIES	.00	1,199.03	372.44	372.44	8,000	4.7

GENERAL FUND

		YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTUAL	YTD ACTUAL	BUDGET	PCN
01-40-7020	OPERATING SUPPLIES	.00	303.76	641.00	641.00	10,000	6.4
01-40-7025	BANNERS & SIGNAGE	.00	103.79	.00	.00	0	.0
01-40-7051	UNIFORMS	.00	.00	230.34	230.34	2,000	11.5
01-40-7101	GAS & OIL	.00	24.36	.00	.00	1,000	.0
01-40-7122	PASSPORT EXPENSES	.00	37.17	.00	.00	1,000	.0
01-40-7550	FURNISHINGS	.00	.00	.00	.00	15,000	.0
01-40-7999	OTHER COMMODITIES	.00	.00	105.74	105.74	10,000	1.1
01-40-8518	CAPITAL OUTLAY--T.H. IMPVTS	.00	.00	.00	.00	185,000	.0
01-40-8531	CAPITAL OUTLAY--COMPUTERS	.00	.00	.00	.00	15,000	.0
01-40-9110	CONTINGENCY	.00	.00	.00	.00	25,000	.0
	TOTAL ADMINISTRATION	120,920.43	111,991.67	73,264.41	73,264.41	1,930,450	3.8
	BOARD OF TRUSTEES						
01-41-5001	SALARIES & WAGES	1,699.94	1,742.95	1,831.14	1,831.14	104,268	1.8
01-41-5030	MAYOR AND BOARD SALARIES	4,400.00	.00	.00	.00	0	.0
01-41-5060	PAYROLL TAXES	462.69	132.60	142.73	142.73	7,852	1.8
01-41-5063	TRAINING	.00	239.69	2,436.74	2,436.74	17,000	14.3
01-41-5065	WORKERS COMP	4.59	2.08	2.22	2.22	100	2.2
01-41-5066	HEALTH INSURANCE	202.08	118.78	93.05	93.05	5,712	1.6
01-41-5067	MEDICAL SAVINGS PLAN	85.00	90.27	3.12	3.12	150	2.1
01-41-5068	MEDICAL SAVINGS	6.24	.00	.00	.00	0	.0
01-41-5070	DEFERRED COMPENSATION	.00	.00	91.56	91.56	2,084	4.4
01-41-5320	PROPERTY & LIABILITY INSURANCE	1,175.25	.00	.00	.00	0	.0
01-41-5331	DUES & SUBSCRIPTIONS	1,909.00	.00	.00	.00	0	.0
01-41-5341	ORDINANCE CODIFICATION	2,845.83	.00	.00	.00	0	.0
01-41-5399	OTHER PROFESSIONAL SERVICES	7,935.00	.00	.00	.00	0	.0
01-41-5841	BOARD OUTREACH ACTIVITIES	107.98	.00	.00	.00	0	.0
01-41-6104	COMPUTER/TECHNOLOGY SERVICES	.00	.00	2,995.50	2,995.50	5,000	59.9
01-41-6199	OTHER PROFESSIONAL SERVICES	.00	375.00	225.20	225.20	22,000	1.0
01-41-6210	EMPLOYMENT/RECRUITMENT EXPENSE	.00	.00	.00	.00	1,500	.0
01-41-6301	PROPERTY & LIABILITY INSURANCE	.00	1,143.55	.00	.00	5,800	.0
01-41-6312	PUBLISHED NOTICES	.00	.00	.00	.00	3,000	.0
01-41-6313	ORDINANCE CODIFICATION	.00	5,423.25	5,694.41	5,694.41	7,500	75.9
01-41-6315	RECORDING FEES	.00	.00	.00	.00	2,000	.0
01-41-6523	ELECTIONS	.00	137.20	.00	.00	25,000	.0
01-41-6610	DUES & SUBSCRIPTIONS	.00	10,729.00	12,171.75	12,171.75	20,000	60.9
01-41-6824	BOARD OUTREACH ACTIVITIES	.00	728.80	8.58	8.58	30,000	.0
01-41-6895	CONTRIBUTIONS TO COMMUNITY	.00	10,000.00	10,800.00	10,800.00	25,000	43.2
01-41-6999	OTHER CONTRACTUAL SERVICES	.00	852.24	.00	.00	7,500	.0
01-41-7020	OPERATING SUPPLIES	.00	.00	.00	.00	2,500	.0
01-41-7550	FURNISHINGS	.00	.00	.00	.00	10,000	.0
01-41-7999	OTHER COMMODITIES	.00	.00	806.03	806.03	15,000	5.4
	TOTAL BOARD OF TRUSTEES	20,833.60	31,715.41	37,302.03	37,302.03	318,966	11.7

GENERAL FUND

POLICE

		YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTUAL	YTD ACTUAL	BUDGET	PCN
01-42-5001	SALARIES & WAGES	124,476.72	125,743.09	149,842.34	149,842.34	1,959,159	7.7
01-42-5002	OVERTIME	.00	925.02	722.07	722.07	25,000	2.9
01-42-5022	POLICE O.T.--SP.EVENT	.00	.00	.00	.00	10,000	.0
01-42-5055	OVERTIME	1,369.59	.00	.00	.00	0	.0
01-42-5060	PAYROLL TAXES	2,909.82	2,810.94	3,718.88	3,718.88	95,039	3.9
01-42-5061	WELLNESS PROGRAM	.00	.00	1,295.00	1,295.00	3,500	37.0
01-42-5062	TUITION REIMBURSEMENT	.00	.00	.00	.00	9,000	.0
01-42-5063	TRAINING	.00	1,927.98	2,815.08	2,815.08	80,800	3.5
01-42-5065	WORKERS COMP	4,363.46	4,363.11	4,845.67	4,845.67	65,800	7.4
01-42-5066	HEALTH INSURANCE	18,044.15	9,335.64	12,510.27	12,510.27	288,672	4.3
01-42-5067	MEDICAL SAVINGS PLAN	446.24	480.72	212.08	212.08	6,000	3.5
01-42-5068	HSA CONTRIBUTIONS	309.12	.00	62.50	62.50	0	.0
01-42-5069	FPPA RETIREMENT	10,920.30	11,890.43	13,325.03	13,325.03	180,910	7.4
01-42-5070	DEFERRED COMPENSATION	.00	.00	501.47	501.47	9,248	5.4
01-42-5071	FPPA DEATH & DISABILITY	3,931.32	4,303.20	4,845.45	4,845.45	56,756	8.5
01-42-5075	EMPLOYMENT/RECRUITMENT EXPENSE	250.00	.00	.00	.00	0	.0
01-42-5200	OFFICE SUPPLIES	13.95	.00	.00	.00	0	.0
01-42-5201	COMPUTER / TECHNOLOGY	.00	.11	.00	.00	0	.0
01-42-5210	OPERATING SUPPLIES	226.39	.00	.00	.00	0	.0
01-42-5215	REPAIR & MAINTENANCE	27.90	.00	.00	.00	0	.0
01-42-5216	FLEET R&M	3,094.69-	.00	.00	.00	0	.0
01-42-5254	UNIFORMS & TOOLS	203.79	.00	.00	.00	0	.0
01-42-5255	OPERATING EQUIPMENT	15,588.81	.00	.00	.00	0	.0
01-42-5300	TELEPHONES	67.32	.00	.00	.00	0	.0
01-42-5310	TRASH REMOVAL	157.87	.00	.00	.00	0	.0
01-42-5315	COPIER EXPENSE	93.52	.00	.00	.00	0	.0
01-42-5320	GENERAL LIABILITY INSURANCE	29,381.25	.00	.00	.00	0	.0
01-42-5330	TRAINING	1,625.00	.00	.00	.00	0	.0
01-42-5331	DUES & MEMBERSHIPS	9,280.10	.00	.00	.00	0	.0
01-42-5399	OTHER PROFESSIONAL SERVICES	2,460.15	.00	.00	.00	0	.0
01-42-5491	VEHICLE LEASE EXPENSES	1,279.43	.00	.00	.00	0	.0
01-42-6101	LEGAL FEES	.00	.00	.00	.00	15,000	.0
01-42-6104	COMPUTER/TECHNOLOGY SERVICES	.00	.00	5,181.34	5,181.34	59,920	8.7
01-42-6110	TELEPHONE	.00	1,584.65	.00	.00	18,000	.0
01-42-6111	UTILITIES	.00	1,896.55	80.08	80.08	18,000	.4
01-42-6113	TRASH REMOVAL	.00	162.95	135.40	135.40	2,000	6.8
01-42-6114	PEST CONTROL	.00	.00	.00	.00	2,000	.0
01-42-6116	ANIMAL IMPOUND FEE	.00	.00	.00	.00	2,000	.0
01-42-6122	LAB FEES	.00	.00	.00	.00	500	.0
01-42-6126	COPIER EXPENSES	.00	167.35	187.04	187.04	4,000	4.7
01-42-6131	EMERGENCY PREPAREDNESS	.00	.00	.00	.00	10,000	.0
01-42-6199	OTHER PROFESSIONAL SERVICES	.00	105.00	.00	.00	2,400	.0
01-42-6210	EMPLOYMENT/RECRUITMENT EXPENSE	.00	1,019.80	4,043.04	4,043.04	5,000	80.9
01-42-6301	PROPERTY & LIABILITY INSURANCE	.00	7,923.00	4,244.00	4,244.00	113,500	3.7
01-42-6302	GENERAL LIABILITY INSURANCE	.00	24,909.83	.00	.00	0	.0
01-42-6311	INTERNET/WEBSITE SERVICES	.00	132.45	.00	.00	2,000	.0
01-42-6610	DUES & SUBSCRIPTIONS	.00	10,173.82	7,839.95	7,839.95	5,070	154.6
01-42-6801	REPAIR & MTNCE--BUILDINGS	.00	.00	10,195.45	10,195.45	6,000	169.9
01-42-6805	REPAIR & MTNCE--FLEET	.00	2,607.37	4,806.68	4,806.68	25,000	19.2
01-42-6823	CLEANING SERVICES	.00	876.03	495.00	495.00	6,500	7.6
01-42-6824	PD OUTREACH/EVENTS	.00	.00	.00	.00	6,000	.0
01-42-6851	VEHICLE LEASE EXPENSES	.00	2,621.88	4,029.36	4,029.36	72,700	5.5

		YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTUAL	YTD ACTUAL	BUDGET	PCN
01-42-6999	OTHER CONTRACTUAL SERVICES	.00	70,518.20	.00	.00	260,400	.0
01-42-7010	OFFICE SUPPLIES	.00	293.15	.00	.00	4,000	.0
01-42-7020	OPERATING SUPPLIES	.00	381.62	250.04	250.04	16,000	1.6
01-42-7051	UNIFORMS--CIVILIAN	.00	.00	.00	.00	800	.0
01-42-7101	GAS & OIL	.00	1,977.76	.00	.00	33,000	.0
01-42-7254	OPERATING EQUIPMENT	.00	.00	13,008.99	13,008.99	204,200	6.4
01-42-7305	UNIFORMS & TOOLS--SWORN	.00	1,095.18	2,071.20	2,071.20	32,700	6.3
01-42-7550	FURNISHINGS	.00	.00	.00	.00	10,000	.0
01-42-7999	OTHER COMMODITIES	.00	.00	(66.10)	(66.10)	5,000	1.3-
01-42-8550	CAP'L OUTLAY--POLICE BLDG IMPV	.00	.00	.00	.00	37,000	.0
01-42-8551	CAP'L OUTLAY--POLICE SHED IMPV	.00	.00	.00	.00	91,000	.0
01-42-8580	CAPITAL OUTLAY--LEASES	.00	.00	.00	.00	95,000	.0
01-42-8599	OTHER CAPITAL OUTLAY	.00	.00	.00	.00	121,412	.0
	TOTAL POLICE	224,331.51	290,226.83	251,197.31	251,197.31	4,075,986	6.2

COMMUNITY DEVELOPMENT

		YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTUAL	YTD ACTUAL	BUDGET	PCN
01-43-5001	SALARIES & WAGES	28,648.40	23,712.21	25,803.96	25,803.96	322,347	8.0
01-43-5002	OVERTIME	.00	.00	.00	.00	1,000	.0
01-43-5060	PAYROLL TAXES	2,117.25	1,801.49	1,971.53	1,971.53	30,226	6.5
01-43-5063	TRAINING	.00	486.63	.00	.00	10,000	.0
01-43-5065	WORKERS COMP	116.94	28.32	31.28	31.28	600	5.2
01-43-5066	HEALTH INSURANCE	5,172.83	2,010.54	2,458.92	2,458.92	63,020	3.9
01-43-5067	MEDICAL SAVINGS PLAN	1,201.54	977.84	20.83	20.83	900	2.3
01-43-5068	HSA CONTRIBUTIONS	61.45	.00	25.00	25.00	0	.0
01-43-5070	DEFERRED COMPENSATION	.00	.00	914.24	914.24	13,098	7.0
01-43-5202	PRINTING EXPENSE	.00	360.48	.00	.00	0	.0
01-43-5300	TELEPHONE	38.00	.00	.00	.00	0	.0
01-43-5320	PROPERTY & LIABILITY INSURANCE	1,175.25	.00	.00	.00	0	.0
01-43-5460	BUILDING INSPECTIONS	.00	27,538.59	.00	.00	0	.0
01-43-5491	VEHICLE LEASE EXPENSES	1,198.83	.00	.00	.00	0	.0
01-43-6104	COMPUTER/TECHNOLOGY SERVICES	.00	.00	428.74	428.74	9,000	4.8
01-43-6107	ANNEXATION/ZONING EXPENSES	.00	69.96	.00	.00	15,000	.0
01-43-6109	CONSULTING FEES	.00	22,740.75	.00	.00	75,000	.0
01-43-6110	TELEPHONE	.00	.00	.00	.00	768	.0
01-43-6121	PRINTING EXPENSE	.00	.00	.00	.00	1,000	.0
01-43-6210	EMPLOYMENT/RECRUITMENT EXPENSE	.00	.00	195.00	195.00	500	39.0
01-43-6301	PROPERTY & LIABILITY INSURANCE	.00	1,143.55	.00	.00	5,800	.0
01-43-6610	DUES & SUBSCRIPTIONS	.00	.00	.00	.00	4,000	.0
01-43-6821	BUILDING INSPECTIONS	.00	21,272.80	.00	.00	322,806	.0
01-43-7010	OFFICE SUPPLIES	.00	.00	56.61	56.61	800	7.1
01-43-7051	UNIFORMS	.00	.00	.00	.00	1,500	.0
01-43-7550	FURNISHINGS	.00	.00	.00	.00	2,000	.0
01-43-7999	OTHER COMMODITIES	.00	.00	61.10	61.10	2,000	3.1
01-43-8599	OTHER CAPITAL OUTLAY	.00	.00	.00	.00	80,000	.0
	TOTAL COMMUNITY DEVELOPMENT	39,730.49	102,143.16	31,967.21	31,967.21	961,365	3.3

GENERAL FUND

		YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTUAL	YTD ACTUAL	BUDGET	PCN
	PARKS						
01-45-5001	SALARIES & WAGES	29,938.21	32,534.35	33,417.07	33,417.07	496,482	6.7
01-45-5002	OVERTIME	.00	2,383.52	851.05	851.05	7,500	11.4
01-45-5055	OVERTIME	719.61	.00	.00	.00	0	.0
01-45-5060	PAYROLL TAXES	2,311.15	2,681.91	2,602.50	2,602.50	48,250	5.4
01-45-5061	WELLNESS PROGRAM	.00	.00	.00	.00	360	.0
01-45-5063	TRAINING	.00	2,140.00	.00	.00	10,000	.0
01-45-5065	WORKERS COMP	1,225.97	2,067.04	2,007.44	2,007.44	24,500	8.2
01-45-5066	HEALTH INSURANCE	4,045.97	3,387.11	2,693.71	2,693.71	118,449	2.3
01-45-5067	MEDICAL SAVINGS	810.99	1,745.92	99.99	99.99	2,315	4.3
01-45-5068	MEDICAL SAVINGS	140.41	72.91	.00	.00	0	.0
01-45-5070	DEFERRED COMPENSATION	.00	.00	1,561.92	1,561.92	22,767	6.9
01-45-5215	REPAIRS & MAINTENANCE	63.59	.00	.00	.00	0	.0
01-45-5300	TELEPHONE	205.00	.00	.00	.00	0	.0
01-45-5320	PROPERTY & LIABILITY INSURANCE	5,876.25	.00	.00	.00	0	.0
01-45-5349	WELLNESS PROGRAM	15.00	.00	.00	.00	0	.0
01-45-6104	COMPUTER/TECHNOLOGY SERVICES	.00	210.00	270.00	270.00	2,000	13.5
01-45-6108	ENGINEERING FEES	.00	.00	.00	.00	10,000	.0
01-45-6110	TELEPHONE	.00	.00	.00	.00	3,564	.0
01-45-6111	UTILITIES	.00	1,314.26	.00	.00	75,000	.0
01-45-6113	TRASH REMOVAL	.00	651.50	.00	.00	5,000	.0
01-45-6114	PEST CONTROL	.00	.00	190.54	190.54	35,000	.5
01-45-6132	LANDSCAPINGS	.00	85.31	.00	.00	60,000	.0
01-45-6133	TREE MAINTENANCE	.00	.00	3,350.00	3,350.00	35,000	9.6
01-45-6210	EMPLOYMENT/RECRUITMENT EXPENSE	.00	.00	.00	.00	500	.0
01-45-6301	PROPERTY & LIABILITY INSURANCE	.00	5,717.77	.00	.00	20,800	.0
01-45-6405	EQUIPMENT RENTAL	.00	.00	.00	.00	2,500	.0
01-45-6610	DUES & SUBSCRIPTIONS	.00	.00	.00	.00	3,500	.0
01-45-6801	REPAIR & MTNCE--BUILDINGS	.00	285.72	1,458.31	1,458.31	22,000	6.6
01-45-6802	REPAIR & MTNCE--STREETS	.00	.00	.00	.00	30,000	.0
01-45-6805	REPAIR & MTNCE--FLEET & EQ	.00	49.72	744.71	744.71	10,000	7.5
01-45-6806	REPAIR & MTNCE--IRRIGATION	.00	.00	.00	.00	7,500	.0
01-45-6835	WEED CONTROL	.00	.00	.00	.00	20,000	.0
01-45-7020	OPERATING SUPPLIES	.00	.00	.00	.00	8,000	.0
01-45-7042	PARK SIGNS & MARKERS	.00	.00	.00	.00	3,000	.0
01-45-7051	UNIFORMS	.00	145.99	.00	.00	5,000	.0
01-45-7101	GAS & OIL	.00	2,390.95	.00	.00	25,000	.0
01-45-7305	TOOLS	.00	.00	.00	.00	6,000	.0
01-45-7999	OTHER COMMODITIES	.00	.00	.00	.00	1,000	.0
01-45-8515	CAPITAL OUTLAY--PARKS	.00	.00	.00	.00	100,000	.0
	TOTAL PARKS	45,352.15	57,863.98	49,247.24	49,247.24	1,220,987	4.0

GENERAL FUND

		YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTUAL	YTD ACTUAL	BUDGET	PCN
	COMMUNITY CENTER						
01-46-5001	SALARIES & WAGES	.00	.00	23,242.21	23,242.21	325,498	7.1
01-46-5002	OVERTIME	.00	.00	.00	.00	3,000	.0
01-46-5060	PAYROLL TAXES	.00	.00	1,814.40	1,814.40	28,284	6.4
01-46-5061	WELLNESS PROGRAM	.00	.00	.00	.00	1,080	.0
01-46-5062	TUITION REIMBURSEMENT	.00	.00	.00	.00	3,000	.0
01-46-5063	TRAINING	.00	874.42	179.68	179.68	6,000	3.0
01-46-5065	WORKERS COMP	.00	.00	301.27	301.27	4,500	6.7
01-46-5066	HEALTH INSURANCE	.00	.00	1,140.20	1,140.20	34,819	3.3
01-46-5067	MEDICAL SAVINGS	.00	.00	37.49	37.49	1,100	3.4
01-46-5070	DEFERRED COMPENSATION	.00	.00	601.22	601.22	11,872	5.1
01-46-6104	COMPUTER/TECHNOLOGY FEES	.00	.00	.00	.00	3,000	.0
01-46-6110	TELEPHONE	.00	.00	.00	.00	1,536	.0
01-46-6111	UTILITIES	.00	.00	.00	.00	20,000	.0
01-46-6113	TRASH REMOVAL	.00	.00	.00	.00	1,500	.0
01-46-6114	PEST CONTROL	.00	.00	.00	.00	2,500	.0
01-46-6121	PRINTING EXPENSE	.00	.00	.00	.00	1,000	.0
01-46-6126	COPIER EXPENSES	.00	.00	288.15	288.15	2,500	11.5
01-46-6134	EV CHARGING STATION EXPENSES	.00	.00	.00	.00	4,000	.0
01-46-6135	RECREATION PROGRAMS	.00	13,715.68	7,757.56	7,757.56	75,000	10.3
01-46-6199	OTHER PROFESSIONAL SERVICES	.00	.00	225.20	225.20	8,000	2.8
01-46-6210	EMPLOYMENT/RECRUITMENT EXP	.00	.00	52.00	52.00	2,500	2.1
01-46-6211	COMMUNITY DAY	.00	.00	.00	.00	72,000	.0
01-46-6214	TOWN EVENTS	.00	.00	2,990.00	2,990.00	90,000	3.3
01-46-6301	PROPERTY & LIABILITY INSURANCE	.00	1,888.93	2,791.11	2,791.11	12,600	22.2
01-46-6311	INTERNET/WEBSITE SERVICES	.00	.00	331.51	331.51	4,000	8.3
01-46-6511	POSTAGE	.00	.00	.00	.00	500	.0
01-46-6512	MILEAGE	.00	.00	.00	.00	500	.0
01-46-6610	DUES & SUBSCRIPTIONS	.00	445.00	8,875.13	8,875.13	5,000	177.5
01-46-6801	REPAIR & MTNCE--BUILDINGS	.00	.00	.00	.00	10,000	.0
01-46-6805	REPAIRS & MTNCE--FLEET	.00	.00	10.00	10.00	2,000	.5
01-46-6823	CLEANING SERVICES	.00	.00	3,510.00	3,510.00	45,000	7.8
01-46-6999	OTHER CONTRACTUAL SERVICES	.00	.00	6,216.00	6,216.00	32,000	19.4
01-46-7010	OFFICE SUPPLIES	.00	.00	53.29	53.29	2,000	2.7
01-46-7020	OPERATING SUPPLIES	.00	.00	729.23	729.23	10,000	7.3
01-46-7051	UNIFORMS	.00	373.94	.00	.00	5,000	.0
01-46-7101	GAS & OIL	.00	.00	.00	.00	1,200	.0
01-46-7254	OPERATING EQUIPMENT	.00	.00	.00	.00	5,000	.0
01-46-7255	SAFETY EQUIPMENT	.00	.00	.00	.00	5,000	.0
01-46-7550	FURNISHINGS	.00	.00	.00	.00	5,000	.0
01-46-7801	MERCHANDISE FOR RESALE	.00	.00	.00	.00	5,000	.0
01-46-7999	OTHER COMMODITIES	.00	.00	.00	.00	2,000	.0
01-46-8510	CAPITAL OUTLAY--OTHER EQUIP	.00	.00	.00	.00	10,000	.0
01-46-8516	CAPITAL OUTLAY--BLDGS & IMPVTS	.00	.00	.00	.00	10,000	.0
01-46-8531	CAPITAL OUTLAY-COMPUTERS	.00	.00	.00	.00	5,000	.0
01-46-8532	CAPITAL OUTLAY---SFTWR UPGRADE	.00	.00	.00	.00	5,000	.0
01-46-8599	OTHER CAPITAL OUTLAY	.00	.00	.00	.00	10,000	.0
	TOTAL COMMUNITY CENTER	.00	17,297.97	61,145.65	61,145.65	894,489	6.8

GENERAL FUND

		YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTUAL	YTD ACTUAL	BUDGET	PCN
	ENGINEERING						
01-47-5001	SALARIES & WAGES	31,809.28	34,333.53	35,705.65	35,705.65	450,088	7.9
01-47-5002	OVERTIME	.00	.00	773.28	773.28	500	154.7
01-47-5055	OVERTIME	285.70	.00	.00	.00	0	.0
01-47-5060	PAYROLL TAXES	2,412.71	2,668.53	2,821.20	2,821.20	37,863	7.5
01-47-5063	TRAINING	.00	2.80	225.00	225.00	10,000	2.3
01-47-5065	WORKERS COMP	404.52	571.59	607.40	607.40	8,000	7.6
01-47-5066	HEALTH INSURANCE	3,296.91	1,424.32	1,883.82	1,883.82	34,387	5.5
01-47-5067	MEDICAL SAVINGS	1,604.75	1,716.68	43.53	43.53	1,045	4.2
01-47-5068	MEDICAL SAVINGS	120.38	60.19	.00	.00	0	.0
01-47-5070	DEFERRED COMPENSATION	.00	.00	1,729.75	1,729.75	22,365	7.7
01-47-5210	OPERATING SUPPLIES	989.90	.00	.00	.00	0	.0
01-47-5300	TELEPHONE	110.00	.00	.00	.00	0	.0
01-47-5305	UTILITIES	269.90	.00	.00	.00	0	.0
01-47-5310	TRASH	184.96	.00	.00	.00	0	.0
01-47-5320	PROPERTY & LIABILITY INSURANCE	2,350.50	.00	.00	.00	0	.0
01-47-6104	COMPUTER/TECHNOLOGY SERVICES	.00	.00	42.51	42.51	10,000	.4
01-47-6108	ENGINEERING FEES	.00	7,598.05	.00	.00	60,000	.0
01-47-6110	TELEPHONE	.00	.00	.00	.00	1,320	.0
01-47-6111	UTILITIES	.00	2,053.65	405.58	405.58	22,000	1.8
01-47-6113	TRASH REMOVAL	.00	185.80	188.36	188.36	5,000	3.8
01-47-6126	COPIER EXPENSES	.00	180.47	86.05	86.05	2,500	3.4
01-47-6134	EV CHARGING STATION EXPENSES	.00	165.22	.00	.00	0	.0
01-47-6199	OTHER PROFESSIONAL SERVICES	.00	180.00	.00	.00	3,000	.0
01-47-6210	EMPLOYMENT/RECRUITMENT EXPENSE	.00	.00	.00	.00	1,500	.0
01-47-6301	PROPERTY & LIABILITY INSURANCE	.00	2,287.11	.00	.00	10,000	.0
01-47-6610	DUES & SUBSCRIPTIONS	.00	930.75	551.00	551.00	8,000	6.9
01-47-6801	REPAIR & MTNCE--BUILDINGS	.00	.00	.00	.00	30,000	.0
01-47-6805	REPAIR & MTNCE--FLEET	.00	1,081.40	70.98	70.98	2,500	2.8
01-47-6823	CLEANING SERVICES	.00	787.78	885.00	885.00	13,000	6.8
01-47-6851	VEHICLE LEASE EXPENSES	.00	1,083.71	12,050.39	12,050.39	49,030	24.6
01-47-6999	OTHER CONTRACTUAL SERVICES	.00	20.50	.00	.00	0	.0
01-47-7010	OFFICE SUPPLIES	.00	563.38	18.80	18.80	5,000	.4
01-47-7020	OPERATING SUPPLIES	.00	1,362.67	231.36	231.36	12,500	1.9
01-47-7051	UNIFORMS	.00	621.26	.00	.00	2,750	.0
01-47-7101	GAS & OIL	.00	381.28	.00	.00	7,000	.0
01-47-7305	TOOLS	.00	298.47	.00	.00	5,000	.0
01-47-7550	FURNISHINGS	.00	.00	.00	.00	10,000	.0
01-47-7999	OTHER COMMODITIES	.00	.00	.00	.00	1,500	.0
01-47-8580	CAPITAL OUTLAY--LEASES	.00	.00	.00	.00	38,000	.0
	TOTAL ENGINEERING	43,839.51	60,559.14	58,319.66	58,319.66	863,848	6.8

GENERAL FUND

		YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTUAL	YTD ACTUAL	BUDGET	PCN
	MUNICIPAL COURT						
01-48-5001	SALARIES & WAGES	3,909.54	4,271.35	4,682.34	4,682.34	77,372	6.1
01-48-5002	OVERTIME	.00	.00	.00	.00	1,000	.0
01-48-5040	JUDGE	.00	2,000.00	2,000.00	2,000.00	32,000	6.3
01-48-5060	PAYROLL TAXES	296.84	329.02	365.90	365.90	7,047	5.2
01-48-5063	TRAINING	.00	.00	.00	.00	4,000	.0
01-48-5065	WORKERS COMP	4.60	5.10	5.67	5.67	600	1.0
01-48-5066	HEALTH INSURANCE	646.28	380.00	395.69	395.69	12,457	3.2
01-48-5067	MEDICAL SAVINGS	85.00	87.15	3.12	3.12	400	.8
01-48-5068	MEDICAL SAVINGS	27.06	13.53	.00	.00	0	.0
01-48-5070	DEFERRED COMPENSATION	.00	.00	91.56	91.56	2,084	4.4
01-48-5320	PROPERTY & LIABILITY INSURANCE	1,175.25	.00	.00	.00	0	.0
01-48-5399	OTHER PROFESSIONAL SERVICES	699.40	.00	.00	.00	0	.0
01-48-5455	PROSECUTING ATTORNEY	1,000.00	.00	.00	.00	0	.0
01-48-6102	PROSECUTING ATTORNEY	.00	1,000.00	1,000.00	1,000.00	20,000	5.0
01-48-6103	PUBLIC DEFENDER	.00	.00	.00	.00	5,000	.0
01-48-6104	COMPUTER/TECHNOLOGY SERVICES	.00	.00	.00	.00	4,000	.0
01-48-6199	OTHER PROFESSIONAL SERVICES	.00	334.60	.00	.00	5,000	.0
01-48-6210	EMPLOYMENT/RECRUITMENT EXPENSE	.00	.00	.00	.00	500	.0
01-48-6301	PROPERTY & LIABILITY INSURANCE	.00	1,143.55	.00	.00	5,800	.0
01-48-6510	COURT COSTS	.00	504.29	.00	.00	4,000	.0
01-48-6610	DUES & SUBSCRIPTIONS	.00	.00	.00	.00	250	.0
01-48-7051	UNIFORMS	.00	.00	.00	.00	500	.0
01-48-7999	OTHER COMMODITIES	.00	.00	.00	.00	1,000	.0
	TOTAL MUNICIPAL COURT	7,843.97	10,068.59	8,544.28	8,544.28	183,010	4.7

GENERAL FUND

		YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTUAL	YTD ACTUAL	BUDGET	PCN
	COMMUNITY ENGAGEMENT						
01-49-5001	SALARIES & WAGES	18,243.81	21,276.30	10,402.21	10,402.21	167,583	6.2
01-49-5002	OVERTIME	.00	38.11	.00	.00	500	.0
01-49-5060	PAYROLL TAXES	1,388.92	1,660.56	790.39	790.39	14,777	5.4
01-49-5061	WELLNESS PROGRAM	.00	2,231.94	2,069.85	2,069.85	36,920	5.6
01-49-5062	TUITION REIMBURSEMENT	.00	.00	.00	.00	3,000	.0
01-49-5063	TRAINING	.00	.00	.00	.00	7,000	.0
01-49-5065	WORKERS COMP	257.64	341.68	191.20	191.20	5,000	3.8
01-49-5066	HEALTH INSURANCE	1,621.37	1,239.34	1,137.96	1,137.96	21,206	5.4
01-49-5067	MEDICAL SAVINGS	455.20	645.73	16.66	16.66	600	2.8
01-49-5068	MEDICAL SAVINGS	99.98	49.99	.00	.00	0	.0
01-49-5070	DEFERRED COMPENSATION	.00	.00	256.67	256.67	8,357	3.1
01-49-5260	RECREATION PROGRAMS	79.88	.00	.00	.00	0	.0
01-49-5265	SENIOR EVENTS	2,740.00	.00	.00	.00	0	.0
01-49-5300	TELEPHONE	96.00	.00	.00	.00	0	.0
01-49-5320	GENERAL LIABILITY INSURANCE	2,350.50	.00	.00	.00	0	.0
01-49-5331	DUES/MEMBERSHIPS	5,203.00	.00	.00	.00	0	.0
01-49-5349	WELLNESS PROGRAM	300.00	.00	.00	.00	0	.0
01-49-5399	OTHER PROFESSIONAL SERVICES	2,265.00	.00	.00	.00	0	.0
01-49-5560	CAPITAL OUTLAY--SFTWR UPGRADES	7,156.59	.00	.00	.00	0	.0
01-49-6104	COMPUTER/TECHNOLOGY SERVICES	.00	.00	2,995.50	2,995.50	3,000	99.9
01-49-6109	CONSULTING FEES	.00	.00	.00	.00	30,000	.0
01-49-6110	TELEPHONE	.00	.00	.00	.00	960	.0
01-49-6121	PRINTING EXPENSE	.00	4,277.85	4,993.14	4,993.14	15,000	33.3
01-49-6149	COMMUNITY ENGAGEMENT	.00	130.00	.00	.00	10,000	.0
01-49-6199	OTHER PROFESSIONAL SERVICES	.00	27,825.97	4,800.00	4,800.00	40,000	12.0
01-49-6210	EMPLOYMENT/RECRUITMENT EXPENSE	.00	.00	52.00	52.00	2,000	2.6
01-49-6301	PROPERTY & LIABILITY INSURANCE	.00	1,888.93	235.60	235.60	5,800	4.1
01-49-6311	INTERNET/WEBSITE EXPENSE	.00	.00	.00	.00	12,300	.0
01-49-6402	ECONOMIC DEVELOPMENT PROGRAMS	.00	2,394.65	15,000.00	15,000.00	50,000	30.0
01-49-6511	POSTAGE	.00	.00	.00	.00	4,000	.0
01-49-6610	DUES & SUBSCRIPTIONS	.00	6,231.03	2,393.21	2,393.21	25,000	9.6
01-49-6805	REPAIR & MTNCE--FLEET	.00	10.00	.00	.00	0	.0
01-49-6999	OTHER CONTRACTUAL SERVICES	.00	270.46	.00	.00	10,000	.0
01-49-7026	TOWN DECORATIONS	.00	119.94	.00	.00	10,000	.0
01-49-7051	UNIFORMS	.00	.00	.00	.00	1,000	.0
01-49-7101	GAS & OIL	.00	56.73	.00	.00	0	.0
01-49-7550	FURNISHINGS	.00	.00	.00	.00	2,000	.0
01-49-7999	OTHER COMMODITIES	.00	.00	106.35	106.35	2,000	5.3
01-49-8501	CAPITAL OUTLAY--WAYFINDING	.00	.00	.00	.00	200,000	.0
01-49-8532	CAPITAL OUTLAY--SOFTWAREUPGRAD	.00	.00	.00	.00	20,000	.0
	TOTAL COMMUNITY ENGAGEMENT	42,257.89	70,689.21	45,440.74	45,440.74	708,003	6.4
	NON-DEPARTMENTAL						
01-90-5001	SALARIES & WAGES ADJ	.00	.00	.00	.00	275,000	.0
01-90-8151	SPECIAL PROJECTS	.00	.00	.00	.00	8,871	.0
	TOTAL NON-DEPARTMENTAL	.00	.00	.00	.00	283,871	.0

GENERAL FUND

	YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTUAL	YTD ACTUAL	BUDGET	PCN
TOTAL FUND EXPENDITURES	545,109.55	752,555.96	616,428.53	616,428.53	11,440,975	5.4
NET REVENUE OVER EXPENDITURES	69,583.55-	297,559.53-	66,704.41	66,704.41	3-	2223

STREET IMPROVEMENT FUND

	ASSETS			
04-01-0100	COMBINED CASH		1,636,801.34	
04-01-1301	A/R - GENERAL		349,847.85	
04-01-1302	PREPAID EXPENSES		250.00	
	TOTAL ASSETS			1,986,899.19
	LIABILITIES AND EQUITY			
	LIABILITIES			
04-02-2000	ACCOUNTS PAYABLE		54,682.77	
04-02-2005	RETAINAGE PAYABLE		5,111.95	
04-02-2300	457(B) DEFERRED COMP PAYABLE		1,370.47	
04-02-2310	EMPLOYEE HEALTH INS. PAYABLE		(2,859.62)	
04-02-2400	FED. WITHHOLDING TAX PAYABLE		500.40	
04-02-2401	SOCIAL SECURITY TAX PAYABLE		334.19	
04-02-2402	MEDICARE TAX PAYABLE		78.15	
04-02-2403	STATE WITHHOLDING TAX PAYABLE		1,965.10	
04-02-2404	STATE UNEMPLOYMENT TAX PAYABLE		98.80	
04-02-2410	ACCRUED PAYROLL & BENEFITS		2,294.64	
	TOTAL LIABILITIES			63,576.85
	FUND EQUITY			
04-02-3001	FUND BALANCE		1,783,438.13	
	UNAPPROPRIATED FUND BALANCE:			
	REVENUE OVER EXPENDITURES - YTD	139,884.21		
	BALANCE - CURRENT DATE		139,884.21	
	TOTAL FUND EQUITY			1,923,322.34
	TOTAL LIABILITIES AND EQUITY			1,986,899.19

STREET IMPROVEMENT FUND

		YTD ACTUAL2024-	YTD ACTUAL 2025-	PERIOD ACTUAL	YTD ACTUAL	BUDGET	PCNT
	TAXES						
04-10-4005	HIGHWAY USERS TAX	21,447.27	26,498.02	29,616.50	29,616.50	338,960	8.7
04-10-4010	SALES TAX	119,004.59	121,262.89	147,827.19	147,827.19	2,340,000	6.3
04-10-4015	ROAD & BRIDGE TAX	.00	.00	7,951.04	7,951.04	100,000	8.0
04-10-4025	M.V. REGISTSTRATION	1,755.92	2,403.88	.00	.00	85,000	.0
04-10-4030	BUILDING USE TAX	18,896.89	17,405.93	11,408.06	11,408.06	288,535	4.0
	TOTAL TAXES	161,104.67	167,570.72	196,802.79	196,802.79	3,152,495	6.2
	FEES AND PERMITS						
04-11-4102	RIGHT-OF-WAY PERMITS	3,218.50	6,344.50	8,010.00	8,010.00	75,000	10.7
04-11-4141	ADMINISTRATIVE CHARGES	.00	.00	.00	.00	15,580	.0
	TOTAL FEES AND PERMITS	3,218.50	6,344.50	8,010.00	8,010.00	90,580	8.8
	MISCELLANEOUS						
04-18-4619	INTEREST INCOME	8,301.83	4,551.89	5,220.44	5,220.44	38,500	13.6
	TOTAL MISCELLANEOUS	8,301.83	4,551.89	5,220.44	5,220.44	38,500	13.6
	TOTAL FUND REVENUE	172,625.00	178,467.11	210,033.23	210,033.23	3,281,575	6.4

STREET IMPROVEMENT FUND

		YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTUAL	YTD ACTUAL	BUDGET	PCN
	STREETS						
04-44-5001	SALARIES & WAGES	29,684.88	33,351.96	34,687.39	34,687.39	441,514	7.9
04-44-5002	OVERTIME	.00	.00	392.79	392.79	10,000	3.9
04-44-5055	OVERTIME	219.93	1,100.10	.00	.00	0	.0
04-44-5060	PAYROLL TAXES	2,218.53	2,642.55	2,659.05	2,659.05	41,388	6.4
04-44-5063	TRAINING	.00	.00	.00	.00	15,000	.0
04-44-5065	WORKERS COMPENSATION	1,323.85	1,925.98	1,936.49	1,936.49	26,510	7.3
04-44-5066	HEALTH INSURANCE	4,731.06	3,261.47	3,968.42	3,968.42	87,127	4.6
04-44-5067	MEDICAL SAVINGS	794.53	1,236.65	58.33	58.33	1,130	5.2
04-44-5068	MEDICAL SAVINGS	89.16	45.83	.00	.00	0	.0
04-44-5070	DEFERRED COMPENSATION	.00	.00	1,173.50	1,173.50	14,483	8.1
04-44-5201	COMPUTER/TECHNOLOGY	3,250.00	.00	.00	.00	0	.0
04-44-5210	OPERATING SUPPLIES	49.97	.00	.00	.00	0	.0
04-44-5216	REPAIR & MAINT.--FLEET	211.94	.00	.00	.00	0	.0
04-44-5252	STREET SIGNS & MARKERS	298.69	.00	.00	.00	0	.0
04-44-5300	TELEPHONE	174.00	.00	.00	.00	0	.0
04-44-5320	PROPERTY & LIABILITY INSURANCE	8,814.38	.00	.00	.00	0	.0
04-44-5331	DUES & MEMBERSHIPS	200.00	.00	.00	.00	0	.0
04-44-5369	EQUIPMENT RENTAL	9,094.47	.00	.00	.00	0	.0
04-44-5491	VEHICLE LEASE EXPENSES	679.32	.00	.00	.00	0	.0
04-44-6104	COMPUTER/TECHNOLOGY SERVICES	.00	3,250.00	389.21	389.21	21,000	1.9
04-44-6108	ENGINEERING FEES	.00	.00	.00	.00	30,000	.0
04-44-6110	TELEPHONE	.00	.00	.00	.00	4,376	.0
04-44-6111	UTILITIES	.00	6,742.12	4,478.60	4,478.60	50,000	9.0
04-44-6113	TRASH REMOVAL	.00	.00	.00	.00	1,000	.0
04-44-6121	PRINTING EXPENSE	.00	.00	.00	.00	5,000	.0
04-44-6123	MATERIALS TESTING	.00	.00	.00	.00	25,000	.0
04-44-6210	EMPLOYMENT/RECRUITMENT EXPENSE	.00	.00	.00	.00	1,500	.0
04-44-6301	PROPERTY & LIABILITY INSURANCE	.00	8,576.65	.00	.00	33,700	.0
04-44-6405	EQUIPMENT RENTAL	.00	7.65	9,103.66	9,103.66	40,000	22.8
04-44-6610	DUES & SUBSCRIPTIONS	.00	600.00	.00	.00	25,300	.0
04-44-6802	REPAIR & MTNCE--STREETS	.00	428.58	.00	.00	2,210,000	.0
04-44-6803	REPAIR & MTNCE--DRAINAGE	.00	.00	.00	.00	30,000	.0
04-44-6805	REPAIR & MTNCE--FLEET	.00	.00	7,889.59	7,889.59	50,000	15.8
04-44-6810	REPAIR & MTNCE--BRIDGES	.00	.00	.00	.00	35,000	.0
04-44-6831	SNOW REMOVAL	.00	29,302.67	.00	.00	120,000	.0
04-44-6832	SEALCOATING	.00	.00	.00	.00	225,000	.0
04-44-6833	STREET SWEEPING	.00	4,266.00	.00	.00	10,000	.0
04-44-6834	DUST CONTROL	.00	.00	.00	.00	55,000	.0
04-44-6835	WEED CONTROL	.00	.00	.00	.00	15,000	.0
04-44-6836	STREET STRIPING	.00	.00	.00	.00	150,000	.0
04-44-6851	VEHICLE LEASE EXPENSES	.00	9,811.79	2,181.34	2,181.34	123,800	1.8
04-44-6999	OTHER CONTRACTUAL SERVICES	.00	.00	.00	.00	50,000	.0
04-44-7020	OPERATING SUPPLIES	.00	.00	561.50	561.50	20,000	2.8
04-44-7041	STREET SIGNS & MARKERS	.00	364.07	.00	.00	120,000	.0
04-44-7051	UNIFORMS	.00	424.95	419.99	419.99	12,000	3.5
04-44-7101	GAS & OIL	.00	1,505.74	.00	.00	25,000	.0
04-44-7255	SAFETY EQUIPMENT	.00	.00	.00	.00	3,500	.0
04-44-7305	TOOLS	.00	.00	249.16	249.16	15,000	1.7
04-44-7605	GRAVEL	.00	.00	.00	.00	50,000	.0
04-44-8151	SPECIAL PROJECTS	.00	.00	.00	.00	50,000	.0
04-44-8505	GRADER SHED	.00	.00	.00	.00	35,000	.0
04-44-9110	CONTINGENCY	.00	.00	.00	.00	100,000	.0

STREET IMPROVEMENT FUND

		YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTUAL	YTD ACTUAL	BUDGET	PCN
04-44-9541	LEASE PURCH PRIN--2025 SWEEPER	.00	.00	.00	.00	73,629	.0
04-44-9542	LEASE PURCH INT--2025 SWEEPER	.00	.00	.00	.00	14,175	.0
	TOTAL STREETS	61,834.71	108,844.76	70,149.02	70,149.02	4,466,132	1.6
	TOTAL FUND EXPENDITURES	61,834.71	108,844.76	70,149.02	70,149.02	4,466,132	1.6
	NET REVENUE OVER EXPENDITURES	110,790.29	69,622.35	139,884.21	139,884.21	1,184,557-	11.8

CONSERVATION TRUST FUND

	ASSETS			
05-01-0100	CASH IN COMMON - CTF		16,790.09	
	TOTAL ASSETS			16,790.09
	LIABILITIES AND EQUITY			
	FUND EQUITY			
05-02-3001	FUND BALANCE		16,736.54	
	UNAPPROPRIATED FUND BALANCE:			
	REVENUE OVER EXPENDITURES - YTD	53.55		
	BALANCE - CURRENT DATE		53.55	
	TOTAL FUND EQUITY			16,790.09
	TOTAL LIABILITIES AND EQUITY			16,790.09

CONSERVATION TRUST FUND

		YTD ACTUAL2024-	YTD ACTUAL 2025-	PERIOD ACTUAL	YTD ACTUAL	BUDGET	PCNT
	LOTTERY REVENUE						
05-17-4630	LOTTERY REVENUE	.00	.00	.00	.00	80,000	.0
	TOTAL LOTTERY REVENUE	.00	.00	.00	.00	80,000	.0
	MISCELLANEOUS REVENUE						
05-18-4619	INTEREST & DIVIDEND INCOME	526.13	616.31	53.55	53.55	1,000	5.4
	TOTAL MISCELLANEOUS REVENUE	526.13	616.31	53.55	53.55	1,000	5.4
	TOTAL FUND REVENUE	526.13	616.31	53.55	53.55	81,000	.1
	PARKS						
05-45-8510	CAPITAL OUTLAY--OTHER EQUIP	.00	.00	.00	.00	75,000	.0
	TOTAL PARKS	.00	.00	.00	.00	75,000	.0
	TOTAL FUND EXPENDITURES	.00	.00	.00	.00	75,000	.0
	NET REVENUE OVER EXPENDITURES	526.13	616.31	53.55	53.55	6,000	.9

TOWN OF MEAD
BALANCE SHEET
JANUARY 31, 2026

SEWER FUND

ASSETS

06-01-0100	COMBINED CASH		1,622,170.39	
06-01-1302	PREPAID EXPENSE		1,035.55	
06-01-1305	ACCUM DEPRECIATION - PLANT & E		(4,245,172.40)	
06-01-1306	A/R-UTILITY BILLING		122,507.78	
06-01-1501	LAND		294,834.95	
06-01-1502	LAND IMPROV.		322,159.37	
06-01-1503	SEWER COLLECTION SYSTEM		1,898,634.76	
06-01-1504	BUILDINGS		281,750.60	
06-01-1506	MACH. & EQUIP.		179,757.28	
06-01-1507	WASTEWATER TREATMENT PLANT		7,423,326.00	
	TOTAL ASSETS			7,901,004.28

LIABILITIES AND EQUITY

LIABILITIES

06-02-2000	ACCOUNTS PAYABLE		19,389.89	
06-02-2005	RETAINAGE PAYABLE		17,010.75	
06-02-2200	LOAN PAYABLE CWRPDA--LT		1,224,209.64	
06-02-2201	LOAN PAYABLE CWRPDA--CURRENT		85,193.24	
06-02-2300	EMPLOYEE PENSION PAYABLE		860.96	
06-02-2310	EMPLOYEE HEALTH INS. PAYABLE		(8,214.61)	
06-02-2312	WORKERS COMP INSURANCE PAYABLE		(876.74)	
06-02-2314	401(A) CONTRIBUTIONS PAYABLE		.72	
06-02-2400	FED. WITHHOLDING TAX PAYABLE		150.26	
06-02-2401	SOCIAL SECURITY TAX PAYABLE		67.11	
06-02-2402	MEDICARE TAX PAYABLE		15.94	
06-02-2403	STATE WITHHOLDING TAX PAYABLE		1,068.30	
06-02-2404	STATE UNEMPLOYMENT TAX PAYABLE		51.80	
06-02-2410	ACCRUED PAYROLL & BENEFITS		1,116.75	
06-02-2500	ACC'D COMPENSATED ABS--CURRENT		1,221.50	
06-02-2501	ACCR'D COMPENSATED ABSENCES-LT		10,993.48	
06-02-2502	ACCRUED INT PAYABLE--CWRPDA		19,040.90	
06-02-2601	BOND PREMIUM--UNAMORTIZED		42,556.94	
	TOTAL LIABILITIES			1,413,856.83

FUND EQUITY

06-02-3001	FUND BALANCE		6,036,324.42	
	UNAPPROPRIATED FUND BALANCE:			
06-02-3010	CONTRIBUTIONS FROM DEVELOPERS	15,000.00		
06-02-3020	CONTRIBUTIONS SEWER TAPS	425,400.00		
	REVENUE OVER EXPENDITURES - YTD	10,423.03		
	BALANCE - CURRENT DATE		450,823.03	
	TOTAL FUND EQUITY			6,487,147.45

SEWER FUND

TOTAL LIABILITIES AND EQUITY	7,901,004.28

SEWER FUND

		YTD ACTUAL2024-	YTD ACTUAL 2025-	PERIOD ACTUAL	YTD ACTUAL	BUDGET	PCNT
	CHARGES FOR SERVICES						
06-11-4150	SEWER USER FEES	78,620.99	84,634.58	82,592.09	82,592.09	1,064,000	7.8
06-11-4152	RATERINK LIFT STA. SURCHARGE	1,020.00	1,200.00	1,200.00	1,200.00	15,264	7.9
06-11-4160	SEWER LATE/NSF FEES	1,410.00	1,330.00	1,665.00	1,665.00	16,500	10.1
06-11-4165	SEWER TAP FEES	25,628.00	27,164.00	15,280.00	15,280.00	156,566	9.8
06-11-4166	RATERINK CAPITAL MTNCE FEE	.00	2,570.00	2,570.00	2,570.00	50,000	5.1
	TOTAL CHARGES FOR SERVICES	106,678.99	116,898.58	103,307.09	103,307.09	1,302,330	7.9
	MISCELLANEOUS REVENUE						
06-18-4619	INTEREST & DIVIDEND INCOME	6,349.49	5,955.04	5,173.78	5,173.78	50,000	10.4
06-18-4620	MISC. INCOME	.00	.00	.00	.00	1,000,000	.0
	TOTAL MISCELLANEOUS REVENUE	6,349.49	5,955.04	5,173.78	5,173.78	1,050,000	.5
	TOTAL FUND REVENUE	113,028.48	122,853.62	108,480.87	108,480.87	2,352,330	4.6

SEWER FUND

		YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTUAL	YTD ACTUAL	BUDGET	PCN
	ADMINISTRATION						
06-40-5001	SALARIES & WAGES	15,329.53	18,256.98	17,890.20	17,890.20	232,927	7.7
06-40-5002	OVERTIME	.00	200.00	258.79	258.79	1,000	25.9
06-40-5055	OVERTIME	155.13	.00	.00	.00	0	.0
06-40-5060	PAYROLL TAXES	1,187.41	1,431.91	1,357.05	1,357.05	20,481	6.6
06-40-5063	TRAINING	.00	.00	.00	.00	2,500	.0
06-40-5065	WORKERS COMP	325.11	313.51	319.61	319.61	0	.0
06-40-5066	HEALTH INSURANCE	2,006.64	1,175.37	1,384.32	1,384.32	27,982	5.0
06-40-5067	MEDICAL SAVINGS	725.95	992.99	155.32	155.32	710	21.9
06-40-5068	HSA CONTRIBUTIONS	72.88	36.65	9.38	9.38	0	.0
06-40-5070	DEFERRED COMPENSATION	.00	.00	692.11	692.11	11,153	6.2
06-40-5300	TELEPHONE	43.50	.00	.00	.00	0	.0
06-40-5320	GENERAL LIABILITY INSURANCE	2,938.13	.00	.00	.00	0	.0
06-40-5331	DUES AND MEMBERSHIP	1,050.00	.00	.00	.00	0	.0
06-40-5399	OTHER PROFESSIONAL SERVICES	2,447.40	.00	.00	.00	0	.0
06-40-5401	CONSULTING FEES	914.00	.00	.00	.00	0	.0
06-40-5705	MILEAGE	50.00	.00	.00	.00	0	.0
06-40-6101	LEGAL FEES	.00	1,276.58	.00	.00	15,836	.0
06-40-6104	COMPUTER/TECHNOLOGY SERVICES	.00	.00	.00	.00	5,000	.0
06-40-6105	AUDIT FEES	.00	.00	.00	.00	8,193	.0
06-40-6106	PLANNING FEES	.00	209.98	.00	.00	2,400	.0
06-40-6108	ENGINEERING FEES	.00	4,069.80	.00	.00	25,000	.0
06-40-6109	CONSULTING FEES	.00	1,218.63	.00	.00	25,000	.0
06-40-6110	TELEPHONE	.00	.00	.00	.00	714	.0
06-40-6199	OTHER PROFESSIONAL SERVICES	.00	1,171.10	788.20	788.20	8,000	9.9
06-40-6301	PROPERTY & LIABILITY INSURANCE	.00	2,858.88	.00	.00	12,300	.0
06-40-6316	BANK FEES	.00	784.28	.00	.00	7,500	.0
06-40-6511	POSTAGE	.00	437.88	.00	.00	7,500	.0
06-40-6512	MILEAGE	.00	.00	.00	.00	600	.0
06-40-6610	DUES & SUBSCRIPTIONS	.00	1,050.00	1,552.50	1,552.50	2,500	62.1
06-40-6801	REPAIR & MTNCE--BUILDINGS	.00	.00	.00	.00	50,000	.0
06-40-6891	ADMINISTRATIVE OVERHEAD	.00	.00	.00	.00	12,353	.0
	TOTAL ADMINISTRATION	27,245.68	35,484.54	24,407.48	24,407.48	479,649	5.1

SEWER FUND

		YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTUAL	YTD ACTUAL	BUDGET	PCN
	OPERATIONS						
06-47-5215	REPAIRS & MAINT	450.00	.00	.00	.00	0	.0
06-47-5310	TRASH	96.53	.00	.00	.00	0	.0
06-47-5348	PEST CONTROL	1,263.60	.00	.00	.00	0	.0
06-47-6111	UTILITIES	.00	7,587.16	.00	.00	80,000	.0
06-47-6112	UTILITIES--RATERINK	.00	93.69	.00	.00	1,000	.0
06-47-6113	TRASH REMOVAL	.00	135.00	146.75	146.75	2,000	7.3
06-47-6114	PEST CONTROL	.00	.00	.00	.00	1,500	.0
06-47-6120	LINE LOCATIONING SERVICE	.00	536.70	408.57	408.57	7,200	5.7
06-47-6125	SEWER TESTING	.00	581.76	514.56	514.56	8,000	6.4
06-47-6601	SLUDGE DISPOSAL	.00	6,367.90	.00	.00	80,000	.0
06-47-6610	DUES AND SUBSCRIPTIONS	.00	450.00	.00	.00	1,000	.0
06-47-6803	REPAIR & MTNCE--DRAINAGE	.00	1,009.15	.00	.00	5,000	.0
06-47-6804	REPAIR & MTNCE--SEWER LINES	.00	.00	.00	.00	15,000	.0
06-47-6807	REPAIR & MTNCE--RATERINKLIFTS	.00	1,135.52	364.00	364.00	65,000	.6
06-47-6808	REPAIR & MTNCE--WWTP	.00	1,303.80	487.07	487.07	65,000	.8
06-47-6835	WEED CONTROL	.00	.00	.00	.00	1,000	.0
06-47-6837	SEWER MTNCE CONTRACT	.00	6,369.08	6,560.15	6,560.15	90,000	7.3
06-47-6838	SEWER LINE FLUSHING	.00	.00	.00	.00	200,000	.0
06-47-7020	OPERATING SUPPLIES	.00	.00	.00	.00	1,000	.0
06-47-7101	GAS & OIL	.00	262.34	.00	.00	4,000	.0
06-47-7305	TOOLS	.00	1,378.91	.00	.00	2,000	.0
06-47-7401	STATE DISCHARGE PERMIT	.00	.00	92.00	92.00	3,000	3.1
06-47-7601	CHEMICALS	.00	.00	.00	.00	1,250	.0
06-47-8512	CAPITAL OUTLAY--COAT CHANNELS	.00	.00	.00	.00	75,000	.0
06-47-8525	CAPITAL OUTLAY--CIPP	.00	994.00	.00	.00	0	.0
06-47-8527	CAPITAL OUTLAY--BLOWER REPLMT	.00	14,260.50	.00	.00	385,000	.0
06-47-8599	OTHER CAPITAL OUTLAY	.00	.00	.00	.00	1,763,000	.0
06-47-9110	CONTINGENCY	.00	.00	.00	.00	100,000	.0
	TOTAL OPERATIONS	1,810.13	42,465.51	8,573.10	8,573.10	2,955,950	.3
	DEBT SERVICE						
06-98-9610	2007 CWRPDA LOAN--PRINCIPAL	.00	42,228.18	42,965.06	42,965.06	88,192	48.7
06-98-9611	2007 CWRPDA LOAN--INTEREST	.00	22,849.08	22,112.20	22,112.20	41,962	52.7
06-98-9801	2007 CWRPDA LOAN--PRINCIPAL	40,792.11	.00	.00	.00	0	.0
06-98-9802	2007 CWRPDA LOAN--INTEREST	24,285.15	.00	.00	.00	0	.0
	TOTAL DEBT SERVICE	65,077.26	65,077.26	65,077.26	65,077.26	130,154	50.0
	TOTAL FUND EXPENDITURES	94,133.07	143,027.31	98,057.84	98,057.84	3,565,753	2.8
	NET REVENUE OVER EXPENDITURES	18,895.41	20,173.69-	10,423.03	10,423.03	1,213,423-	.9

POLICE IMPACT FUND

	ASSETS			
08-01-0100	CASH IN COMMON - POLICE		37,974.80	
	TOTAL ASSETS			37,974.80
	LIABILITIES AND EQUITY			
	FUND EQUITY			
08-02-3001	FUND BALANCE		43,663.82	
	UNAPPROPRIATED FUND BALANCE:			
	REVENUE OVER EXPENDITURES - YTD	(5,689.02)		
	BALANCE - CURRENT DATE		(5,689.02)	
	TOTAL FUND EQUITY			37,974.80
	TOTAL LIABILITIES AND EQUITY			37,974.80

TOWN OF MEAD
REVENUES WITH COMPARISON TO BUDGET
FOR THE 1 MONTHS ENDING JANUARY 31, 2026

POLICE IMPACT FUND

		YTD ACTUAL2024-	YTD ACTUAL 2025-	PERIOD ACTUAL	YTD ACTUAL	BUDGET	PCNT
	FEES AND PERMITS						
08-11-4165	IMPACT FEES	3,420.00	4,193.00	3,065.00	3,065.00	73,007	4.2
	TOTAL FEES AND PERMITS	3,420.00	4,193.00	3,065.00	3,065.00	73,007	4.2
	MISCELLANEOUS						
08-18-4619	INTEREST & DIVIDEND INCOME	665.42	426.61	121.12	121.12	2,200	5.5
	TOTAL MISCELLANEOUS	665.42	426.61	121.12	121.12	2,200	5.5
	TOTAL FUND REVENUE	4,085.42	4,619.61	3,186.12	3,186.12	75,207	4.2
	POLICE						
08-42-5491	VEHICLE LEASE EXPENSES	7,509.96	.00	.00	.00	0	.0
08-42-6851	VEHICLE LEASE EXPENSES	.00	8,184.34	8,875.14	8,875.14	103,114	8.6
	TOTAL POLICE	7,509.96	8,184.34	8,875.14	8,875.14	103,114	8.6
	TOTAL FUND EXPENDITURES	7,509.96	8,184.34	8,875.14	8,875.14	103,114	8.6
	NET REVENUE OVER EXPENDITURES	3,424.54-	3,564.73-	(5,689.02)	(5,689.02)	27,907-	20.4-

MUNIL FACILITIES IMPACT FUND

	ASSETS			
09-01-0100	COMBINED CASH		2,423,846.66	
	TOTAL ASSETS			2,423,846.66
	LIABILITIES AND EQUITY			
	LIABILITIES			
09-02-2000	ACCOUNTS PAYABLE		22,625.52	
09-02-2005	RETAINAGE PAYABLE		119,810.41	
	TOTAL LIABILITIES			142,435.93
	FUND EQUITY			
09-02-3003	FUND BALANCE-MUNICIPAL		2,266,713.58	
	UNAPPROPRIATED FUND BALANCE:			
	REVENUE OVER EXPENDITURES - YTD	14,697.15		
	BALANCE - CURRENT DATE		14,697.15	
	TOTAL FUND EQUITY			2,281,410.73
	TOTAL LIABILITIES AND EQUITY			2,423,846.66

MUNIL FACILITIES IMPACT FUND

		YTD ACTUAL2024-	YTD ACTUAL 2025-	PERIOD ACTUAL	YTD ACTUAL	BUDGET	PCNT
	FEES						
09-11-4165	IMPACT FEES	29,976.00	36,771.00	26,879.00	26,879.00	588,870	4.6
	TOTAL FEES	29,976.00	36,771.00	26,879.00	26,879.00	588,870	4.6
	GRANTS						
09-15-4545	GRANTS--EIAF 9349 STATE FUNDS	.00	.00	.00	.00	150,000	.0
09-15-4546	DOLA EIAF GRANT-COMMUNITY CENT	.00	.00	5,265.00	5,265.00	0	.0
	TOTAL GRANTS	.00	.00	5,265.00	5,265.00	150,000	3.5
	MISCELLANEOUS REVENUE						
09-18-4619	INTEREST & DIVIDEND INCOME	17,889.75	14,676.69	7,730.66	7,730.66	45,000	17.2
	TOTAL MISCELLANEOUS REVENUE	17,889.75	14,676.69	7,730.66	7,730.66	45,000	17.2
	TOTAL FUND REVENUE	47,865.75	51,447.69	39,874.66	39,874.66	783,870	5.1
	ADMINISTRATION						
09-40-8516	CAPITAL OUTLAY--BLDGS & IMPVTS	.00	.00	.00	.00	15,000	.0
09-40-8599	OTHER CAPITAL OUTLAY	.00	.00	.00	.00	125,000	.0
	TOTAL ADMINISTRATION	.00	.00	.00	.00	140,000	.0
	DEPARTMENT 42						
09-42-8516	CAPITAL OUTLAY--BLDGS & IMPVTS	.00	.00	18,752.92	18,752.92	420,000	4.5
	TOTAL DEPARTMENT 42	.00	.00	18,752.92	18,752.92	420,000	4.5
	STREETS						
09-44-9531	LEASE PUCH PRIN--2025 DUMP TRU	.00	.00	.00	.00	53,613	.0
09-44-9532	LEASE PURCH INT-2025 DUMP TRUC	.00	.00	.00	.00	14,277	.0
	TOTAL STREETS	.00	.00	.00	.00	67,890	.0

MUNIL FACILITIES IMPACT FUND

		YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTUAL	YTD ACTUAL	BUDGET	PCN
	PARKS						
09-45-5491	VEHICLE LEASE EXPENSES	4,975.50	.00	.00	.00	0	.0
09-45-6851	VEHICLE LEASE EXPENSES	.00	6,105.65	5,541.16	5,541.16	58,300	9.5
	TOTAL PARKS	4,975.50	6,105.65	5,541.16	5,541.16	58,300	9.5
	COMMUNITY ENGAGEMENT						
09-49-5491	VEHICLE LEASE EXPENSES	934.30	.00	.00	.00	0	.0
09-49-6851	VEHICLE LEASE EXPENSES	.00	986.42	883.43	883.43	11,300	7.8
09-49-8516	CAPITAL OUTLAY--BLDGS & IMPVTS	.00	330,715.79	.00	.00	0	.0
	TOTAL COMMUNITY ENGAGEMENT	934.30	331,702.21	883.43	883.43	11,300	7.8
	OTHER CAPITAL OUTLAY						
09-51-5500	CAPITAL OUTLAY	2,500.00	.00	.00	.00	0	.0
	TOTAL OTHER CAPITAL OUTLAY	2,500.00	.00	.00	.00	0	.0
	TOTAL FUND EXPENDITURES	8,409.80	337,807.86	25,177.51	25,177.51	697,490	3.6
	NET REVENUE OVER EXPENDITURES	39,455.95	286,360.17-	14,697.15	14,697.15	86,380	17.0

TOWN OF MEAD
BALANCE SHEET
JANUARY 31, 2026

TRANSPORTATION IMPACT FUND

	ASSETS			
14-01-0100	COMBINED CASH		665,966.40	
14-01-1011	CASH WITH ESCROW AGENT		999,949.97	
14-01-1214	DUE FROM TOWN OF MEAD		2,736,073.79	
	TOTAL ASSETS			4,401,990.16
	LIABILITIES AND EQUITY			
	LIABILITIES			
14-02-2000	ACCOUNTS PAYABLE		234,870.47	
14-02-2005	RETAINAGE PAYABLE		484,794.14	
14-02-2014	DUE TO CONTRACTOR		3,094,574.87	
	TOTAL LIABILITIES			3,814,239.48
	FUND EQUITY			
14-02-3001	FUND BALANCE		884,539.27	
	UNAPPROPRIATED FUND BALANCE:			
	REVENUE OVER EXPENDITURES - YTD	(296,788.59)		
	BALANCE - CURRENT DATE		(296,788.59)	
	TOTAL FUND EQUITY			587,750.68
	TOTAL LIABILITIES AND EQUITY			4,401,990.16

TRANSPORTATION IMPACT FUND

		YTD ACTUAL2024-	YTD ACTUAL 2025-	PERIOD ACTUAL	YTD ACTUAL	BUDGET	PCNT
	FEES						
14-11-4165	IMPACT FEES	41,484.00	50,890.00	37,200.00	37,200.00	950,061	3.9
	TOTAL FEES	41,484.00	50,890.00	37,200.00	37,200.00	950,061	3.9
	GRANTS						
14-15-4570	CDOT GRANT--SAFE ROUTES TO SCH	.00	.00	.00	.00	318,000	.0
14-15-4571	CDOT GRANT--UNDERPASS	.00	.00	.00	.00	3,710,000	.0
14-15-4575	CDOT GRANT--CR 34 BRIDGE	.00	.00	21,080.18	21,080.18	1,585,726	1.3
14-15-4580	FEDERAL GRANT--3RD & WELKER	.00	.00	.00	.00	1,000,000	.0
14-15-4586	CONTRIBUTION FR WC & DEV WCR 9	.00	3,000,000.00	.00	.00	0	.0
14-15-4901	CONTRIBUTIONS FR OTHER GOV'TS	.00	29,459.01	.00	.00	100,000	.0
14-15-4902	CONTRIBUTIONS FROM DEVELOPERS	.00	2,000,000.00	.00	.00	0	.0
	TOTAL GRANTS	.00	5,029,459.01	21,080.18	21,080.18	6,713,726	.3
	MISCELLANEOUS REVENUE						
14-18-4619	INTEREST & DIVIDEND INCOME	28,047.15	37,141.99	2,124.04	2,124.04	225,000	.9
	TOTAL MISCELLANEOUS REVENUE	28,047.15	37,141.99	2,124.04	2,124.04	225,000	.9
	OTHER SOURCES						
14-19-4941	P.I.L.O.CONSTRUCTION	.00	.00	266,105.45	266,105.45	300,000	88.7
	TOTAL OTHER SOURCES	.00	.00	266,105.45	266,105.45	300,000	88.7
	TOTAL FUND REVENUE	69,531.15	5,117,491.00	326,509.67	326,509.67	8,188,787	4.0
	EXPENDITURES						
14-40-5500	CAPITAL OUTLAY--WELKER/3RD	582,241.31	.00	.00	.00	0	.0
14-40-8539	CAPITAL OUTLAY-ALLEY IMPTS	.00	1,125.00	.00	.00	0	.0
14-40-8549	CAPITAL OUTLAY-WCR 9.5 (34-36)	.00	.00	134,177.26	134,177.26	0	.0
14-40-9110	CONTINGENCY	.00	.00	.00	.00	150,000	.0
	TOTAL EXPENDITURES	582,241.31	1,125.00	134,177.26	134,177.26	150,000	89.5

TRANSPORTATION IMPACT FUND

		YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTUAL	YTD ACTUAL	BUDGET	PCN
	STREETS						
14-44-8503	CAPITAL OUTLAY--3RD/WELKER INT	.00	247,122.50	3,095.00	3,095.00	1,800,000	.2
14-44-8506	CAPITAL OUTLAY--SAFE RTESTOSCH	.00	.00	.00	.00	450,000	.0
14-44-8533	CAPITAL OUTLAY--Y BRIDGEDESIGN	.00	1,682.00	.00	.00	1,932,000	.0
14-44-8536	CAPITAL OUTLAY--SH66/CR7 UNDRP	.00	2,710.75	486,026.00	486,026.00	4,700,000	10.3
14-44-8538	CAPITAL OUTLAY--N.CRK DESIGN	.00	17,577.80	.00	.00	10,000	.0
14-44-8540	CAPITAL OUTLAY--INT CR38 & I25	.00	.00	.00	.00	200,000	.0
14-44-8542	CAPITAL OUTLAY--XBRIDGE DESIGN	.00	.00	.00	.00	100,000	.0
14-44-8544	CAPITAL OUTLAY--WCR 7 NORTH	.00	25,637.10	.00	.00	200,000	.0
14-44-9110	CONTINGENCY	.00	.00	.00	.00	500,000	.0
	TOTAL STREETS	.00	294,730.15	489,121.00	489,121.00	9,892,000	4.9
	TOTAL FUND EXPENDITURES	582,241.31	295,855.15	623,298.26	623,298.26	10,042,000	6.2
	NET REVENUE OVER EXPENDITURES	512,710.16-	4,821,635.85	(296,788.59)	(296,788.59)	1,853,213-	16.0-

PARKS & OPEN SPACE IMPACT FUND

	ASSETS			
18-01-0100	CASH IN COMMON - PARKS & OPEN		311,482.74	
	TOTAL ASSETS			311,482.74
	LIABILITIES AND EQUITY			
	LIABILITIES			
18-02-2000	ACCOUNTS PAYABLE		5,783.99	
18-02-2005	RETAINAGE PAYABLE		12,227.25	
	TOTAL LIABILITIES			18,011.24
	FUND EQUITY			
18-02-3001	FUND BALANCE		264,280.41	
18-02-3005	FUND BALANCE - OPEN SPACE		17,690.50	
	UNAPPROPRIATED FUND BALANCE:			
	REVENUE OVER EXPENDITURES - YTD	11,500.59		
	BALANCE - CURRENT DATE		11,500.59	
	TOTAL FUND EQUITY			293,471.50
	TOTAL LIABILITIES AND EQUITY			311,482.74

PARKS & OPEN SPACE IMPACT FUND

		YTD ACTUAL2024-	YTD ACTUAL 2025-	PERIOD ACTUAL	YTD ACTUAL	BUDGET	PCNT
	FEES						
18-11-4165	IMPACT FEES	18,492.00	22,687.00	16,583.00	16,583.00	311,211	5.3
	TOTAL FEES	18,492.00	22,687.00	16,583.00	16,583.00	311,211	5.3
	MISCELLANEOUS REVENUE						
18-18-4528	GRANTS FOR TRAILS MASTER PLAN	.00	.00	.00	.00	85,000	.0
18-18-4619	INTEREST & DIVIDEND INCOME	2,216.63	2,408.11	993.45	993.45	9,500	10.5
	TOTAL MISCELLANEOUS REVENUE	2,216.63	2,408.11	993.45	993.45	94,500	1.1
	TOTAL FUND REVENUE	20,708.63	25,095.11	17,576.45	17,576.45	405,711	4.3
	ADMINISTRATION						
18-40-6106	PLANNING FEES	.00	.00	.00	.00	125,000	.0
18-40-9110	CONTINGENCY	.00	.00	.00	.00	100,000	.0
	TOTAL ADMINISTRATION	.00	.00	.00	.00	225,000	.0
	PARKS						
18-45-8504	CAPITAL OUTLAY--LIBERTY RANCH	.00	.00	5,837.40	5,837.40	0	.0
18-45-8507	CAPITAL OUTLAY--GOLD STAR MEM	.00	.00	238.46	238.46	0	.0
	TOTAL PARKS	.00	.00	6,075.86	6,075.86	0	.0
	COMMUNITY ENGAGEMENT						
18-49-8599	OTHER CAPITAL OUTLAY	.00	.00	.00	.00	125,000	.0
	TOTAL COMMUNITY ENGAGEMENT	.00	.00	.00	.00	125,000	.0
	CAPITAL PROJECTS						
18-52-5500	CAPITAL OUTLAY	15,964.00	.00	.00	.00	0	.0
	TOTAL CAPITAL PROJECTS	15,964.00	.00	.00	.00	0	.0
	TOTAL FUND EXPENDITURES	15,964.00	.00	6,075.86	6,075.86	350,000	1.7
	NET REVENUE OVER EXPENDITURES	4,744.63	25,095.11	11,500.59	11,500.59	55,711	20.6

TOWN OF MEAD
BALANCE SHEET
JANUARY 31, 2026

CAPITAL IMPROVEMENT FUND

	ASSETS			
19-01-0100	COMBINED CASH		3,763,757.68	
	TOTAL ASSETS			3,763,757.68
	LIABILITIES AND EQUITY			
	LIABILITIES			
19-02-2000	ACCOUNTS PAYABLE		114.40	
	TOTAL LIABILITIES			114.40
	FUND EQUITY			
19-02-3001	FUND BALANCE		3,751,639.09	
	UNAPPROPRIATED FUND BALANCE:			
	REVENUE OVER EXPENDITURES - YTD	12,004.19		
	BALANCE - CURRENT DATE		12,004.19	
	TOTAL FUND EQUITY			3,763,643.28
	TOTAL LIABILITIES AND EQUITY			3,763,757.68

CAPITAL IMPROVEMENT FUND

		YTD ACTUAL2024-	YTD ACTUAL 2025-	PERIOD ACTUAL	YTD ACTUAL	BUDGET	PCNT
	MISCELLANEOUS REVENUE						
19-18-4619	INTEREST & DIVIDEND INCOME	18,593.86	17,201.21	12,004.19	12,004.19	144,400	8.3
	TOTAL MISCELLANEOUS REVENUE	18,593.86	17,201.21	12,004.19	12,004.19	144,400	8.3
	TOTAL FUND REVENUE	18,593.86	17,201.21	12,004.19	12,004.19	144,400	8.3
	ADMINISTRATION						
19-40-8599	OTHER CAPITAL OUTLAY	.00	.00	.00	.00	645,300	.0
19-40-9110	CONTINGENCY	.00	.00	.00	.00	1,800,000	.0
	TOTAL ADMINISTRATION	.00	.00	.00	.00	2,445,300	.0
	DEPARTMENT 44						
19-44-8546	CAPITAL OUTLAY--I-25 IMPRVTS	.00	.00	.00	.00	1,000,000	.0
	TOTAL DEPARTMENT 44	.00	.00	.00	.00	1,000,000	.0
	TOTAL FUND EXPENDITURES	.00	.00	.00	.00	3,445,300	.0
	NET REVENUE OVER EXPENDITURES	18,593.86	17,201.21	12,004.19	12,004.19	3,300,900-	.4

TOWN OF MEAD
BALANCE SHEET
JANUARY 31, 2026

MEAD URBAN RENEWAL AUTHORITY

	ASSETS			
20-01-0100	COMBINED CASH		6,429,859.86	
20-01-1250	PROPERTY TAX RECEIVABLE		157,358.91	
20-01-1301	A/R - MURA		438.81	
	TOTAL ASSETS			6,587,657.58
	LIABILITIES AND EQUITY			
	LIABILITIES			
20-02-2000	ACCOUNTS PAYABLE		2,812.05	
20-02-2300	EMPLOYEE PENSION PAYABLE		942.85	
20-02-2310	EMPLOYEE HEALTH INS. PAYABLE		(1,973.90)	
20-02-2312	WORKERS COMP INSURANCE PAYABLE		(828.66)	
20-02-2314	401(A) CONTRIBUTIONS PAYABLE		3.63	
20-02-2400	FED. WITHHOLDING TAX PAYABLE		61.64	
20-02-2401	SOCIAL SECURITY TAX PAYABLE		25.61	
20-02-2402	MEDICARE TAX PAYABLE		6.40	
20-02-2403	STATE WITHHOLDING TAX PAYABLE		1,162.19	
20-02-2404	STATE UNEMPLOYMENT TAX PAYABLE		56.19	
20-02-2410	ACCRUED PAYROLL & BENEFITS		1,360.34	
20-02-2700	DEFERRED INFLOWS- PROPERTY TAX		157,358.91	
	TOTAL LIABILITIES			160,987.25
	FUND EQUITY			
20-02-3001	FUND BALANCE		6,429,347.26	
	UNAPPROPRIATED FUND BALANCE:			
	REVENUE OVER EXPENDITURES - YTD	(2,676.93)		
	BALANCE - CURRENT DATE		(2,676.93)	
	TOTAL FUND EQUITY			6,426,670.33
	TOTAL LIABILITIES AND EQUITY			6,587,657.58

MEAD URBAN RENEWAL AUTHORITY

		YTD ACTUAL2024-	YTD ACTUAL 2025-	PERIOD ACTUAL	YTD ACTUAL	BUDGET	PCNT
	TAXES						
20-10-4050	TAX INCREMENT REVENUE (TIF)	213.75	445.47	.00	.00	4,393,543	.0
	TOTAL TAXES	213.75	445.47	.00	.00	4,393,543	.0
	FEES						
20-11-4110	ADMINSTRATIVE FEE	.00	.00	.00	.00	22,000	.0
	TOTAL FEES	.00	.00	.00	.00	22,000	.0
	MISCELLANEOUS REVENUE						
20-18-4619	INTEREST & DIVIDEND INCOME	15,495.26	17,550.37	20,507.51	20,507.51	235,750	8.7
	TOTAL MISCELLANEOUS REVENUE	15,495.26	17,550.37	20,507.51	20,507.51	235,750	8.7
	TOTAL FUND REVENUE	15,709.01	17,995.84	20,507.51	20,507.51	4,651,293	.4

MEAD URBAN RENEWAL AUTHORITY

		YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTUAL	YTD ACTUAL	BUDGET	PCN
	ADMINISTRATION						
20-40-5001	SALARIES & WAGES	23,426.73	19,621.33	19,131.39	19,131.39	290,388	6.6
20-40-5002	OVERTIME	.00	9.50	.00	.00	1,000	.0
20-40-5060	PAYROLL TAXES	1,805.77	1,516.40	1,472.60	1,472.60	25,824	5.7
20-40-5065	WORKERS COMP	270.19	191.10	188.93	188.93	2,600	7.3
20-40-5066	HEALTH INSURANCE	2,130.28	1,232.05	1,188.89	1,188.89	36,709	3.2
20-40-5067	MEDICAL SAVINGS	1,070.46	1,186.49	646.46	646.46	800	80.8
20-40-5068	HSA CONTRIBUTIONS	57.32	28.14	7.81	7.81	0	.0
20-40-5070	DEFERRED COMPENSATION	.00	.00	548.36	548.36	16,796	3.3
20-40-5300	TELEPHONE	48.50	.00	.00	.00	0	.0
20-40-5320	GENERAL LIABILITY INSURANCE	1,175.23	.00	.00	.00	0	.0
20-40-5401	CONSULTING FEES	914.00	.00	.00	.00	0	.0
20-40-5425	COUNTY TREASURER'S FEE	3.22	.00	.00	.00	0	.0
20-40-5705	MILEAGE	250.00	.00	.00	.00	0	.0
20-40-6101	LEGAL FEES	.00	.00	.00	.00	40,000	.0
20-40-6105	AUDIT FEES	.00	.00	.00	.00	2,731	.0
20-40-6109	CONSULTING FEES	.00	1,218.62	.00	.00	15,000	.0
20-40-6110	TELEPHONE	.00	.00	.00	.00	870	.0
20-40-6301	PROPERTY & LIABILITY INSURANCE	.00	1,143.55	.00	.00	5,800	.0
20-40-6312	PUBLISHED NOTICES	.00	.00	.00	.00	500	.0
20-40-6314	COUNTY TREASURER'S FEES	.00	6.66	.00	.00	65,000	.0
20-40-6404	TIF ADVANCE	.00	112.51	.00	.00	1,100,000	.0
20-40-6512	MILEAGE	.00	.00	.00	.00	3,000	.0
20-40-6822	PUBLIC RELATIONS/ECON DEVEL	.00	.00	.00	.00	20,000	.0
20-40-6891	ADMINISTRATIVE OVERHEAD	.00	.00	.00	.00	12,353	.0
20-40-8499	OTHER PROJECTS	.00	.00	.00	.00	1,000,000	.0
20-40-8599	OTHER CAPITAL OUTLAY	.00	.00	.00	.00	60,000	.0
20-40-9810	TIF REVENUE SHARING	.00	.00	.00	.00	2,251,653	.0
	TOTAL ADMINISTRATION	31,151.70	26,266.35	23,184.44	23,184.44	4,951,024	.5
	TOTAL FUND EXPENDITURES	31,151.70	26,266.35	23,184.44	23,184.44	4,951,024	.5
	NET REVENUE OVER EXPENDITURES	15,442.69-	8,270.51-	(2,676.93)	(2,676.93)	299,731-	.9-

ELEVATION 25 GEN'L IMPVT DIST.

	ASSETS			
30-01-0100	COMBINED CASH		38,968.68	
30-01-1301	A/R - GENERAL		30.48	
	TOTAL ASSETS			38,999.16
	LIABILITIES AND EQUITY			
	FUND EQUITY			
30-02-3001	FUND BALANCE		38,837.11	
	UNAPPROPRIATED FUND BALANCE:			
	REVENUE OVER EXPENDITURES - YTD	162.05		
	BALANCE - CURRENT DATE		162.05	
	TOTAL FUND EQUITY			38,999.16
	TOTAL LIABILITIES AND EQUITY			38,999.16

ELEVATION 25 GEN'L IMPVT DIST.

		YTD ACTUAL2024-	YTD ACTUAL 2025-	PERIOD ACTUAL	YTD ACTUAL	BUDGET	PCNT
	TAXES						
30-10-4000	PROPERTY TAX	.00	.00	164.51	164.51	46,500	.4
30-10-4020	SPECIFIC OWNERSHIP TAX	.00	.00	.00	.00	528	.0
30-10-4050	PROPERTY TAX	.00	30.48	.00	.00	0	.0
	TOTAL TAXES	.00	30.48	164.51	164.51	47,028	.4
	MISCELLANEOUS						
30-18-4619	INTEREST & DIVIDEND INCOME	.00	.00	.00	.00	1,500	.0
	TOTAL MISCELLANEOUS	.00	.00	.00	.00	1,500	.0
	TOTAL FUND REVENUE	.00	30.48	164.51	164.51	48,528	.3
	ADMINISTRATION						
30-40-6312	PUBLISHED NOTICES	.00	.00	.00	.00	750	.0
30-40-6314	COUNTY TREASURER'S FEES	.00	.00	2.46	2.46	0	.0
30-40-6891	ADMINISTRATIVE OVERHEAD	.00	.00	.00	.00	7,500	.0
	TOTAL ADMINISTRATION	.00	.00	2.46	2.46	8,250	.0
	STREETS						
30-44-6802	REPAIR & MTNCE--STREETS	.00	.00	.00	.00	28,000	.0
	TOTAL STREETS	.00	.00	.00	.00	28,000	.0
	TOTAL FUND EXPENDITURES	.00	.00	2.46	2.46	36,250	.0
	NET REVENUE OVER EXPENDITURES	.00	30.48	162.05	162.05	12,278	1.3

TOWN OF MEAD
BALANCE SHEET
JANUARY 31, 2026

HIGHWAY 66 & I-25 GENERAL IMPR

	ASSETS			
31-01-0100	COMBINED CASH		2,252.98	
	TOTAL ASSETS			2,252.98
	LIABILITIES AND EQUITY			
	FUND EQUITY			
31-02-3001	FUND BALANCE		2,245.79	
	UNAPPROPRIATED FUND BALANCE:			
	REVENUE OVER EXPENDITURES - YTD	7.19		
	BALANCE - CURRENT DATE		7.19	
	TOTAL FUND EQUITY			2,252.98
	TOTAL LIABILITIES AND EQUITY			2,252.98

HIGHWAY 66 & I-25 GENERAL IMPR

		YTD ACTUAL2024-	YTD ACTUAL 2025-	PERIOD ACTUAL	YTD ACTUAL	BUDGET	PCNT
	SOURCE 10						
31-10-4000	PROPERTY TAX	.00	.00	.00	.00	15,554	.0
31-10-4020	SPECIFIC OWNERSHIP TAX	.00	.00	.00	.00	528	.0
31-10-4050	MURA REVENUE SHARING	.00	.00	.00	.00	16,202	.0
	TOTAL SOURCE 10	.00	.00	.00	.00	32,284	.0
	SOURCE 18						
31-18-4619	INTEREST INCOME	.00	.00	7.19	7.19	600	1.2
	TOTAL SOURCE 18	.00	.00	7.19	7.19	600	1.2
	TOTAL FUND REVENUE	.00	.00	7.19	7.19	32,884	.0
31-44-6314	COUNTY TREASURER'S FEE	.00	.00	.00	.00	235	.0
31-44-6802	REPAIR & MTNCE--STREETS	.00	.00	.00	.00	22,500	.0
31-44-6891	ADMINISTRATIVE OVERHEAD	.00	.00	.00	.00	7,500	.0
	TOTAL DEPARTMENT 44	.00	.00	.00	.00	30,235	.0
	TOTAL FUND EXPENDITURES	.00	.00	.00	.00	30,235	.0
	NET REVENUE OVER EXPENDITURES	.00	.00	7.19	7.19	2,649	.3

Report Criteria:
Report type: GL detail

GL Period	Check Issue Date	Check Number	Payee	Invoice Number	Invoice GL Account	Description	Check Amount
02/26	02/23/2026	41212	4Rivers Equipment LLC	1DW624PAH	04-44-6805	Maintenance & Repair	3,463.56
Total 41212:							3,463.56
02/26	02/23/2026	41213	A Kids' Place Inc	11-1041	01-42-6999	Annual Fee CAC	500.00
Total 41213:							500.00
02/26	02/23/2026	41214	ADAMSON POLICE PRODUCTS	INV447341	01-42-7305	Salazar/SRO Equipment	26.85
Total 41214:							26.85
02/26	02/23/2026	41215	Alexandra Wilson	0002	01-46-6135	Yoga Class Instructions	420.00
Total 41215:							420.00
02/26	02/23/2026	41216	All Copy Products, Inc.	AR5081467	01-42-6126	Copier Lease - PD	105.03
Total 41216:							105.03
02/26	02/23/2026	41217	Amazon Capital Services Inc	16QP-L6TQ-	01-47-6104	Computer & Tech - PW	25.64
02/26	02/23/2026	41217	Amazon Capital Services Inc	16RR-XWKJ-	04-44-7305	Shop Tool	27.99
02/26	02/23/2026	41217	Amazon Capital Services Inc	1M4Y-LFFJ-7	01-47-6801	Bathroom Key	7.99
02/26	02/23/2026	41217	Amazon Capital Services Inc	1QXQR61M	01-46-7020	Op Supplies/Office Supplies	95.84
02/26	02/23/2026	41217	Amazon Capital Services Inc	1QXQR61M	01-46-7010	Op Supplies/Office Supplies	7.00
02/26	02/23/2026	41217	Amazon Capital Services Inc	1TKM-3QMV	01-45-6805	Pressure Washer Repair	143.16
02/26	02/23/2026	41217	Amazon Capital Services Inc	1VWM-LWJ	01-42-7020	Lens Wipes	64.55
02/26	02/23/2026	41217	Amazon Capital Services Inc	1VWM-LWJ	01-42-7020	Credit memo-magnetic signs	18.80-
02/26	02/23/2026	41217	Amazon Capital Services Inc	1YQN-7GH7-	01-40-7010	Office Supplies	34.65
02/26	02/23/2026	41217	Amazon Capital Services Inc	1YQN-7GH7-	01-40-7010	Office Supplies	26.59-
02/26	02/23/2026	41217	Amazon Capital Services Inc	21MVH-Y9H	01-46-6135	Summit Singers Folders	38.99
02/26	02/23/2026	41217	Amazon Capital Services Inc	ICPN-Y7FQ-	01-42-7305	Patrol Bag M. Smith	109.00
Total 41217:							509.42
02/26	02/23/2026	41218	American Red Cross	23101199	01-42-5063	First Aid/CPR Training	252.00
Total 41218:							252.00
02/26	02/23/2026	41219	Amerigas Propane LP	806425191	06-47-6111	WWTF - Propane Tank	1,924.49
Total 41219:							1,924.49
02/26	02/23/2026	41220	Andres Salazar	FEBRUARY	01-42-5063	Meals - SGT Outside Training	110.00
02/26	02/23/2026	41220	Andres Salazar	JAN-26	01-42-7254	Employee Reimbursement	64.47
Total 41220:							174.47
02/26	02/23/2026	41221	Angel Armor LLC	INV17536	01-42-7305	Angel Armor Pouches	712.30
Total 41221:							712.30
02/26	02/23/2026	41222	BERTHOUD ACE HARDWARE	125085/1	01-42-6801	P.P. - Drains	47.97

GL Period	Check Issue Date	Check Number	Payee	Invoice Number	Invoice GL Account	Description	Check Amount
Total 41222:							47.97
02/26	02/23/2026	41223	Burnt Mountain Services LLC	8191	04-02-2005	2025 Concrete Repairs - Retainage	4,613.20
Total 41223:							4,613.20
02/26	02/23/2026	41224	CARBON VALLEY GARAGE	20675	01-42-6805	VEH 17 Oil Chg, Tire Rotation	144.82
02/26	02/23/2026	41224	CARBON VALLEY GARAGE	20698	01-42-6805	Lights diagnostics and Repair	539.97
Total 41224:							684.79
02/26	02/23/2026	41225	CASELLE	INV-15944	01-40-6199	Maintenance & Support	1,013.40
02/26	02/23/2026	41225	CASELLE	INV-15944	01-48-6199	Maintenance & Support	225.20
02/26	02/23/2026	41225	CASELLE	INV-15944	01-46-6199	Maintenance & Support	225.20
02/26	02/23/2026	41225	CASELLE	INV-15944	06-40-6199	Maintenance & Support	788.20
Total 41225:							2,252.00
02/26	02/23/2026	41226	CIRSA	INV1003115	01-40-6301	Equipment Breakdown	512.76
02/26	02/23/2026	41226	CIRSA	INV1003115	01-41-6301	Equipment Breakdown	512.76
02/26	02/23/2026	41226	CIRSA	INV1003115	01-42-6301	Equipment Breakdown	12,818.93
02/26	02/23/2026	41226	CIRSA	INV1003115	01-43-6301	Equipment Breakdown	512.76
02/26	02/23/2026	41226	CIRSA	INV1003115	04-44-6301	Equipment Breakdown	3,845.68
02/26	02/23/2026	41226	CIRSA	INV1003115	01-45-6301	Equipment Breakdown	2,563.79
02/26	02/23/2026	41226	CIRSA	INV1003115	01-46-6301	Equipment Breakdown	769.14
02/26	02/23/2026	41226	CIRSA	INV1003115	01-47-6301	Equipment Breakdown	1,025.51
02/26	02/23/2026	41226	CIRSA	INV1003115	01-48-6301	Equipment Breakdown	512.76
02/26	02/23/2026	41226	CIRSA	INV1003115	01-49-6301	Equipment Breakdown	769.14
02/26	02/23/2026	41226	CIRSA	INV1003115	06-40-6301	Equipment Breakdown	1,281.89
02/26	02/23/2026	41226	CIRSA	INV1003115	20-40-6301	Equipment Breakdown	512.76
02/26	02/23/2026	41226	CIRSA	INV1003115	01-42-6301	Equipment Breakdown	27,364.38
02/26	02/23/2026	41226	CIRSA	INV1003247	01-40-6301	2026 Excess Crime	24.72
02/26	02/23/2026	41226	CIRSA	INV1003247	01-41-6301	2026 Excess Crime	24.72
02/26	02/23/2026	41226	CIRSA	INV1003247	01-42-6301	2026 Excess Crime	618.00
02/26	02/23/2026	41226	CIRSA	INV1003247	01-43-6301	2026 Excess Crime	24.72
02/26	02/23/2026	41226	CIRSA	INV1003247	04-44-6301	2026 Excess Crime	185.40
02/26	02/23/2026	41226	CIRSA	INV1003247	01-45-6301	2026 Excess Crime	123.60
02/26	02/23/2026	41226	CIRSA	INV1003247	01-46-6301	2026 Excess Crime	37.08
02/26	02/23/2026	41226	CIRSA	INV1003247	01-47-6301	2026 Excess Crime	49.44
02/26	02/23/2026	41226	CIRSA	INV1003247	01-48-6301	2026 Excess Crime	24.72
02/26	02/23/2026	41226	CIRSA	INV1003247	01-49-6301	2026 Excess Crime	37.08
02/26	02/23/2026	41226	CIRSA	INV1003247	06-40-6301	2026 Excess Crime	61.80
02/26	02/23/2026	41226	CIRSA	INV1003247	20-40-6301	2026 Excess Crime	24.72
02/26	02/23/2026	41226	CIRSA	INV1003335	01-40-6301	2026 Equipment breakdown	37.92
02/26	02/23/2026	41226	CIRSA	INV1003335	01-41-6301	2026 Equipment breakdown	37.92
02/26	02/23/2026	41226	CIRSA	INV1003335	01-42-6301	2026 Equipment breakdown	948.00
02/26	02/23/2026	41226	CIRSA	INV1003335	01-43-6301	2026 Equipment breakdown	37.92
02/26	02/23/2026	41226	CIRSA	INV1003335	04-44-6301	2026 Equipment breakdown	284.40
02/26	02/23/2026	41226	CIRSA	INV1003335	01-45-6301	2026 Equipment breakdown	189.60
02/26	02/23/2026	41226	CIRSA	INV1003335	01-46-6301	2026 Equipment breakdown	56.88
02/26	02/23/2026	41226	CIRSA	INV1003335	01-47-6301	2026 Equipment breakdown	75.84
02/26	02/23/2026	41226	CIRSA	INV1003335	01-48-6301	2026 Equipment breakdown	37.92
02/26	02/23/2026	41226	CIRSA	INV1003335	01-49-6301	2026 Equipment breakdown	56.88
02/26	02/23/2026	41226	CIRSA	INV1003335	06-40-6301	2026 Equipment breakdown	94.80
02/26	02/23/2026	41226	CIRSA	INV1003335	20-40-6301	2026 Equipment breakdown	37.92
02/26	02/23/2026	41226	CIRSA	INV1003405	01-40-6301	GL Ins - Admin	123.16
02/26	02/23/2026	41226	CIRSA	INV1003405	01-41-6301	GL Ins - BOT	123.16

GL Period	Check Issue Date	Check Number	Payee	Invoice Number	Invoice GL Account	Description	Check Amount
02/26	02/23/2026	41226	CIRSA	INV1003405	01-42-6301	GL Ins - PD	3,079.00
02/26	02/23/2026	41226	CIRSA	INV1003405	01-43-6301	GL Ins - Comm Dev	123.16
02/26	02/23/2026	41226	CIRSA	INV1003405	04-44-6301	GL Ins - Streets	923.70
02/26	02/23/2026	41226	CIRSA	INV1003405	01-45-6301	GL Ins - Parks	615.80
02/26	02/23/2026	41226	CIRSA	INV1003405	01-47-6301	GL Ins - Engineering	246.32
02/26	02/23/2026	41226	CIRSA	INV1003405	01-48-6301	GL Ins - Court	123.16
02/26	02/23/2026	41226	CIRSA	INV1003405	01-49-6301	GL Ins - Comm Engage	184.74
02/26	02/23/2026	41226	CIRSA	INV1003405	06-40-6301	GL Ins - Sewer	307.90
02/26	02/23/2026	41226	CIRSA	INV1003405	20-40-6301	GL Ins - MURA	123.16
02/26	02/23/2026	41226	CIRSA	INV1003405	01-46-6301	GL Ins - Recreation	184.74
Total 41226:							62,292.26
02/26	02/23/2026	41227	Club Car Wash Operating LLC	INV12004	01-40-6805	Car Wash	10.00
02/26	02/23/2026	41227	Club Car Wash Operating LLC	INV12004	01-42-6805	Car Wash	150.00
02/26	02/23/2026	41227	Club Car Wash Operating LLC	INV12004	01-47-6805	Car Wash	20.00
02/26	02/23/2026	41227	Club Car Wash Operating LLC	INV12004	01-46-6805	Car Wash	10.00
Total 41227:							190.00
02/26	02/23/2026	41228	Colorado Association of Chiefs of	5653	01-42-5063	CLEE Application Fee	250.00
Total 41228:							250.00
02/26	02/23/2026	41229	Core & Main LP	Y146113	04-44-6802	Hydrant Meter - Replacement	3,139.65
Total 41229:							3,139.65
02/26	02/23/2026	41230	CORY ELLIS	0119126-ELL	01-42-5063	Lunch- I-9000 Training	26.00
Total 41230:							26.00
02/26	02/23/2026	41231	Custom Ink	85947242	01-46-6135	Adult League Jerseys	515.90
Total 41231:							515.90
02/26	02/23/2026	41232	DAVID ADAMS	FEB-26	01-41-5063	NLC Conf Airfare 3/14-3/19/2026	311.96
Total 41232:							311.96
02/26	02/23/2026	41233	Denali Water Solutions LLC	INV1219742	06-47-6601	Sludge Disposal	6,830.85
Total 41233:							6,830.85
02/26	02/23/2026	41234	Fox Tuttle Transportation Group	19021-82A	01-02-2615	Waterfront	367.50
Total 41234:							367.50
02/26	02/23/2026	41235	FRONTIER SELF STORAGE	03012026-F	01-40-6839	Storage	100.00
Total 41235:							100.00
02/26	02/23/2026	41236	HIGH PLAINS LIBRARY DIST.	2025REFUN	20-40-9810	2024 TIF REFUND	910.55
Total 41236:							910.55
02/26	02/23/2026	41237	Inliner Solutions LLC	1315837-2	06-02-2005	Release of Retainage	7,490.75

GL Period	Check Issue Date	Check Number	Payee	Invoice Number	Invoice GL Account	Description	Check Amount
Total 41237:							7,490.75
02/26	02/23/2026	41238	John McFadden	020526-MCF	01-45-5063	Training-Pro Green	13.00
Total 41238:							13.00
02/26	02/23/2026	41239	Jordan Morris	JANUARY	01-45-5063	Training - ProGreen (Parking)	13.00
Total 41239:							13.00
02/26	02/23/2026	41240	JVA INCORPORATED	28371	01-47-6108	north creek flood plain	167.40
02/26	02/23/2026	41240	JVA INCORPORATED	28373	06-40-6108	Wastewater On Call	387.00
02/26	02/23/2026	41240	JVA INCORPORATED	28416	01-02-2615	Welker Farns Dev.	366.00
02/26	02/23/2026	41240	JVA INCORPORATED	28417	01-02-2615	Waterfront #2	3,428.00
02/26	02/23/2026	41240	JVA INCORPORATED	28418	01-02-2615	MVFS #14	122.00
02/26	02/23/2026	41240	JVA INCORPORATED	28419	01-02-2615	Mead Village	244.00
02/26	02/23/2026	41240	JVA INCORPORATED	28420	01-02-2615	CR 9.5 CD Postle	1,536.00
02/26	02/23/2026	41240	JVA INCORPORATED	28421	06-47-9110	CDOT I 25 N Segment	502.20
02/26	02/23/2026	41240	JVA INCORPORATED	28422	01-02-2615	Ariets Grove (Kitley Ranch)	366.00
02/26	02/23/2026	41240	JVA INCORPORATED	28423	01-02-2615	Access 25 (S.Postle)	183.00
02/26	02/23/2026	41240	JVA INCORPORATED	28433	01-47-6108	General Engineering	2,624.70
02/26	02/23/2026	41240	JVA INCORPORATED	28434	01-47-6108	Schell Farm Drainage	54.90
Total 41240:							9,981.20
02/26	02/23/2026	41241	Kimball Midwest	104148477	01-47-7020	Shop Supplies	103.46
Total 41241:							103.46
02/26	02/23/2026	41242	KINSCO, LLC	00113439-0	01-42-7305	Newbanks Uniforms	24.00
Total 41242:							24.00
02/26	02/23/2026	41243	LOGAN SIMPSON DESIGN INC.	38972	18-40-6106	Mead Trails & Open Space Master Plan	14,349.50
Total 41243:							14,349.50
02/26	02/23/2026	41244	LR Investments, LLC	212265H66/	14-44-8536	SH66/CR7 Underpass Improvement Proj	75,000.00
Total 41244:							75,000.00
02/26	02/23/2026	41245	MAIN STREET MAT COMPANY	312311	01-40-7020	Mat svs - TH	73.51
02/26	02/23/2026	41245	MAIN STREET MAT COMPANY	312312	01-46-7020	Mat Services CC	148.70
02/26	02/23/2026	41245	MAIN STREET MAT COMPANY	312317	01-47-7020	Mat svs - PW	115.68
Total 41245:							337.89
02/26	02/23/2026	41246	MASTER AUTO GLASS, INC.	13245	01-42-6805	VEH 12 Windshield Repairs	571.88
02/26	02/23/2026	41246	MASTER AUTO GLASS, INC.	13408	01-42-6805	VEH 17 Windshield Replacement	576.31
02/26	02/23/2026	41246	MASTER AUTO GLASS, INC.	13409	01-42-6805	VEH 19 Windshield Chip Repair	35.00
Total 41246:							1,183.19
02/26	02/23/2026	41247	MBI-Medicine for Business and In	1048762	01-40-6210	Drug Screen- MP	52.00
Total 41247:							52.00

M = Manual Check, V = Void Check

GL Period	Check Issue Date	Check Number	Payee	Invoice Number	Invoice GL Account	Description	Check Amount
02/26	02/23/2026	41248	McDonald Farms Enterprises	0177328-IN	01-47-6113	Roll off - PW	556.50
	Total 41248:						556.50
02/26	02/23/2026	41249	MEAD AREA CHAMBER OF CO	MACCAGRE	01-41-6895	MACC Agreement	10,000.00
	Total 41249:						10,000.00
02/26	02/23/2026	41250	MEAD MOTORHEADS	EVENTSPO	01-41-6895	Event Sponsorship	800.00
	Total 41250:						800.00
02/26	02/23/2026	41251	Michow Guckenberger McAskin L	January 2026	01-40-6101	Legal Services -January	19,237.50
02/26	02/23/2026	41251	Michow Guckenberger McAskin L	January 2026	06-40-6101	Legal Services -January	1,012.50
02/26	02/23/2026	41251	Michow Guckenberger McAskin L	Mead.Jan202	01-40-6101	Litigation (Schell property)	1,295.50
02/26	02/23/2026	41251	Michow Guckenberger McAskin L	Mead.Jan202	01-02-2615	Special Proj - WCR 9.5 (354)	3,700.25
02/26	02/23/2026	41251	Michow Guckenberger McAskin L	Mead.Jan202	01-02-2615	Mead Municipal Facilities (346)	2,153.50
02/26	02/23/2026	41251	Michow Guckenberger McAskin L	Mead.Jan202	01-02-2615	Kitely(350)	1,683.50
02/26	02/23/2026	41251	Michow Guckenberger McAskin L	Mead.Jan202	01-02-2615	Elevation 25 (Silverpoint) (296)	847.25
02/26	02/23/2026	41251	Michow Guckenberger McAskin L	Mead.Jan202	01-02-2615	Mead Place(45)	228.75
02/26	02/23/2026	41251	Michow Guckenberger McAskin L	Mead.Jan202	01-02-2615	KMOG Lavendar (358)	983.50
02/26	02/23/2026	41251	Michow Guckenberger McAskin L	Mead.Jan202	01-02-2615	Red Barn (298)	1,032.50
02/26	02/23/2026	41251	Michow Guckenberger McAskin L	Mead.Jan202	01-02-2615	Mead Village (314)	619.50
02/26	02/23/2026	41251	Michow Guckenberger McAskin L	Mead.Jan202	01-02-2615	Highlands-Mead	1,268.50
02/26	02/23/2026	41251	Michow Guckenberger McAskin L	Mead.Jan202	01-02-2615	Access 25 (347)	1,116.75
02/26	02/23/2026	41251	Michow Guckenberger McAskin L	Mead.Jan202	01-02-2615	Waterfront (352)	3,569.50
02/26	02/23/2026	41251	Michow Guckenberger McAskin L	Mead.Jan202	01-02-2615	Raterink	662.50
02/26	02/23/2026	41251	Michow Guckenberger McAskin L	Mead.Jan202	01-40-6101	Mileage/Cert Mailing Database	373.88
02/26	02/23/2026	41251	Michow Guckenberger McAskin L	Mead.Jan202	06-40-6101	Mileage/Cert Mailing Database	19.68
	Total 41251:						39,805.06
02/26	02/23/2026	41252	Minuteman Press	19542	01-42-7010	Business Cards - Cramblet & Sheppard	107.08
	Total 41252:						107.08
02/26	02/23/2026	41253	MJT Communications	14452	01-40-6109	Computer - Admin	1,588.00
02/26	02/23/2026	41253	MJT Communications	14452	06-40-6109	Computer - Sewer	198.50
02/26	02/23/2026	41253	MJT Communications	14452	20-40-6109	Computer - MURA	198.50
02/26	02/23/2026	41253	MJT Communications	14457	01-40-6104	Replace Computers	5,371.65
	Total 41253:						7,356.65
02/26	02/23/2026	41254	MVFPD	2024REFUN	20-40-9810	2024 TIF REFUND	2,326.80
	Total 41254:						2,326.80
02/26	02/23/2026	41255	NeoTreks, Inc	04830	04-44-6610	Plow Ops Subscription	350.00
	Total 41255:						350.00
02/26	02/23/2026	41256	NEXTRUST INC.	420954	06-40-6106	Sewer Bills - Jan	410.56
02/26	02/23/2026	41256	NEXTRUST INC.	420954	06-40-6511	Sewer Bills - Jan	273.71
	Total 41256:						684.27
02/26	02/23/2026	41257	NORTHERN COLO WATER CON	2024REFUN	20-40-9810	2024 TIF REFUND	286.43

GL Period	Check Issue Date	Check Number	Payee	Invoice Number	Invoice GL Account	Description	Check Amount
Total 41257:							286.43
02/26	02/23/2026	41258	OmniTRAX Holdings Combined In	144334	14-44-8503	3rd and welker crossing replacement	261,993.19
Total 41258:							261,993.19
02/26	02/23/2026	41259	PerkCity Inc	INV43453	01-49-5061	Nectar Annual Subscription 2/2026-2/202	2,268.00
Total 41259:							2,268.00
02/26	02/23/2026	41260	PERMIT REFUNDS	FEBRUARY	01-02-2308	Deposit For Peddler Permit Exp 6/1/2025	1,000.00
Total 41260:							1,000.00
02/26	02/23/2026	41261	PINNACOL ASSURANCE	INV-2304704	01-02-2312	Workers comp	13,446.00
Total 41261:							13,446.00
02/26	02/23/2026	41262	Prairie Mountian Media	0000442908	01-41-6312	Published Notices	200.12
Total 41262:							200.12
02/26	02/23/2026	41263	RAMEY ENVIRONMENTAL COM	30824	06-47-6808	R & M Lift WWTP	5,129.55
Total 41263:							5,129.55
02/26	02/23/2026	41264	Safebuilt	2843076	01-43-6821	Plan Review/ Permit Inspection	18,823.74
Total 41264:							18,823.74
02/26	02/23/2026	41265	Slate Communications	3487	01-49-6149	Summit Singers Video/ Mead Community	4,208.75
Total 41265:							4,208.75
02/26	02/23/2026	41266	SportsEngine, Inc	65703	01-46-6135	Recreation Background Checks	65.97
Total 41266:							65.97
02/26	02/23/2026	41267	St Vrain Realty Assoc	020626-MAN	01-02-2308	Deposit	500.00
Total 41267:							500.00
02/26	02/23/2026	41268	ST. VRAIN & LEFT HAND WATE	2024REFUN	20-40-9810	2024 TIF Refund	402.72
Total 41268:							402.72
02/26	02/23/2026	41269	ST. VRAIN SANITATION DISTRIC	2024REFUN	20-40-9810	2024 TIF REFUND	6.14
Total 41269:							6.14
02/26	02/23/2026	41270	STERLING TALENT SOLUTIONS	10578082	01-46-6210	Background Check - AL & CP	137.28
02/26	02/23/2026	41270	STERLING TALENT SOLUTIONS	10578082	01-40-6210	Background Check - MP	68.64
02/26	02/23/2026	41270	STERLING TALENT SOLUTIONS	10578082	01-40-6210	Background Check - Annual Maintenanc	500.00
Total 41270:							705.92
02/26	02/23/2026	41271	SUNRISE ENVIRONMENTAL SCI	157968	01-47-7020	Shop Supplies	418.56

M = Manual Check, V = Void Check

GL Period	Check Issue Date	Check Number	Payee	Invoice Number	Invoice GL Account	Description	Check Amount
02/26	02/23/2026	41271	SUNRISE ENVIRONMENTAL SCI	158683	01-47-7020	Aerosol - Shop	232.33
Total 41271:							650.89
02/26	02/23/2026	41272	TOWN OF MEAD	2024REFUN	20-40-9810	2024 TIF REFUND	1,650.11
Total 41272:							1,650.11
02/26	02/23/2026	41273	Utility Refunds	02/11/2026	99-01-1075	Refund 1882.01 Billing Error	311.87
02/26	02/23/2026	41273	Utility Refunds	02/11/2026	99-01-1075	Refund 1884.01 Billing Error	48.00
02/26	02/23/2026	41273	Utility Refunds	02/11/2026	99-01-1075	Refund 1885.01 Billing Error	48.00
Total 41273:							407.87
02/26	02/23/2026	41274	Velocity Constructors Inc	2025-003	06-47-8527	WWTP-Blower	35,250.00
02/26	02/23/2026	41274	Velocity Constructors Inc	2025-003	06-02-2005	WWTP-Blower	1,762.50-
Total 41274:							33,487.50
02/26	02/23/2026	41275	Voiance Language Services LLC	SUMINV 086	01-42-6999	Language Translation Jan 2026	48.99
Total 41275:							48.99
02/26	02/23/2026	41276	Weld County	SENIORLUN	01-46-6135	Senior Lunch Program (Agency on Aging	2,400.00
Total 41276:							2,400.00
02/26	02/23/2026	41277	WELD COUNTY PUBLIC SAFET	MEADPD-4Q	01-42-6104	RSA Token	135.62
Total 41277:							135.62
02/26	02/23/2026	41278	WELD COUNTY TREASURER	1207152000	01-43-6107	Parcel #120715200006 2025 Taxes	6.08
02/26	02/23/2026	41278	WELD COUNTY TREASURER	2024REFUN	20-40-9810	2024 TIF REFUND	2,285.12
Total 41278:							2,291.20
02/26	02/23/2026	41279	Wilson & Company Inc	146522	14-44-8506	SRTS	3,221.50
02/26	02/23/2026	41279	Wilson & Company Inc	146523	01-02-2615	1601 Process/I-25/CR38	3,253.75
02/26	02/23/2026	41279	Wilson & Company Inc	146524	14-44-8544	WCR 7 Improvements	5,690.00
Total 41279:							12,165.25
02/26	02/24/2026	22426100	All Copy Products Inc	575311055	01-42-6126	Copier Lease	93.52
02/26	02/24/2026	22426100	All Copy Products Inc	575311055	01-40-6126	Copier Lease	126.42
Total 22426100:							219.94
02/26	02/24/2026	22426101	CENTURY LINK	5308	01-40-6110	Elevator Line - Feb	95.81
Total 22426101:							95.81
02/26	02/24/2026	22426102	Citi Cards	2481	01-40-7020	Operating Supplies	87.36
Total 22426102:							87.36
02/26	02/24/2026	22426103	City of Loveland	7777 2.2026	01-47-6111	PW Internet	269.90

GL Period	Check Issue Date	Check Number	Payee	Invoice Number	Invoice GL Account	Description	Check Amount
Total 22426103:							269.90
02/26	02/24/2026	22426104	SAMSCLUB	8000000142	01-46-7010	CC Office Supplies/Breakroom Snacks	145.33
02/26	02/24/2026	22426104	SAMSCLUB	8000000142	01-42-7010	PD Office Supplies/ Plastic Cutlery	14.68
02/26	02/24/2026	22426104	SAMSCLUB	8000000142	01-41-7020	Operating SuppliesSupplies TH/ Paper Pl	18.98
Total 22426104:							178.99
02/26	02/24/2026	22426105	TDS	1082 2.2026	01-40-6311	Internet-Feb	452.42
Total 22426105:							452.42
02/26	02/24/2026	22426106	UNITED POWER	123402 01/0	04-44-6111	1785 CR 32 - Grader Shed 01/2026	51.10
02/26	02/24/2026	22426106	UNITED POWER	12650701 01	01-45-6111	16445 9th St - Booster Pump 01/2026	49.23
02/26	02/24/2026	22426106	UNITED POWER	12952800 01	01-45-6111	1501 CR 34 - Mead Ponds 01/2026	30.72
02/26	02/24/2026	22426106	UNITED POWER	14305100 01	06-47-6111	4504 Welker Ave - WWTF 01/2026	5,762.29
02/26	02/24/2026	22426106	UNITED POWER	16836300 01	01-45-6111	2690 Bridle Dr - Park Sprinkler Timer 01/	27.56
02/26	02/24/2026	22426106	UNITED POWER	16909300 01	01-45-6111	160 Eagle Ave - Irrig. Sprink Feather Rid	23.06
02/26	02/24/2026	22426106	UNITED POWER	17618300 01	01-40-6111	441 3rd St - Town Hall Unit A 01/2026	699.61
02/26	02/24/2026	22426106	UNITED POWER	17770000 01	01-45-6111	Martin & Martin Ave - Gazebo Service 01	34.64
02/26	02/24/2026	22426106	UNITED POWER	18949400 01	01-42-6111	535 4th St - PD 01/2026	829.63
02/26	02/24/2026	22426106	UNITED POWER	21881700 01	01-47-6111	1341 CR 34 01/2026	950.65
02/26	02/24/2026	22426106	UNITED POWER	22092202 01	06-47-6112	4133 CR 34 - Raterink 01/2026	78.48
02/26	02/24/2026	22426106	UNITED POWER	23534100 01	01-46-6111	401 3rd St - Mead Community Center 01/	1,744.40
02/26	02/24/2026	22426106	UNITED POWER	24240200 01	01-40-6134	441 3rd St - EV Station 01/2026	173.31
02/26	02/24/2026	22426106	UNITED POWER	24257400 01	01-45-6111	1501 CR 34 01/2026	41.28
02/26	02/24/2026	22426106	UNITED POWER	24740700 01	01-40-6111	501 S 3rd Street 01/2026	48.55
02/26	02/24/2026	22426106	UNITED POWER	24770900 01	14-44-8503	242 Dillingham Ave - T Construction Trail	216.12
02/26	02/24/2026	22426106	UNITED POWER	6753101 01/	01-45-6111	Westview Dr - Irrigation Sprinkler 01/202	23.04
02/26	02/24/2026	22426106	UNITED POWER	7490500 01/	06-47-6111	5423 CR 32 - Pump Lake Thomas Lagoo	41.57
02/26	02/24/2026	22426106	UNITED POWER	83701 01/06/	01-42-6111	535 4th St - PW Shop 01/2026	163.33
02/26	02/24/2026	22426106	UNITED POWER	96302 01/06/	01-45-6111	234 1st St - Aims/Lagoons01/2026	42.93
Total 22426106:							11,031.50
02/26	02/24/2026	22426107	XCEL ENERGY	958015403	04-44-6111	1785 WCR 32	167.00
Total 22426107:							167.00
Grand Totals:							635,931.98

Summary by General Ledger Account Number

GL Account	Debit	Credit	Proof
01-02-2000	45.39	183,198.36-	183,152.97-
01-02-2308	1,500.00	.00	1,500.00
01-02-2312	13,446.00	.00	13,446.00
01-02-2615	27,732.25	.00	27,732.25
01-40-6101	20,906.88	.00	20,906.88
01-40-6104	5,371.65	.00	5,371.65
01-40-6109	1,588.00	.00	1,588.00
01-40-6110	95.81	.00	95.81
01-40-6111	748.16	.00	748.16
01-40-6126	126.42	.00	126.42

GL Account	Debit	Credit	Proof
01-40-6134	173.31	.00	173.31
01-40-6199	1,013.40	.00	1,013.40
01-40-6210	620.64	.00	620.64
01-40-6301	698.56	.00	698.56
01-40-6311	452.42	.00	452.42
01-40-6805	10.00	.00	10.00
01-40-6839	100.00	.00	100.00
01-40-7010	34.65	26.59-	8.06
01-40-7020	160.87	.00	160.87
01-41-5063	311.96	.00	311.96
01-41-6301	698.56	.00	698.56
01-41-6312	200.12	.00	200.12
01-41-6895	10,800.00	.00	10,800.00
01-41-7020	18.98	.00	18.98
01-42-5063	638.00	.00	638.00
01-42-6104	135.62	.00	135.62
01-42-6111	992.96	.00	992.96
01-42-6126	198.55	.00	198.55
01-42-6301	44,828.31	.00	44,828.31
01-42-6801	47.97	.00	47.97
01-42-6805	2,017.98	.00	2,017.98
01-42-6999	548.99	.00	548.99
01-42-7010	121.76	.00	121.76
01-42-7020	64.55	18.80-	45.75
01-42-7254	64.47	.00	64.47
01-42-7305	872.15	.00	872.15
01-43-6107	6.08	.00	6.08
01-43-6301	698.56	.00	698.56
01-43-6821	18,823.74	.00	18,823.74
01-45-5063	26.00	.00	26.00
01-45-6111	272.46	.00	272.46
01-45-6301	3,492.79	.00	3,492.79
01-45-6805	143.16	.00	143.16
01-46-6111	1,744.40	.00	1,744.40
01-46-6135	3,440.86	.00	3,440.86
01-46-6199	225.20	.00	225.20
01-46-6210	137.28	.00	137.28
01-46-6301	1,047.84	.00	1,047.84
01-46-6805	10.00	.00	10.00
01-46-7010	152.33	.00	152.33
01-46-7020	244.54	.00	244.54
01-47-6104	25.64	.00	25.64
01-47-6108	2,847.00	.00	2,847.00
01-47-6111	1,220.55	.00	1,220.55
01-47-6113	556.50	.00	556.50
01-47-6301	1,397.11	.00	1,397.11
01-47-6801	7.99	.00	7.99
01-47-6805	20.00	.00	20.00
01-47-7020	870.03	.00	870.03
01-48-6199	225.20	.00	225.20
01-48-6301	698.56	.00	698.56
01-49-5061	2,268.00	.00	2,268.00
01-49-6149	4,208.75	.00	4,208.75
01-49-6301	1,047.84	.00	1,047.84
04-02-2000	.00	17,051.68-	17,051.68-
04-02-2005	4,613.20	.00	4,613.20
04-44-6111	218.10	.00	218.10
04-44-6301	5,239.18	.00	5,239.18
04-44-6610	350.00	.00	350.00

GL Account	Debit	Credit	Proof
04-44-6802	3,139.65	.00	3,139.65
04-44-6805	3,463.56	.00	3,463.56
04-44-7305	27.99	.00	27.99
06-02-2000	1,762.50	67,846.72-	66,084.22-
06-02-2005	7,490.75	1,762.50-	5,728.25
06-40-6101	1,032.18	.00	1,032.18
06-40-6106	410.56	.00	410.56
06-40-6108	387.00	.00	387.00
06-40-6109	198.50	.00	198.50
06-40-6199	788.20	.00	788.20
06-40-6301	1,746.39	.00	1,746.39
06-40-6511	273.71	.00	273.71
06-47-6111	7,728.35	.00	7,728.35
06-47-6112	78.48	.00	78.48
06-47-6601	6,830.85	.00	6,830.85
06-47-6808	5,129.55	.00	5,129.55
06-47-8527	35,250.00	.00	35,250.00
06-47-9110	502.20	.00	502.20
14-02-2000	.00	346,120.81-	346,120.81-
14-44-8503	262,209.31	.00	262,209.31
14-44-8506	3,221.50	.00	3,221.50
14-44-8536	75,000.00	.00	75,000.00
14-44-8544	5,690.00	.00	5,690.00
18-02-2000	.00	14,349.50-	14,349.50-
18-40-6106	14,349.50	.00	14,349.50
20-02-2000	.00	8,764.93-	8,764.93-
20-40-6109	198.50	.00	198.50
20-40-6301	698.56	.00	698.56
20-40-9810	7,867.87	.00	7,867.87
99-01-1075	407.87	.00	407.87
99-02-2000	.00	407.87-	407.87-
Grand Totals:	639,547.76	639,547.76-	.00

Report Criteria:
Report type: GL detail

Agenda Item Summary

Agenda Date:	**2/23/2026**
Subject:	**Resolution No. 13-R-2026 - A Resolution of the Town of Mead, Colorado, Adopting Annual Adjustments to the Town's Sewer Plant Investment Fees and Sewer User Fees for 2026 and Amending the Raterink Lift Station Capital Maintenance Fee**
Presented by:	**Erika Rasmussen, Town Engineer / Public Works Director**

Summary:

In 2019, Raftelis Financial Consultants, Inc. ("Raftelis") completed a wastewater utility service rate analysis ("Rate Study Report") to assess and evaluate the Town of Mead's ("Town's") existing wastewater service rate system. The Rate Study Report was accepted by the Board of Trustees by Resolution No. 80-R-2019 dated November 12, 2019. Raftelis performed additional supplemental analyses in 2021 and 2022 to examine current market conditions, incorporate new developments east of I-25 into the sewer network, and examine the resulting effects on user rates and plant investment fees. Raftelis was engaged by the Town to provide an additional supplemental analysis in 2025 due to significant inflation since COVID, additional changes to the development landscape in the Town, and projected improvements or expansion of the Town's wastewater treatment plant (now projected for 2030).

The 2025 analysis reviewed financial projections, incorporated current wastewater system costs (operation and maintenance, capital improvements, bonded debt), and evaluated the revenues needed from the base and usage rates required to fund the Town's wastewater system and maintain the wastewater utility annually through 2033. The focus of the evaluation was the initial 5-year period of 2025 through 2029. Raftelis recommends adjustments to both sewer user rates and public improvement fees ("PIFs"). Raftelis's 2025 analysis (and the rate adjustments set forth and proposed therein) are aimed at ensuring that the Town is best positioned to continue to implement the financial goals identified in the Rate Study Report (and subsequent supplemental analyses), including:

- Continuing to fund annual O&M expenses, debt service, and capital expenditures,
- Maintaining adequate debt service coverage (DSC) ratios,
- Building and maintaining adequate cash reserve (operating reserve), and
- Building and maintaining an adequate capital reserve (to adequately fund capital renewal and capital replacement projects).

The PIF is a one-time capital recovery fee assessed for new or increased development to recover the cost of system capacity to serve new customers. It includes the funds for collection and treatment capacity projects and planned future wastewater capital projects (i.e., expansion). As an enterprise fund, the sewer fund must self-support the operation, maintenance, capital depreciation, and replacement of the sewer network.

Staff is recommending implementation of the updated annual user rate and PIF adjustment plan included in the Rate Study Report 2025 supplemental analysis. The analysis recommends a 6% increase in user rates and a 25% increase in the PIFs. Half of the PIF increase (12.5%) was implemented in 2025 and the remaining 12.5% of the aggregate 25% increase is proposed in 2026. The sewer user rates for 2026 will be increased by 6% and the PIFs will be adjusted by 12.5%, both effective March 1, 2026.

In addition, Town Staff is recommending an increase in the Capital Maintenance Fee authorized by Ordinance No. 1067 dated September 9, 2024 ("Ordinance 1067"). A copy of Ordinance 1067 is attached to this *Agenda Item Summary* for reference. Ordinance 1067 permits the Board of Trustees to recompute or adjust the Capital Maintenance Fee, as necessary, in order to ensure that the Town is generating sufficient revenue to pay for all costs associated with the continued operation, maintenance, and repair of the Raterink Lift Station ("Lift Station"). Town staff has calculated the direct and indirect costs of operating and maintaining the Lift Station and recommends amending the Capital Maintenance Fee to $2,060 per month/per user from its current level of $1,285 per month/per user (an increase of $775 per month/per user) to cover the actual costs incurred by the Town associated with monthly electric usage, daily and monthly monitoring of the Lift Station by the Town's contracted operator, engineering review of repair proposals, and completion of repairs. There are currently only two (2) commercial users. As more users are added in the future, the Capital Maintenance Fee will be recalculated as contemplated in Ordinance 1067.

Resolution No. 13-R-2026 (the "Resolution") adopts the above-described amendments to the Sewer Fee Schedule and directs Town staff to take all steps necessary to incorporate the Sewer Fee Schedule into the Town's Comprehensive Fee Schedule and to implement the Sewer Fee Schedule effective March 1, 2026.

Financial Considerations:

Sewer User Fees	**Current Rate**	**Proposed Rate**	**% Increase**
Monthly Base Charge ($/Month)			
Current Rate In-Town			
Effective March 1, 2026			
Residential Low	$48.00	$50.88	6%
Residential Medium	$52.81	$55.98	6%
Commercial Low	$52.81	$55.98	6%
Commercial Medium	$63.36	$67.16	6%
Commercial High	$73.92	$78.36	6%
Schools	$63.36	$67.16	6%

Monthly Base Charge ($/Month) Current Rate Outside-Town Effective March 1, 2026	**Current Rate**	**Proposed Rate (double in Town rate)**	**% Increase**
Residential Low	$96.00	$101.76	6%
Residential Medium	$105.62	$111.96	6%
Commercial Low	$105.62	$111.96	6%
Commercial Medium	$126.72	$134.32	6%
Commercial High	$147.84	$156.72	6%
Schools	$126.72	$134.32	6%

The monthly base charge for each user category includes 4,000 gallons per month, in alignment with current usage patterns. The volume charge for each additional 1,000 gallons used monthly will also be increased by 6%.

Residential & Non-Residential Volume Charges Current Rate In-Town ($/1000 Gallons)	Current Rate	Proposed Rate	% Increase
Single Family > 4000 gallons	$14.39	$15.25	6%
Multi-Family	$14.39	$15.25	6%
Commercial Low	$14.39	$15.25	6%
Commercial Medium	$17.27	$18.31	6%
Commercial High	$20.14	$21.35	6%
Schools	$17.27	$18.31	6%

Residential & Non-Residential Volume Charges Current Rate Outside-Town ($/1000 Gallons)	Current Rate	Proposed Rate (double in Town rate)	% Increase
Single Family > 4000 gallons	$28.78	$30.51	6%
Multi-Family	$28.78	$30.51	6%
Commercial Low	$28.78	$30.51	6%
Commercial Medium	$34.54	$36.61	6%
Commercial High	$40.28	$42.70	6%
Schools	$34.54	$36.61	6%

Raterink Lift Station	Current Rate	Proposed Rate	% Increase
Effective March 1, 2026			
Capital Maintenance Fee	$1,285	$2,060	60.3%
Raterink Lift Station Surcharge	$600	$600	0%

Sewer Plant Investment Fees	Current Rate	Proposed Rate	% Increase
Effective March 1, 2026			
5/8 inch	$7,640	$8,595	12.5%
¾ inch	$12,701	$14,289	12.5%
1 inch	$20,367	$22,913	12.5%
1.5 inches	$25,461	$28,644	12.5%
2 inches	$81,471	$91,655	12.5%
3 inches	$162,943	$183,311	12.5%

The PIF is based upon the size of the water tap serving the premises and is collected once upon the issuance of a building permit.

Staff Recommendation / Actions Required:

A motion to approve February 23, 2026, consent agenda will approve the Resolution, adopting the amendments to the Sewer Fee Schedule. If this item is pulled off the consent for further discussion or questions, Staff recommends the following motion:

Suggested Motion:

"I move to adopt Resolution No. 13-R-2026, A Resolution of the Town of Mead, Colorado, Adopting Annual Adjustments to the Town's Sewer Plant Investment Fees and Sewer User Fees for 2026 and Amending the Raterink Lift Station Capital Maintenance Fee."

Attachments:

1. Ordinance No. 1067 New Sewer User Fees - Raterink Lift Station
2. Resolution No. 13-R-2026_Sewer Rates_Resolution sewer fee schedule_Final
3. Exhibit 1: Sewer Fee Schedule

TOWN OF MEAD, COLORADO
ORDINANCE NO. 1067

AN ORDINANCE OF THE TOWN OF MEAD, COLORADO, ADOPTING A NEW SEWER USER FEE TO OFFSET THE TOWN'S DIRECT AND INDIRECT EXPENSES ASSOCIATED WITH OPERATING AND IMPROVING THE RATERINK LIFT STATION

WHEREAS, pursuant to Sec. 13-1-210(a) of the Mead Municipal Code ("MMC"), the Board of Trustees is authorized to establish fees for the use of and for the service supplied by the wastewater facilities of the Town of Mead, and the amounts of such fees shall be set forth in the Town's comprehensive fee schedule and adopted by resolution of the Board of Trustees; and

WHEREAS, pursuant to this authority, the Board of Trustees wishes to adopt a new sewer user fee titled the *Raterink Lift Station – Capital Maintenance Fee* ("Maintenance Fee") which shall apply to any and all sewer utility accounts that utilize the Raterink Lift Station ("Lift Station") for sanitary sewer service; and

WHEREAS, the purpose of the Maintenance Fee is to defray the Town's direct and indirect expenses associated with operating and improving the Lift Station; and

WHEREAS, the Board finds that the Maintenance Fee is a "special fee" as discussed in *Bloom v. City of Fort Collins*, 784 P.2d 304 (1989) in that the Maintenance Fee is not designed or intended to raise revenues to defray the general expenses of the Town, but rather is a charge imposed on specific persons or property for the purpose of defraying the cost of a particular governmental service, in this case the direct and indirect costs of providing sewer service to those specific properties that use and benefit from the Lift Station; and

WHEREAS, based upon the costs associated with repairs and improvements to the Lift Station necessitated in 2024, which costs are outlined in the *Agenda Item Summary* prepared for this Ordinance and incorporated herein by reference, the Board sets the initial monthly Maintenance Fee at $1,285.00/month, per user; and

WHEREAS, the Board of Trustees finds that the initial monthly Maintenance Fee is reasonably related to the overall cost of the service and has been set at a level to reasonably defray the direct and indirect costs of the specific service rendered by the Town; and

WHEREAS, the Board also intends that the Maintenance Fee shall be effective November 1, 2024, in order to permit the Town's Director of Administrative Services / Town Clerk an opportunity to provide advance written courtesy notice to the sewer utility accounts that utilize the Lift Station; and

WHEREAS, pursuant to Sec. 13-1-210(a) of the MMC, the Board of Trustees reserves the right to recompute the Maintenance Fee by way of resolution if additional users are added to the Lift Station, on the basis of a financial or engineering study, or as otherwise necessary to provide adequate funds for the continued operation, maintenance, and repair of the Lift Station; and

WHEREAS, the Board of Trustees desires to direct Town staff to prepare a resolution for consideration by the Board of Trustees that amends the Town's comprehensive fee schedule to add the Maintenance Fee; and

WHEREAS, the Board of Trustees finds that the adoption of this ordinance will further the public health, safety and welfare of the residents of the Town.

NOW THEREFORE, BE IT ORDAINED by the Board of Trustees of the Town of Mead, Weld County, Colorado, that:

Section 1. Recitals Incorporated. The recitals contained above are incorporated herein by reference and are adopted as findings and determinations of the Board of Trustees.

Section 2. Adoption of Maintenance Fee. The Board of Trustees hereby adopts the Maintenance Fee described in this ordinance. The Maintenance Fee shall apply to any and all accounts that utilize the Lift Station for sanitary sewer service, and shall be effective on November 1, 2024. The Maintenance Fee is in addition to the Raterink Lift Station Surcharge that is currently set forth in the Town's Comprehensive Fee Schedule ("Fee Schedule"). The Raterink Lift Station Surcharge shall remain in the Fee Schedule and is not affected or modified by this ordinance.

Section 3. Reservation of Right to Recompute Fee. In accordance with Sec. 13-1-210(a) of the MMC, the Board of Trustees hereby reserves the right to recompute the Maintenance Fee by way of resolution if additional users are added to the Lift Station, on the basis of a financial or engineering study, or as otherwise necessary to provide adequate funds for the continued operation, maintenance, and repair of the Lift Station.

Section 4. Direction to Provide Advance Written Notice to Accounts Holders. The Town's Director of Administrative Services / Town Clerk shall provide advance written courtesy notice to the sewer utility accounts that utilize the Lift Station in advance of the November 1, 2024 Maintenance Fee effective date.

Section 5. Direction to Amend Comprehensive Fee Schedule. Town staff is hereby directed to prepare a resolution for consideration and adoption by the Board of Trustees amending the Fee Schedule to add the Maintenance Fee.

Section 6. Effective Date. This ordinance shall be published and become effective as provided by law.

Section 7. Severability. If any part, section, subsection, sentence, clause or phrase of this ordinance is for any reason held to be invalid, such invalidity shall not affect the validity of the remaining sections of the ordinance. The Board of Trustees hereby declares that it would have passed the ordinance including each part, section, subsection, sentence, clause or phrase thereof, irrespective of the fact that one or more part, section, subsection, sentence, clause or phrase is declared invalid.

Section 8. Repealer. All ordinances or resolutions, or parts thereof, in conflict with this ordinance are hereby repealed, provided that such repealer shall not repeal the repealer clauses of such ordinance nor revive any ordinance thereby.

Section 9. Certification. The Town Clerk shall certify to the passage of this ordinance and make not less than one copy of the adopted ordinance available for inspection by the public during regular business hours.

INTRODUCED, READ, PASSED, AND ADOPTED THIS 9TH DAY OF SEPTEMBER, 2024.

ATTEST:

By: ______________________
Mary E. Strutt, MMC, Town Clerk

TOWN OF MEAD
SEAL
WELD COUNTY, COLORADO

TOWN OF MEAD:

By: ______________________
Colleen G. Whitlow, Mayor

TOWN OF MEAD, COLORADO
RESOLUTION NO. 13-R-2026

A RESOLUTION OF THE TOWN OF MEAD, COLORADO, ADOPTING ANNUAL ADJUSTMENTS TO THE TOWN'S SEWER PLANT INVESTMENT FEES AND SEWER USER FEES FOR 2026 AND AMENDING THE RATERINK LIFT STATION CAPITAL MAINTENANCE FEE

WHEREAS, the Town of Mead ("Town") is authorized under Article 15 of Title 31 of the Colorado Revised Statutes to exercise its general police and financial powers; and

WHEREAS, by adoption of Resolution No. 80-R-2019 on November 12, 2019, the Board of Trustees previously accepted the Wastewater Rate and Fee Study Report completed on behalf of the Town of Mead by Raftelis Financial Consultants, Inc. ("Rate Study Report"); and

WHEREAS, Raftelis Financial Consultant, Inc. ("Raftelis") performed additional supplemental analyses in 2021, 2022, and 2025 to examine current market conditions, changes to the development landscape within the Town, projected improvements to the Town's wastewater treatment plant, and the resulting effects on the Town's sewer user rates and plant investment fees; and

WHEREAS, the 2025 supplemental analysis to the Rate Study Report recommended certain changes to the Town's sewer plant investment fees and sewer user fees, including annual rate and fee adjustments; and

WHEREAS, in response to significant repairs that were needed at the Raterink Lift Station ("Lift Station") in 2024, the Town's Board of Trustees adopted Ordinance 1067 effective September 9, 2024 ("Prior Ordinance"), which authorized the Raterink Lift Station Capital Maintenance Fee ("Capital Maintenance Fee") to fully reimburse the Town for capital and ongoing maintenance costs associated with ensuring that the Lift Station remains in good working order; and

WHEREAS, pursuant to Sec. 13-1-210(a) of the Mead Municipal Code ("MMC"), and as specifically set forth in the Prior Ordinance, the Board of Trustees has reserved the right to recompute the Capital Maintenance Fee by way of resolution as necessary to provide adequate funds for the continued operation, maintenance, and repairs of the Lift Station; and

WHEREAS, the Town has evaluated the direct and indirect costs of operating and maintaining the Lift Station and finds it necessary to increase the Capital Maintenance Fee from $1,285 per month/per user to $2,060 per month/per user (a monthly increase of $775 per user) to cover the actual costs incurred by the Town for monthly electric usage, daily and monthly monitoring of the Lift Station by the Town's contracted operator, engineering review of repair proposals, and completion of repairs; and

WHEREAS, Sections 13-1-80 and 13-1-210 of the MCC state that sewer plant investment fees and sewer user fees shall be set by resolution of the Board of Trustees; and

WHEREAS, the Board of Trustees desires to recompute the Capital Maintenance Fee and further desires to make annual adjustments to the Town's sewer plant investment fee and sewer user rates to be effective on March 1, 2026 in accordance with the Rate Study Report, as specifically supplemented and updated by Raftelis's 2025 supplemental analysis.

NOW THEREFORE, BE IT RESOLVED by the Town of Mead, Weld County, Colorado, that:

Section 1. Revised Sewer Plant Investment Fees and Sewer Fees Adopted. The Board of Trustees hereby: (a) adopts certain amendments to the Sewer Fee Schedule, attached to this Resolution as **Exhibit 1** and incorporated herein by reference, including the recomputed Capital Maintenance Fee, and (b) directs Town staff to take all steps necessary to:

i. incorporate the Sewer Fee Schedule into the Town's Comprehensive Fee Schedule and to implement the Sewer Fee Schedule **effective March 1, 2026**;

ii. to cause a copy of the Comprehensive Fee Schedule, as updated and amended by this Resolution, to be uploaded to the Town's website; and

iii. to cause a copy of the updated Comprehensive Fee Schedule to be made available for public inspection in the office of the Town Clerk.

Section 2. Effective Date. This Resolution shall become effective immediately upon adoption. As set forth in Section 1 of this Resolution, the rates set forth in the Sewer Fee Schedule attached hereto as **Exhibit 1** shall be effective on and after **March 1, 2026**.

Section 3. Certification. The Town Clerk shall certify to the passage of this Resolution and make not less than one copy of the adopted resolution available for inspection by the public during regular business hours.

INTRODUCED, READ, PASSED, AND ADOPTED THIS 23RD DAY OF FEBRUARY, 2026.

ATTEST:	**TOWN OF MEAD:**
By:____________________________	By:____________________________
Mary E. Strutt, MMC, Town Clerk	Colleen G. Whitlow, Mayor

<u>EXHIBIT 1</u>
SEWER FEE SCHEDULE
(*effective March 1, 2026*)

<u>SEWER PLANT INVESTMENT FEES</u>

(see MMC § 13-1-80)

Tap Diameter	Plant Investment Fee In-Town	Plant Investment Fee Outside Town[1]
⅝ inch	$8,595.00	$17,190.00
¾ inch	$14,289.00	$28,578.00
1 inch	$22,913.00	$45,826.00
1½ inch	$28,644.00	$57,288.00
2 inch	$91,655.00	$183,310.00
3 inch	$183,311.00	$366,622.00

[1] Outside Town rate is double the In-Town rate.

SEWER USER FEES
(see MMC § 13-1-210)

Effective March 1, 2026 [1]	2026 [1]	
	In-Town	Outside-Town [2]
Monthly Service Charge		
Residential		
Base Charge - Low User - 0- 2,000 gal [3]	$50.88	$101.76
Base Charge - Medium User - 2,001- 4,000 gal (base fee) [4]	$55.98	$111.96
Monthly Service Charge		
Residential - includes 4,000 gal (base fee) [4]		
Commercial - Low	$55.98	$111.96
Commercial - Medium	$67.16	$134.32
Commercial - High	$78.36	$156.72
Schools	$67.16	$134.32

Volume charge - for each additional 1,000 gal over the 4,000 gal base used during the winter base period.		
Residential		
Single-Family	$15.25	$30.51
Multi-Family	$15.25	$30.51
Non-Residential		
Commercial - Low [5]	$15.25	$30.51
Commercial - Medium [6]	$18.31	$36.61
Commercial - High [6], [7]	$21.35	$42.70
Schools [8]	$18.31	$36.61
Industrial/Special Uses (Strength Surcharge) [9]	Varies [9]	Varies [9]

[1] This means beginning with the usage for that month. Because billing is done in arrears of usage, the new rate will be reflected on bills generated on April 1.

[2] Outside Rate is double the In-Town Rate.

[3] Base charge includes the first two thousand (2,000) gallons.

[4] Base charge includes the first four thousand (4,000) gallons.

[5] Commercial with ten (10) or fewer employees.

[6] Commercial with more than ten (10) employees and fewer than forty-five (45) employees, including all restaurants and automobile repair facilities. Medium strength effluent charged twenty percent (20%) more than Residential.

[7] Commercial with forty-five (45) or more employees and those determined to require sampling and flow metering manholes. High strength effluent charged forty percent (40%) more than Residential

[8] Schools charged twenty percent (20%) more than Residential.

[9] Strength Surcharge for excessive BOD, COD, and TSS as established by Schedule C, MMC Section 13-1-270.

	Monthly Service Charge
Raterink Lift Station – Capital Maintenance Fee	$2,060.00

Note: this fee is in addition to the Raterink Lift Station Surcharge included in the fee schedule.

Agenda Item Summary

Agenda Date:	**2/23/2026**
Subject:	**Resolution No. 14-R-2026 - A Resolution of the Town of Mead, Colorado, Approving Updated Compensation Structure Guidelines for Employees**
Presented by:	**Mary Strutt, Administrative Services Director** **Lorelei Nelson, Communications Director**

Summary:

The Town of Mead continues to strive to recruit and retain top talent that will best support the Town's mission. In 2026, organizational changes are being made to both the Community Engagement and Administrative Services departments. The attached resolution incorporates these changes into an updated Compensation Structure which was most recently adopted August 11, 2025 by Resolution No. 45-R-2025.

Community Engagement:
As approved in the 2026 budget, a Communications Manager has been hired. This position provides communication support for the Town, the Board of Trustees, the Mead Police Department, and economic development initiatives. With this addition, the department was able to realign responsibilities and ensure communications functions are fully supported. The department currently has a vacancy in the Events and Media Specialist position. This position, which was previously approved as 1.0 FTE in the 2026 budget at Salary Grade 270, was structured as a hybrid role with responsibilities split between recreation and communications. With communications now centralized under the Communications Manager, the hybrid structure no longer aligns with the department's operational needs.

The attached resolution eliminates the Events and Media Specialist position and replaces it with a Recreation Supervisor position, classified at Salary Grade 280 in the Town's Compensation Structure. This change establishes deeper and more robust recreation leadership to support the Town's growing programming, events, and Community Center operations. The Recreation Supervisor will serve in a management capacity, overseeing recreation programs, town events, and part-time recreation staff, while also assisting with daily facility operations. In addition to supervisory responsibilities, the position will lead the complex planning, coordination, and execution of recreation programs and large-scale community events. This restructuring strengthens leadership within the recreation division and better aligns staffing with the Town's long-term community engagement and facility management needs.

Administrative Services:
Another approved position in the 2026 budget is a Town Clerk. While updating the job description, researching related positions at other municipalities and reviewing internal equity, staff recommended that the position be moved from Salary Grade 350 to 320. With the Town Clerk being part of the Administrative Services team, the reporting structure and position responsibilities have changed since the last position review in 2017. The 320 Salary Grade appears more in line with other local municipalities and with other manager level positions at the Town. That attached resolution reclassifies the Town Clerk position from Salary Grade 350 to Salary Grade 320.

Also on the Administrative team, the responsibilities of the Human Resources / Finance Clerk I & II have significantly changed over the last year due the addition of a Town Clerk in 2026 and a Human Resources Manager in 2025. To capture the change in responsibilities, the attached resolution creates the position of Accountant I, II. This position is being created to better align the finance team with the needs of the organization. It is anticipated that the job description will be reviewed in greater detail as part of the 2026 Compensation Study later this year. There are currently no FTE's associated with this position.

Resolution No.14-R-2026 adopts the updated compensation structure guidelines for Town employees, making the changes detailed above, including:

- Eliminate the Events & Media Specialist position
- Reallocate the FTE from the Events & Media Specialist position to create a Recreation Supervisor position
- Reclassify the Town Clerk position to Grade 320
- Create the position of Accountant I, II

Financial Considerations:

The recommended changes will have no net impact on amounts included in the 2026 budget for salaries:

- Reallocating the Events & Media Specialist FTE with a Recreation Supervisor FTE maintains the same level of staffing for 2026. The vacant position will potentially be filled at a similar or higher salary.
- Reclassifying the Town Clerk position to a lower salary grade may result in salary savings in this position.
- Creating the Accountant I, II position is for organizational purposes only and has no financial impact.

Staff Recommendation / Actions Required:

A motion to approve the February 23, 2026, consent agenda will approve this item. If the resolution is removed from the consent agenda for further discussion, the suggested motion is:

Suggested Motion:

"I move to adopt Resolution No. 14-R-2026 – A Resolution of the Town of Mead, Colorado, Approving Updated Compensation Structure Guidelines for Employees."

Attachments:

1. Resolution No. 14-R-2026 Compensation Structure FINAL
2. Exhibit A: Compensation Structure FINAL
3. Exhibit B: Compensation Structure 02.23.2026

TOWN OF MEAD, COLORADO
RESOLUTION NO. 14-R-2026

A RESOLUTION OF THE TOWN OF MEAD, COLORADO, APPROVING UPDATED COMPENSATION STRUCTURE GUIDELINES FOR EMPLOYEES

WHEREAS, the Town of Mead ("Town") has implemented a pay philosophy with a goal to recruit and retain the most qualified candidates, reward longevity in position, and allow for assessment of employee's individual performance; and

WHEREAS, the Board of Trustees most recently updated the compensation structure guidelines for employees in 2025, by and through adoption of Resolution No. 45-R-2025; and

WHEREAS, the Board of Trustees desires to create new positions or amend current positions within the salary structure with the anticipation of future growth of the Town and of the organization and to allow flexibility in future hiring decisions, specifically the new positions or amended positions detailed in **Exhibit A** attached hereto; and

WHEREAS, Section 2-3-120(e)(8) of the *Mead Municipal Code* states that the Board of Trustees has authority to create or eliminate Town staff positions; and

WHEREAS, the amendments to the Town compensation structure are set forth **Exhibit B** attached hereto, titled "*Compensation Structure - Job Titles Listed by Salary Grade*"; and

WHEREAS, it is the intent of the Board of Trustees to utilize the salary ranges attached as **Exhibit B** as guidelines for future pay discussions and personnel expenditures effective upon adoption.

NOW THEREFORE, BE IT RESOLVED by the Board of Trustees of the Town of Mead, Weld County, Colorado, that:

Section 1. The positions listed in **Exhibit A** to this Resolution are amended, created, or eliminated as specifically set forth therein.

Section 2. The salary ranges set forth in **Exhibit B** (*Compensation Structure - Job Titles Listed by Salary Grade*) will be used, in conjunction with annual performance reviews per the Town of Mead Employee Handbook, as a guide for future pay discussions.

Section 3. The salary ranges set forth in **Exhibits B** may be updated annually by resolution of the Board of Trustees.

Section 4. **Effective Date.** This resolution shall become effective immediately upon adoption.

Section 5. **Repealer.** All resolutions, or parts thereof, in conflict with this resolution are hereby repealed, provided that such repealer shall not repeal the repealer clauses of such resolution nor revive any resolution thereby.

Section 6. Certification. The Town Clerk shall certify to the passage of this resolution and make not less than one copy of the adopted resolution available for inspection by the public during regular business hours.

INTRODUCED, READ, PASSED, AND ADOPTED THIS 23RD DAY OF FEBRUARY, 2026.

ATTEST:	**TOWN OF MEAD:**
By:____________________________	By:____________________________
Mary E. Strutt, MMC, Town Clerk	Colleen G. Whitlow, Mayor

EXHIBIT A

The following chart shows recommended amendments to the Compensation Structure:

Positions	**Recommendation**
Events & Media Specialist	Eliminate position
Recreation Supervisor	Create the position by reallocating FTE from the Events & Media Specialist for 2026
Town Clerk	Reclassify from Salary Grade 350 to 320
Accountant I, II	Create position

EXHIBIT B

Compensation Structure

Job Titles Listed by Salary Grade

Job Title	Range Minimum	Range Midpoint	Range Maximum
Salary Grade 20 Crossing Guard (Seasonal)	$30,708 $14.76	$36,081 $17.35	$41,455 $19.93
Salary Grade 210 Recreation Assistant	$33,778 $16.24	$39,690 $19.08	$45,601 $21.92
Salary Grade 220	$37,156 $17.86	$43,659 $20.99	$50,161 $24.12
Salary Grade 230 Front Desk Clerk	$40,872 $19.65	$48,024 $23.09	$55,177 $26.53
Salary Grade 240 Seasonal Maintenance	$44,959 $21.61	$52,827 $25.40	$60,695 $29.18
Salary Grade 250 Administrative Clerk Maintenance Worker I	$49,455 $23.78	$58,110 $27.94	$66,764 $32.10
Salary Grade 260 Accountant I Administrative Assistant II Administrative Clerk – Police *Communications Specialist I* *Facility Coordinator* *GIS Specialist* Human Resource / Finance Clerk I Maintenance Worker II Permit Technician Recreation Coordinator	$53,267 $25.61	$63,921 $30.73	$74,574 $35.85

Salary Grade 270 Accountant II Administrative Assistant III Business & Marketing Specialist I *Code Enforcement Officer* *Communications Specialist II* Community Services Officer *Executive Administrative Assistant* Human Resource / Finance Clerk II Maintenance Worker III Permit Technician Sr *Permit / Planning Technician (combo)* *Planning Technician* Records & Evidence Technician I Recreation Coordinator II	$58,594 $28.17	$70,313 $33.80	$82,031 $39.44
Salary Grade 280 Business & Marketing Specialist II Construction Inspector I *Economic Development Specialist* *Human Resources Generalist* Planner I Records & Evidence Technician II *Recreation Supervisor*	$64,453 $30.99	$77,344 $37.18	$90,234 $43.38
Salary Grade 290 *Accounting Clerk Supervisor* Deputy Town Clerk / Court Clerk Records & Evidence Technician III	$70,899 $34.09	$85,078 $40.90	$99,258 $47.72
Salary Grade 300 Construction Inspector II Planner II PW Operations Supervisor	$77,988 $37.49	$93,586 $44.99	$109,184 $52.49
Salary Grade 310 *Accounting Manager* *Communications Manager* Planner III	$85,787 $41.24	$102,945 $49.49	$120,102 $57.74

Salary Grade 320 *Construction Manager* Human Resources Manager Senior Construction Inspector (III) *Town Clerk*	\$92,440 \$44.44	\$113,239 \$54.44	\$134,038 \$64.44
Salary Grade 330 *Development Review Engineer* Public Works Operations Manager	\$101,684 \$48.89	\$124,563 \$59.89	\$147,442 \$70.89
Salary Grade 340 Pavement Program Manager	\$111,853 \$53.78	\$137,019 \$65.87	\$162,186 \$77.97
Salary Grade 350 Deputy Town Engineer *Economic Development Director*	\$123,038 \$59.15	\$150,721 \$72.46	\$178,405 \$85.77
Salary Grade 360 Administrative Services Director Communications Director Police Commander *Town Engineer*	\$132,635 \$63.77	\$165,793 \$79.71	\$198,952 \$95.65
Salary Grade 370 Community Development Director *Finance Director* *Human Resources Director*	\$145,898 \$70.14	\$182,373 \$87.68	\$218,847 \$105.22
Salary Grade 380 *Deputy Town Manager* Police Chief Public Works Director/Town Engineer	\$160,488 \$77.16	\$200,610 \$96.45	\$240,732 \$115.74
Salary Grade 390	\$176,537 \$84.87	\$220,671 \$106.09	\$264,805 \$127.31
Salary Grade 400 Town Manager	\$194,191 \$93.36	\$242,738 \$116.70	\$291,286 \$140.04

**Positions listed in italicized print are positions which are not active at the current time. The titles remain on the structure for historical or future use.*

Agenda Item Summary

Agenda Date:	**2/23/2026**
Subject:	**Resolution No. 15-R-2026 – A Resolution of the Town of Mead, Colorado, Approving a Contract Extension Agreement Between the Town and Martin Marietta Materials, Inc. for Calendar Year 2026**
Presented by:	**Erika Rasmussen, Town Engineer / Public Works Director**

Summary:

In April of 2023, the Town published a bid for asphalt street patching and paving as part of the annual street maintenance project. Six bids were received, and the contract was awarded to Martin Marietta Materials, Inc. ("Martin Marietta"). The Town and Martin Marietta entered into that certain Construction Agreement dated May 9, 2023 for work to be completed in calendar year 2023 (the "2023 Agreement"). In Section 3.00 of the 2023 Agreement, the Town reserved the right to enter into additional construction agreements for work to be performed by Martin Marietta in each of calendar years 2024, 2025, 2026 and 2027.

The Town and Martin Marietta now wish to enter into that certain Construction Agreement – 2026 Extension Agreement (the "2026 Extension Agreement") to extend the 2023 Agreement for calendar year 2026 and establish a not-to-exceed amount of $2,421,308.60 for the asphalt-related work to be performed by Martin Marietta in 2026 (the "2026 NTE Amount"). The 2026 Extension Agreement incorporates new/updated pricing that Martin Marietta provided to the Town, together with supporting documentation, as required by Section 5.00(c) of the 2023 Agreement. Additionally, the Town intends to use Martin Marietta to complete the remaining asphalt paving and landscaping on the 3rd and Welker Project because the current contractor, Jalisco International, Inc., is underperforming and causing delays. Martin Marietta will perform the remaining asphalt paving and landscaping for the 3rd and Welker Project for a not-to-exceed amount of $598,534.50 and the annual renewal work for a not-to-exceed amount of $1,822,774.10. The not-to-exceed amount for the annual renewal work represents an approximate 1.44% increase over the not-to-exceed amount for annual work in calendar year 2025.

The annual asphalt work consists of removal and replacement of asphalt pavement by milling or excavation, removal and replacement of culverts, subgrade stabilization and preparation, adjustment of manholes and valves, and minor ditch regrading and associated traffic and erosion control within Town rights of way or on Town property. Martin Marietta has been performing these services satisfactorily to date and is familiar with the Town standards and specifications.

Resolution 15-R-2026 (the "Resolution"): (a) approves the 2026 Extension Agreement; (b) authorizes the Town Attorney, in cooperation with the Town Manager, to make non-material changes to the 2026 Extension Agreement as may be necessary that do not increase the Town's obligations; and (c) authorizes the Mayor to execute the 2026 Extension Agreement when in final form.

Financial Considerations:

As stated above, the not-to-exceed amount for the 2026 Extension Agreement is $2,421,308.60. Work to be completed for the 3rd and Welker Intersection Project will not exceed $598,534.50 and annual renewal work will not exceed $1,822,774.10. The approved 2026 annual budget provides $2,150,000.00 in the Street Improvement Fund for the annual work and $1,200,000.00 in the Capital Outlay Fund for work related to the 3rd & Welker Intersection Project.

04-44-6802 Asphalt/Street Patching – Streets $2,000,000.00
04-44-6836 Street Striping $150,000.00
14-44-8503 Capital Outlay - 3rd/ Welker Int $1,200,000.00

Staff Recommendation / Actions Required:

A motion to approve the February 23, 2026, consent agenda will approve the Resolution. If this item is pulled off the consent for further discussion or questions, Staff recommends the following motion:

Suggested Motion:
"I move to adopt Resolution No. 15-R-2026 , A Resolution of the Town of Mead, Colorado, Approving a Contract Extension Agreement Between the Town and Martin Marietta Materials, Inc. for Calendar Year 2026."

Attachments:

1. Reso 15-R-2026 - Approve Martin Marietta Extension Agreement
2. Construction Agreement - IFB 2023-002 Asphalt Patching Project - 2026 Renewal - les rev

TOWN OF MEAD, COLORADO
RESOLUTION NO. 15-R-2026

A RESOLUTION OF THE TOWN OF MEAD, COLORADO, APPROVING A CONTRACT EXTENSION AGREEMENT BETWEEN THE TOWN AND MARTIN MARIETTA MATERIALS, INC. FOR CALENDAR YEAR 2026

WHEREAS, the Town of Mead (the "Town") is authorized under C.R.S. § 31-15-101 to enter into contracts for any lawful municipal purpose; and

WHEREAS, the Town and Martin Marietta Materials, Inc., a North Carolina corporation (the "Contractor"), previously entered into that certain Construction Agreement dated May 1, 2023 (the "2023 Agreement") for asphalt street patching and paving; and

WHEREAS, the Town reserved the right, as set forth in Section 3.00 of the 2023 Agreement, to enter into additional construction agreements for work to be performed by Contractor in each of calendar years 2024, 2025, 2026 and 2027; and

WHEREAS, the Town and Contractor wish to enter into a Construction Agreement – 2026 Extension Agreement (the "2026 Extension Agreement") to extend the term of the 2023 Agreement for the 2026 calendar year and to establish a not-to-exceed amount of Two Million Four Hundred Twenty-One Thousand Three Hundred Eight and 60/100 Dollars ($2,421,308.60) for work to be completed by Contractor for the Town in calendar year 2026; and

WHEREAS, the Board of Trustees desires to approve the 2026 Extension Agreement with Contractor in substantially the form attached to this Resolution as **Exhibit 1**; and

WHEREAS, the Board of Trustees further desires to delegate authority to the Mayor to execute the Agreement on behalf of the Town of Mead once in final form.

NOW THEREFORE, BE IT RESOLVED by the Board of Trustees of the Town of Mead, Weld County, Colorado, that:

Section 1. The foregoing recitals and findings are incorporated herein as findings and conclusions of the Board of Trustees.

Section 2. The Board of Trustees hereby: (a) approves the 2026 Extension Agreement in substantially the same form as is attached hereto as **Exhibit 1** and incorporated herein; (b) authorizes the Town Attorney, in cooperation with the Town Manager, to make non-material changes to the 2026 Extension Agreement as may be necessary that do not increase the Town's obligations; and (c) authorizes the Mayor to execute the 2026 Extension Agreement when in final form.

Section 3. Effective Date. This resolution shall become effective immediately upon adoption.

Section 4. Repealer. All resolutions, or parts thereof, in conflict with this resolution are hereby repealed, provided that such repealer shall not repeal the repealer clauses of such resolution nor revive any resolution thereby.

Section 5. Certification. The Town Clerk shall certify to the passage of this resolution and make not less than one copy of the adopted resolution available for inspection by the public during regular business hours.

INTRODUCED, READ, PASSED, AND ADOPTED THIS 23RD DAY OF FEBRUARY, 2026.

ATTEST:	**TOWN OF MEAD:**
By:____________________________	By:_________________________________
Mary E. Strutt, MMC, Town Clerk	Colleen G. Whitlow, Mayor

<u>EXHIBIT 1</u>

Martin Marietta Materials, Inc. Construction Agreement – 2026 Extension Agreement

SECTION 00501
TOWN OF MEAD, COLORADO
CONSTRUCTION AGREEMENT
Project Number: IFB 2023-002, Asphalt Patching Project ("Project")

[2026 Extension Agreement]

This CONSTRUCTION AGREEMENT – 2026 Extension Agreement ("Agreement") is made and entered into by and between the TOWN OF MEAD, COLORADO, a municipal corporation of the State of Colorado, with offices at 441 Third Street, Mead, Colorado 80542 (the "**Town**" or "**Owner**"), and Martin Marietta Materials, Inc., a North Carolina corporation, whose address is 4123 Parklake Ave., Raleigh, NC 27612 (the "**Contractor**").

RECITALS

WHEREAS, the Town desires to obtain all necessary components to complete the scope of work for the Project; and

WHEREAS, the Town previously entered into that certain Construction Agreement with Contractor dated May 1, 2023 (the "2023 Agreement"); and

WHEREAS, the Town reserved the right, as set forth in Section 3.00 of the 2023 Agreement, to enter into additional construction agreements for work to be performed by Contractor in each of calendar years 2024, 2025, 2026 and 2027 (each, an "Extension Agreement"), conditioned on each Extension Agreement being subject to substantially the same terms and conditions contained in the 2023 Agreement and the renewal prices being determined in accordance with Section 5.00(c) of the 2023 Agreement; and

NOW, THEREFORE, for the consideration herein expressed, it is agreed as follows by and between the Town and the Contractor that the Contractor shall perform the following:

THE PARTIES AGREE AS FOLLOWS:

1.00 SCOPE OF WORK: The Contractor will furnish all tools, equipment, machinery, materials, supplies, superintendence, insurance, transportation, other construction accessories, and services specified or required to be incorporated in and form a permanent part of the construction and completion of the work proposed to be done under this Agreement ("Work" or "Scope of Work"). In addition, the Contractor shall provide and perform all necessary labor in a first-class and workmanlike manner and in accordance with the conditions and prices stated in the Bid Proposal and the requirements, stipulations, provisions, and conditions of the Contract Documents. The Contractor shall further perform, execute, construct, and complete all things mentioned to be done by the Contractor and all work covered by the Owner's official award of this contract to the Contractor, such award being based on the acceptance by the Owner of the Contractor's bid, or part thereof.

2.00 THE CONTRACT DOCUMENTS: This Agreement incorporates all the Contract Documents, which together represent the entire and integrated agreement between the parties hereto and supersede prior negotiations, written or oral representations, and agreements. The Contract Documents consist of this Construction Agreement, which Agreement also incorporates by this reference all of the instruments set forth in the Contract Documents as fully as if they were set forth in this Agreement in full. The Contract Documents consist of, without limitation, the following documents:

1. Invitation for Bid or Request for Proposals and Instructions to Bidders
2. Contractor's Bid Form (with Unit Pricing as indicated), which is **Exhibit A** to this Agreement
3. This Construction Agreement and any addendums, exhibits or attachments to this Agreement
4. Performance and Payment Bond

5. Bid Proposal
6. Notice of Award
7. Notice to Proceed
8. Bid Bond (Minimum 10% equivalent of the Bid Proposal price or as otherwise set forth in the Bid Bond form provided as part of the Bid Pack)
9. General Conditions
10. The following documents if the box is checked:
    ☒Special Provisions
    ☒Design Documents, including all Drawings and Plans
    ☒Project Specifications
    ☒Addendums to Specifications and Standards
    ☒The following manual of construction design standards and specifications:

    - Town of Mead "Design Standards and Construction Specifications"
    - Colorado Department of Transportation "Standard Specifications for Road and Bridge Construction"

    ☐Change Orders, Field Orders or other similar revisions properly authorized after the execution of this Agreement
    ☐Others: ____

3.00 TIME AND COMMENCEMENT OF COMPLETION: RENEWAL OPTION: This Agreement shall commence as of the date the Agreement is fully executed by both parties and shall continue through December 31, 2026, or until the Scope of Work is completed. Consistent with the IFB, the Town reserves the right to enter into additional construction agreements for work to be performed in calendar year 2027 (an "Extension Agreement"). The Extension Agreement shall be subject to substantially the same terms and conditions contained herein and at the renewal prices indicated in Section 5.00(c) of this Agreement below. Exercise of any renewal option shall be at the Town's sole discretion and shall be conditioned, at a minimum, on the Contractor's satisfactory performance of the terms and conditions of this Agreement, the appropriation of funds by the Town for any Extension Agreement, and approval by the Town's Board of Trustees (if necessary). The Town, if it desires to exercise its renewal option for 2027, will provide written notice to the Contractor no later than sixty (60) days prior to the date on which the Town desires to obtain final proposed pricing for the Extension Agreement.

4.00 LIQUIDATED DAMAGES: All time limits stated in this Agreement and the Contract Documents are of the essence of the Agreement. The Town and Contractor recognize the completion of the work as shown in the contractual time frame, or as extended, is important to the ongoing operations of the Town and its citizens. They also recognize that delays include expenses to the Town for extended manpower commitments, outside consultant commitments, and potentially other legal fees to extend the project beyond the expected time period.

☒If this box is checked, in lieu of requiring any such proof and backup for such expenses, Contractor agrees that liquidated damages (not penalties) may be assessed by the Owner in the sum of **$2,500.00 per day** for each day after the contract time frame expires.

☐ If this box is checked, in addition to or in lieu of the daily damages (if checked above), Contractor agrees that lump sum liquidated damages (not penalties) may be assessed by the Town in *a lump sum payment of **$__________.00** if the work is not completed by _______________, 20__.*

5.00 CONTRACT SUM AND PAYMENT: The Owner shall pay to the Contractor for performance of the Work encompassed by this Agreement, and the Contractor will accept as full compensation therefore, the sum of ***TWO MILLION FOUR HUNDRED TWENTY-ONE THOUSAND THREE HUNDRED EIGHT AND 60/100 DOLLARS***

($2,421,308.60) subject to adjustment as provided by the Contract Documents ("Contract Price"). The Town has appropriated sufficient funds for completion of this Work.

a. Monthly, partial, progress payments shall be made by the Town to the Contractor for the percentage of the Work completed, subject to inspection by Town staff to verify percentage of completion. The Town alone shall determine when work has been completed and progress payments shall not constitute a waiver of the right of the Town to require the fulfillment of all terms of this Agreement and the delivery of all improvements embraced in this Agreement in a complete and satisfactory manner to the Town in all details. The Town, before making any payment, may require the Contractor to furnish releases or receipts from any or all persons performing work under this Agreement and/or supplying material or services to the Contractor, or any subcontractor if this is deemed necessary to protect the Town's interest. The Town, however, may in its discretion make payment in part or full to the Contractor without requiring the furnishing of such releases or receipts.

b. By the 1st day of each month, Contractor shall submit to the Town for review and approval, an application for payment fully completed and signed by Contractor covering the work completed through the last day of the prior month and accompanied by such supporting documentation as is required by these Contract Documents, including without limitation, time sheets, invoices, receipts, bills of lading, and all other documents the Town may require. Materials on hand but not complete in place may or may not be included for payment at the discretion of the Town. Each subsequent application for payment shall include an affidavit of Contractor providing that all previous progress payments received on account of the work have been applied to discharge in full all of Contractor's obligations reflected in prior applications for payment. Notwithstanding the progress payments, it is the intent and purpose of the Town to withhold at least five percent (5%) of payments to Contractor for any contract exceeding One Hundred Fifty Thousand Dollars ($150,000.00) in accordance with Article 91, Title 24, C.R.S.

c. Extension Agreement pricing: The Contractor may propose price increases to be applicable for any Extension Agreement term by written notice to the Town. Price increases are to be on a pass-through basis only and must not produce a higher profit margin for Contractor than that established by this Agreement. Requests must include supporting documentation such as price increases at the manufacturer's level and/or other documentation of cost increases. Consideration of price increases will be at the sole discretion of the Town. If a price increase is approved in part or in full, the resulting new pricing will be implemented through approval of an Extension Agreement. The Town may approve an increase in unit prices on Contractor's pricing pages consistent with the amount requested in the Contractor's written justification in the amount not to exceed the increase in the Colorado Construction Cost (CCI) Index, Colorado area, published by the Colorado Department of Transportation during the proceeding one year term. Nothing in this Agreement shall obligate the Town to approve any Extension Agreement. Exercise of any renewal option shall be at the Town's sole discretion, consistent with Section 3.00 above.

6.00 ACCEPTANCE AND FINAL PAYMENT: Final payment may be requested by the Contractor upon completion and acceptance, by the Town, of all work as set forth in the Contract Documents. The total amount of final payment shall consist of the Contract Price, as adjusted in accordance with approved change orders, if applicable, less all previous payments to the Contractor. If the contract price exceeds one hundred fifty thousand dollars ($150,000), the Town may make the final payment to the Contractor only after the Town has published notice of such final payment in accordance with C.R.S. § 24-91-103.

7.00 ADDITIONAL WORK: Should work beyond that described in the Contract Documents be required, it will be paid for as extra work at a cost to be agreed upon in separate written agreement by the Town and the Contractor prior to commencement of the additional work. Such additional agreements shall be executed and approved by all persons required by Town purchasing ordinances or policies. Unless specifically excluded, such written agreements shall be considered part of the Contract Documents.

8.00 CONTRACTOR'S REPRESENTATIONS: In order to induce the Town to enter into this Agreement, the Contractor makes the following representations:

a. The Contractor has familiarized itself with the nature and the extent of the Contract Documents, Scope of Work, the locality, all physical characteristics of the area of the work within the Scope of Work, including without limitation, improvements, soil conditions, drainage, topography, and all other features of the terrain, and with the local conditions and federal, state, and local laws, ordinances, rules, and regulations that in any manner may affect cost, progress, or performance of the work, or apply in any manner whatsoever to the work.

b. Contractor has carefully considered all physical conditions at the site and existing facilities affecting cost, progress, or performance of the work.

c. Contractor has given the Town written notice of all conflicts, errors, or discrepancies that it has discovered in the Contract Documents and such documents are acceptable to the Contractor.

d. Contractor shall not extend the credit or faith of the Owner to any other persons or organizations.

9.00 INSURANCE: Contractor agrees to procure and maintain, at its own cost, a policy or policies of insurance sufficient to insure against all obligations assumed by the Contractor pursuant to this Agreement. Contractor shall not commence work under this Agreement until it has obtained all said insurance required by the Contract Documents and such insurance has been approved by the Town. The Contractor shall not allow any subcontractor to commence work on this project until all similar insurance required of the subcontractor has been obtained and approved. For the duration of this Agreement, the Contractor must continuously maintain the insurance coverage required in this section, with the minimum insurance coverage listed below:

a. Worker's Compensation in accordance with the Worker's Compensation Act of the State of Colorado and any other applicable laws for any employee engaged in the performance of Work under this contract.

b. Comprehensive General liability insurance with minimum limits of ONE MILLION DOLLARS ($1,000,000) per each occurrence, and TWO MILLION DOLLARS ($2,000,000) aggregate, plus an additional amount sufficient to pay related attorneys' fees and defense costs. The policy shall be applicable to all premises and operations. The policy shall include coverage for bodily injury, broad form property damage (including completed operations), personal injury (including coverage for contractual and employee acts), blanket contractual, independent contractors, products, and completed operations. The policy shall include coverage for explosion, collapse, and underground hazards. The policy shall contain a severability of interests provision.

c. Comprehensive Automobile Liability insurance with minimum limits for bodily injury and property damage of not less than ONE MILLION DOLLARS ($1,000,000) per each occurrence, plus an additional amount sufficient to pay related attorneys' fees and defense costs, with respect to each of the Contractor's owned, hired or non owned vehicles assigned to or used in performance of this contract.

d. Builder's Risk insurance with minimum limits of not less than the insurable value of the work to be performed under this contract at completion less the value of the materials and equipment insured under installation floater insurance. The policy shall be written in completed value form and shall protect the Contractor and the Town against risks of damage to buildings, structures, and materials and equipment not otherwise covered under Installation Floater insurance, from the perils of fire and lightning, the perils included in the standard coverage endorsement, and the perils of vandalism and malicious mischief.

Equipment such as pumps, engine-generators, compressors, motors, switch-gear, transformers, panel-boards, control equipment, and other similar equipment shall be insured under Installation Floater insurance when the aggregate value of the equipment exceeds $10,000. The policy shall provide for losses to be payable to the Contractor and the Town as their interests may appear. The policy shall contain a provision that in the event of payment for any loss under the coverage provided, the insurance company shall have no rights of recovery against the Contractor or the Town.

e. ☐ If this box is checked, Professional Liability/Errors and Omission in an amount not less than _______ MILLION DOLLARS ($__,000,000).

Certificates of insurance shall be completed by the Contractor's insurance agent as evidence that policies providing the required coverage, conditions, and minimum limits are in full force and effect, and shall be subject to review and approval by the Town. The policies required above shall be endorsed to include the Town and the Town's officers and employees as additional insureds. Every policy required above shall be primary insurance and any insurance carried by the Town, its officers, or its employees, or carried by or provided through any self-insurance pool of the Town, shall be excess and not contributory insurance to that provided by the Contractor. Contractor shall be solely responsible for paying any and all deductibles.

Each certificate of insurance shall identify this Agreement or the project set forth in the Scope of Work and shall provide that the coverage afforded under the policies shall not be cancelled, terminated or materially changed until at least thirty (30) days prior written notice has been given to the Town. If the words "endeavor to" appear in the portion of the certificate of insurance addressing cancellation, those words shall be stricken from the certificate by the agent(s) completing the certificate. The Town reserves the right to request and receive a certified copy of any policy and any endorsement thereto.

10.00 BONDS: Contractor shall furnish a performance bond, payment bond, and warranty bond in an amount determined by the Town, but in any event at least equal to the Contract Price, as security for the faithful performance and payment of all Contractor's obligations under the Contract Documents, including but not limited to the guaranty period. These bonds shall remain in effect at least until one year after the date of final payment. All bonds shall be in the forms prescribed by the Contract Documents and be executed by such sureties as (i) are licensed to conduct business in the State of Colorado and (ii) are named in the current list of "Companies Holding Certificates of Authority as Acceptable Sureties on Federal Bonds and as Acceptable Reinsuring Companies" as published in Circular 570, amended, by the Audit Staff, Bureau of Account, U.S. Treasury Department. All bonds signed by an agent must be accompanied by a certified copy of the authority to act. If the surety on any bond furnished by the Contractor is declared bankrupt or becomes insolvent, or its right to do business in Colorado is terminated, or it ceases to meet the requirements of clauses (i) and (ii) of this section, Contractor shall, within five (5) days thereafter, substitute another bond and surety, both of which shall be acceptable to the Town.

11.00 NO WAIVER OF GOVERNMENTAL IMMUNITY: The parties hereto understand and agree that the parties are relying on, and do not waive or intend to waive by any provision of this Agreement or the remainder of the Contract Documents, the monetary limitations or any other rights, immunities, and protections provided by the Colorado Governmental Immunity Act, § 24-10-101 *et seq.*, 10 C.R.S., as from time to time amended, or otherwise available to the parties, their officers, agents or their employees.

12.00 INDEMNIFICATION: The Contractor agrees, to the fullest extent permitted by law, to indemnify, defend and hold the Town, its agencies, employees, officials and agents ("Indemnitees") harmless from any and all claims, settlements, judgments, damages and costs, including reasonable attorney fees, of every kind and nature made, to include all costs associated with the investigation and defense of any claim, rendered or incurred by or on behalf of the Indemnitees, that may arise, occur, or grow out of any errors, omissions, or negligent acts, done by the Contractor, its employees, subcontractors or any independent consultants working under the direction of either the Contractor or any subcontractor in the performance of this Contract; provided, however, that Contractor's obligations and liability hereunder shall not exceed the amount represented by the degree or percentage of negligence or fault attributable to the Contractor or any officer, employee, representative, agent, subcontractor, or other person acting under Contractor's direction or control, as determined pursuant to C.R.S. § 13-50.5-102(8)(c).

13.00 TERMINATION FOR CONVENIENCE: This Agreement and the performance of the Scope of Work hereunder may be terminated at any time in whole, or from time to time in part, by the Town for its convenience. Any such termination shall be effected by delivery to the Contractor of a written notice ("**Notice of Termination**") specifying the extent to which performance of the Scope of Work is terminated and the date upon which termination becomes effective. If the Agreement is terminated, the Contractor shall be paid on a pro-rated basis of work status satisfactorily completed, under the detailed Scope of Work. The portion of the Scope of Work satisfactorily completed but not yet accepted by the Town shall be determined by the Town.

14.00 EVENTS OF AND TERMINATION FOR DEFAULT:

(1) The Town may serve written notice upon the Contractor of its intention to terminate this Agreement in the presence of one of the following events of default:

a. Contractor fails to initiate the Scope of Work at the agreed upon time;

b. The Contractor unnecessarily or unreasonably delays the performance of the Scope of Work;

c. The Contractor does not complete the Scope of Work within the time specified or within the time to which completion of the Scope of Work has been extended;

d. Contractor fails to make prompt payments for labor, materials or to subcontractors;

e. Contractor willfully violates this Agreement or disregards laws, ordinances or instructions of the Town;

f. Contractor abandons performance of the Scope of Work;

g. The Contractor assigns, transfers or sublets this Agreement or any part thereof without Town approval;

h. Contractor becomes insolvent or adjudged bankrupt; or

i. Contractor refuses to remove materials or perform any work within the Scope of Work that has been rejected as defective or unsuitable.

(2) Such written notice shall contain the reasons for the intention to terminate this Agreement and provide a five (5) business day period during which the Contractor may cure the event of default. A failure to timely cure the event of default shall authorize the Town to immediately terminate this Agreement and take whatever steps it deems necessary to complete the Scope of Work, if so desired by the Town in its sole discretion. The costs and charges incurred by the Town, together with the costs of completion of the Scope of Work shall be deducted from any monies owed to Contractor. If the expense incurred by the Town is greater than the sums payable under this Agreement, the Contractor shall pay the Town, within sixty (60) days of demand therefor the amount of such excess cost suffered by the Town.

15.00 LIABILITY FOR EMPLOYMENT-RELATED RIGHTS AND COMPENSATION: The Contractor will comply with all laws, regulations, municipal codes, and ordinances and other requirements and standards applicable to the Contractor's employees, including, without limitation, federal and state laws governing wages and overtime, equal employment, safety and health, employees' citizenship, withholdings, reports and record keeping. Accordingly, the Town shall not be called upon to assume any liability for or direct payment of any salaries, wages, contribution to pension funds, insurance premiums or payments, workers' compensation benefits or any other amenities of employment to any of the Contractor's employees or any other liabilities whatsoever, unless otherwise specifically provided herein.

The Town will not include the Contractor as an insured under any policy the Town has for itself. The Town shall not be obligated to secure nor provide any insurance coverage or employment benefits of any kind or type to or for the Contractor or the Contractor's employees, sub-consultants, subcontractors, agents, or representatives, including but not limited to coverage or benefits related to: local, state, or federal income or other tax contributions, FICA, workers' compensation, unemployment compensation, medical insurance, life insurance, paid vacations, paid holidays, pension or retirement account contributions, profit sharing, professional liability insurance, or errors and omissions insurance. The following disclosure is provided in accordance with Colorado law:

CONTRACTOR ACKNOWLEDGES THAT NEITHER IT NOR ITS AGENTS OR EMPLOYEES ARE ENTITLED TO UNEMPLOYMENT INSURANCE BENEFITS UNLESS CONTRACTOR OR SOME ENTITY OTHER THAN THE TOWN PROVIDES SUCH BENEFITS. CONTRACTOR FURTHER ACKNOWLEDGES THAT NEITHER IT NOR ITS AGENTS OR EMPLOYEES ARE ENTITLED TO WORKERS' COMPENSATION BENEFITS. CONTRACTOR ALSO ACKNOWLEDGES THAT IT IS OBLIGATED TO PAY FEDERAL AND STATE INCOME TAX ON ANY MONEYS EARNED OR PAID PURSUANT TO THIS AGREEMENT.

To the maximum extent permitted by law, the Contractor waives all claims against the Town for any Employee Benefits; the Contractor will defend the Town from any claim and will indemnify the Town against any liability for any Employee Benefits for the Contractor imposed on the Town; and the Contractor will reimburse the Town for any award, judgment, or fine against the Town based on the position the Contractor was ever the Town's employee, and all attorneys' fees and costs the Town reasonably incurs defending itself against any such liability.

16.00 GOVERNING LAW AND VENUE: Venue for any and all legal matters regarding or arising out of the transactions covered herein shall be solely in the District Court in and for Weld County, State of Colorado. This transaction shall be governed by the laws of the State of Colorado.

17.00 ASSIGNMENT: The Contractor shall not assign any of his rights or obligations under this Agreement without the prior written consent of the Town. Upon any assignment, even though consented to by the Owner, the Contractor shall remain liable for the performance of the work under this agreement.

18.00 LAWFUL PERFORMANCE: It is further agreed that no party to this Agreement will perform contrary to any state, federal, or county law, or any of the ordinances of the Town of Mead, Colorado.

19.00 INVALID SECTIONS: Should any section of this Agreement be found to be invalid, it is agreed that all other sections shall remain in full force and effect as though severable from the invalid part.

20.00 NOTICE: Any notice required or permitted by this Agreement shall be in writing and shall be deemed to have been sufficiently given for all purposes if sent by delivery of same in person to the addressee or by courier delivery via Federal Express or other nationally recognized overnight air courier service, by electronically-confirmed facsimile or email transmission, or by depositing same in the United States mail, postage prepaid, addressed as follows:

The Town:	Town of Mead Attn: Town Manager 441 Third Street, Mead, CO 80542 Email: hmigchelbrink@townofmead.org
With a copy to:	Michow Guckenberger McAskin LLP Attn: Mead Town Attorney 5299 DTC Boulevard, Suite 300 Greenwood Village, CO 80111 Email: mmcaskin@mgmfirm.com

Contractor:

Martin Marietta Materials, Inc.
4123 Parklake Ave.
Raleigh, NC 27612

With a copy to:

Martin Marietta Materials, Inc.
Attn: Kenneth Ball, General Manager
1800 N. Taft Hill Rd.
Fort Collins, CO 80521
Email: Kenneth.r.ball@martinmarietta.com

21.00 SURVIVAL: The parties understand and agree that all terms and conditions of the Agreement that require continued performance, compliance, or effect beyond the termination date of the Agreement shall survive such termination date and shall be enforceable in the event of a failure to perform or comply.

22.00 ATTORNEY'S FEES: If the Contractor breaches this Agreement, then it shall pay the Town's reasonable costs and attorney's fees incurred in the enforcement of the terms, conditions, and obligations of this Agreement.

23.00 INTEGRATION AND AMENDMENT: This Agreement constitutes the entire agreement between the parties, superseding all prior oral or written communications. This Agreement may only be modified or amended upon written agreement signed by the parties.

24.00 RIGHTS AND REMEDIES: Any rights and remedies of the Town under this Agreement are in addition to any other rights and remedies provided by law. The expiration of this Agreement shall in no way limit the Town's legal or equitable remedies, or the period in which such remedies may be asserted.

25.00 BINDING EFFECT: The parties agree that this Agreement, by its terms, shall be binding upon the successors, heirs, legal representatives, and assigns; provided that this section shall not authorize assignment.

26.00 NO THIRD-PARTY BENEFICIARIES: Nothing contained in this Agreement is intended to or shall create a contractual relationship with, cause of action in favor of, or claim for relief for, any third party, including any agent, sub-consultant or subcontractor of Contractor. Absolutely no third-party beneficiaries are intended by this Agreement. Any third party receiving a benefit from this Agreement is an incidental and unintended beneficiary only.

27.00 CONFLICT BETWEEN DOCUMENTS: In the event a conflict exists between this Agreement and any term in any exhibit attached or incorporated into this Agreement, the terms in this Agreement shall supersede the terms in such exhibit. In the event of a conflict between any of the Contract Documents, the following order of precedence shall apply: (1) change orders, (2) this Agreement, as may be amended, (3) special provisions, (4) general conditions, (5) design standards and specifications, including any addenda, (6) design documents, and (7) any other Contract Documents, with the more specific or stricter provision controlling.

28.00 FORCE MAJEURE: Neither the Contractor nor the Town shall be liable for any delay in, or failure of performance of, any covenant or promise contained in this Agreement, nor shall any delay or failure constitute default or give rise to any liability for damages if, and only to extent that, such delay or failure is caused by "force majeure." As used in this Agreement, "force majeure" means acts of God, acts of the public enemy, acts of terrorism, unusually severe weather, fires, floods, epidemics, pandemics, quarantines, strikes, labor disputes and freight embargoes, to the extent such events were not the result of, or were not aggravated by, the acts or omissions of the non-performing or delayed party.

29.00 PROTECTION OF PERSONAL IDENTIFYING INFORMATION: In the event the Work includes or requires the Town to disclose to Contractor any personal identifying information as defined in C.R.S. § 24-73-101, Contractor shall comply with the applicable requirements of C.R.S. §§ 24-73-101, et seq., relating to third-party service providers.

30.00 AUTHORITY: The individuals executing this Agreement represent that they are expressly authorized to enter into this Agreement on behalf of the Town of Mead and the Contractor and bind their respective entities.

31.00 COUNTERPARTS: This Agreement may be executed in one or more counterparts, each of which shall constitute an original and all of which shall constitute one and the same document. In addition, the Parties specifically acknowledge and agree that electronic signatures shall be effective for all purposes, in accordance with the provisions of the Uniform Electronic Transactions Act, Title 24, Article 71.3 of the Colorado Revised Statutes.

SIGNATURE PAGES FOLLOW

IN WITNESS WHEREOF, the Parties have caused this Construction Agreement – 2026 Extension Agreement to be executed on the dates written below.

TOWN OF MEAD:

☒ Board of Trustees (*for contracts exceeding $25,000 pursuant to Sec. 4-2-20 of the Mead Municipal Code*)

ATTEST:

By:______________________________________
Mary Strutt, Town Clerk, MMC

By: ___________________________________
Colleen G. Whitlow, Mayor

Date of Execution: ________________________

OR

☐ Town Manager (*for contracts $25,000 or less pursuant to Sec. 4-2-20 of the Mead Municipal Code*)

By: ___________________________________
Helen Migchelbrink, Town Manager

Date of Execution: ________________________

[***Contractor signature page follows***]

[*Contractor signature page to Construction Agreement – 2026 Extension Agreement*].

MARTIN MARIETTA MATERIALS, INC., a North Carolina corporation:

By: ________________________________

Printed Name: ________________________

Title: ________________________________

Date of Execution: ____________________

STATE OF ________________)
COUNTY OF ______________) ss.

The foregoing Construction Agreement – 2026 Extension Agreement was acknowledged before me this ____ day of _____________, 2026, by ____ as __________________________________ of Martin Marietta Materials, Inc., a North Carolina corporation.

Witness my hand and official seal.

My commission expires: ___________.

____
Notary Public
(Required for all contracts pursuant to C.R.S. § 8-40-202(2)(b)(IV))

<u>EXHIBIT A</u>
CONTRACTOR'S FORM OF BID

[*See attached document*]

Agenda Item Summary

Agenda Date: **2/23/2026**

Subject: **Resolution No. 16-R-2026 – A Resolution of the Town of Mead, Colorado, Approving a Contract Extension Agreement Between the Town of Mead and A-1 Chipseal Company for Calendar Year 20261766**

Presented by: **Erika Rasmussen, Town Engineer / Public Works Director**

Summary:

In March of 2024, the Town published an Invitation for Bid (IFB No. 2024-004) for street resurfacing and crack sealing as part of the annual street maintenance project. Two bids were received, and the contract was awarded to A-1 Chipseal Company ("A-1 Chipseal"). The Town and the A-1 Chipseal entered into that certain Construction Agreement dated May 28, 2024, for work to be completed in calendar year 2024 (the "2024 Agreement"). In Section 3.00 of the 2024 Agreement, the Town reserved the right to enter into additional construction agreements for work to be performed by A-1 Chipseal in each of calendar years 2025, 2026, 2027 and 2028.

The Town and A-1 Chipseal now wish to enter into that certain Construction Agreement – 2026 Extension Agreement (the "2026 Extension Agreement") to extend the 2024 Agreement for calendar year 2026 and establish a not-to-exceed amount of $219,478.36 for the resurfacing work to be performed by A-1 Chipseal in 2026 (the "2026 NTE Amount"). The 2026 Extension Agreement incorporates new/updated pricing that A-1 Chipseal provided to the Town. The 2026 NTE Amount represents a 0.0% increase over the NTE Amount set forth in the 2025 Extension Agreement.

This work consists of crack sealing, slurry sealing, chip sealing, and associated traffic control within Town rights-of-way or on Town property. A-1 Chipseal has been performing these services satisfactorily to date and is familiar with the Town standards and specifications.

Resolution 16-R-2026 (the "Resolution"): (a) approves the 2026 Extension Agreement; (b) authorizes the Town Attorney, in cooperation with the Town Manager, to make non-material changes to the 2026 Extension Agreement as may be necessary that do not increase the Town's obligations; and (c) authorizes the Mayor to execute the 2026 Extension Agreement when in final form.

Financial Considerations:

As stated above, the 2026 NTE Amount is $219,478.36. The approved 2026 annual budget provided $225,000.00 in the Street Improvement Fund for this contract.

04-44-6832 Repair and Maintenance – Sealcoat $225,000.00

Staff Recommendation / Actions Required:

A motion to approve the February 23, 2026, consent agenda will adopt the Resolution, approving the 2026 Extension Agreement and authorizing the Mayor to execute the same once in final form. If this item is pulled off the consent for further discussion or questions, Staff recommends the following motion:

Suggested Motion:

"I move to adopt Resolution No. 16-R-2026, A Resolution of the Town of Mead, Colorado, Approving a Contract Extension Agreement Between the Town of Mead and A-1 Chipseal Company for Calendar Year 2026."

Attachments:

1. Resolution No. 16-R-2026 - Approve A-1 Chipseal Extension Agreement
2. Exhibit 1: A-1 Chipseal Company Construction Agreement - 2026 Extension Agreement

TOWN OF MEAD, COLORADO
RESOLUTION NO. 16-R-2026

A RESOLUTION OF THE TOWN OF MEAD, COLORADO, APPROVING A CONTRACT EXTENSION AGREEMENT BETWEEN THE TOWN AND A-1 CHIPSEAL COMPANY FOR CALENDAR YEAR 2026

WHEREAS, the Town of Mead (the "Town") is authorized under C.R.S. § 31-15-101 to enter into contracts for any lawful municipal purpose; and

WHEREAS, the Town and A-1 Chipseal Company, a Colorado corporation (the "Contractor") previously entered into that certain Construction Agreement dated May 28, 2024 (the "2024 Agreement") for street resurfacing; and

WHEREAS, the Town reserved the right, as set forth in Section 3.00 of the 2024 Agreement, to enter into additional construction agreements for work to be performed by Contractor in each of calendar years 2025, 2026, 2027 and 2028; and

WHEREAS, the Town and Contractor wish to enter into a Construction Agreement – 2026 Extension Agreement (the "2026 Extension Agreement") to extend the term of the 2024 Agreement for the 2026 calendar year and to establish a not-to-exceed amount of Two Hundred Nineteen Thousand Four Hundred Seventy-Eight and 36/100 Dollars ($219,478.36) for work to be completed by Contractor for the Town in calendar year 2026; and

WHEREAS, the Board of Trustees desires to approve the 2026 Extension Agreement with Contractor in substantially the form attached to this Resolution as **Exhibit 1**; and

WHEREAS, the Board of Trustees further desires to delegate authority to the Mayor to execute the 2026 Extension Agreement on behalf of the Town of Mead once in final form.

NOW THEREFORE, BE IT RESOLVED by the Board of Trustees of the Town of Mead, Weld County, Colorado, that:

Section 1. The foregoing recitals and findings are incorporated herein as findings and conclusions of the Board of Trustees.

Section 2. The Board of Trustees hereby: (a) approves the 2026 Extension Agreement in substantially the same form as is attached hereto and incorporated herein as **Exhibit 1**; (b) authorizes the Town Attorney, in cooperation with the Town Manager, to make non-material changes to the 2026 Extension Agreement as may be necessary that do not increase the Town's obligations; and (c) authorizes the Mayor to execute the 2026 Extension Agreement when in final form.

Section 3. Effective Date. This resolution shall become effective immediately upon adoption.

Section 4. Repealer. All resolutions, or parts thereof, in conflict with this resolution are hereby repealed, provided that such repealer shall not repeal the repealer clauses of such resolution nor revive any resolution thereby.

Section 5. Certification. The Town Clerk shall certify to the passage of this resolution and make not less than one copy of the adopted resolution available for inspection by the public during regular business hours.

INTRODUCED, READ, PASSED, AND ADOPTED THIS 23RD DAY OF FEBRUARY, 2026.

ATTEST:

By:____________________________
Mary E. Strutt, MMC, Town Clerk

TOWN OF MEAD:

By:____________________________
Colleen G. Whitlow, Mayor

EXHIBIT 1

A-1 Chipseal Company Construction Agreement – 2026 Extension Agreement

TOWN OF MEAD, COLORADO
CONSTRUCTION AGREEMENT
Project Number IFB 2024-004, Street Resurfacing Project ("Project")

[2026 Extension Agreement]

This CONSTRUCTION AGREEMENT – 2026 Extension Agreement ("Agreement") is made and entered into by and between the TOWN OF MEAD, COLORADO, a municipal corporation of the State of Colorado, with offices at 441 Third Street, Mead, Colorado 80542 (the "**Town**" or "**Owner**"), and A-1 CHIPSEAL COMPANY, a Colorado corporation whose address is 2505 E. 74th Ave., Denver, CO 80229 (the "**Contractor**").

RECITALS

WHEREAS, the Town desires to obtain all necessary components to complete the scope of work for the Project; and

WHEREAS, the Town previously entered into that certain Construction Agreement with Contractor dated May 28, 2024 (the "2024 Agreement"); and

WHEREAS, the Town reserved the right, as set forth in Section 3.00 of the 2024 Agreement, to enter into additional construction agreements for work to be performed by Contractor in each of calendar years 2025, 2026, 2027 and 2028 (each, an "Extension Agreement"), conditioned on each Extension Agreement being subject to substantially the same terms and conditions contained in the 2024 Agreement and the renewal prices being determined in accordance with Section 5.00(c) of the 2024 Agreement; and

NOW, THEREFORE, for the consideration herein expressed, it is agreed as follows by and between the Town and the Contractor that the Contractor shall perform the following:

THE PARTIES AGREE AS FOLLOWS:

1.00 SCOPE OF WORK: The Contractor will furnish all tools, equipment, machinery, materials, supplies, superintendence, insurance, transportation, other construction accessories, and services specified or required to be incorporated in and form a permanent part of the construction and completion of the work proposed to be done under this Agreement ("Work" or "Scope of Work"). In addition, the Contractor shall provide and perform all necessary labor in a first-class and workmanlike manner and in accordance with the conditions and prices stated in the Bid Proposal and the requirements, stipulations, provisions, and conditions of the Contract Documents. The Contractor shall further perform, execute, construct, and complete all things mentioned to be done by the Contractor and all work covered by the Owner's official award of this contract to the Contractor, such award being based on the acceptance by the Owner of the Contractor's bid, or part thereof.

2.00 THE CONTRACT DOCUMENTS: This Agreement incorporates all the Contract Documents, which together represent the entire and integrated agreement between the parties hereto and supersede prior negotiations, written or oral representations, and agreements. The Contract Documents consist of this Construction Agreement, which Agreement also incorporates by this reference all of the instruments set forth in the Contract Documents as fully as if they were set forth in this Agreement in full. The Contract Documents consist of, without limitation, the following documents:

1. Invitation for Bid or Request for Proposals and Instructions to Bidders
2. Contractor's Bid Form (with Unit Pricing as indicated), which is **Exhibit A** to this Agreement
3. This Construction Agreement and any addendums, exhibits or attachments to this Agreement
4. Performance and Payment Bond
5. Bid Proposal
6. Notice of Award

7. Notice to Proceed

8. Bid Bond (Minimum 5% equivalent of the Bid Proposal price or as otherwise set forth in the Bid Bond form provided as part of the Bid Pack)
9. General Conditions
10. The following documents if the box is checked:
    - ☒ Special Provisions
    - ☒ Design Documents, including all Drawings and Plans
    - ☒ Project Specifications
    - ☒ Addendums to Specifications and Standards
    - ☒ The following manual of construction design standards and specifications:

        - Town of Mead "Design Standards and Construction Specifications"
        - Colorado Department of Transportation "Standard Specifications for Road and Bridge Construction"

    - ☒ Change Orders, Field Orders or other similar revisions properly authorized after the execution of this Agreement
    - ☐ Others: ____

3.00 TIME AND COMMENCEMENT OF COMPLETION: RENEWAL OPTION: This Agreement shall commence as of the date the Agreement is fully executed by both parties and shall continue through December 31, 2026, or until the Scope of Work is completed. Consistent with the IFB, the Town reserves the right to enter into additional construction agreements for work to be performed in each of calendar year 2027 and 2028 (each, an "Extension Agreement"). Any Extension Agreement shall be subject to substantially the same terms and conditions contained herein and at the renewal prices indicated in Section 5.00(c) of this Agreement below. Exercise of any renewal option shall be at the Town's sole discretion and shall be conditioned, at a minimum, on the Contractor's satisfactory performance of the terms and conditions of this Agreement, the appropriation of funds by the Town for any Extension Agreement, and approval by the Town's Board of Trustees (if necessary). The Town, if it desires to exercise its renewal option for 2027 or 2028, will provide written notice to the Contractor no later than sixty (60) days prior to the date on which the Town desires to obtain final proposed pricing for the Extension Agreement.

4.00 LIQUIDATED DAMAGES: All time limits stated in this Agreement and the Contract Documents are of the essence of the Agreement. The Town and Contractor recognize the completion of the work as shown in the contractual time frame, or as extended, is important to the ongoing operations of the Town and its citizens. They also recognize that delays include expenses to the Town for extended manpower commitments, outside consultant commitments, and potentially other legal fees to extend the project beyond the expected time period.

☒ If this box is checked, in lieu of requiring any such proof and backup for such expenses, Contractor agrees that liquidated damages (not penalties) may be assessed by the Owner in the sum of **$1,400*.00* per day** for each day after the contract time frame expires.

☐ If this box is checked, in addition to or in lieu of the daily damages (if checked above), Contractor agrees that lump sum liquidated damages (not penalties) may be assessed by the Town in *a lump sum payment of **$__________.00** if the work is not completed by _______________, 20__.*

5.00 CONTRACT SUM AND PAYMENT: The Owner shall pay to the Contractor for performance of the Work encompassed by this Agreement, and the Contractor will accept as full compensation therefore the sum of ***TWO HUNDRED NINETEEN THOUSAND FOUR HUNDRED SEVENTY-EIGHT DOLLARS AND THIRTY-SIX CENTS*** **($219,478.36)** subject to adjustment as provided by the Contract Documents ("Contract Price"). The Town has appropriated sufficient funds for completion of this Work.

a. Monthly, partial, progress payments shall be made by the Town to the Contractor for the percentage of the Work completed, subject to inspection by Town staff to verify percentage of completion. The Town alone shall determine when work has been completed and progress payments shall not constitute a waiver of the right of the Town to require the fulfillment of all terms of this Agreement and the delivery of all improvements embraced in this Agreement in a complete and satisfactory manner to the Town in all details. The Town, before making any payment, may require the Contractor to furnish releases or receipts from any or all persons performing work under this Agreement and/or supplying material or services to the Contractor, or any subcontractor if this is deemed necessary to protect the Town's interest. The Town, however, may in its discretion make payment in part or full to the Contractor without requiring the furnishing of such releases or receipts.

b. By the 1st day of each month, Contractor shall submit to the Town for review and approval, an application for payment fully completed and signed by Contractor covering the work completed through the last day of the prior month and accompanied by such supporting documentation as is required by these Contract Documents, including without limitation, time sheets, invoices, receipts, bills of lading, and all other documents the Town may require. Materials on hand but not complete in place may or may not be included for payment at the discretion of the Town. Each subsequent application for payment shall include an affidavit of Contractor providing that all previous progress payments received on account of the work have been applied to discharge in full all of Contractor's obligations reflected in prior applications for payment. Notwithstanding the progress payments, it is the intent and purpose of the Town to withhold at least five percent (5%) of payments to Contractor for any contract exceeding One Hundred Fifty Thousand Dollars ($150,000.00) in accordance with Article 91, Title 24, C.R.S.

c. Extension Agreement pricing: The Contractor may propose price increases to be applicable for any Extension Agreement term by written notice to the Town. Price increases are to be on a pass-through basis only and must not produce a higher profit margin for Contractor than that established by this Agreement. Requests must include supporting documentation such as price increases at the manufacturer's level and/or other documentation of cost increases. Consideration of price increases will be at the sole discretion of the Town. If a price increase is approved in part or in full, the resulting new pricing will be implemented through approval of an Extension Agreement. The Town may approve an increase in unit prices on Contractor's pricing pages consistent with the amount requested in the Contractor's written justification in the amount not to exceed the increase in the Colorado Construction Cost (CCI) Index, Colorado area, published by the Colorado Department of Transportation during the proceeding one year term. Nothing in this Agreement shall obligate the Town to approve any Extension Agreement. Exercise of any renewal option shall be at the Town's sole discretion, consistent with Section 3.00 above.

6.00 ACCEPTANCE AND FINAL PAYMENT: Final payment may be requested by the Contractor upon completion and acceptance, by the Town, of all work as set forth in the Contract Documents. The total amount of final payment shall consist of the Contract Price, as adjusted in accordance with approved change orders, if applicable, less all previous payments to the Contractor. If the contract price exceeds one hundred fifty thousand dollars ($150,000), the Town may make the final payment to the Contractor only after the Town has published notice of such final payment in accordance with C.R.S. § 24-91-103.

7.00 ADDITIONAL WORK: Should work beyond that described in the Contract Documents be required, it will be paid for as extra work at a cost to be agreed upon in separate written agreement by the Town and the Contractor prior to commencement of the additional work. Such additional agreements shall be executed and approved by all persons required by Town purchasing ordinances or policies. Unless specifically excluded, such written agreements shall be considered part of the Contract Documents.

8.00 CONTRACTOR'S REPRESENTATIONS: In order to induce the Town to enter into this Agreement, the Contractor makes the following representations:

a. The Contractor has familiarized itself with the nature and the extent of the Contract Documents, Scope of Work, the locality, all physical characteristics of the area of the work within the Scope of Work, including without limitation, improvements, soil conditions, drainage, topography, and all other features of the terrain, and with the local conditions and federal, state, and local laws, ordinances, rules, and regulations that in any manner may affect cost, progress, or performance of the work, or apply in any manner whatsoever to the work.

b. Contractor has carefully considered all physical conditions at the site and existing facilities affecting cost, progress, or performance of the work.

c. Contractor has given the Town written notice of all conflicts, errors, or discrepancies that it has discovered in the Contract Documents and such documents are acceptable to the Contractor.

d. Contractor shall not extend the credit or faith of the Owner to any other persons or organizations.

9.00 INSURANCE: Contractor agrees to procure and maintain, at its own cost, a policy or policies of insurance sufficient to insure against all obligations assumed by the Contractor pursuant to this Agreement. Contractor shall not commence work under this Agreement until it has obtained all said insurance required by the Contract Documents and such insurance has been approved by the Town. The Contractor shall not allow any subcontractor to commence work on this project until all similar insurance required of the subcontractor has been obtained and approved. For the duration of this Agreement, the Contractor must continuously maintain the insurance coverage required in this section, with the minimum insurance coverage listed below:

a. Worker's Compensation in accordance with the Worker's Compensation Act of the State of Colorado and any other applicable laws for any employee engaged in the performance of Work under this contract.

b. Comprehensive General liability insurance with minimum limits of ONE MILLION DOLLARS ($1,000,000) each occurrence, and TWO MILLION DOLLARS ($2,000,000) aggregate, plus an additional amount sufficient to pay related attorneys' fees and defense costs. The policy shall be applicable to all premises and operations. The policy shall include coverage for bodily injury, broad form property damage (including completed operations), personal injury (including coverage for contractual and employee acts), blanket contractual, independent contractors, products, and completed operations. The policy shall include coverage for explosion, collapse, and underground hazards. The policy shall contain a severability of interests provision.

c. Comprehensive Automobile Liability insurance with minimum limits for bodily injury and property damage of not less than ONE MILLION DOLLARS ($1,000,000) each occurrence, plus an additional amount sufficient to pay related attorneys' fees and defense costs, with respect to each of the Contractor's owned, hired or non owned vehicles assigned to or used in performance of this contract.

d. Builder's Risk insurance with minimum limits of not less than the insurable value of the work to be performed under this contract at completion less the value of the materials and equipment insured under installation floater insurance. The policy shall be written in completed value form and shall protect the Contractor and the Town against risks of damage to buildings, structures, and materials and equipment not otherwise covered under Installation Floater insurance, from the perils of fire and lightning, the perils included in the standard coverage endorsement, and the perils of vandalism and malicious mischief. Equipment such as pumps, engine-generators, compressors, motors, switch-gear, transformers, panel-boards, control equipment, and other similar equipment shall be insured under Installation Floater insurance when the aggregate value of the equipment exceeds $10,000. The policy shall provide for losses to be payable to the Contractor and the Town as their interests may appear. The policy shall contain a provision that in the event of payment for any loss under the coverage provided, the insurance company shall have no rights of recovery against the Contractor or the Town.

e. ☐ If this box is checked, Professional Liability/Errors and Omission in an amount not less than _______ MILLION DOLLARS ($__,000,000).

Certificates of insurance shall be completed by the Contractor's insurance agent as evidence that policies providing the required coverage, conditions, and minimum limits are in full force and effect, and shall be subject to review and approval by the Town. The policies required above shall be endorsed to include the Town and the Town's officers and employees as additional insureds. Every policy required above shall be primary insurance and any insurance carried by the Town, its officers, or its employees, or carried by or provided through any self-insurance pool of the Town, shall be excess and not contributory insurance to that provided by the Contractor. Contractor shall be solely responsible for paying any and all deductibles.

Each certificate of insurance shall identify this Agreement or the project set forth in the Scope of Work and shall provide that the coverage afforded under the policies shall not be cancelled, terminated or materially changed until at least thirty (30) days prior written notice has been given to the Town. If the words "endeavor to" appear in the portion of the certificate of insurance addressing cancellation, those words shall be stricken from the certificate by the agent(s) completing the certificate. The Town reserves the right to request and receive a certified copy of any policy and any endorsement thereto.

10.00 BONDS: Contractor shall furnish a performance bond, payment bond, and warranty bond in an amount determined by the Town, but in any event at least equal to the Contract Price, as security for the faithful performance and payment of all Contractor's obligations under the Contract Documents, including but not limited to the guaranty period. These bonds shall remain in effect at least until one year after the date of final payment. All bonds shall be in the forms prescribed by the Contract Documents and be executed by such sureties as (i) are licensed to conduct business in the State of Colorado and (ii) are named in the current list of "Companies Holding Certificates of Authority as Acceptable Sureties on Federal Bonds and as Acceptable Reinsuring Companies" as published in Circular 570, amended, by the Audit Staff, Bureau of Account, U.S. Treasury Department. All bonds signed by an agent must be accompanied by a certified copy of the authority to act. If the surety on any bond furnished by the Contractor is declared bankrupt or becomes insolvent, or its right to do business in Colorado is terminated, or it ceases to meet the requirements of clauses (i) and (ii) of this section, Contractor shall, within five (5) days thereafter, substitute another bond and surety, both of which shall be acceptable to the Town.

11.00 NO WAIVER OF GOVERNMENTAL IMMUNITY: The parties hereto understand and agree that the parties are relying on, and do not waive or intend to waive by any provision of this Agreement or the remainder of the Contract Documents, the monetary limitations or any other rights, immunities, and protections provided by the Colorado Governmental Immunity Act, § 24-10-101 et seq., 10 C.R.S., as from time to time amended, or otherwise available to the parties, their officers, agents or their employees.

12.00 INDEMNIFICATION: The Contractor agrees, to the fullest extent permitted by law, to indemnify, defend and hold the Town, its agencies, employees, officials and agents ("Indemnitees") harmless from any and all claims, settlements, judgments, damages and costs, including reasonable attorney fees, of every kind and nature made, to include all costs associated with the investigation and defense of any claim, rendered or incurred by or on behalf of the Indemnitees, that may arise, occur, or grow out of any errors, omissions, or negligent acts, done by the Contractor, its employees, subcontractors or any independent consultants working under the direction of either the Contractor or any subcontractor in the performance of this Contract; provided, however, that Contractor's obligations and liability hereunder shall not exceed the amount represented by the degree or percentage of negligence or fault attributable to the Contractor or any officer, employee, representative, agent, subcontractor, or other person acting under Contractor's direction or control, as determined pursuant to C.R.S. § 13-50.5-102(8)(c).

13.00 TERMINATION FOR CONVENIENCE: This Agreement and the performance of the Scope of Work hereunder may be terminated at any time in whole, or from time to time in part, by the Town for its convenience. Any such termination shall be effected by delivery to the Contractor of a written notice ("**Notice of Termination**") specifying the extent to which performance of the Scope of Work is terminated and the date upon which termination becomes effective. If the Agreement is terminated, the Contractor shall be paid on a pro-rated basis of work status satisfactorily completed, under the detailed Scope of Work. The portion of the Scope of Work satisfactorily completed but not yet accepted by the Town shall be determined by the Town.

14.00 EVENTS OF AND TERMINATION FOR DEFAULT:

(1) The Town may serve written notice upon the Contractor of its intention to terminate this Agreement in the presence of one of the following events of default:

a. Contractor fails to initiate the Scope of Work at the agreed upon time;

b. The Contractor unnecessarily or unreasonably delays the performance of the Scope of Work;

c. The Contractor does not complete the Scope of Work within the time specified or within the time to which completion of the Scope of Work has been extended;

d. Contractor fails to make prompt payments for labor, materials or to subcontractors;

e. Contractor willfully violates this Agreement or disregards laws, ordinances or instructions of the Town;

f. Contractor abandons performance of the Scope of Work;

g. The Contractor assigns, transfers or sublets this Agreement or any part thereof without Town approval;

h. Contractor becomes insolvent or adjudged bankrupt; or

i. Contractor refuses to remove materials or perform any work within the Scope of Work that has been rejected as defective or unsuitable.

(2) Such written notice shall contain the reasons for the intention to terminate this Agreement and provide a five (5) business day period during which the Contractor may cure the event of default. A failure to timely cure the event of default shall authorize the Town to immediately terminate this Agreement and take whatever steps it deems necessary to complete the Scope of Work, if so desired by the Town in its sole discretion. The costs and charges incurred by the Town, together with the costs of completion of the Scope of Work shall be deducted from any monies owed to Contractor. If the expense incurred by the Town is greater than the sums payable under this Agreement, the Contractor shall pay the Town, within sixty (60) days of demand therefor the amount of such excess cost suffered by the Town.

15.00 LIABILITY FOR EMPLOYMENT-RELATED RIGHTS AND COMPENSATION: The Contractor will comply with all laws, regulations, municipal codes, and ordinances and other requirements and standards applicable to the Contractor's employees, including, without limitation, federal and state laws governing wages and overtime, equal employment, safety and health, employees' citizenship, withholdings, reports and record keeping. Accordingly, the Town shall not be called upon to assume any liability for or direct payment of any salaries, wages, contribution to pension funds, insurance premiums or payments, workers' compensation benefits or any other amenities of employment to any of the Contractor's employees or any other liabilities whatsoever, unless otherwise specifically provided herein.

The Town will not include the Contractor as an insured under any policy the Town has for itself. The Town shall not be obligated to secure nor provide any insurance coverage or employment benefits of any kind or type to or for the Contractor or the Contractor's employees, sub-consultants, subcontractors, agents, or representatives, including but not limited to coverage or benefits related to: local, state, or federal income or other tax contributions, FICA, workers' compensation, unemployment compensation, medical insurance, life insurance, paid vacations, paid holidays, pension or retirement account contributions, profit sharing, professional liability insurance, or errors and omissions insurance. The following disclosure is provided in accordance with Colorado law:

CONTRACTOR ACKNOWLEDGES THAT NEITHER IT NOR ITS AGENTS OR EMPLOYEES ARE ENTITLED TO UNEMPLOYMENT INSURANCE BENEFITS UNLESS CONTRACTOR OR SOME ENTITY OTHER THAN THE TOWN PROVIDES SUCH BENEFITS. CONTRACTOR FURTHER ACKNOWLEDGES THAT NEITHER IT NOR ITS AGENTS OR EMPLOYEES ARE ENTITLED TO WORKERS' COMPENSATION BENEFITS. CONTRACTOR ALSO ACKNOWLEDGES THAT IT IS OBLIGATED TO PAY FEDERAL AND STATE INCOME TAX ON ANY MONEYS EARNED OR PAID PURSUANT TO THIS AGREEMENT.

To the maximum extent permitted by law, the Contractor waives all claims against the Town for any Employee Benefits; the Contractor will defend the Town from any claim and will indemnify the Town against any liability for any Employee Benefits for the Contractor imposed on the Town; and the Contractor will reimburse the Town for any award, judgment, or fine against the Town based on the position the Contractor was ever the Town's employee, and all attorneys' fees and costs the Town reasonably incurs defending itself against any such liability.

16.00 GOVERNING LAW AND VENUE: Venue for any and all legal matters regarding or arising out of the transactions covered herein shall be solely in the District Court in and for Weld County, State of Colorado. This transaction shall be governed by the laws of the State of Colorado.

17.00 ASSIGNMENT: The Contractor shall not assign any of his rights or obligations under this Agreement without the prior written consent of the Town. Upon any assignment, even though consented to by the Owner, the Contractor shall remain liable for the performance of the work under this agreement.

18.00 LAWFUL PERFORMANCE: It is further agreed that no party to this Agreement will perform contrary to any state, federal, or county law, or any of the ordinances of the Town of Mead, Colorado.

19.00 INVALID SECTIONS: Should any section of this Agreement be found to be invalid, it is agreed that all other sections shall remain in full force and effect as though severable from the invalid part.

20.00 NOTICE: Any notice required or permitted by this Agreement shall be in writing and shall be deemed to have been sufficiently given for all purposes if sent by delivery of same in person to the addressee or by courier delivery via Federal Express or other nationally recognized overnight air courier service, by electronically-confirmed facsimile or email transmission, or by depositing same in the United States mail, postage prepaid, addressed as follows:

The Town:	Town of Mead Attn: Town Manager 441 Third Street, Mead, CO 80542 Email: hmigchelbrink@townofmead.org
With a copy to:	Michow Guckenberger McAskin LLP Attn: Mead Town Attorney 5299 DTC Boulevard, Suite 300 Greenwood Village, CO 80111 Email: mmcaskin@mgmfirm.com

Contractor: A-1 Chipseal Company
2505 E. 74th Ave
Denver, CO 80229

With a copy to:

21.00 SURVIVAL: The parties understand and agree that all terms and conditions of the Agreement that require continued performance, compliance, or effect beyond the termination date of the Agreement shall survive such termination date and shall be enforceable in the event of a failure to perform or comply.

22.00 ATTORNEY'S FEES: If the Contractor breaches this Agreement, then it shall pay the Town's reasonable costs and attorney's fees incurred in the enforcement of the terms, conditions, and obligations of this Agreement.

23.00 INTEGRATION AND AMENDMENT: This Agreement constitutes the entire agreement between the parties, superseding all prior oral or written communications. This Agreement may only be modified or amended upon written agreement signed by the parties.

24.00 RIGHTS AND REMEDIES: Any rights and remedies of the Town under this Agreement are in addition to any other rights and remedies provided by law. The expiration of this Agreement shall in no way limit the Town's legal or equitable remedies, or the period in which such remedies may be asserted.

25.00 BINDING EFFECT: The parties agree that this Agreement, by its terms, shall be binding upon the successors, heirs, legal representatives, and assigns; provided that this section shall not authorize assignment.

26.00 NO THIRD-PARTY BENEFICIARIES: Nothing contained in this Agreement is intended to or shall create a contractual relationship with, cause of action in favor of, or claim for relief for, any third party, including any agent, sub-consultant or subcontractor of Contractor. Absolutely no third-party beneficiaries are intended by this Agreement. Any third party receiving a benefit from this Agreement is an incidental and unintended beneficiary only.

27.00 CONFLICT BETWEEN DOCUMENTS: In the event a conflict exists between this Agreement and any term in any exhibit attached or incorporated into this Agreement, the terms in this Agreement shall supersede the terms in such exhibit. In the event of a conflict between any of the Contract Documents, the following order of precedence shall apply: (1) change orders, (2) this Agreement, as may be amended, (3) special provisions, (4) general conditions, (5) design standards and specifications, including any addenda, (6) design documents, and (7) any other Contract Documents, with the more specific or stricter provision controlling.

28.00 FORCE MAJEURE: Neither the Contractor nor the Town shall be liable for any delay in, or failure of performance of, any covenant or promise contained in this Agreement, nor shall any delay or failure constitute default or give rise to any liability for damages if, and only to extent that, such delay or failure is caused by "force majeure." As used in this Agreement, "force majeure" means acts of God, acts of the public enemy, acts of terrorism, unusually severe weather, fires, floods, epidemics, pandemics, quarantines, strikes, labor disputes and freight embargoes, to the extent such events were not the result of, or were not aggravated by, the acts or omissions of the non-performing or delayed party.

29.00 PROTECTION OF PERSONAL IDENTIFYING INFORMATION: In the event the Work includes or requires the Town to disclose to Contractor any personal identifying information as defined in C.R.S. § 24-73-101, Contractor shall comply with the applicable requirements of C.R.S. §§ 24-73-101, et seq., relating to third-party service providers.

30.00 AUTHORITY: The individuals executing this Agreement represent that they are expressly authorized to enter into this Agreement on behalf of the Town of Mead and the Contractor and bind their respective entities.

31.00 COUNTERPARTS: This Agreement may be executed in one or more counterparts, each of which shall constitute an original and all of which shall constitute one and the same document. In addition, the Parties specifically acknowledge and agree that electronic signatures shall be effective for all purposes, in accordance with the provisions of the Uniform Electronic Transactions Act, Title 24, Article 71.3 of the Colorado Revised Statutes.

SIGNATURE PAGES FOLLOW

IN WITNESS WHEREOF, the Parties have caused this Construction Agreement – 2026 Extension Agreement to be executed on the dates written below.

TOWN OF MEAD:

☒ Board of Trustees (*for contracts exceeding $25,000 pursuant to Sec. 4-2-20 of the Mead Municipal Code*)

ATTEST:

By:______________________________________
Mary Strutt, Town Clerk, MMC

By: ___________________________________
Colleen G. Whitlow, Mayor

Date of Execution: ________________________

OR

☐ Town Manager (*for contracts $25,000 or less pursuant to Sec. 4-2-20 of the Mead Municipal Code*)

By: ___________________________________
Helen Migchelbrink, Town Manager

Date of Execution: ________________________

[*Contractor signature page follows*]

[*Contractor signature page to Construction Agreement – 2026 Extension Agreement*]

A-1 CHIPSEAL COMPANY, a Colorado corporation**:**

By: ___________________________________

Printed Name: ___________________________

Title: __________________________________

Date of Execution: _______________________

STATE OF)
COUNTY OF) ss.

The foregoing Construction Agreement – 2026 Extension Agreement was acknowledged before me this ____ day of ______________, 2026, by ____ as ____________________________________ of A-1 Chipseal Company, a Colorado corporation.

Witness my hand and official seal.

My commission expires: ___________.

____
Notary Public
(Required for all contracts pursuant to C.R.S. § 8-40-202(2)(b)(IV))

<u>EXHIBIT A</u>
CONTRACTOR'S FORM OF BID

[*See attached document*]

A-ONE CHIPSEAL ROCKY MOUNTAIN PAVEMENT

www.a-1chipseal.com www.rockymountainpavement.com

Customer	Attention	Date
Town Of Mead	**Manny Windhorst**	**02/05/26**
PO Box 626	**(702) 533-2304**	Proposal #
Mead, CO 80542-0626	**iwindhorst@townofmead.org**	**37435**
	Fax: (970) 535-4194	

Proposal for

Town of Mead - Street Resurfacing Project - Various - Mead

Item#	Description	Qnty/Unit	Unit Price	Total Price
	Option# 1 Base Bid Proposal 2026			
408.01	**Crack and Joint Sealant ASTM D36**	16,484 LBS	$3.22	$53,078.48
409.01	**Chip Seal 1/4"**	100 SY	$5.34	$534.00
409.02	**Slurry Seal - Type II**	35,201 SY	$4.68	$164,740.68
630.01	**Advance Warning Sequencing Arrow Panel**	4 DAY	$102.30	$409.20
630.02	**Variable Message Board**	4 DAY	$179.00	$716.00
		Accepted_____	**Total for Option# 1**	**$219,478.36**

Notes:

*The signer of this contract serves as the authorized agent for the owner and binds the written contract to the owner.
*This work can be scheduled after receipt of signed contract.
*Pricing for this quotation is applicable for 30 days from date of quote.

Exclusions:

*Bonds, permits, testing, engineering, surveying.

See attached terms and conditions

Accepted by:______________________________Date:__________Estimator: Gil Uhrich

Accepted by:______________________________Date:__________

Authorized Agent(s)

Gil Uhrich
(720)703-5807
gil@asphaltrepair.com

Phone: 970.472.5255 Fax: 303.650.9669

18110 Co Rd 33 - Platteville, CO 80651

A-1 Chipseal Co. & Rocky Mountain Pavement, LLC is an Equal Employment Opportunity Employer.

Terms and Conditions

1. This contract (hereinafter referred to as the "Agreement") including the terms and conditions that follow, supersedes any prior understanding or written or oral agreement between the parties, and constitutes the entire agreement between the parties and any understanding or representation not contained herein is hereby expressly waived. It is expressly understood that no representative of the contractor has the power to modify the provisions hereof in any respect, that Contractor shall not be bound by, or liable to, Owner for any representation, promise or endorsement made by any agent or person in Contractor's employment to set forth in this Agreement, and no modification or amendment of this instrument shall be binding on the Contractor unless set forth in writing and signed by an authorized officer of the Contractor.

2. This Agreement shall be binding on and inure to the benefit of the parties hereto and their respective heirs, executors, administrators, legal representatives successors, and assigns, where permitted by this Agreement. Owner expressly agrees that this Agreement is binding upon it and is not subject to cancellation unless expressly agreed upon for any reason, as shown in the body of this Agreement, and that furthermore, notwithstanding the terms hereof, this Agreement shall not be binding upon Contractor until the credit of Owner is approved and accepted by Contractor.

3. Contractor shall not be liable for delays or damages occasioned by causes beyond his control, including but not limited to: the elements, labor strikes and other labor unrest, riots and other public disturbances, acts of God, accidents, material and supply shortages, and delays occasioned by suppliers not meeting shipping schedules.

4. If any provision is modified by statute or declared invalid, the remaining provisions shall nevertheless continue in full force and effect. The Owner and the Contractor agree that the Agreement shall be construed and governed by the laws of Colorado and that venue for any dispute or litigation arising out of this Agreement shall be in Adams County, Colorado.

5. Any alteration or deviation from the specifications, including those directed by the Owner, construction lender and any public body, that involves extra cost (subcontract, labor, materials) will be executed only upon the parties entering into a written change order, which Contractor may or may not execute at its discretion. Owner hereby authorizes Contractor to make any such repairs and agrees to be responsible for the cost of any such repairs and agrees to be responsible for the cost of any such additional work and materials necessary to complete the Job as described herein.

6. Contractor will provide and pay for all labor and materials necessary to complete the Project. Contractor is released from this obligation for expenses incurred when the Owner is in arrears in making progress payments.

7. Contractor will maintain worker's disability compensation insurance for his employees and comprehensive coverage liability insurance policies. Owner to carry insurance against fire, tornado, hail, vandalism and other casualty losses.

8. Contractor may substitute materials without notice to the owner in order to allow work to proceed, provided that the substituted materials are of no lesser quality than those listed in the specifications.

9. Contractor shall not be responsible for underlying materials of the pavement.

10. The parties agree that in the event of breach of any warranty, either expressed or implied, the liability of the Contractor shall be limited to the labor costs of replacing the defective work. The Contractor shall not be liable for any other damages either direct or consequential. Notwithstanding anything else to the contrary, the Contractor shall have no liability or responsibility for any damage to the structure, its contents, floors, carpets and walkways that is caused by the condition of tracking materials (sealcoat, crack filler, tar, etc.), caused by others besides employees, regardless of whether such damage occurs or is worsened during the performance of the job.

11. Any warranty, express or implied, is void if contract is not paid in full.

12. If any payment under this Agreement is not made when due, the Contractor may suspend work on the job until such time as all payments due have been made. Any failure to make payment is subject to a claim enforced against the property in accordance with applicable lien laws.

13. In the event the amount of Contract is not paid within 30 days from completion, the account shall be in default. The acceptor of this Agreement agrees to indemnify and hold harmless the Contractor from any costs of expenses incurred in the collection of the defaulted account, or in any part thereof, including attorney's fees, court cost, etc., and further agrees that the defaulted account, or in part thereof, including attorney's fees, court cost, etc., and further agrees that the defaulted account will bear interest at the rate of 1-1/2% per month, not to exceed 18% per year and not to exceed the maximum rate permitted by law, on the unpaid balance.

14. Owner agrees to indemnify and hold harmless the Contractor and its agents, managers, directors, officers and employees from and against claims, damages, losses and expenses arising out of or resulting from the performance of this Agreement, including claims relating to damages caused by other tradesman and claims related to environmental laws and hazardous materials, except to the extent that such damage, loss or expense is due to the gross negligence or willful misconduct of the party seeking indemnity.

15. This contract shall become binding when signed by all parties and the authorized office of the Contractor. Owner agrees that upon cancellation before work is started, or before material is delivered on the job, to be liable for 15% of gross amount of contract for restocking fees. Owner is liable for the full amount of contract in the event they cancel contract after work has started.

16. Credit Card payments (Visa and Mastercard) are accepted. A 2.9% processing fee will be applied to the invoice.

17. Any notice required or permitted under this Agreement may be given certified or registered mail at the addresses contained in the Agreement.

18. Owner further agrees that the equity in this property is security in this Contract. This Contract shall become binding only upon written acceptance hereof by the Contractor or by an authorized Agent of the contractor, or upon commencement of the work.

19. This Contract constitutes the entire understanding of the parties, and no other understanding, collateral or otherwise, shall be binding unless in writing signed by both parties.

20. The proposal will expire within 90 days from date unless extended in writing by the company. After 90 days, we reserve the right to revise our price in accordance with costs in effect at that time.

Agenda Item Summary

Agenda Date:	**2/23/2026**
Subject:	**Resolution No. 17-R-2026 - A Resolution of the Town of Mead, Colorado, Approving a Task Order for Dewberry Engineers Inc. to Provide Project and Construction Management Services for the County Road (CR) 34 Bridge Replacement Project**
Presented by:	**Dave Mathews, Deputy Town Engineer**

Summary:

In November 2023, the Town of Mead (the "Town") released a Request for Proposals (RFP) for Project and Construction Management Services for State or Federally Funded Projects. The RFP identified three projects, including the 3rd and Welker Intersection Project, the Safe Routes to School Project, and the County Road (CR) 34 Bridge Replacement Project. Six proposals were received from qualified firms and in February of 2024, staff selected Dewberry Engineers Inc. (the "Contractor"). The Town subsequently entered into an agreement for professional services with the Contractor, pursuant to which the Contractor provides project and construction managements services for special projects as authorized by task order (the "Agreement").

Design and bid documents for the CR 34 Bridge Replacement Project (the "Project") are complete and the Town has received clearance from the Colorado Department of Transportation (CDOT) to advertise for construction. Construction services for the Project will be advertised soon for fall/winter 2026-2027 construction and are anticipated to cost $1.9 million. This early bidding provides the option for the selected contractor to order a pre-cast box culvert with a long lead time, which could minimize the duration of the closure of CR 34 during construction. Early bidding tends to ensure more competitive pricing and contractor availability in the fall.

Pursuant to the Agreement, the Contractor provided a proposal to provide full-time construction management services for the Project (the "Services"). The Services include management of all pre-construction and construction activities, review of bid packages, preparation of contract documents, reporting to CDOT, coordination of utility relocations and materials testing, meeting with affected property owners, providing daily construction and traffic control inspections, negotiating change orders, documenting the progress of the work, measuring quantities and approving pay requests, coordinating responses to contractor requests for information and submittal reviews, monitoring contractor compliance with DBE and EEO requirements, collecting as-built drawings, issuing punch lists, providing all project closeout documentation, and issuing public outreach information.

In accordance with the terms of the Agreement, Task Order No. 2026-001 (the "Task Order") has been prepared for the Contractor to complete the Services for a not-to-exceed amount of $320,690.00.

Resolution No. 17-R-2026 (the "Resolution"): (a) approves the Task Order; (b) authorizes the Town Attorney in cooperation with the Town Manager to make any non-material changes to the Task Order that do not increase the Town's obligations; and (c) authorizes the Town Manager to execute the Task Order on behalf of the Town when in final form.

Financial Considerations:

As stated above, the not-to-exceed amount for the Task Order is $320,690.00.

Funds for the Services are available in the approved 2026 budget:

14-44-8533 – Transportation Fund – Capital Outlay, CR 34 Bridge Replacement
$1,932,000

Staff Recommendation / Actions Required:

A motion to approve February 23, 2026, consent agenda will approve the Resolution, approving the Task Order and authorizing the Town Manager to execute the same once in final form. If this item is pulled off the consent for further discussion or questions, Staff recommends the following motion:

Suggested Motion:

"I move to approve Resolution No. 18-R-2026, A Resolution of the Town of Mead, Colorado, Approving a Task Order for Dewberry Engineers Inc. to Provide Project and Construction Management Services for the County Road (CR) 34 Bridge Replacement Project."

Attachments:

1. Resolution No. 17-R-2026 - Task Order - Dewberry - CR 34 Bridge Services
2. Exhibit 1: Task Order 2026-001

TOWN OF MEAD, COLORADO
RESOLUTION NO. 17-R-2026

A RESOLUTION OF THE TOWN OF MEAD, COLORADO, APPROVING A TASK ORDER FOR DEWBERRY ENGINEERS INC. TO PROVIDE PROJECT AND CONSTRUCTION MANAGEMENT SERVICES FOR THE COUNTY ROAD (CR) 34 BRIDGE REPLACEMENT PROJECT

WHEREAS, the Town of Mead (the "Town") is authorized under C.R.S. § 31-15-101 to enter into contracts for any lawful municipal purpose; and

WHEREAS, the Town previously entered into that certain Agreement for Professional Services with Dewberry Engineers Inc. (the "Contractor") dated February 12, 2024, as amended, for
Contractor to provide project and construction management services for state or federally funded projects (the "Agreement"); and

WHEREAS, the Town has need of the Contractor's project and construction management services for the Town's County Road (CR) 34 Bridge Replacement Project (the "Services"); and

WHEREAS, in accordance with the terms of the Agreement, Task Order No. 2026-001, attached hereto and incorporated herein as **Exhibit 1** (the "Task Order"), has been prepared for the Services; and

WHEREAS, the Task Order sets forth a not-to-exceed compensation amount of Three Hundred Twenty Thousand Six Hundred Ninety and 00/100 Dollars ($320,690.00) for the completion of the Services; and

WHEREAS, the Board of Trustees desires to approve the Task Order and further desires to delegate authority to the Town Manager to execute the Task Order on behalf of the Town when in final form.

NOW THEREFORE, BE IT RESOLVED by the Board of Trustees of the Town of Mead, Weld County, Colorado, that:

Section 1. The foregoing recitals and findings are incorporated herein as findings and conclusions of the Board of Trustees.

Section 2. The Board of Trustees hereby: (a) approves the Task Order with the Contractor in substantially the same form as is attached hereto and incorporated herein as **Exhibit 1**; (b) authorizes the Town Manager, in consultation with the Town Attorney, to make any non-material or non-substantive changes to the Task Order as may be necessary that do not increase the Town's obligations; and (c) authorizes the Town Manager to execute the Task Order on behalf of the Town when in final form.

Section 3. **Effective Date.** This Resolution shall become effective immediately upon adoption.

Section 4. **Repealer.** All resolutions, or parts thereof, in conflict with this resolution are hereby repealed, provided that such repealer shall not repeal the repealer clauses of such resolution nor revive any resolution thereby.

Section 5. Certification. The Town Clerk shall certify to the passage of this Resolution and make not less than one copy of the adopted resolution available for inspection by the public during regular business hours.

INTRODUCED, READ, PASSED, AND ADOPTED THIS 23RD DAY OF FEBRUARY, 2026.

ATTEST:	**TOWN OF MEAD:**
By:___________________________	By:________________________________
Mary E. Strutt, MMC, Town Clerk	Colleen G. Whitlow, Mayor

Exhibit 1
Task Order 2026-001

TASK ORDER - SPECIAL PROJECTS

TASK ORDER NO.: 2026-001

Task Name: Project Management Services – CR 34 Bridge Replacement Project

Requested: Dave Mathews
(Deputy Town Engineer)

Proposed Start Date: 2/24/2026

Funding Source: **14-44-8533**

Proposed Completion Date: 3/30/2027

Tasks / Deliverables: See attached memorandum

Total Task Order Budget: **$320,690.00**

Approval:

____

Date: ______________

Town Engineer

Additional Comments: This Task Order is not valid without attached Task Order memorandum, approved by the Town Manager. Task orders with a total task order budget exceeding Fifty Thousand Dollars ($50,000.00) require approval by the Town Board of Trustees. If applicable, the Board resolution authorizing the Town Manager to execute this Task Order shall be attached hereto.

Attachment: Task Order Memorandum

FINANCE DIRECTOR REVIEW:
Finance has reviewed this Task Order and the funds:

☒ *are appropriated*
☐ *are not appropriated (note: ______________)*

By: ______________

Account reference/information:

14-44-8533 Transportation Fund – Capital Outlay - $1,932,000.00

TASK ORDER MEMORANDUM

To: **Helen Migchelbrink, Town Manager**

From: **David Mathews, Deputy Town Engineer**

Date: **February 24, 2026**

Subject: **Project Management Services – CR 34 Bridge Replacement Project**

Task Order No.: 2026-001

This Task Order Memorandum has been prepared in accordance with the Professional Services Agreement between the Town of Mead (the "Town") and Dewberry Engineers Inc. (the "Consultant") dated February 12, 2024 for project management services, as amended (the "PSA"). No special projects shall be performed by the Consultant until the Town's Authorized Representative has executed a Task Order authorizing the Consultant to proceed with the Task(s) identified below.

Task(s) to be performed: Project management services for the construction phase of the CR 34 Bridge Replacement Project are outlined in Consultant's proposal dated January 16, 2026, a copy of which is attached to this Task Order Memorandum as ATTACHMENT A and incorporated herein by reference (the "Consultant Task Order Proposal"). Following approval of this Task Order, the Consultant shall provide project and construction management services and provide all necessary personnel, material, transportation, lodging, instrumentation, and the specialized facilities and equipment necessary to satisfy all appropriate agencies and ensure compliance with all federal, state, and local statutes, laws, codes, regulations, policies, procedures, ordinances, standards, specifications, performance standards, and guidelines applicable to the Consultant's services and work product. The Consultant is responsible for supplying and providing all necessary equipment and protective clothing in accordance with Town standards. The project location, project limits, purpose, expected results, project deliverables, period of performance, project schedule, and scope of work to be performed are described with particularly in this Task Order Memorandum and the Consultant Task Order Proposal related to the specific Task(s) outlined above.

Time schedule: All work to be completed by March 30, 2027.

Deliverables: See attached Consultant Task Order Proposal.

Charges: Unless otherwise set forth in this Task Order Memorandum, the Charges authorized herein shall be considered a not-to-exceed amount. Charges shall be calculated pursuant to the hourly rates in the PSA, unless otherwise set forth herein, and in accordance with the Consultant Task Order Proposal. I have reviewed and approved the Task Order, and I therefore request that you proceed to approve the attached Task Order, which will authorize the Consultant to proceed with the Task(s) described above for the not-to-exceed amount of Three Hundred Twenty Thousand Six Hundred Ninety and 00/100 Dollars ($320,690.00).

Review and approval of Task Order Memorandum: ________________________________

Name and Title: ________________________________

(Note: This Task Order Memorandum is not valid unless and until a Task Order has been executed by the Town Manager and approved by the Finance Director.)

<u>Attachment(s) to Task Order Memorandum:</u>

ATTACHMENT A – Consultant Task Order Proposal dated January 16, 2026 (4 pages).

Dewberry Engineers Inc.
990 South Broadway, Suite 400
Denver, CO 80209
303.825.1802
303.825.2322 fax
www.dewberry.com

January 16, 2026

Town of Mead
Erika Rasmussen, P.E.
Public Works Director
441 Third Street
Mead, CO 80542

Letter Proposal
Town of Mead RFP No. 2023-009: 2026 Extension: Task Order 003 WCR-34 Bridge Replacement

Dear Erika:

Dewberry is pleased to present this Letter Proposal to assist the Town of Mead with construction management services during construction for the WCR-34 Bridge Replacement.

The Scope of Work, project schedule, and compensation are outlined in this Letter Proposal. The Terms and Conditions under which the project will be performed will be per our existing Professional Services Agreement, Town of Mead RFP No. 2023-009.

Project Understanding

The project consists of the removal of the bridge at WCR 34 over the Mead Lateral Canal in Mead Colorado. A new bridge will be constructed with the installation of a 20'x7' concrete box culvert, wing walls, and concrete channel lining, spanning approximately 55'. Two LTWD waterlines will be lowered. The project also will reconstruct CR34 roadway approaches to the bridge and the installation of new sidewalk, hand rail, and guardrail.

Scope of Work

Dewberry will provide full-time construction management services assisting the Town through all phases of the project while managing the CDOT Local Agency process. During the preconstruction phase we will provide constructability reviews, attend project meetings, and will manage the contractor procurement process. Once bid packages are received, our team will review the packages, evaluate, recommend award, and prepare contracting documents. We will conduct the preconstruction meeting, prepare the agenda, and document the meeting minutes. We will set up our project tracking site, CIPO or Procore, where all information, documents, and process management will be managed and tracked through the duration of the project. Dewberry will review the contract documents to define the scope and services needed for material testing services per CDOT requirements. We will manage all aspects of the procurement process and will administer the contract for the selected testing firm on behalf of the Town. Our field team will conduct thorough video and photo documentation of the preconstruction conditions for the limits of work capturing adjacent roadways, drives, routes, and public/private properties.

During construction, Dewberry will coordinate and manage all correspondence with CDOT, contractors, surveyors, material testers, design engineers, utility companies and community stakeholders. We will maintain close contact with the Town's project manager, provide an on-site construction manager and keep the design engineering firm informed on all pertinent correspondence. Our team will fully engage with all project stakeholders from design through project closeout while managing the CDOT Local Agency process as the Town's agent. Our team will manage all field activities, perform daily site inspections, and will oversee document & process management while keeping detailed reports and records. Additionally, we will manage project controls, quality control/assurance, and project financials. We will review and recommend approval of pay applications, review, and manage contract changes for approval by the Town in compliance with CDOT requirements, review contractor certified payrolls (B2Gnow & LCP Tracker), and prepare all necessary documentation for requests for reimbursement.

During construction, Dewberry will establish a GIS web map using the Town's established geodatabase schema. The field team will manage and map GIS data for the construction to include shots on all new pipe fittings, outlets/connections, caps/plugs, casing ends, any appurtenances to be utilized in the preparation of record drawings. Additional data collection will include all crossing and parallel existing utilities exposed during construction and other existing facilities pertinent to the stormwater sewer construction and record drawing information.

At the completion of construction, we will conduct a final punch list walkthrough and manage any Town coordination, start-up, and testing processes. Dewberry will verify O&M manuals are complete, accurate, and transmitted to the Town and coordinate the execution of all closeout documentation according to the Town and CDOT Local Agency processes. We will provide all project records and documentation obtained throughout the project.

Project Schedule

We anticipate the construction schedule for project completion to occur over a 7-month duration approximately from September 2026 to March 2027.

Compensation

For the work described in the Scope of Work section of this Letter Proposal, Dewberry shall be compensated per our existing agreement with the Town of Mead. The estimated cost for the work identified under the Scope of Work section of this Letter Proposal is $320,690.00.

The table below provides a summary of our estimated level of effort and cost for this project.

Project	**Total Estimated Cost**
Preconstruction Phase	$47,600
Construction Phase	$ 264,150
Post-Construction Phase	$8,940
Total Cost	$320,690

We appreciate the opportunity to provide construction management services to the Town of Mead and look forward to working with you on this project. If the Scope of Work and Compensation are acceptable to you, please sign and return one copy of this Letter Proposal.

Dewberry

By:________________________________

Name: Justin Schaller/Ken Cecil

Title: PM/CM Department Manager
Associate Vice President, Business Unit Manager

Date: 1-16-2026

Town of Mead

By:________________________________

Name:________________________________

Title:________________________________

Date:________________________________

Attachments: Proposal Cost/Fee

ATTACHMENT A2

Town of Mead - County Road 34 Bridge Replacement
CM Services/CDOT LA
CM Services Fee Development Worksheet
December 31, 2025

Task	Task Description	Assumptions & Notes	Total Cost	Dewberry			Estimated Labor Hours			
				Other Direct Costs	Labor Subtotal w/ Escalation to Mid-Point	Labor Cost Subtotal	Total Hours	CM Team		
								Schaller	Pacheco/Jardine/Murphy	Hensley
								CP5	CP3	Admin Pro 2
					100%			$ 230	$ 190	$ 125
Task 1	**Pre-construction Phase**									
1.1	Contract Management	Monthly contract management, CDOT LAC	$ 2,360	$ -	$ 2,360	$ 2,360	13	7	0	6
1.2	Establish CIPO Site	PM/CM cloud site, CDOT LA files/structure	$ 1,840	$ -	$ 1,840	$ 1,840	8	8	0	0
1.3	CDOT LA Pre-con Items	FOR, Constructability/plan review, Clearances, Design meetings, utility coordination, permitting, LAC coordination, pre-con schedule, final plans	$ 17,600	$ -	$ 17,600	$ 17,600	80	60	20	0
1.4	Pre-construction Photos & Video	Aerial & ground footage. Initial aerial topo, GIS/utilities	$ 3,360	$ -	$ 3,360	$ 3,360	16	8	8	0
1.6	Utility Coordination/Oversight, Contracts	Utility relocations, ditch company, material testing, GIS	$ 13,240	$ -	$ 13,240	$ 13,240	68	8	60	0
1.7	Contractor Advertise/Award - CDOT LA	LA concurrences, bid docs, analyze/recommendations	$ 9,200	$ -	$ 9,200	$ 9,200	40	40	0	0
	Subtotal - Task 1 - Pre-construction Phase		**$ 47,600**	**$ -**	**$ 47,600**	**$ 47,600**	**225**	**131**	**88**	**6**
Task 2	**Construction Phase**	**7mo - 212 calendar days**								
	Contract Administration									
2.1	Contract Management - Construction, Pay app, change orders, RFR	CDOT LA, financials, contract changes, consultants	$ 11,390	$ -	$ 11,390	$ 11,390	58	32	12	14
2.2	Meetings - Pre-con, Weekly progress, CDOT LAC, Client	Administration of meetings, minutes, correspondence	$ 17,240	$ -	$ 17,240	$ 17,240	84	32	52	0
	Project Controls									
2.3	Cost/Schedule/Risk Management	Cost forecast, CPM review, monthly reporting	$ 13,000	$ -	$ 13,000	$ 13,000	60	40	20	0
	Document & Process Management									
2.4	Job Files/CIPO Management	CDOT LA, logs, project files, reports	$ 34,760	$ -	$ 34,760	$ 34,760	172	52	120	0
2.5	Submittal/Shops/RFIs	Coordination and record keeping	$ 8,560	$ -	$ 8,560	$ 8,560	40	24	16	0
2.6	Weekly/Monthly Reports	creation of reports for project	$ 4,200	$ -	$ 4,200	$ 4,200	20	10	10	0
2.7	Daily Construction Logs	daily logs and field work, CIPO logs	$ 8,000	$ -	$ 8,000	$ 8,000	40	10	30	0
	Quality Control/Inspection									
2.8	Construction Management	CM, Site inspection, and field activities	$ 162,000	$ -	$ 162,000	$ 162,000	840	60	780	0
	GIS/Mapping									
2.9	GIS - Data Collection - Lump Sum	Webmap setup, city schema, field data collection, and geodatabase deliverable - Lump Sum	$ 5,000	$ 5,000	$ -	$ -	0	0	0	0
	Subtotal - Task 2 - Construction Phase		**$ 264,150**	**$ -**	**$ 259,150**	**$ 259,150**	**1,314**	**260**	**1,040**	**14**
Task 3	**Post Construction Phase**									
3.1	Punch list walkthrough	create and monitor, field walks	$ 840	$ -	$ 840	$ 840	4	2	2	0
3.2	Record Drawing Compilation		$ 2,440	$ -	$ 2,440	$ 2,440	12	4	8	0
3.4	Project Closeout	CDOT LA process/forms, files, CIPO site	$ 4,440	$ -	$ 4,440	$ 4,440	20	16	4	0
3.5	Warranty Walk	2 warranty walks	$ 1,220	$ -	$ 1,220	$ 1,220	6	2	4	0
	Subtotal - Task 3 - Post Construction Phase		**$ 8,940**	**$ -**	**$ 8,940**	**$ 8,940**	**42**	**24**	**18**	**0**
	Total for All Tasks		**$ 320,690**	**$ 5,000**	**$ 315,690**	**$ 315,690**	**1,581**	**415**	**1,146**	**20**

Assumptions, Clarifications and Exclusions
- Construction Phase assumed for 7 months/212 calendar days of construction (Sept. '26 through Mar '27, 30 weeks)

Reimbursable (estimated):
- Vehicle mileage - included in hourly rate, not billed separate
- Other direct costs - GIS field mapping billed as a lump sum
- Material testing management only - testing consultant has direct contract with Town

This Schedule of Standard Hourly Billing Rates is considered "CONFIDENTIAL" information. Release of any information contained herein to third parties is prohibited without consent from Dewberry. The above standard rates will be held firm through December 31, 2026. For any contracts with end dates beyond December 31, 2026, escalation may be applied based on the most current CPIs or COLAs.

Agenda Item Summary

Agenda Date:	**2/23/2026**
Subject:	**Resolution No. 18-R-2026 – A Resolution of the Town of Mead, Colorado, Approving a License Agreement between the Town of Mead, Mead Industrial Development, LLC, and McKay Lateral Ditch Company Concerning the Piping of the McKay Lateral Ditch Related to the Construction of Weld County Road 9.5**
Presented by:	**Erika Rasmussen, Town Engineer / Public Works Director**

Summary:

(the "Ditch") and associated easement rights for purposes of diverting, carrying, and delivering water through the Ditch to its shareholders and other lawful users. The Ditch traverses portions of the Weld County Road ("WCR") 9.5 and WCR 36 public rights-of-way that are owned and controlled by the Town.

Pursuant to the Cost Sharing and Improvement Agreement (High Plans Boulevard / Weld County Road 9.5), dated December 31, 2024, between the Town of Mead, Mead Industrial Development, LLC ("MID"), and WCR 34 & HWY 25-220, LLC, MID has constructed a portion of WCR 9.5 commencing north of WCR 34 and extending to WCR 36 and a portion of WCR 36 from the intersection of WCR 9.5 and WCR 36 west to the termination of the existing (paved) improvements on WCR 36 (the "CR9.5 Project"). In connection with the CR9.5 Project, MID enclosed a portion of the Ditch in a Horizontal Elliptical Reinforced Concrete Pipe (HERCP) (as further defined in the License Agreement, the "Installations").

The Ditch Company, MID, and the Town have negotiated a license agreement (the "License Agreement") whereunder the Ditch Company grants MID a license within the defined Installation Area for purposes of constructing the Installations and performing associated warranty and related obligations and grants the Town a license within the defined Installation Area for purposes of maintaining, repairing, and replacing the Installations.

Resolution No. 18-R-2026 (the "Resolution"): (a) approves the License Agreement; (b) authorizes the Town Attorney, in cooperation with the Town Manager, to make non-material changes to the License Agreement as may be necessary that do not materially increase the Town's obligations; and (c) authorizes the Town Manager to execute the License Agreement when in final form.

Financial Considerations:

Pursuant to Subsection 5.1 of the License Agreement, MID paid the Ditch Company a license fee of $35,000.00 upon or prior to execution of the License Agreement. Pursuant to Subsection 5.2 of the License Agreement, MID is responsible for reimbursing the Ditch Company for the administrative, engineering, legal, and other fees and costs by the Ditch Company in connection with the modification and relocation (i.e., piping) of the Ditch and the carrying out of the License Agreement.

Staff Recommendation / Actions Required:

A motion to approve the February 23, 2026 consent agenda will approve the Resolution. If this item is removed from the consent agenda for further discussion or questions, Staff recommends the following motion:

Recommended motion:

“I move to approve Resolution 18-R-2026, A Resolution of the Town of Mead, Colorado, Approving a License Agreement between the Town of Mead, Mead Industrial Development, LLC, and McKay Lateral Ditch Company Concerning the Piping of the McKay Lateral Ditch Related to the Construction of Weld County Road 9.5.”

Attachments:

1. Resolution No. 18-R-2026 - Approve McKay Lateral Ditch License
2. Exhibit 1: License Agreement

TOWN OF MEAD, COLORADO
RESOLUTION NO. 18-R-2026

A RESOLUTION OF THE TOWN OF MEAD, COLORADO, APPROVING A LICENSE AGREEMENT BETWEEN THE TOWN OF MEAD, MEAD INDUSTRIAL DEVELOPMENT, LLC, AND MCKAY LATERAL DITCH COMPANY CONCERNING THE PIPING OF THE MCKAY LATERAL DITCH RELATED TO THE CONSTRUCTION OF WELD COUNTY ROAD 9.5

WHEREAS, the Town of Mead (the "Town") is authorized under C.R.S. § 31-15-101 to enter into contracts or agreements for any lawful municipal purpose; and

WHEREAS, the McKay Lateral Ditch Company (the "Ditch Company") owns the existing McKay Lateral Ditch (the "Ditch") and associated easement rights that traverse portions of the Weld County Road ("WCR") 9.5 and WCR 36 public rights-of-way owned and controlled by the Town (the "Property"); and

WHEREAS, in connection with the WCR 9.5 construction project, a portion of the Ditch located within the Property was enclosed (as further defined in the License Agreement, the "Installments") by Mead Industrial Development, LLC ("MID") pursuant to plans approved by the Ditch Company and Town; and

WHEREAS, the Town, Ditch Company, and MID have negotiated the license agreement attached hereto and incorporated herein as **Exhibit 1** (the "License Agreement") whereunder the Ditch Company grants MID a license within the defined Installation Area for purposes of constructing the Installations and performing associated warranty and related obligations and grants the Town a license within the defined Installation Area for purposes of maintaining, repairing, and replacing the Installations; and

WHEREAS, the Board of Trustees desires to approve the License Agreement and further desires to delegate authority to the Town Manager to execute the License Agreement on behalf of the Town once in final form.

NOW THEREFORE, BE IT RESOLVED by the Board of Trustees of the Town of Mead, Weld County, Colorado, that:

Section 1. The Board of Trustees hereby: (a) approves the License Agreement in substantially the same form attached hereto and incorporated herein as **Exhibit 1**; (b) authorizes the Town Attorney, in cooperation with the Town Manager, to make non-material changes to the License Agreement as may be necessary that do not materially increase the Town's obligations; and (c) authorizes the Town Manager to execute the License Agreement when in final form.

Section 2. **Effective Date.** This resolution shall become effective immediately upon adoption.

Section 3. **Certification.** The Town Clerk shall certify to the passage of this resolution and make not less than one copy of the adopted resolution available for inspection by the public during regular business hours.

INTRODUCED, READ, PASSED, AND ADOPTED THIS 23RD DAY OF FEBRUARY 2026.

ATTEST:

By:______________________________
Mary E. Strutt, MMC, Town Clerk

TOWN OF MEAD:

By:___________________________________
Colleen G. Whitlow, Mayor

EXHIBIT 1

LICENSE AGREEMENT BETWEEN MCKAY LATERAL DITCH COMPANY, MEAD INDUSTRIAL DEVELOPMENT, LLC, AND THE TOWN OF MEAD

[Attached.]

LICENSE AGREEMENT

1. PARTIES. This LICENSE AGREEMENT (this "Agreement") dated as of _____ ___, 2026 (the "Effective Date"), is entered into by and among the MCKAY LATERAL DITCH COMPANY, a Colorado mutual ditch company (the "Ditch Company"), Mead Industrial Development, LLC ("Licensee"), and the TOWN OF MEAD, COLORADO, a Colorado municipal corporation (the "Town") (collectively, the "Parties").

2. RECITALS.

2.1. The Ditch Company owns the existing McKay Lateral Ditch (the "Ditch") and associated ditch rights and easement rights (the "Easement") for the purpose of operating and maintaining the Ditch to divert, carry and deliver water to its shareholders and other lawful users for subsequent beneficial use. Portions of the Ditch and Easement traverse those certain eighty-foot (80') and one-hundred-twenty-foot (120') portions of the public rights-of-way owned and controlled by the Town (collectively, the "Property"), as depicted on EXHIBIT A attached hereto and incorporated herein by reference. Licensee will perform or has performed certain work within the Property to include (1) the construction by Licensee of a portion of Weld County Road ("WCR") 9.5 commencing north of WCR 34 and extending to WCR 36 and a portion of WCR 36 from the intersection of WCR 9.5 and WCR 36 west to the termination of the existing (paved) improvements on WCR 36 (such road construction project referred to herein as the "CR9.5 Project") and (2) in connection with the CR9.5 Project, piping of the Ditch as described below in section 2.3.1. The existing route of the Ditch and Easement across the Property is in the vicinity of the intersection of WCR 9.5 and WCR 36, as depicted on EXHIBIT A, which shows the piped portion of the Ditch located in the 108.81-foot by 10-foot "Installation Area" and the unmodified, remaining open portion of the Ditch as the "Existing Ditch." The Ditch Company has the Easement over the Installation Area and the remaining open portion of the Ditch for the operation, maintenance, repair, replacement, and all activities reasonably necessary to allow the Ditch's continued delivery of water to its shareholders and other lawful users of the Ditch. This Agreement applies only to the Installation Area and does not affect the Parties' rights and obligations with respect to the unmodified, remaining open portion of the Ditch.

2.2. The CR9.5 Project and the Town's and Licensee's rights and obligations with respect to the same are further described in that certain publicly available Cost Sharing and Improvement Agreement (High Plans Boulevard / Weld County Road 9.5), dated December 31, 2024, and approved by Resolution 63-R-2024 of the Town of Mead Board of Trustees (the "Town/MID Agreement").

2.3. Phase 1 of the CR9.5 Project (the "Phase 1 Project") performed by Licensee will affect and cause (or, if completed as of the Effective Date, has affected and caused) a modification of the Ditch and Easement. The work that will affect and has affected the Ditch and Easement is described as follows:

> **2.3.1** The Phase 1 Project includes the enclosure of approximately 98.5 linear feet of the Ditch in a 45-inch by 29-inch Horizontal Elliptical Reinforced Concrete Pipe (HERCP). The Phase 1 Project will convey or has conveyed the Ditch under the

Property and Installation Area. The Phase 1 Project improvements and installations (including, without limitation, the tie ins depicted on EXHIBIT D attached hereto) will be referenced herein collectively as the "Installations," and Licensee's construction and performance of work required or permitted hereunder on the Installations shall be referenced herein as the "Work." Work includes all construction, maintenance, repair, warranty, and replacement work required hereunder.

2.3.2 As of the Effective Date, the Ditch Company has approved those engineering plans, drawings and specifications set forth on EXHIBIT C attached hereto (the "Plans") for the Phase 1 Project.

2.3.3 The Parties agree that, as of the Effective Date, the Licensee has performed the Phase 1 Project and Installations. The Parties shall, as may be necessitated from time to time by subsequent development in the Property and/or Installation Area related to any subsequent sub-phases of the CR9.5 Project (collectively, the "Phase 2 Project"), enter into one or more separate agreements obligating Licensee to perform portions of the Phase 2 Project in accordance with plans to be approved by the applicable Party or Parties. For the avoidance of doubt, this Agreement shall not govern the Parties' rights or obligations with respect to the Phase 2 Project.

2.4. Licensee's construction of and Work on the Installations is subject to (without limitation), the terms, conditions, covenants and agreements set forth in this Agreement. Accordingly, in consideration of the mutual covenants and agreements contained in this Agreement, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the Parties agree as follows:

3. GRANT OF LICENSE AND TERMS OF CONSTRUCTION.

3.1. The Ditch Company hereby grants Licensee a non-exclusive license to use the Installation Area in accordance with this Agreement to allow Licensee and its employees, agents, representatives, contractors and invitees to perform: (i) the Work pursuant to the Plans; (ii) Licensee's warranty obligations under this Agreement and any other Work that may be required prior to the Town's assumption of the Town Maintenance Obligations pursuant to section 6.4; and (iii) warranty, corrective, and punch-list work required under the Town/MID Agreement (as defined in section 2.2 above) relating to the CR9.5 Project. The warranty work described in provision (iii) is limited to inspection, repair, correction, and completion activities arising during the two-year warranty period under the Town/MID Agreement. In addition, the Ditch Company hereby grants the Town, its employees, agents, representatives, contractors, and invitees a non-exclusive license to use the Installation Area to maintain, repair, and replace the Installations in the Installation Area in accordance with this Agreement. Licensee's license and all other rights and obligations of Licensee under this Agreement shall terminate upon the Town's final acceptance of the CR9.5 Project, which final acceptance shall be in accordance with the Town/MID Agreement as generally described in section 6.3 below, and assumption of the Town Maintenance Obligations as described in section 6.4; provided, however, Licensee's license shall continue for the duration necessary for Licensee to complete any unfulfilled obligations, including warranty obligations under this Agreement and warranty obligations under the Town/MID Agreement. Notwithstanding the foregoing, the Ditch Company acknowledges that the Installations are complete as of the

Effective Date, and the Ditch Company has approved the Installations as evidenced by that letter of initial acceptance attached hereto as Exhibit B and incorporated herein by reference ("Initial Acceptance").

3.2. Licensee warrants and represents that, as of the Effective Date, Licensee has the legal right to enter upon the entirety of the Property to perform the Work required by this Agreement. Prior to the start of any Work in the vicinity of the Ditch, Licensee shall submit a schedule of construction to the Ditch Company for review and advance written approval. No changes shall be made to the Plans and Work unless recommended by Licensee's engineer and approved by the Ditch Company and the Ditch Company's engineer in writing.

3.3. All portions of the Ditch and all affected areas within the Installation Area that are disturbed by the Work shall be restored by Licensee to a condition at least equal to the same condition that existed prior to the Work so that the flow of water in the Ditch runs at or above the volume and velocity and with the same quality that existed prior to the Work. All backfill shall be compacted to at least 95% of the maximum dry density as determined by the Standard Proctor method. Any and all fencing and other improvements, appurtenances and facilities appurtenant to the Easement that are removed or affected by the Work shall be replaced in a condition at least equal to the condition of such facilities, improvements and appurtenances as they existed prior to the Work.

3.4. It shall be the responsibility of Licensee to perform all engineering and planning and to obtain all property interests, permits and authorizations necessary to perform the Work contemplated by this Agreement (and Ditch Company shall reasonably and timely cooperate with Licensee to obtain all such property interests, permits and authorizations, including without limitation, by executing any reasonable documents necessary to obtain the same, provided that Licensee shall reimburse all costs and expenses incurred by the Ditch Company in connection with such cooperation).

3.5. Licensee's and Town's obligations set forth herein specifically include the responsibility to register as the owner of the applicable portion of the Installations with Colorado's 811 notification association (defined in Section 9-1.5-105(1), Colorado Revised Statutes) and become a member of the notification association and to respond to "locate" requests (sometimes referred to as "811 calls") related to the Installations when such requests are received pursuant to Section 9-1.5-103, Colorado Revised Statutes. If Licensee or Town fail to respond to any such 811 call related to the Installations, and Ditch Company must respond on the owner's behalf, the Ditch Company specifically reserves the right to recover from the Licensee or Town, as applicable, all its expenses in responding to such a call and the right to seek injunctive relief requiring the Licensee or Town to respond to such requests as well other damages and legal remedies.

3.6. The Work shall not impair the Ditch Company's access, operation, maintenance, repair and replacement of the Ditch and shall not affect the design capacity of the Ditch or materially adversely affect the flow of water elsewhere in the Ditch. The Installations shall not adversely affect the quality of the water that has historically existed in the Ditch. In the event there is any such effect on the Ditch and/or Easement, the Licensee will repair the defect(s) and make any required replacement to the reasonable satisfaction of the Ditch Company. If Licensee fails to make such repairs and replacement after reasonable notice of the need for same, the Ditch Company, at its option, may perform the repairs or replacement, and Licensee shall reimburse the Ditch Company for the cost of such work.

3.7. Licensee shall take reasonable precautionary measures to prevent dirt, debris or other foreign material from spilling into the Ditch, provided however, in the event that dirt, debris or other foreign material is spilled into the Ditch during Work on the Installations, whether by Licensee or others, Licensee agrees to promptly clean the affected portions of the Ditch and remove such dirt, debris or other foreign material from the Ditch. Licensee shall provide appropriate erosion controls to protect the Ditch and any surrounding property that could be affected by the Installations, either directly or indirectly.

3.8. Licensee shall notify the Ditch Company at least five (5) days prior to commencing Work required and permitted hereunder. The Ditch Company and/or its designated representative may inspect the Installations during construction as the Ditch Company deems necessary, using reasonable efforts not to interfere with or delay the Work.

3.9. The Licensee agrees that the Work required and permitted hereunder shall proceed with reasonable diligence from the initiation of such Work to its completion, except that no construction that interrupts water flow in the Ditch will be allowed during the period from May 1 through October 31 (the "Irrigation Season"). Any Work that may affect or cause an interruption of water flow in the Ditch shall be performed from November 1 through April 30 (the "Non-Irrigation Season"), and shall be completed by April 30 of the Non-Irrigation Season in which construction is commenced. If water needs to be run in the Ditch during the Non-Irrigation Season, the running of such water will be coordinated with the Work pursuant to this Agreement. The Installations shall be constructed, maintained, repaired, and replaced, as provided herein, in such a manner so as not to interfere with the flow of water through the Ditch to water recipients. Licensee shall be responsible for the carriage of water across the Installation Area, including drainage water, while the Installations are being constructed, maintained, repaired, or replaced (except for water diverted into and carried through the Ditch by or with the permission of the Ditch Company). The Parties hereto recognize and agree that substantial damages may be suffered by the Ditch Company and its shareholders if the delivery of water is interrupted in any matter as a result of the Installations agreed to herein or other actions of the Licensee. The Parties further agree and acknowledge that damages resulting from such interruptions in the delivery of water are difficult to measure. In recognition of these facts, the Licensee agrees to pay as liquidated damages $10,000.00 per day for any day after April 30 and through and including October 31 of the same Irrigation Season that the Ditch Company has a request for water from a shareholder and cannot deliver water to that shareholder or shareholders as a result of the Installations. The Ditch Company's shareholders are third party beneficiaries of this Agreement.

3.10. Licensee shall establish and maintain proper markings identifying the location of the Installations at the centerline of the Ditch and at all directional changes with manhole lid markings or line markers that read "*McKay Lateral Ditch*". Licensee shall provide as-built drawings to the Ditch Company upon completion of the Installations.

3.11. After Final Acceptance of the Installations as described in section 6.2, Licensee may request, and Ditch Company shall release, the Warranty Guarantee described in section 21.

4. REIMBURSEMENT OF EXPENSES.

4.1. Licensee shall reimburse the Ditch Company for all actual, reasonable engineering costs, legal costs and administrative costs of the Ditch Company, and other reasonable costs incurred by the Ditch Company in reviewing, revising and approving the Installations and Work hereunder and plans and specifications related to the Installations and Work hereunder, in preparing and entering into this Agreement, in enforcing this Agreement, and in inspecting, testing, reviewing, approving or rejecting the Installations and Work hereunder. The Ditch Company may require the Ditch Company's engineer to make construction observations periodically throughout the duration of all Work contemplated hereunder. In its further reasonable discretion, the Ditch Company may require Licensee to perform or have performed quality control tests from a materials service, the results of which shall be provided to the Ditch Company's engineer for review. All reasonable costs incurred by the Ditch Company in having such construction observations, tests, inspections and reviews performed shall be "administrative costs" as that term is used in this section and shall be reimbursed by Licensee.

4.2. Statements for the costs chargeable to Licensee hereunder will be forwarded to Licensee and the same shall be paid to the Ditch Company within thirty (30) days after the invoice receipt. If payment has not been received by the Ditch Company within said thirty (30) days, Licensee shall then begin paying interest at a rate of 1.5 percent compounded monthly on the amount owed. If full payment, including interest, is not received within ninety (90) days after the first invoice receipt, Licensee shall have breached this Agreement and the Ditch Company may institute legal proceedings to collect the amount due. In such a proceeding, the non-prevailing party shall pay all of the prevailing party's reasonable costs and attorneys' fees incurred in such legal proceedings. This shall not limit the Ditch Company's other remedies.

5. DEPOSIT AND LICENSE FEE.

5.1. Prior to entering into this Agreement, Licensee has provided a deposit in the amount of $20,000.00 (less expenses paid by Licensee to the Ditch Company to-date), with the understanding that such funds will be applied toward the administrative, engineering, legal and other fees and costs incurred by the Ditch Company in connection with Licensee's request to modify and relocate the Ditch and the carrying out of this Agreement, regardless of whether an agreement is reached between Licensee and the Ditch Company. All such costs incurred by the Ditch Company shall be deducted from and paid from the deposit, with any remaining balance to be returned to Licensee. In the event the Ditch Company's costs and fees exceed the amount of the deposit paid to the Ditch Company, statements for such costs and fees will be sent and paid pursuant to section 4.2 herein.

5.2. As consideration for the Ditch Company to enter into this Agreement, Ditch company acknowledges that Licensee has paid to the Ditch Company $35,000 and other good and valuable consideration as a "License Fee" upon execution of this Agreement. This License Fee shall be in addition to any other costs for which the Licensee is responsible pursuant to this Agreement.

6. MAINTENANCE, REPAIR AND REPLACEMENT; FINAL ACCEPTANCE.

6.1. Licensee agrees and pledges to maintain, repair, and replace – as necessary- the Installations for a warranty period commencing on the date of the Ditch Company's written Initial Acceptance of the Installations as described in section 3 and lasting until the Installations have been operated for two years without defects (the "Warranty Period").

6.2. If maintenance, repair, or replacement of the Installations is required during the Warranty Period, Licensee must make corrections as necessary and perform such maintenance, repair, or replacement to the same standards and in the same manner as provided in section 3. The Parties acknowledge and agree that any such maintenance, repair, or replacement shall be coordinated with the Town to ensure roadway operations are not disrupted or otherwise affected by such Work. Licensee shall notify the Ditch Company at such time as Licensee believes that the Installations have been operated for two years without defects pursuant to section 6.1, and, therefore, that the Warranty Period has expired. Within 15 days of such notification, the Ditch Company may inspect and shall accept or reject the Installations and the expiration of the Warranty Period. Any such acceptance pursuant to this section 6.2 is referred to herein as "Final Acceptance." Any such Final Acceptance by the Ditch Company shall be in writing. If the Ditch Company rejects the Installations and the expiration of the Warranty Period pursuant to this section 6.2, the Ditch Company shall notify Licensee in writing and shall specify the reasons for rejection, and the Licensee shall correct the same, and the above process shall be repeated. After Final Acceptance of the Installations, Licensee may request, and Ditch Company shall release, the Warranty Guarantee described in section 21.

6.3. The Parties acknowledge and agree that the procedure and requirements for Final Acceptance by the Ditch Company of the Installations set forth in this section 6 shall be separate from and shall in no way modify the procedure and requirements for final acceptance by the Town of the CR9.5 Project as set forth in Town/MID Agreement, which provides for conditional acceptance by the Town of the CR9.5 Project upon substantial completion of the C.R.9.5 Project by Licensee and final acceptance by the Town of the CR9.5 Project following a two-year warranty period after inspection by the Town and correction of deficiencies by Licensee. The Town's final acceptance of the CR9.5 Project under the Town/MID Agreement shall be conditioned upon the Town's receipt of written documentation of Final Acceptance of the Installations by the Ditch Company.

6.4. Following final acceptance by the Town of the CR9.5 Project (which project necessitates and includes the Installations located within the Installation Area) as set forth in the Town/MID Agreement, the Parties agree that: (a) the Town shall assume ownership of the Installations , and shall be solely responsible for the ongoing maintenance, repair and replacement of the Installations as necessary (the "Town Maintenance Obligations"); and (b) the Ditch Company shall continue to own and be solely responsible for the ongoing maintenance, repair and replacement of the unmodified, remaining open portion of the Ditch. The Town Maintenance Obligations shall be performed in accordance with the terms and conditions, as reasonably applicable, in section 3, section 4, and this section 6; provided, however: (i) routine maintenance and repair work that does not impede water flow within the Ditch and emergency work shall not require the Ditch Company's written approval of the work or construction schedule; (ii) there shall be no warranty periods or initial and final inspections applicable to maintenance and repair work performed by the Town; (iii) performance guarantees shall not be required for Town Maintenance Obligations; and (iv) in no event shall the Town Maintenance Obligations include any obligations pertaining to the unmodified, remaining open portion of the Ditch. After such assumption of the Town Maintenance Obligations by the Town, Licensee shall have no further rights or obligations with respect to the Installations, unless such obligations derive from an unfulfilled obligation that arose prior to the Town's assumption. Notwithstanding the foregoing, nothing set forth herein shall prohibit the Town from assigning the Town Maintenance Obligations to contractors engaged by the Town to perform such work.

6.5. Except for routine maintenance and repair work that does not impede water flow within the Ditch and emergency work, the Town and/or Licensee shall give the Ditch Company at least five (5) days' notice prior to performing maintenance, repair, or replacement work on any portion of the Installations for which the notifying party is responsible, and notifying party will schedule such work so that the delivery of water to shareholders or other lawful users of the Ditch is not impeded. Notwithstanding the foregoing, if any party fails to properly maintain, repair, or replace the portion of the Installations for which it is responsible after ten (10) days' written notice from any other party hereto of the need for the same, the requesting party, at its option, may conduct such maintenance, repair, or replacement, and the responsible party or parties shall reimburse the requesting party for the documented and reasonable cost of such work. Nothing in this subsection nor any other part of this Agreement is intended nor shall be construed to convey or limit in any manner any of the Ditch Company's right, title or interest in the Ditch, or the Easement described herein. This subsection is merely intended to describe the responsibility for maintenance, repair, and replacement of the Installations as between the parties.

6.6. In the event of an emergency, the Ditch Company, Licensee or the Town may conduct maintenance, repair or replacement immediately, giving notice to the other party as soon as possible at the contacts identified in section 11. The party that conducts the emergency work shall be reimbursed for the documented cost of the work by the responsible party.

6.7. In the event that replacement of any portion of the Installations in the Installation Area is determined to be reasonably necessary by the Town, the Town shall replace such Installations in accordance with the Plans. Alternatively, if a replacement necessitates modifications to the Plans, the Town shall prepare and provide the modified plans and specifications for the replacement work to the Ditch Company for its review. No replacement work shall be performed in the Installation Area unless such work is in accordance with the Plans or unless and until the Ditch Company has provided written approval of modified plans and specifications for such replacement work, which approval shall not be unreasonably withheld, conditioned or delayed. All replacements of the Installations shall be at the Town's cost and shall be subject to the terms and conditions of this Agreement, including but not limited to the provisions in this section 6 relating to maintenance and repair, and the provisions in sections 3 and 4, above, related to construction and Work standards, notification, inspection, timing, acceptance or rejection, correction of defects, and reimbursement.

6.8. On an as-needed basis during times when water is being conveyed through the Ditch, the Ditch Company may, but is not obligated to, perform routine maintenance consisting of daily monitoring and debris removal, including removal of debris caught in the trash screen at the pipe inlet, and inspections of the Installations and notify Licensee or the Town of any issues or concerns, which issues or concerns shall be addressed if and as required by this section 6. Weed and debris control within the pipe (including, without limitation, at the entrance and exit of the pipe as depicted on EXHIBIT D) shall be the responsibility of Licensee during the Warranty Period, and the Town shall be responsible for the same thereafter pursuant to this Agreement, though Ditch Company agrees to cooperate with Licensee or the Town, as applicable, with respect to such efforts as long as the efforts do not impair ditch operations or cause undue expense to the Ditch Company. No notice to the Licensee or the Town is required for the Ditch Company's routine maintenance. The Licensee or the Town, as applicable, shall ensure that the Ditch Company, its superintendent, and other representatives have access to the Installations as necessary for such routine maintenance.

6.9. The Ditch Company shall not be responsible or held liable for damages to the Ditch resulting from the maintenance, repair or replacement by the Town of the Installations, or from the failure to perform maintenance, repair or replacement of the Installations, unless such responsibility or liability arises as a result of acts, omissions, negligence, intentional misconduct, or any breach or failure to perform this Agreement on the part of the Ditch Company. The Town shall not be responsible or held liable for damages to the Ditch resulting from the maintenance, repair or replacement by the Ditch Company of the unmodified, remaining open Ditch, or from the failure to perform maintenance, repair or replacement of the unmodified, remaining open Ditch, unless such responsibility or liability arises as a result of acts, omissions, negligence, intentional misconduct, or any breach or failure to perform this Agreement on the part of the Town.

6.10. Recognizing that the unmodified, remaining open Ditch is not subject to this Agreement and that the Town is solely responsible for the Installations following the Warranty Period, the Ditch Company nevertheless agrees - in order to promote neighborly relations in connection with its continued maintenance of the unmodified, remaining open Ditch - to endeavor in good faith (i) to provide prior notice to the Town of excavation/heavy equipment work proposed by the Ditch Company in the unmodified, remaining open Ditch or other work in the unmodified, remaining open Ditch that may impede traffic flow in the public right-of-way, and (ii) to notify the Town when the Ditch Company leaves piles of weeds, debris, or trash from the unmodified, remaining open Ditch in the public right-of-way ROW. Such agreements in this paragraph 6.10 by the Ditch Company are akin to a memorandum of understanding between the Ditch Company and the Town and are not enforceable as a legally binding obligation.

7. TERM. This Agreement shall be perpetual with respect to the Town and the Ditch Company and term-limited until the expiration of the Warranty Period, the Ditch Company's Final Acceptance of the Installations, and the Town's Final Acceptance of the CR9.5 Project with respect to Licensee, unless the Ditch Company abandons the Easement. For purposes of this Agreement, no abandonment shall be deemed to have occurred unless the Ditch Company surrenders the Easement in writing.

8. LIABILITY AND INDEMNIFICATION.

8.1. By virtue of entering into this Agreement, the Ditch Company: (1) assumes no liability for use, operation or existence of Licensee's or Town's engineering, planning, preparation, obtaining of property, permits, and other required authorizations, construction, maintenance, restoration, repair, or replacement related to the Installations; and (2) assumes no additional responsibilities or obligations related to Licensee's, the Town's, or the public's future or additional activities within the Installation Area crossed by the Installations.

8.2. Licensee agrees to indemnify, defend, and hold harmless the Ditch Company, its directors, officers, shareholders, agents, employees and contractors, from all claims and liability for damage or injury to property or persons arising from or caused directly or indirectly by the actions or omissions of Licensee with respect to (1) Licensee's engineering, planning, preparation, obtaining of property, permits, and other required authorizations, construction, restoration, maintenance, repair, or replacement of the Installations and (2) Licensee's occupancy and use of the Installation Area described in EXHIBIT A.

8.3. Only if and to the extent permitted by law, the Town, following final acceptance by the Town of the CR9.5 Project pursuant to the Town/MID Agreement, as described in section 6 above, shall hold harmless the Ditch Company, its directors, officers, shareholders, agents, employees and contractors, from all claims and liability for damage or injury to property or persons caused by the Town's maintenance, repair of, replacement of, or failure to maintain, repair, or replace the Installations located in the Installation Area, or caused by the Town's interference with the Easement in connection with the performance of such maintenance, repair, and replacement. This obligation does not extend to any negligent act or omission, intentional misconduct, or any breach or failure to perform this Agreement on the part of the Ditch Company or to any interference with the Easement approved in writing by the Ditch Company. The Parties agree that the Town, its officers and its employees are relying on and do not waive or intend to waive by any provision of this Agreement the monetary limitations or any other rights, immunities, and protections that may be provided by the Colorado Governmental Immunity Act, C.R.S. 24-10-101 et seq., as it is from time to time amended, or otherwise available to the Town, its officers or its employees.

8.4. The Ditch Company shall not be responsible for any damage to the Property caused by seepage water.

8.5. Licensee or the Town, as applicable, is responsible for contacting the Ditch Company immediately upon notification of any damage to infrastructure or land owned by the Ditch Company or to which the Ditch Company enjoys easement rights.

8.6. Prior to commencement of any major work by Licensee or Town, or by Licensee's or Town's agents, employees, contractors, representatives or invitees on any portion of the Installations within the Installation Area, Licensee or Town, as applicable, shall procure and provide evidence to the Ditch Company of: (i) commercial general liability insurance in an amount not less than $1,000,000.00 per occurrence and $2,000,000.00 in the aggregate; (ii) coverage at not less than statutory limits for claims under workers' or workmen's compensation, disability benefits and other similar employee benefit acts; (iii) if applicable, automobile liability insurance, including coverage for non-owned and hired vehicles with a combined single limit for bodily injury and property damage of $1,000,000.00; and (iv) if applicable, builder's risk insurance. All such policies shall be kept in full force and effect during all times that work on the Installations is being performed, and the Ditch Company shall be named as an additional insured on such policies. At the Ditch Company's request, Licensee or the Town, as applicable, shall provide the Ditch Company a certificate of insurance evidencing compliance with this section 8.6. Notwithstanding the foregoing, the Town's agents or contractors performing Town Maintenance Obligations may provide the insurance required by this section 8.6 in lieu of the Town doing so, provided the Town contractually requires such agents or contractors to procure and maintain insurances policies in compliance with this section 8.6.

9. DEFAULT. Time is of the essence, and if any payment or any other condition, obligation or duty is not timely made, tendered or performed by any party, the non-defaulting party shall have the right to an action for specific performance or damages or both.

10. INTENTIONALLY DELETED.

11. NOTICES. Except for instances of emergency, in which case notice shall be given in as practical a manner and as promptly as possible, any notice required or permitted by this Agreement shall be in writing and shall be deemed to have been sufficiently given for all purposes if sent by courier, certified first class mail (postage prepaid, return receipt requested), or recognized overnight delivery service addressed to the party to whom such notice is intended to be given at the address set forth below, or at such other address of which notice has been previously given to the other party or Parties. Such notices shall be deemed to have been given when sent.

DITCH COMPANY:
McKay Lateral Ditch Company
c/o Brian Postle, President
P.O. Box 11
Longmont, Colorado 80502-0119
Phone: (303) 776-7207
Email: postleb@gmail.com

LICENSEE:
Mead Industrial Development, LLC
252 Clayton Street, Fourth Floor
Denver, Colorado 80206
Attn: Dean Brown
Email: dbrown@broerealestate.com

TOWN OF MEAD:
441 Third Street
Mead, CO 80542
Attn: Town Engineer
Email: erasmussen@townofmead.org

12. WAIVER OF BREACH. The waiver by any party to this Agreement of a breach of any term or provision of this Agreement shall not operate or be construed as a waiver of any subsequent breach by any party.

13. EXHIBITS. All exhibits referred to in this Agreement are, by reference, incorporated in this Agreement for all purposes.

14. ATTORNEYS' FEES. If any party breaches this Agreement, the nonprevailing party shall pay all of the prevailing party's reasonable attorneys' fees and costs in enforcing this Agreement through litigation, arbitration, mediation or otherwise.

15. ASSIGNMENT. This Agreement may not be assigned by either party, unless the other party consents, which consent shall not be unreasonably withheld.

16. BINDING EFFECT. This Agreement shall inure to the benefit of, and be binding upon, the Parties, and their respective legal representatives, successors, and assigns, and shall run with the Installation Area depicted on EXHIBIT A. This Agreement shall not confer any benefits to any person not a party to this Agreement, except for the Ditch Company's shareholders, who are third party beneficiaries of this Agreement.

17. COMPLETE AGREEMENT. This document represents the complete agreement of the Parties and no oral modification shall be recognized. Any amendments or additions shall be made in writing signed by the Parties, provided that, if such amendments or additions are proposed following the expiration of the Warranty Period, Licensee's signature shall not be required.

18. APPLICABLE LAW AND VENUE. This Agreement shall be interpreted and enforced pursuant to the laws of the State of Colorado. In the event of litigation concerning this Agreement, the Parties agree that proper venue shall be the District Court, Weld County, Colorado.

19. PARTIAL INVALIDITY. If any one or more of the provisions of this Agreement should be ruled wholly or partly invalid or unenforceable by a court or other government body of competent jurisdiction: the validity and enforceability of all provisions of this Agreement not ruled to be invalid or unenforceable shall be unaffected; the provision(s) held wholly or partly invalid or unenforceable shall be deemed amended, and the court or other government body is authorized to reform the provision(s), to the minimum extent necessary to render them valid and enforceable in conformity with the Parties' intent as manifested herein; and if the ruling, and/or the controlling principle of law or equity leading to the ruling, is subsequently overruled, modified, or amended by legislative, judicial, or administrative action, then the provision(s) in question as originally set forth in this Agreement shall be deemed valid and enforceable to the maximum extent permitted by the new controlling principle of law or equity.

20. LICENSING AND INSURANCE OF CONTRACTORS AND SUB-CONTRACTORS. Licensee and the Town shall ensure that all contractors and/or subcontractors employed in connection with Work related to the Installations shall be licensed to the extent such licensing is required by law and carry the insurance required by section 8.6 before any work on the Installations is commenced.

21. WARRANTY GUARANTEE AND COMPLETION BY DITCH COMPANY.

21.1. On the Effective Date, Licensee shall furnish to the Ditch Company a warranty bond (the "Warranty Guarantee") in a form and substance acceptable to the Ditch Company, in an amount equal to fifteen (15%) of the total estimated cost of the Installations, as certified to the Ditch Company by Licensee and as accepted by the Ditch Company's engineer.

21.2. The Warranty Guarantee shall be subject to the following terms and conditions:

21.2.1 Licensee providing the Warranty Guarantee shall have no direct or indirect ownership or managerial control over - or other interest in - the entity issuing the Warranty Guarantee.

21.2.2 In the event that the entity issuing the Warranty Guarantee becomes non-qualifying, or the cost of constructing the Installations is reasonably determined by the Ditch Company to be greater than the amount used to calculate the Warranty Guarantee provided, then the Ditch Company shall give Licensee written notice of such condition, and within fifteen (15) days of receipt of such notice Licensee shall provide the Ditch Company with a substituted qualifying Warranty Guarantee equal to fifteen percent (15%) of such amount.

21.2.3 In the event Licensee fails to complete the Installations or any other Work in compliance with this Agreement, the Ditch Company may, but shall not be obligated to, proceed with removing, restoring or completing some or all of the remaining portions of the Installations to a condition satisfactory to the Ditch Company for the operation and maintenance of the Ditch and delivery of water through it. The Ditch Company shall be entitled to draw on the Warranty Guarantee in order to accomplish such removal, restoration and/or completion, provided that the Ditch Company must give Licensee at least ten (10) days prior written notice of its intent to draw on the Warranty Guarantee in order to restore or complete all or any portion of the Installations.

22. GOVERNMENTAL IMMUNITY. Nothing in this Agreement shall be deemed as a waiver of the monetary limitations or any other rights, immunities, and protections provided to the Town, its officers and employees under the Colorado Governmental Immunity Act, C.R.S. §§ 24-10-101, *et seq.*, as amended, or otherwise available to the Town, its officers and employees.

23. ANNUAL APPROPRIATION. Consistent with Article X, § 20 of the Colorado Constitution, any financial obligation of the Town not performed during the Town's current fiscal year remains subject to annual appropriation, and thus any obligations of the Town hereunder shall extend only to monies currently appropriated and shall not constitute a mandatory charge, requirement, debt or liability beyond the current fiscal year.

24. PUBLIC RECORD. This Agreement shall not be recorded by any of the parties hereto in the real property records of the County. Notwithstanding the foregoing, this Agreement may be referenced in the public record by a Town ordinance, and copies of this Agreement will made be made available to the public upon request submitted to the Weld County Clerk and Recorder.

25. COUNTERPARTS. This Agreement may be executed in several counterparts, the signatures on which may be by facsimile or by scanned originals, and, as so executed, shall constitute one Agreement, binding on each party even though each party has not signed the same counterpart. Any counterpart of this Agreement which has attached to it separate signature pages, which altogether contain the signatures of each party, shall be deemed a fully executed instrument for all purposes.

The Parties hereby execute this LICENSE AGREEMENT as of the Effective Date.

MCKAY LATERAL DITCH COMPANY,

a Colorado mutual ditch company

____

Brian Postle, President

LICENSEE:

MEAD INDUSTRIAL DEVELOPMENT, LLC

a Colorado limited liability company

Signed by:

By: ______________________________

488A134353A5491...

Name: Elliot Pope

Title: Authorized Signatory

TOWN OF MEAD, COLORADO,

a Colorado municipal corporation

By: ______________________________

Name: ______________________________

Title: ______________________________

fiscal year remains subject to annual appropriation, and thus any obligations of the Town hereunder shall extend only to monies currently appropriated and shall not constitute a mandatory charge, requirement, debt or liability beyond the current fiscal year.

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MCKAY LATERAL DITCH COMPANY,

a Colorado mutual ditch company

____

Brian Postle, President

LICENSEE:

MEAD INDUSTRIAL DEVELOPMENT, LLC

a Colorado limited liability company

By:__________________________

Name:________________________

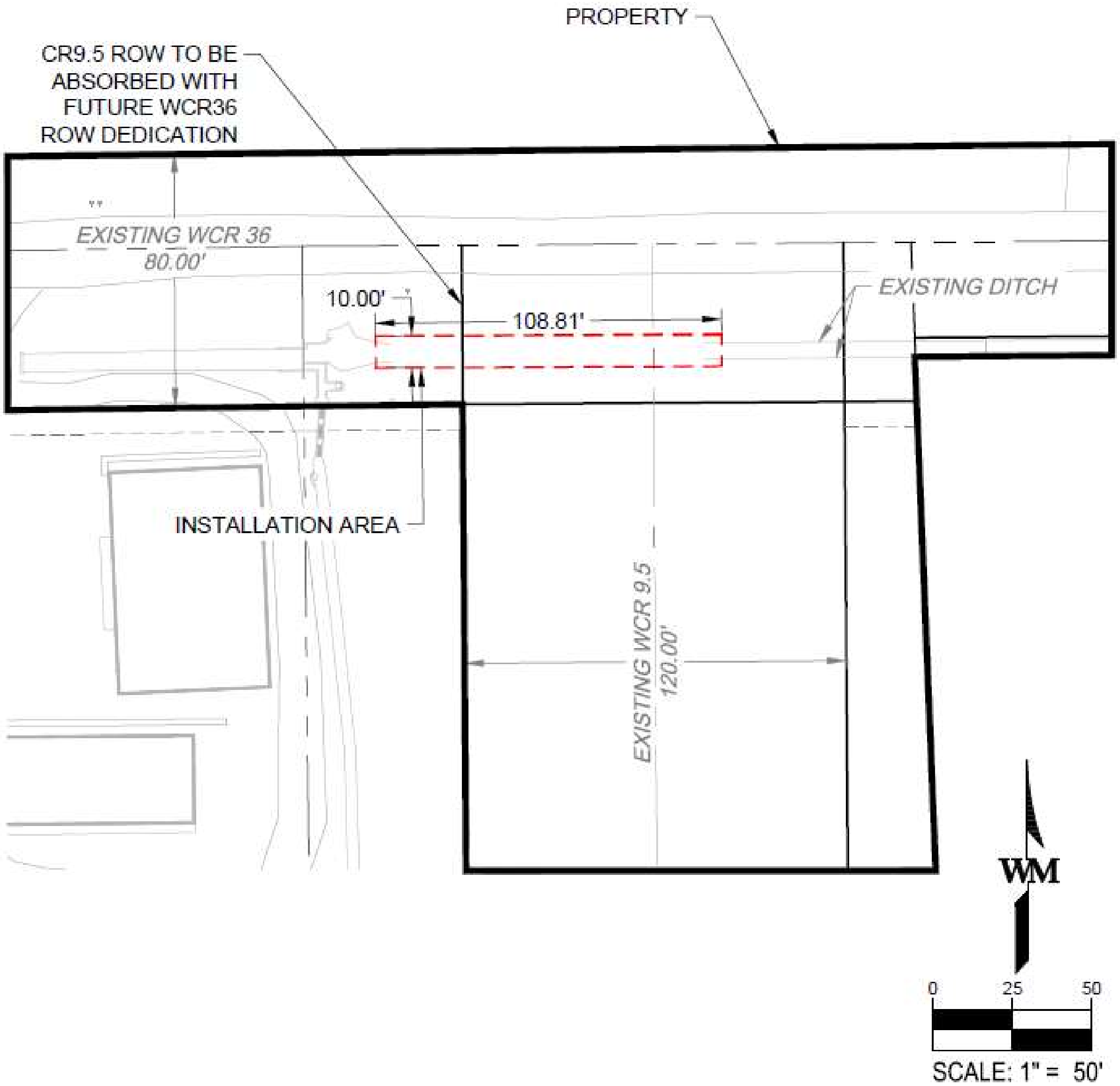
Title:_________________________

TOWN OF MEAD, COLORADO,

a Colorado municipal corporation

EXHIBIT A

DEPICTION OF PROPERTY, EXISTING DITCH, AND INSTALLATION AREA



900 south broadway suite 320 denver, co 80209 p 303.561.3333 waremalcomb.com WARE MALCOMB CIVIL ENGINEERING & SURVEYING	PROJECT NAME: ACCESS 25 - CR 9.5			SHEET EX1
	JOB NO.: DCS23-4035	DATE : 1/29/2026		
	DRAWN: TL	PA/PM: JR	SCALE: 1"=50'	

EXHIBIT B
MCKAY LETTER OF ACCEPTANCE

CONFIRMATION OF DITCH COMPANY'S ACCEPTANCE OF IMPROVEMENTS (W.C.R. 9.5 & 36 - McKay Ditch)

CONFIRMATION OF DITCH COMPANY'S INITIAL ACCEPTANCE OF IMPROVEMENTS (W.C.R. 9.5 & 36 - McKay Ditch)

WHEREAS, MCKAY LATERAL DITCH COMPANY, a Colorado mutual ditch company (the "**Ditch Company**"), the TOWN OF MEAD, COLORADO, a Colorado municipal corporation (the "**Town**"), and Mead Industrial Development, LLC, a Colorado limited liability company ("**MID**"), are negotiating a License Agreement concerning certain work proposed to be performed by MID that affects rights and interests of the Ditch Company and the Town in the vicinity of Weld County Road ("**WCR**") 9.5, and 36;

WHEREAS, the License Agreement being negotiated includes the Ditch Company's granting to MID of a license to enclose approximately 98.5 linear feet of the Ditch Company's ditch ("Ditch") in a 45-inch by 29-inch horizontal elliptical reinforced concrete pipe and perform other related work (collectively, the "**Improvements**") as is being more particularly described in the License Agreement and the approved plans that will be attached thereto (the "**Plans**");

WHEREAS, with the Ditch Company's consent, MID has completed work on the Improvements;

WHEREAS, the Ditch Company has fully inspected the completed Improvements as of the date first set forth below; and

NOW, THEREFORE, for good and valuable consideration, the receipt of which is hereby acknowledged, Ditch Company hereby certifies and confirms to MID and the Town that the Improvements have been completed to the Ditch Company's satisfaction in accordance with the Plans, and the Ditch Company has initially accepted the Improvements as of April 17, 2025, subject to the terms and conditions that will be contained in the License Agreement.

The undersigned hereby certifies that he is an authorized agent of the Ditch Company and has been granted full authority to certify approval of the Improvements on behalf of the Ditch Company. MID, the Town and their respective assignees, affiliates, successors may rely on the statements set forth herein.

[Signature on following page]

Executed as of 11/10/2025.

By: Signed by: Branden Effland 1554DC18A8D64A8...

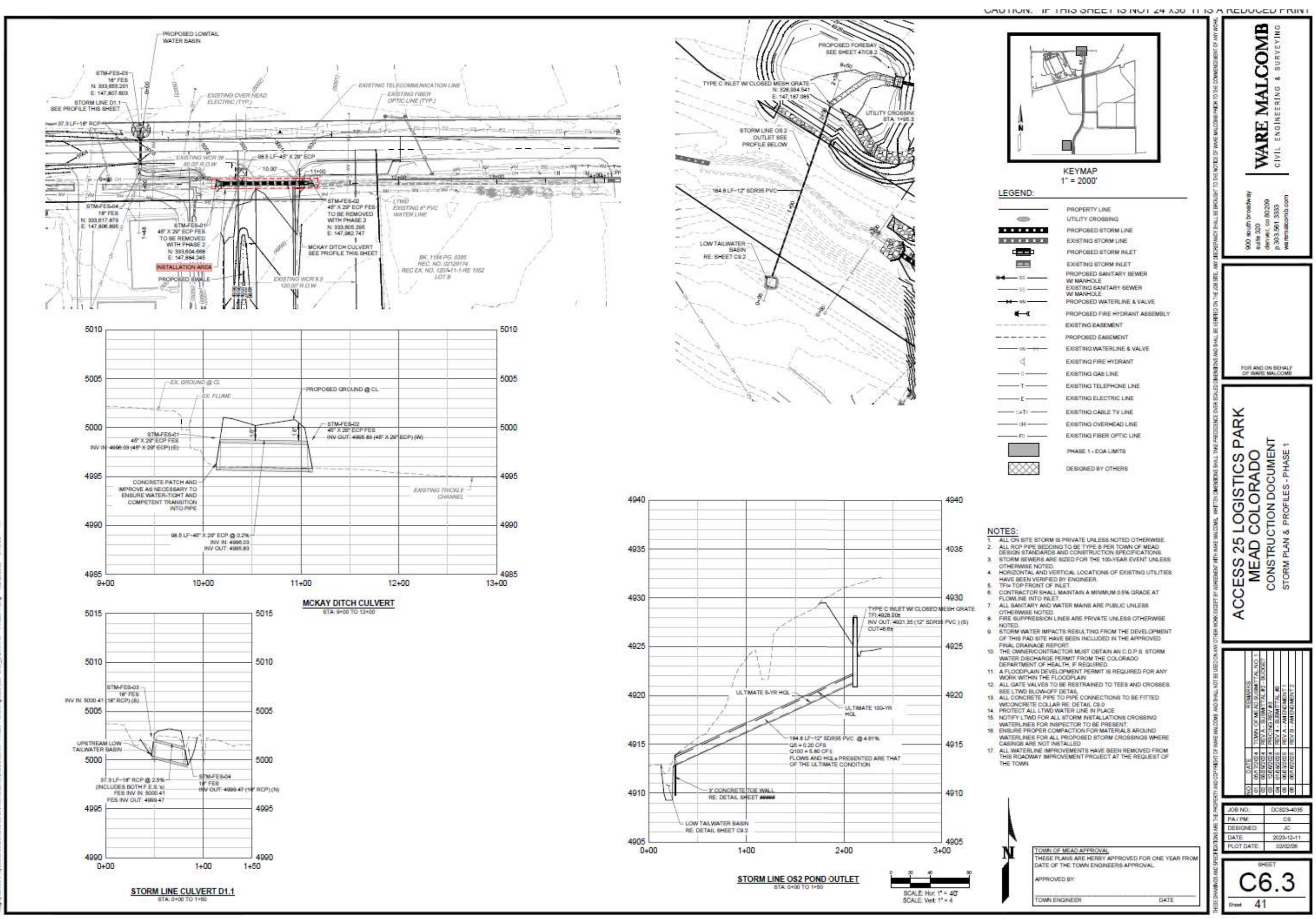
Name: Branden Effland

Title: Ditch Company Engineer

EXHIBIT C

THE PLANS (PHASE ONE – INSTALLATIONS)

[applicable sheet attached on following page]



C-2

5744285.11

EXHIBIT D

AERIALS OF THE INSTALLATIONS

1. **WEST TIE IN**:

2. **EAST TIE IN**: