



7555 E. Hampden Avenue, Suite 501
Denver, Colorado 80231
Tel: 720-213-6621
<https://www.fhmd.net/>

NOTICE OF REGULAR MEETING AND AGENDA

<u>Board of Directors</u>	<u>Office</u>	<u>Term/Expiration</u>
Craig Weinberg	Chairperson	2029/May 2029
Victor Robert	Treasurer	2029/May 2029
David Blue	Assistant Secretary	2027/May 2027
Michael Zinniker	Assistant Secretary	2027/May 2027
Bradley Birkelo	Director	2029/May 2029
AJ Beckman	District Manager/Secretary	

DATE: November 19, 2025 (Wednesday)

TIME: 5:30 P.M.

PLACE: **Zoom Meeting:**

<https://zoom.us/j/4496175182>

Meeting ID: 449 617 5182

Participant Code: press #

Dial In: 1 (719) 359-4580

One tap mobile: +17193594580,,4496175182#

I. ADMINISTRATIVE MATTERS

A. Present Disclosures of Potential Conflicts of Interest.

B. Approve Agenda, confirm location of the meeting and posting of meeting notice.

C. Discuss business to be conducted in 2026 and location of meetings. Consider Regular Meeting dates for 2026 (suggested dates are monthly on the third Wednesday of every month at 5:30 p.m. via Zoom Meeting). Review and consider approval of Resolution Establishing Regular Meeting Dates, Time and Location, and Designating Location for Posting of 24-Hour Notices (enclosure).

D. Discuss and authorize renewal of District's insurance and Special District Association membership for 2026.

II. PUBLIC COMMENT

A. _____

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

- Approve Minutes of October 22, 2025 Special Meeting (enclosure).
 - Approve of payment of claims (enclosures).
 - Approve unaudited financial statements and cash positions (enclosures).
-

IV. FINANCIAL MATTERS

A. Conduct Public Hearing to consider Amendment to 2025 Budget (if necessary) and consider adoption of Resolution to Amend the 2025 Budget and Appropriate Expenditures.

B. Conduct Public Hearing on the proposed 2026 Budget and consider adoption of Resolution to Adopt the 2026 Budget and Appropriate Sums of Money, and Resolution to Set Mill Levies (Resolutions and draft budget, to be distributed).

C. Authorize District Accountant to prepare and sign the DLG-70 Certification of Tax Levies form for certification to the Board of County Commissioners and other interested parties.

D. Consider engagement of Scott C. Wright for preparation of 2025 Audit, in the amount of \$_____ (to be distributed).

E. Consider appointment of District Accountant to prepare the 2027 Budget and set the date of the Budget Hearing as November 18, 2026.

V. OPERATIONS AND MAINTENANCE MATTERS

A. Operator's Report (enclosure).

B. Engineer's Report (enclosure).

C. Manager's Report (enclosure).

D. Discuss contracts expiring at the end of 2025:

1. Colorado Pond and Lake, LLC for pond management services (enclosure).
 2. Doyle Construction for construction services (to be distributed).
 3. DRC Construction Services, Inc. for video, jetting and other construction services (to be distributed).
 4. RESPEC for water engineering services (to be distributed).
 5. Jim Noble, Inc. for construction, maintenance and snow removal (to be distributed).
 6. Element Engineering LLC for district engineering services (enclosures).
 7. Sabels Landscaping for landscape services (enclosure).
 8. NM Holder for accounting services (enclosure).
 9. Public Alliance, LLC for District Management Services (to be distributed).
 10. Direct Discharge Consulting for water and wastewater operator services (to be distributed).
 11. Colorado Greenspaces for general maintenance services (enclosure).
-

E. Review and consider approval of proposal from Colorado Pond and Lake, LLC for fountain replacement, in the amount of \$5,295.72 (enclosure).

F. Discuss wildfire mitigation.

G. Review Phase II of Park Master Plan

H. Discuss park signage and proposed sign locations (enclosure).

1. Review and consider approval of proposal from Signature Streetscapes for park sign poles, in the amount of \$549 (enclosure).
-

VI. HOA MATTERS

A. _____

VII. LEGAL MATTERS

- A. Executive Session pursuant to Section 24-6-402(4)(e), C.R.S. for the purpose of determining positions relative to matters that may be subject to negotiation, developing strategy for negotiations, and instructing negotiators with respect to an outstanding invoice for 867 Hill and Dale Road #B.
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VIII. OTHER BUSINESS

A. _____

IX. ADJOURNMENT ***THERE ARE NO MORE REGULAR MEETINGS SCHEDULED FOR 2025.***

Items for Future Discussion:

- Pond 4 Leak Sealant
- Pond 6 Liner Damage
- Fire Evacuation Plan

RESOLUTION NO. 2025-11-____

**RESOLUTION OF THE BOARD OF DIRECTORS OF
THE FOREST HILLS METROPOLITAN DISTRICT
ESTABLISHING REGULAR MEETING DATES, TIME, AND LOCATION, AND
DESIGNATING LOCATION FOR POSTING OF 24-HOUR NOTICES**

A. Pursuant to Section 32-1-903(1.5), C.R.S., special districts are required to designate a schedule for regular meetings, indicating the dates, time and location of said meetings.

B. Pursuant to Section 32-1-903(5), C.R.S., “location” means the physical, telephonic, electronic, or virtual place, or a combination of such means where a meeting can be attended. “Meeting” has the same meaning as set forth in Section 24-6-402(1)(b), C.R.S., and means any kind of gathering, convened to discuss public business, in person, by telephone, electronically, or by other means of communication.

C. Pursuant to Section 24-6-402(2)(c)(I), C.R.S., special districts are required to designate annually at the board of directors of the district’s first regular meeting of each calendar year, the public place at which notice of the date, time and location of regular and special meetings (“**Notice of Meeting**”) will be physically posted at least 24 hours prior to each meeting (“**Designated Public Place**”). A special district is deemed to have given full and timely notice of a regular or special meeting if it posts its Notice of Meeting at the Designated Public Place at least 24 hours prior to the meeting.

D. Pursuant to Section 24-6-402(2)(c)(III), C.R.S., special districts are relieved of the requirement to post the Notice of Meeting at the Designated Public Place, and are deemed to have given full and timely notice of a public meeting if a special district posts the Notice of Meeting online on a public website of the special district (“**District Website**”) at least 24 hours prior to each regular and special meeting.

E. Pursuant to Section 24-6-402(2)(c)(III), C.R.S., if a special district is unable to post a Notice of Meeting on the District Website at least 24 hours prior to the meeting due to exigent or emergency circumstances, then it must physically post the Notice of Meeting at the Designated Public Place at least 24 hours prior to the meeting.

F. Pursuant to Section 32-1-903(1.5), C.R.S., all meetings of the board that are held solely at physical locations must be held at physical locations that are within the boundaries of the district or that are within the boundaries of any county in which the district is located, in whole or in part, or in any county so long as the physical location does not exceed twenty (20) miles from the district boundaries unless such provision is waived.

G. The provisions of Section 32-1-903(1.5), C.R.S., may be waived if: (1) the proposed change of the physical location of a meeting of the board appears on the agenda of a meeting; and (2) a resolution is adopted by the board stating the reason for which meetings of the board are to be held in a physical location other than under Section 32-1-903(1.5), C.R.S., and further stating the date, time and physical location of such meeting.

NOW, THEREFORE, BE IT RESOLVED by the Board of Directors of the Forest Hills Metropolitan District (the “**District**”), Jefferson County, Colorado:

1. That the provisions of Section 32-1-903(1.5), C.R.S., be waived pursuant to the adoption of this Resolution.

2. That the Board of Directors (the “**District Board**”) has determined that conducting meetings at a physical location pursuant to Section 32-1-903(1.5), C.R.S., would be inconvenient and costly for the directors and consultants of the District in that they live and/or work outside of the twenty (20) mile radius requirement.

3. That regular meetings of the District Board for the year 2026 shall be held virtually on the third Wednesday of every month at 5:30 p.m.

4. That special meetings of the District Board shall be held as often as the needs of the District require, upon notice to each director.

5. That, until circumstances change, and a future resolution of the District Board so designates, the physical location and/or method or procedure for attending meetings of the District Board virtually (including the conference number or link) shall appear on the agenda(s) of said meetings.

6. That the residents and taxpaying electors of the District shall be given an opportunity to object to the meeting(s) physical location(s), and any such objections shall be considered by the District Board in setting future meetings.

7. That the District has established the following District Website, <https://www.fhmd.net/>, and the Notice of Meeting of the District Board shall be posted on the District Website at least 24 hours prior to meetings pursuant to Section 24-6-402(2)(c)(III), C.R.S. and Section 32-1-903(2), C.R.S.

8. That, if the District is unable to post the Notice of Meeting on the District Website at least 24 hours prior to each meeting due to exigent or emergency circumstances, the Notice of Meeting shall be posted within the boundaries of the District at least 24 hours prior to each meeting, pursuant to Section 24-6-402(2)(c)(I) and (III), C.R.S., at the following Designated Public Place:

(a) Pond 6 Restroom Bulletin Board, Golden, Colorado

9. The District Manager, or their designee, is hereby appointed to post the above-referenced notices.

[SIGNATURE PAGE FOLLOWS]

**[SIGNATURE PAGE TO RESOLUTION ESTABLISHING REGULAR MEETING
DATES, TIME, AND LOCATION, AND DESIGNATING LOCATION FOR 24-HOUR
NOTICES]**

RESOLUTION APPROVED AND ADOPTED on November 19, 2025.

**FOREST HILLS METROPOLITAN
DISTRICT**

By: _____
President

Attest:

Secretary

**MINUTES OF A REGULAR MEETING OF
THE BOARD OF DIRECTORS OF THE
FOREST HILLS METROPOLITAN DISTRICT
HELD OCTOBER 22, 2025**

A Regular Meeting of the Board of Directors (the “District Board”) of the Forest Hills Metropolitan District (the “District”) was convened on Wednesday, October 22, 2025, at 5:30 p.m. by Zoom video/telephone conference. The meeting was open to the public.

ATTENDANCE

Directors Present:

Craig Weinerg
Victor Robert
David Blue
Michael Zinniker
Bradley Birkelo

Also Present:

AJ Beckman, Amy Hord and Nick Moncada; Public Alliance, LLC

Mike Menke; Direct Discharge Consulting, LLC

Nickie Holder; NMHolder Financial, Inc.

Ruth Swartzlander; Resident

**ADMINISTRATIVE
MATTERS**

Disclosures of Potential Conflicts of Interest: Mr. Beckman advised the Board that, pursuant to Colorado law, certain disclosures might be required prior to taking official action at the meeting. The Board reviewed the agenda for the meeting, following which Directors Weinberg, Robert, Blue, Zinniker, and Birkelo confirmed that they have no conflicts of interest in connection with any of the matters listed on the agenda.

Agenda: Mr. Beckman distributed, for the Board's review and approval, a proposed agenda for the District’s Regular Meeting.

Following discussion, upon a motion duly made by Director Weinberg and seconded by Director Robert, and upon vote unanimously carried, the Board approved the agenda as presented.

Meeting Location and Posting of Meeting Notices: The Board entered discussion regarding the requirements of Section 32-1-903(1), C.R.S., concerning the location of the Board meeting.

Following discussion, upon motion duly made and seconded by Director Weinberg and seconded by Director Robert, upon vote, unanimously carried,

RECORD OF PROCEEDINGS

the Board determined the meeting would be held by video/telephonic means, and encouraged public participation via video or telephone. The Board further noted that notice of the time, date and location was duly posted and that no objections to the video/telephonic manner of the meeting, or any requests that the video/telephonic manner of the meeting be changed by taxpaying electors within the District boundaries, have been received.

PUBLIC COMMENTS

Ms. Swartzlander asked about the trash pickups and who was responsible for the trash removal, Director Zinniker suggested Ms. Swartzlander reach out to the HOA.

CONSENT AGENDA The Board considered the following actions:

- Approval of Minutes of September 24, 2025 Regular Meeting.
- Approval of payment of claims.
- Approval of unaudited financial statements and cash positions.
- Ratify approval of Intergovernmental Grant Agreement between the District and Colorado Department of Public Health and Environment (“CDPHE”).

Following discussion, upon motion, duly made by Director Weinberg, seconded by Director Blue and, upon vote, unanimously carried, the Board approved the Minutes as amended and Consent Agenda.

FINANCIAL MATTERS

Draft Budget: The Board reviewed the Draft Budget. Ms. Holder noted that the Budget Committee met on October 15, 2025. The Board determined to hold the Budget Hearing on November 19, 2025

OPERATIONS AND MAINTENANCE MATTERS

Operator’s Report: Mr. Menke presented the Operator’s Report to the Board. He reported that the sewer video inspection and jetting are scheduled to occur in the coming weeks and that he will review available options with Mr. Beckman. Mr. Menke further noted that hydrant flushing will be conducted in the near future and that he will coordinate the schedule with Mr. Beckman.

Mr. Menke reviewed cost estimates for the replacement of well equipment and recommended proceeding with the replacement of equipment for Well No. 1.

Following discussion, upon motion duly made by Director Weinberg, seconded by Director Blue, and upon vote, unanimously carried, the Board approved the replacement of equipment for Well No. 1, in an amount not to exceed \$10,000.

RECORD OF PROCEEDINGS

Contracts Expiring: The Board the contracts to be renewed for 2026. Management will present proposals at the next Board meeting.

**HOMEOWNERS
ASSOCIATION
("HOA") MATTERS**

There were no HOA matters.

LEGAL MATTERS

EXECUTIVE SESSION: Pursuant to Section 24-6-402(4) of the Colorado Revised Statutes C.R.S., upon motion duly made by Director Blue, seconded by Director Weinberg and, upon an affirmative vote of at least two-thirds of the quorum present, the Board convened in executive session at 6:46 p.m. for the purpose of receiving from the Board's Attorney legal advice as authorized by Section 24-6-402(4)(b), C.R.S. and determining positions relative to matters that may be subject to negotiation, developing strategy for negotiations, and instructing negotiators with respect to an outstanding invoice for 867 Hill and Dale Road #B as authorized by Section 24-6-402(4)(e)(I), C.R.S.

Pursuant to Section 24-6-402(2)(d.5) (II)(B), C.R.S., no record will be kept of the remaining portion of this executive session that, in the opinion of the Board's attorney, constitute privileged attorney-client communication pursuant to Section 24-6-402(4)(b), C.R.S.

Following discussion, upon motion, duly made by Director Birkelo, seconded by Director Weinberg and, upon vote, unanimously carried, the Board reconvened in regular session at 7:03 p.m.

OTHER BUSINESS

There was no other business.

ADJOURNMENT

There being no further business to come before the Board at this time, upon motion duly made by Director Weinberg, seconded by Director Blue and, upon vote, unanimously carried, the meeting was adjourned at 7:07 p.m.

Respectfully submitted,

By _____
Secretary for the Meeting

Forest Hills Metropolitan District
Expense Detail
 As of October 31, 2025

		October 2025						
		Paid at November 2025 Board Meeting	Bank Debits	Credit Card Exp.	Treasurer Fees	Amortized Prepaid Exp	Bank Srvc Chrg	TOTAL EXPENSES
Accounts Payable as of 10/31/25 - to be paid at Nov 2025 Board mtg - via ACH/check								
A Squared Instruments and Controls		1,045.00						1,045.00
American Conservation & Billing Solutions		638.55						638.55
CDPHE		113.00						113.00
Collins Cole Winn & Ulmer, PLLC		936.00						936.00
Colorado Analytical Laboratories, Inc.		1,140.40						1,140.40
Colorado Pond and Lake, LLC		2,202.70						2,202.70
Dakota Pump		1,547.50						1,547.50
Direct Discharge Consulting		11,251.29						11,251.29
Diversified Underground		122.00						122.00
Element Engineering LLC		12,565.00						12,565.00
Falcon Environmental Corporation		9,551.87						9,551.87
Jim Noble, Inc.		8,000.00						8,000.00
McDonald Farms		11,353.50						11,353.50
NMHolder Financial, Inc.		721.00						721.00
Precision Gates and Automation, Inc.		1,685.00						1,685.00
Public Alliance		5,455.24						5,455.24
PumpMan Colorado		8,679.61						8,679.61
RESPEC		600.00						600.00
Sabell's Snow Plowing & Landscape Svcs		2,700.00						2,700.00
Total Other Expenses paid during October 2025								
Vonage - 10/14/25			39.00					39.00
Republic Services - 10/16/25			224.02					224.02
Xcel Energy - 10/27/25			2,562.93					2,562.93
AT&T - 10/16/25			79.20					79.20
Treasurer fees - paid to Jeffco - general fund								-
Treasurer fees - paid to Jeffco - debt service fund								-
Post Office Box - Prepaid - amortize monthly expense						37.00		37.00
Dues Expense (SDA) - paid at beginning of year - General Fund					-	53.92		53.92
Insurance Expense - paid at beginning of year - General Fund						641.04		641.04
Insurance Expense - paid at beginning of year - Water/Sewer Fund						603.96		603.96
Antx 3 year subscription - paid in full						115.00		115.00
CWR & PDA to be paid in October for Nov. 1 due date		18,555.52						18,555.52
Colorado Pond and Lake, LLC- November 2025 Expense		(1,100.96)						(1,100.96)
Precision Gates and Automation, Inc. - Previously paid		250.00						250.00
Professional Business Services - Previously paid		1,365.03						1,365.03
Treatment Technology - Previously paid		652.72						652.72
Falcon Environmental Corporation - Previously paid		441.40						441.40
1st Bank Service Charge							27.00	27.00
Credit card expenses - to be paid 10/4/25		-		99.90				99.90
Total Expenses per October 2025 Accounts Payable and Bank Statement		\$ 100,471.37	\$ 2,905.15	\$ 99.90	\$ -	\$ 1,450.92	\$ 27.00	\$ 104,954.34
Expenses per October 2025 Unaudited Financial Statements:								
General Fund								\$ 20,400.63
Capital Projects Fund								-
Water/Sewer Fund								75,874.10
Infrastructure Fund								8,679.61
Debt Service Fund								-
Total Expenses per Unaudited Financial Statements								\$ 104,954.34



A Squared Instruments and Controls

4420 Rocksbury Lane
Johnstown, CO 80534
+13037101569
jarends@asquaredcontrols.com

INVOICE

BILL TO
Ronda Zivalich
Forest Hills Metro District
22933 Forest Hills Drive
Golden, Co 80401

INVOICE S024-042
DATE 07/02/2024
TERMS Net 30
DUE DATE 08/01/2024

DATE	ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
07/02/2024	Labor Hours	Went onsite with Mike from DDC to see why he could not get the motor savers to start the wells. We found on well 10 that the contacts on the motor saver were not closing when the call to run was given. I bypassed the contacts and it started to work. We went to the water plant and started the wells from the panel view that is up there. We went to a couple other wells and tested them to make sure that they were running as intended.	5	110.00	550.00

SUBTOTAL 550.00

TAX 0.00

TOTAL 550.00

BALANCE DUE **\$550.00**

Pay invoice



A Squared Instruments and Controls

4420 Rocksbury Lane
Johnstown, CO 80534
+13037101569
jarends@asquaredcontrols.com

INVOICE

BILL TO
Ronda Zivalich
Forest Hills Metro District
22933 Forest Hills Drive
Golden, Co 80401

INVOICE S025-074
DATE 10/29/2025
TERMS Net 30
DUE DATE 11/28/2025

DATE	ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
10/29/2025	Labor Hours	Went on site with Mike from DDC to troubleshoot basin float issues. He had voltage on the outside of the conductor. We ended up changing the float with a new one the customer had onsite. This helped the issue but did not correct it all the way. Mike was happy and felt safe with the results.	4.50	110.00	495.00

SUBTOTAL	495.00
TAX	0.00
TOTAL	495.00

BALANCE DUE **\$495.00**

Pay invoice



PO Box 51356
Colo Spgs, CO 80949

877-410-0167 x 1985 Voice
719-599-4057 FAX

Invoice Number:18614

Invoice Date:Oct 20, 2025

Sold To:

Ship To:

Forest Hills Metropol District
14405 W Colfax Ave #165
Lakewood, CO 80401

Customer ID	Purchase Order	Payment Terms	Sales Rep	Page
FOREHI		Net 30 Days		1

Quantity	Item	Description	Unit Price	Extension
149.00		Billing - Metered 8/29 - 9/28/ 2025	3.95	588.55
2.00		Inserts Status Letters	25.00	50.00

	Sales Tax	
	Total Invoice Amount	\$638.55
Check No:	Amount Received With Invoice	0.00
	Total	\$638.55

State of Colorado - Department of Public Health and Environment
WQCD DW PROGRAM

SECOND
NOTICE



Customer			Invoice Number	Notice Date	Original Date
FOREST HILLS MD RIVA CHASE			FGD20250412	10/15/25	7/22/25
Customer Number	Reference Number	Due Date	Amount Due	Amount Enclosed	
VC00000000251643	FG02_CO0130033	8/31/25	\$113.00	\$	

Mail to: CDPHE

PO Box 5583

Denver, CO 80217-5583

DO NOT SEND CASH

Please write invoice number
on front of check or money order.

PAY ONLINE NOW

Accepting echeck, Debit and Credit Cards

Payment Fees:

eCheck (fee \$1.00)

Debit Card (fee \$.75 + 2.75%)

All major Credit Cards (fee \$.75 + 2.75%)

cdphe.colorado.gov/payinvoice

FOREST HILLS MD RIVA CHASE
FOREST HILLS MD RIVA CHASE
14405 W COLFAX AVE STE 165
GOLDEN CO 80401

PAY ONLINE, visit us at cdphe.colorado.gov/payinvoice

Please detach the above stub and return with your payment



State of Colorado - Department of Public Health and Environment
WQCD DW PROGRAM
SECOND NOTICE

For billing questions, please contact us at cdphe_wqcd_billing@state.co.us. Your invoice has been emailed and not sent in the mail. To update emails please work with your system representative to submit a contact change form available at wqcdcompliance.com.

Your account is past due. Please remit payment immediately. If you have questions related to the charges, or have already sent in your payment, please contact the above referenced department.

Customer			Invoice Number	Notice Date	Original Date
FOREST HILLS MD RIVA CHASE			FGD20250412	10/15/25	7/22/25
Customer Number	Reference Number	Due Date	Amount Due	Amount Enclosed	
VC00000000251643	FG02_CO0130033	8/31/25	\$113.00	\$	

Invoice Charges

Ln	Description	Charges	Paid	Outstanding
1	Drinking Water Fee July 2025 to June 2026 - PWSID CO0130033 - FGD20250412 Community, Groundwater Supplier With a Population of 400.	\$113.00	\$0.00	\$113.00
TOTAL Invoice Charges				\$113.00



250828124

INVOICE #: 250828124**Invoice Date:** Sep 9, 2025**Date Received:** Aug 28, 2025**Bill To**

Forest Hills Metro District
Accounts Payable
14405 W Colfax Ave
Suite 165
Golden CO 80401

Original Results To

Direct Discharge Consulting
Dave Lewis
125 Cucharas Mountain Drive
Livermore CO 80536

Client Project Name:**Forest Hills MD Riva Chase CO0130033****Task Number:****250828124****Customer PO:**

Quantity	Item	Description	Unit Price	Extension
1	Water - Drinking	524.2 TTHMS	\$70.00	\$70.00
1	Water - Drinking	552.2 HAA5	\$150.00	\$150.00
Thank You! We Appreciate Your Business.			Total:	\$220.00

Payment Terms: Net 30****Updated****

Remit Payment To: Colorado Analytical Lab
10411 Heinz Way
Commerce City, CO 80640

*****Mastercard and VISA Accepted*****

Invoices and results are sent via email only. If you have questions please call 303-659-2313.

****Records associated with samples submitted will be retained for 5 years from the date received.****

Colorado Analytical Laboratory • 10411 Heinz Way, Commerce City, CO 80640

www.coloradolab.com • 303-659-2313

250828124



250925100

INVOICE #: 250925100**Invoice Date:** Oct 6, 2025**Date Received:** Sep 25, 2025**Bill To**

Forest Hills Metro District
Accounts Payable
14405 W Colfax Ave
Suite 165
Golden CO 80401

Original Results To

Direct Discharge Consulting
Dave Lewis
125 Cucharas Mountain Drive
Livermore CO 80536

Client Project Name:**Forest Hills MD Riva Chase CO0130033****Task Number:****250925100****Customer PO:**

Quantity	Item	Description	Unit Price	Extension
1	Water - Drinking	533 PFAs CDH (Sub)	\$307.20	\$307.20
1	Water - Drinking	533 PFAs CDH Blank (Sub)	\$307.20	\$307.20
1	Shipping	Sample Shipment to Outside Lab	\$30.00	\$30.00
Thank You! We Appreciate Your Business.			Total:	\$644.40

Payment Terms: Net 30****Updated****

Remit Payment To: Colorado Analytical Lab
10411 Heinz Way
Commerce City, CO 80640

*****Mastercard and VISA Accepted*****

Invoices and results are sent via email only. If you have questions please call 303-659-2313.

****Records associated with samples submitted will be retained for 5 years from the date received.****

Colorado Analytical Laboratory • 10411 Heinz Way, Commerce City, CO 80640

www.coloradolab.com • 303-659-2313

250925100



251022146

INVOICE #:	251022146
Invoice Date:	Oct 29, 2025
Date Received:	Oct 22, 2025

Bill To

Forest Hills Metro District
Accounts Payable
14405 W Colfax Ave
Suite 165
Golden CO 80401

Original Results To

Direct Discharge Consulting
Dave Lewis
8958 W. 1st Street
Wellington CO 80549

Client Project Name: Forest Hills WWTP CO0037044	Task Number: 251022146	Customer PO:
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Quantity	Item	Description	Unit Price	Extension
1	Water	Ammonia Nitrogen R85	\$20.00	\$20.00
2	Water	BOD-5	\$37.00	\$74.00
1	Water	E-Coli	\$27.00	\$27.00
1	Water	Nitrate Nitrogen R85	\$18.00	\$18.00
1	Water	Nitrate/ Nitrite Nitrogen R85	\$0.00	\$0.00
1	Water	Nitrite Nitrogen R85	\$18.00	\$18.00
1	Water	T.I.N. R85	\$0.00	\$0.00
1	Water	TKN R85	\$37.00	\$37.00
1	Water	Total Nitrogen R85	\$0.00	\$0.00
1	Water	Total Phosphorus R85	\$26.00	\$26.00
2	Water	TSS	\$16.00	\$32.00
Thank You! We Appreciate Your Business.			Total:	\$252.00

Payment Terms: Net 30

****Updated****

Remit Payment To: Colorado Analytical Lab
10411 Heinz Way
Commerce City, CO 80640

*****Mastercard and VISA Accepted*****

Invoices and results are sent via email only. If you have questions please call 303-659-2313.

****Records associated with samples submitted will be retained for 5 years from the date received.****

Colorado Analytical Laboratory • 10411 Heinz Way, Commerce City, CO 80640

www.coloradolab.com • 303-659-2313

251022146



251022149

INVOICE #:	251022149
Invoice Date:	Oct 23, 2025
Date Received:	Oct 22, 2025

Bill To

Forest Hills Metro District
Accounts Payable
14405 W Colfax Ave
Suite 165
Golden CO 80401

Original Results To

Direct Discharge Consulting
Dave Lewis
125 Cucharas Mountain Drive
Livermore CO 80536

<u>Client Project Name:</u> Forest Hills MD Riva Chase CO0130033	<u>Task Number:</u> 251022149	<u>Customer PO:</u>
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Quantity	Item	Description	Unit Price	Extension
1	Water - Drinking	Total Coliform P/A Compl	\$24.00	\$24.00
Thank You! We Appreciate Your Business.			Total:	\$24.00

Payment Terms: Net 30****Updated****

Remit Payment To: Colorado Analytical Lab
10411 Heinz Way
Commerce City, CO 80640

*****Mastercard and VISA Accepted*****

Invoices and results are sent via email only. If you have questions please call 303-659-2313.

****Records associated with samples submitted will be retained for 5 years from the date received.****

Colorado Analytical Laboratory • 10411 Heinz Way, Commerce City, CO 80640

www.coloradolab.com • 303-659-2313

251022149

Colorado Pond and Lake, LLC

11995 Evergreen Rd
Conifer, CO 80433
+17578975149
sales@copondandlake.com
www.copondandlake.com

**BILL TO**

AJ Beckman
Forest Hills Metro District
14405 West Colfax Avenue
Suite 165
Lakewood, Colorado 80401
United States

INVOICE 2279**DATE** 10/10/2025 **TERMS** Net 30**DUE DATE** 11/09/2025

PRODUCT / SERVICE	QUANTITY	RATE	AMOUNT
Seasonal Resource Agreement Forest Hills Metro District: 2025	0.1429002	6,205.8695509	886.82
Recommended Scheduled Visits*			
:Week of April 28th - 2nd (Installation of Fountain, Pond #4)			
:Week of May 12th - 16th			
:Week of May 26th - 30th			
:Week of June 9th - 13th			
:Week of June 23rd - 27th			
:Week of July 7th - 11th			
:Week of July 21st - 25th			
:Week of August 11th - 15th			
:Week of August 25th - 29th			
:Week of September 8th - 12th			
:Week of September 22nd - 26th			
:Week of October 6th - 10th			
:Week of October 20th - 24th			
:Week of November 10th - 14th (Removal of Fountain, Pond #4)			
Included in 2024 Contract			
:Komeen Descend (General Algaecide)			
:ClearCast (Systemic Herbicide)			
:AquaBACxt (Probiotics)			
:Tribune (General Herbicide)			
:CattZilla (Adjuvant)			
:Non-Ionic Surfactant (Adjuvant)			
:Methylated Seed Oil (Adjuvant)			
--Equipment, Labor, & Materials for Aquatic Pesticide Application			
--Equipment, Labor, & Materials for Aeration System Maintenance			
--Installation and Removal of Decorative Fountain in Pond #4			
--Required Department of Agriculture Pesticide Tracking			
--Travel Cost & Foreseen Travel Expenditures			

CONFIDENTIAL DOCUMENT

PRODUCT / SERVICE	QUANTITY	RATE	AMOUNT
2025 Fish Stocking :Rainbow Trout, 10" - 13" @ 50 Individuals :Fathead Minnows, 1" - 3" @ 10 pounds Transportation & Consumables Included Agreements & Billing 1.) Seasonal Resource Agreement can be cancelled at any point by either party via written notice 2.) Any payment previously made will be non-refundable 3.) Invoicing will run through the current month on any cancelled Seasonal Resource Agreement 4.) Invoices will be sent at the end of each month on which scheduled visit are performed 5.) Failure to pay invoice within NET30 will result in a 18% late fee for the individual invoice 6.) Change Orders may be requested at any point by either party via written request Written reports from visits will be included on the End of Month invoice. Written reports may include products used, dilution rates, application methods, amounts used, areas treated, and any general site visit notes * Colorado Pond and Lake (CPL) will make every effort to complete scheduled visits according to the Recommended Scheduled Visits outlined above. However, adverse site conditions due to outside factors may require CPL to reschedule site visit in a timely manor.			
Fish Stocking Rainbow Trout Stocking - 2025 :Rainbow Trout, 10" - 13" @ 50 Individuals :Fathead Minnows, 1" - 3" @ 10 pounds Transportation & Consumables Included	0.1428989	1,504.0003807	214.92
Invoice for month of September	SUBTOTAL		1,101.74
	TAX		2.31
	TOTAL		1,104.05
	TOTAL DUE		\$1,104.05

Colorado Pond and Lake, LLC
11995 Evergreen Rd
Conifer, CO 80433
+17578975149
sales@copondandlake.com
www.copondandlake.com



BILL TO

AJ Beckman
Forest Hills Metro District
14405 West Colfax Avenue
Suite 165
Lakewood, Colorado 80401
United States

INVOICE 2305

DATE 11/03/2025 **TERMS** Net 30

DUE DATE 12/03/2025

PRODUCT / SERVICE	QUANTITY	RATE	AMOUNT
Seasonal Resource Agreement Forest Hills Metro District: 2025	0.1427987	6,205.8688209	886.19
Recommended Scheduled Visits*			
:Week of April 28th - 2nd (Installation of Fountain, Pond #4)			
:Week of May 12th - 16th			
:Week of May 26th - 30th			
:Week of June 9th - 13th			
:Week of June 23rd - 27th			
:Week of July 7th - 11th			
:Week of July 21st - 25th			
:Week of August 11th - 15th			
:Week of August 25th - 29th			
:Week of September 8th - 12th			
:Week of September 22nd - 26th			
:Week of October 6th - 10th			
:Week of October 20th - 24th			
:Week of November 10th - 14th (Removal of Fountain, Pond #4)			
Included in 2024 Contract			
:Komeen Descend (General Algaecide)			
:ClearCast (Systemic Herbicide)			
:AquaBACxt (Probiotics)			
:Tribune (General Herbicide)			
:CattZilla (Adjuvant)			
:Non-Ionic Surfactant (Adjuvant)			
:Methylated Seed Oil (Adjuvant)			
--Equipment, Labor, & Materials for Aquatic Pesticide Application			
--Equipment, Labor, & Materials for Aeration System Maintenance			
--Installation and Removal of Decorative Fountain in Pond #4			
--Required Department of Agriculture Pesticide Tracking			
--Travel Cost & Foreseen Travel Expenditures			

CONFIDENTIAL DOCUMENT

PRODUCT / SERVICE	QUANTITY	RATE	AMOUNT
2025 Fish Stocking :Rainbow Trout, 10" - 13" @ 50 Individuals :Fathead Minnows, 1" - 3" @ 10 pounds Transportation & Consumables Included Agreements & Billing 1.) Seasonal Resource Agreement can be cancelled at any point by either party via written notice 2.) Any payment previously made will be non-refundable 3.) Invoicing will run through the current month on any cancelled Seasonal Resource Agreement 4.) Invoices will be sent at the end of each month on which scheduled visit are performed 5.) Failure to pay invoice within NET30 will result in a 18% late fee for the individual invoice 6.) Change Orders may be requested at any point by either party via written request Written reports from visits will be included on the End of Month invoice. Written reports may include products used, dilution rates, application methods, amounts used, areas treated, and any general site visit notes * Colorado Pond and Lake (CPL) will make every effort to complete scheduled visits according to the Recommended Scheduled Visits outlined above. However, adverse site conditions due to outside factors may require CPL to reschedule site visit in a timely manor.			
Fish Stocking	0.1427992	1,504.0000224	214.77
Rainbow Trout Stocking - 2025 :Rainbow Trout, 10" - 13" @ 50 Individuals :Fathead Minnows, 1" - 3" @ 10 pounds Transportation & Consumables Included			
Invoice for the Month of October	SUBTOTAL		1,100.96
	TAX		2.31
	TOTAL		1,103.27
TOTAL DUE			\$1,103.27

Dakota Pump
25524 413th Ave
PO Box 947
Mitchell SD 57301
USA



Phone: 605-996-6636

INVOICE

Page: 1 of 2
Date: 10/28/2025
Printed At: 11/3/2025 11:17:30 AM

Invoice: 12382

Sold To: 102000

Forest Hills Metro District
C/O Public Alliance
7555 E Hampden Ave Ste 501
Denver CO 80231
USA

Ship To:

Forest Hills Metropolitan Dist
39°41'46.7"N 105°15'42.1"W
Golden CO 80401
USA

Phone: 303-495-2330

Email: management@fhmd.net

PO Number:	Verbal	Terms:	Net 30	F.O.B.:	FOB Origin Prepay and Add
Site:	Dakota Pump Black Hawk	Ordered:	6/3/2025	Ship Via:	Best Way
Sales Rep:	Sidney Holter			Ship Date:	10/28/2025
Packing Slip:	120466	Order Number:	120149	Tracking Number:	
Order Name: Forest Hills Metropolitan District – Forest Hills Pump Station – Pump/Controls TS - West					

Line	Part Number/Description	Revision	Quantity	Unit Price	Ext Price
1	90000242 Forest Hills Metropolitan District - Forest Hills Pump Station - Pump/Controls TS - West	BH NON-	1.00EA	1,547.50000/1	1,547.50

DPI Technician(s): Sidney Holter, Kody Kracht, Trevor Nelson
Date of Service: 6/3, 7/18/25

Description: Remotely assisted local water operator with resetting VFD faults and troubleshoot on what happened to cause the VFDs to fault so frequently.

Labor: \$ 1,547.50

The work was performed at the 'Ship To' address above.

Job No.: 120149-1-1

Dakota Pump
25524 413th Ave
PO Box 947
Mitchell SD 57301
USA



Phone: 605-996-6636

Page: 2 of 2
Date: 10/28/2025
Printed At: 11/3/2025 11:17:30 AM

INVOICE

Invoice: 12382

<i>Payment Schedule</i>		
<i>Due Date</i>		<i>Amount</i>
1	11/27/2025	1,547.50
<i>Total</i>		1,547.50

Line(s) Subtotal: 1,547.50
Miscellaneous Charges: 0.00
Total Tax: 0.00
Tax % 0 %

Remit To:

Dakota Pump
Dept 4623
PO Box 5905
Carol Stream, IL, 60197

Total (Cash/Check/ACH): 1,547.50 \$

Total (Credit Card) 1,597.79

A finance charge of 1.5% per month (18% per annum) will be charged on all past due balances

INVOICE

Direct Discharge Consulting
8958 W 1st St
Wellington, CO 80549-2147

renea@directdischarge.com
+1 (970) 619-8216
www.directdischarge.com



Bill to
Forest Hills Metro District
14405 West Colfax Avenue #165
Lakewood, CO 80401

Ship to
Forest Hills Metro District
14405 West Colfax Avenue #165
Lakewood, CO 80401

Invoice details
Invoice no.: 3102
Terms: Net 30
Invoice date: 11/03/2025
Due date: 12/03/2025

Date	Product or service	Description	Amount
10/01/2025	ORC Services	October 2025 ORC Services	\$11,207.90
10/03/2025		PVC Pipe, Valve, Coupling	\$29.91
10/21/2025		Gaskets for SHND Pump	\$13.48
Total			\$11,251.29

2300 Cavanaugh Rd
Watkins, CO 80137

Date	Invoice #
10/31/2025	33238

Bill To
Forest Hills Metropolitan District C/O Public Alliance 405 Urban St., Suite 310 Lakewood, CO 80228

Diversified's Job Name
October 2025

Due Date	11/30/2025
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[illegible]

To cover the cost of processing a credit or charge card transaction, and pursuant to section 5-2-212, Colorado Revised Statutes, a seller or lessor may impose a processing surcharge in an amount not to exceed the merchant discount fee that the seller or lessor incurs in processing the sales or lease transaction. A seller or lessor shall not impose a processing surcharge on payments made by use of cash, a check, or a debit card or redemption of a gift card.

Total	\$122.00
Payments/Credits	\$0.00
Balance Due	\$122.00

[Back](#)

DoorKing Inc.
IM Server Payments
120 S. Glasgow Avenue
Inglewood, CA 90301
(800) 826-7493

DKS Cellular Subscription

STATEMENT

STATEMENT #
2615679
STATEMENT DATE
October 24, 2025

SUBSCRIBER
FHMD FHMD Forest Hills Metro District 14405 West Colfax Avenue #165 Lakewood, CO 80401

User ID:	FHMDCELL
Period Starts:	September 24, 2025
Period Ends:	October 23, 2025

Previous Balance:	\$91.90	Note: All \$ amounts are in US
	Dollars.	
Payment Received:	(\$91.90)	
New Charges:	\$103.90	
Total Amount Due:	\$103.90 USD	

Payments

Date	Details	Amount
9/24/2025	Credit: Autopay	(\$87.90)
9/24/2025	Credit: Autopay	(\$4.00)

Cell Systems

From	To	Name	Phone	MC	Min	Transfer	Amount
9/24/2025	10/23/2025	FHMD Cellular - Eastwood	303 704 8793	2468	0	2	\$45.95
9/24/2025	10/23/2025	FHMD Cell FH/Summerwood	720 519 3328	2468	102	3	\$57.95

Summary	Total Amount Due
This amount will be charged to your credit card or echeck.	\$103.90 USD



PLEASE
REMIT
PAYMENT
VIA:

Mail: PO Box 748548, Atlanta, GA 30374
ACH: ABA Routing No: 051000017
WIRE: ABA Routing No: 026009593
A/C: 435029053069
Fed ID: 47-1158803

Forest Hills Metropolitan District
Attn: Nickie Holder
14405 West Colfax Avenue 165
Lakewood, CO 80401

October 31, 2025
Project No: 510076-01-001
Invoice No: 527862

Project 510076-01-001 0025.0001E|0001E - 2025 General Engineering
Email: admin@fhmd.net; accounting@fhmd.net; management@fhmd.net

Professional Services thru October 31, 2025

Task 00001 Engineering Services

Hourly

		Hours	Rate	Amount	
Engineer III					
Hess, Matthew	10/15/2025	.50	160.00	80.00	
PFAS Grant Progress Report					
Hess, Matthew	10/21/2025	1.50	160.00	240.00	
PFAS Grant Quarterly Report and Coordination					
Totals		2.00		320.00	
					320.00
			Task Sub Total		\$320.00
			CURRENT INVOICE TOTAL.....		\$320.00

	Current	Prior	Total
Billings to Date	320.00	2,325.00	2,645.00

Project Manager: Nicholaus Marcotte



PLEASE
REMIT
PAYMENT
VIA:

Mail: PO Box 748548, Atlanta, GA 30374
ACH: ABA Routing No: 051000017
WIRE: ABA Routing No: 026009593
A/C: 435029053069
Fed ID: 47-1158803

Forest Hills Metropolitan District
Attn: Nickie Holder
14405 West Colfax Avenue 165
Lakewood, CO 80401

October 31, 2025
Project No: 510284-01-002
Invoice No: 527521

Project 510284-01-002 FHMD WTP Design Permitting CMAR Bidding & Funding Services

PO No. 2025-08

Contract No. 2017.10.18

Email: admin@fhmd.net; accounting@fhmd.net; management@fhmd.net

Professional Services thru October 31, 2025

Task 00001 Engineering Services

Email: admin@fhmd.net; accounting@fhmd.net; management@fhmd.net

Hourly

		Hours	Rate	Amount
Senior Project Manager				
Arsenault, Alice	10/1/2025	1.00	170.00	170.00
Project Coordination				
Arsenault, Alice	10/8/2025	1.00	170.00	170.00
Project Coordination				
Arsenault, Alice	10/15/2025	1.00	170.00	170.00
Design Meeting				
Arsenault, Alice	10/22/2025	1.00	170.00	170.00
Project Coordination				
Arsenault, Alice	10/31/2025	4.00	170.00	680.00
Design and Project Coordination				
Engineer I				
Wise, Terence	10/7/2025	1.00	150.00	150.00
Environmental Assessment				
Wise, Terence	10/8/2025	7.00	150.00	1,050.00
Environmental Assessment				
Wise, Terence	10/9/2025	8.00	150.00	1,200.00
Boundary Survey RFP				
Wise, Terence	10/10/2025	8.00	150.00	1,200.00
Geotech RFP				
Wise, Terence	10/13/2025	1.00	150.00	150.00
Survey and Geotech RFP				
Wise, Terence	10/14/2025	6.00	150.00	900.00
Environmental Site Assessment				
Wise, Terence	10/15/2025	6.00	150.00	900.00
Environmental Site Assessment				
Wise, Terence	10/16/2025	5.00	150.00	750.00
Survey and Geotech RFP				
Wise, Terence	10/17/2025	5.00	150.00	750.00
Basis of Design Report				

Project	510284-01-002	FHMD WTP DesignPermittingCMARBid&Funding			Invoice	527521
	Wise, Terence	10/29/2025	.50	150.00	75.00	
	Internal Meeting					
	Engineer III					
	Hess, Matthew	10/1/2025	1.50	160.00	240.00	
	Design Coordination Meeting. Basis of Design Report					
	Hess, Matthew	10/2/2025	.50	160.00	80.00	
	Equipment Coordination					
	Hess, Matthew	10/3/2025	4.00	160.00	640.00	
	Basis of Design Report					
	Hess, Matthew	10/6/2025	5.00	160.00	800.00	
	Basis of Design Report					
	Hess, Matthew	10/8/2025	6.50	160.00	1,040.00	
	Basis of Design Report. Equipment Coordination. Design					
	Coordination Meeting					
	Hess, Matthew	10/13/2025	1.50	160.00	240.00	
	Basis of Design Report. Survey and Geotech RFP Coordination					
	Hess, Matthew	10/14/2025	.50	160.00	80.00	
	Basis of Design Report					
	Hess, Matthew	10/15/2025	1.00	160.00	160.00	
	Internal Coordination Meeting					
	Hess, Matthew	10/21/2025	1.50	160.00	240.00	
	Design Progress Review and Coordination					
	Hess, Matthew	10/22/2025	1.00	160.00	160.00	
	Design Coordination Meeting					
	Hess, Matthew	10/28/2025	.50	160.00	80.00	
	Equipment and Pilot Test Coordination					
	Totals		79.00		12,245.00	
						12,245.00
Limits		Current		Prior	To-Date	
Total Billings		12,245.00		23,617.00	35,862.00	
Limit					330,000.00	
Remaining					294,138.00	
				Task Sub Total		\$12,245.00
				CURRENT INVOICE TOTAL.....		\$12,245.00
		Current	Prior	Total		
Billings to Date		12,245.00	23,617.00	35,862.00		
Project Manager:	Alice Arsenault					

INVOICE

Falcon Environmental Corp.
PO Box 710
Frederick, CO 80530

heidi@fecal.us
+1 (303) 833-9998
www.fecal.us



FOREST HILLS METRO DISTRICT

Bill to
FOREST HILL METRO DISTRICT
14405 W. COLFAX AVE, #165
LAKEWOOD, CO 80401

Ship to
FOREST HILL METRO DISTRICT
Falcon Environmental Corp
Attn: Adam Pelican
5963 Esther Circle
Frederick, CO 80530

Invoice details

Invoice no.: 11700
Terms: Net 30
Invoice date: 10/10/2025
Due date: 11/09/2025

P.O. Number: Approved estimate 3343/Mike M.
Sales Rep: JAH

#	Product or service	Description	Qty	Rate	Amount
1.	Parts	P/N: 95L395B1-3BA002U0 ODP Motor 15HP 1800RPM 3/60-230-460	1	\$8,490.00	\$8,490.00
2.	Service	Mobilize Service Crane Truck to FHMD S&L Lift Station. Removed Pump #2 from station and brought back to shop for inspection/repair. Removed Impeller, mechanical seal, impeller bolt & washer, motor shaft key, volute gasket, cleaned bronze mechanical seal housing and installed onto replacement motor. Returned to FHMD Lift Station to install rotating assembly. Tested repaired pump at station with no issues. Date of service: 9/2/2025 & 10/9/2025	1	\$792.80	\$792.80
3.	FREIGHT	Freight charges for motor	1	\$269.07	\$269.07

Total **\$9,551.87**

Ways to pay





JIM NOBLE, INC

3741 SAGE CIRCLE

EVERGREEN, COLORADO 80439

303-674-3334



FOREST HILLS METRO DISTRICT

INVOICE

OCTOBER 2025 SNOW SERVICES INVOICE

DATE: 11-10-25

8,000.00



7440 East I-25 Frontage Rd. • Frederick, CO 80516
(303) 772-4577 • (303) 442-6829 • Fax (303) 442-5706

McDonald Farms Enterprises, Inc.
7440 East I-25 Frontage Rd
Frederick, CO 80516
Invoice Questions (303) 772-4577
Service Requests (303) 442-6829

Invoice

NEW REMIT TO ADDRESS:

McDonald Farms Enterprises
P.O. BOX 53988
Lafayette, LA 70505-3988
Please reference Invoice # on payment

Invoice Number: 0165791-IN
Invoice Date: 10/23/2025
Invoice Due Date: 11/7/2025
Service Ticket Number: 0181155
Customer Number: 30-0004612
Location ID: 3
Terms: Net 15 days

Billing Address:

FOREST HILLS METRO DISTRICT
14405 W. Colfax Ave
unit # 165
GOLDEN, CO 80401

Service Address:

FOREST HILLS METRO DISTRICT
22933 FOREST HILLS DRIVE
GOLDEN, CO 80401

Contact:

Phone:

Customer P.O.

N/A

Clerk

SAD

Description	WO Nbr.	Qty	Rate	Amount
HOURS-HAULING	35485154 10/20/2025	5.50 HR	195.0000	1,072.50
FUEL FIXED SURCHARGE-MF	35485154 10/20/2025	1.00 EACH	59.0000	59.00
WWTP BIO-SOLIDS REMOVAL	35485154 10/20/2025	6,000.00 GAL	0.2100	1,260.00

Please make checks payable to McDonald Farms Enterprises, Inc.

Please Note NEW Remit To Address

REMIT TO:

McDonald Farms Enterprises
P.O. BOX 53988
Lafayette, LA 70505-3988

Please reference Invoice # on payment

Net Invoice: 2,391.50
Sales Tax: 0.00
Invoice Total: 2,391.50



7440 East I-25 Frontage Rd. • Frederick, CO 80516
(303) 772-4577 • (303) 442-6829 • Fax (303) 442-5706

McDonald Farms Enterprises, Inc.
7440 East I-25 Frontage Rd
Frederick, CO 80516
Invoice Questions (303) 772-4577
Service Requests (303) 442-6829

Invoice

NEW REMIT TO ADDRESS:

McDonald Farms Enterprises
P.O. BOX 53988
Lafayette, LA 70505-3988
Please reference Invoice # on payment

Invoice Number: 0165792-IN
Invoice Date: 10/23/2025
Invoice Due Date: 11/7/2025
Service Ticket Number: 0181156
Customer Number: 30-0004612
Location ID: 3
Terms: Net 15 days

Billing Address:

FOREST HILLS METRO DISTRICT
14405 W. Colfax Ave
unit # 165
GOLDEN, CO 80401

Service Address:

FOREST HILLS METRO DISTRICT
22933 FOREST HILLS DRIVE
GOLDEN, CO 80401

Contact: **Phone:**

Customer P.O.
N/A

Clerk
SAD

Description	WO Nbr.	Qty	Rate	Amount
HOURS-HAULING	35485165 10/20/2025	6.00 HR	195.0000	1,170.00
FUEL FIXED SURCHARGE-MF	35485165 10/20/2025	1.00 EACH	59.0000	59.00
WWTP BIO-SOLIDS REMOVAL	35485165 10/20/2025	6,000.00 GAL	0.2100	1,260.00

Please make checks payable to McDonald Farms Enterprises, Inc.

Please Note NEW Remit To Address

REMIT TO:
McDonald Farms Enterprises
P.O. BOX 53988
Lafayette, LA 70505-3988

Please reference Invoice # on payment

Net Invoice: 2,489.00
Sales Tax: 0.00
Invoice Total: 2,489.00



7440 East I-25 Frontage Rd. • Frederick, CO 80516
(303) 772-4577 • (303) 442-6829 • Fax (303) 442-5706

McDonald Farms Enterprises, Inc.
7440 East I-25 Frontage Rd
Frederick, CO 80516
Invoice Questions (303) 772-4577
Service Requests (303) 442-6829

Invoice

NEW REMIT TO ADDRESS:

McDonald Farms Enterprises
P.O. BOX 53988
Lafayette, LA 70505-3988
Please reference Invoice # on payment

Invoice Number: 0165793-IN
Invoice Date: 10/23/2025
Invoice Due Date: 11/7/2025
Service Ticket Number: 0181157
Customer Number: 30-0004612
Location ID: 3
Terms: Net 15 days

Billing Address:

FOREST HILLS METRO DISTRICT
14405 W. Colfax Ave
unit # 165
GOLDEN, CO 80401

Service Address:

FOREST HILLS METRO DISTRICT
22933 FOREST HILLS DRIVE
GOLDEN, CO 80401

Contact:

Phone:

Customer P.O.
N/A

Clerk
SAD

Description	WO Nbr.	Qty	Rate	Amount
HOURS-HAULING	35485221 10/20/2025	5.50 HR	195.0000	1,072.50
FUEL FIXED SURCHARGE-MF	35485221 10/20/2025	1.00 EACH	59.0000	59.00
WWTP BIO-SOLIDS REMOVAL	35485221 10/20/2025	6,000.00 GAL	0.2100	1,260.00

Please make checks payable to McDonald Farms Enterprises, Inc.

Please Note NEW Remit To Address

REMIT TO:

McDonald Farms Enterprises
P.O. BOX 53988
Lafayette, LA 70505-3988

Please reference Invoice # on payment

Net Invoice: 2,391.50
Sales Tax: 0.00
Invoice Total: 2,391.50



7440 East I-25 Frontage Rd. • Frederick, CO 80516
(303) 772-4577 • (303) 442-6829 • Fax (303) 442-5706

McDonald Farms Enterprises, Inc.
7440 East I-25 Frontage Rd
Frederick, CO 80516
Invoice Questions (303) 772-4577
Service Requests (303) 442-6829

Invoice

NEW REMIT TO ADDRESS:

McDonald Farms Enterprises
P.O. BOX 53988
Lafayette, LA 70505-3988
Please reference Invoice # on payment

Invoice Number: 0165794-IN
Invoice Date: 10/23/2025
Invoice Due Date: 11/7/2025
Service Ticket Number: 0181158
Customer Number: 30-0004612
Location ID: 3
Terms: Net 15 days

Billing Address:

FOREST HILLS METRO DISTRICT
14405 W. Colfax Ave
unit # 165
GOLDEN, CO 80401

Service Address:

FOREST HILLS METRO DISTRICT
22933 FOREST HILLS DRIVE
GOLDEN, CO 80401

Contact:

Phone:

Customer P.O.
N/A

Clerk
SAD

Description	WO Nbr.	Qty	Rate	Amount
HOURS - VAC	35485233 10/20/2025	11.50 EACH	295.0000	3,392.50
FUEL FIXED SURCHARGE-MF	35485233 10/20/2025	1.00 EACH	59.0000	59.00
DISPOSAL VAC DISPOSAL CHARGE	35485233 10/20/2025	3,000.00 EACH	0.2100	630.00

Please make checks payable to McDonald Farms Enterprises, Inc.

Please Note NEW Remit To Address

REMIT TO:

McDonald Farms Enterprises
P.O. BOX 53988
Lafayette, LA 70505-3988

Please reference Invoice # on payment

Net Invoice: 4,081.50
Sales Tax: 0.00
Invoice Total: 4,081.50

NMHolder Financial, Inc.
9694 Chesapeake
Street
Highlands Ranch, CO
80126 US
+17204969343
nmholderbiz@gmail.co
m



BILL TO

Forest Hills Metropolitan
District
Forest Hills Metro District
14405 West Colfax Avenue,
#165
Lakewood, CO 80401

INVOICE 2025-091

DATE 10/31/2025 TERMS Net 20

DUE DATE 11/20/2025

DATE	ACTIVITY	QTY	RATE	AMOUNT
	FHMD-Bookkeeping Monthly 2025 accounting and financial report preparation	1	721.00	721.00

TOTAL DUE

\$721.00

PRECISION GATES AND AUTOMATION
13297 Bellaire Cir.
Thornton, CO 80241
7209032925
billyfogg.pga@outlook.com
www.PGAgates.com

Invoice



BILL TO
Forest Hills Metro District
14405 West Colfax Avenue #165
Lakewood, CO 80401

INVOICE #	DATE	TOTAL DUE	DUE DATE	TERMS	ENCLOSED
3944	10/09/2025	\$1,685.00	11/08/2025	Net 30	

DATE	DESCRIPTION	AMOUNT
10/09/2025	Techs replaced the DoorKing cell unit control board. Techs verified that the customer was able to connect to the unit after replacing the control board. All is functioning properly.	1,685.00

BALANCE DUE **\$1,685.00**



Public Alliance, LLC
 7555 E Hampden Ave
 Unit 501
 Denver, CO 80231

October 31, 2025

Forest Hills Metropolitan District

Invoice Number: 1722
 Invoice Period: 10-01-2025 - 10-31-2025

Fees	8,174.00
Expenses	1,955.24
Total for this Invoice	10,129.24
Previous Invoice Balance	5,013.45
Write Off on 10-01-2025	(1,198.00)
Payment on 10-24-2025	(3,815.45)
Write Off on 10-31-2025	(4,674.00)
Total Amount to Pay as of 11-07-2025	5,455.24

Outstanding Balance as of 11-07-2025

Current	30 Days	60 Days	90 Days	120 Days	180+ Days	Total
10,129.24	0.00	0.00	0.00	0.00	0.00	10,129.24

Public Alliance, LLC
7555 E Hampden Ave
Unit 501
Denver, CO 80231
720-213-6621

October 31, 2025

Forest Hills Metropolitan District

Invoice Number: 1722
Invoice Period: 10-01-2025 - 10-31-2025
Payment Due By: 10-31-2025

RE: FHMD

Time Details

Date	Staff Member	Activity	Hours	Rate	Amount
<u>Board Meetings</u>					
10-01-2025	AJ Beckman	Board Meetings Telephone conversation with Director Weinberg and email board to request moving October meeting to the week of the 20th.	0.30	170.00	51.00
10-02-2025	Adam Clark	Board Meetings Scan notes from September 24, 2025 to administrator.	0.10	140.00	14.00
10-09-2025	Adam Clark	Board Meetings Send Notice of Water Rate Increase to website administrator for publication. Verify Notice on SDA website.	0.10	140.00	14.00
10-10-2025	Arielle Campo	Board Meetings Sent meeting cancellation notice for the 10/15 Board Meeting.	0.10	140.00	14.00
10-14-2025	Amy Hord	Board Meetings		170.00	No Charge
10-14-2025	Amy Hord	Board Meetings Review of emails.	0.50	170.00	No Charge
10-15-2025	Alysia Padilla	Board Meetings Draft agenda for the October 22, 2025 meeting.	0.40	140.00	56.00
10-15-2025	Amy Hord	Board Meetings Budget Meeting.	1.50	170.00	255.00
10-15-2025	AJ Beckman	Board Meetings Review and edit draft board meeting minutes.	0.40	170.00	68.00
10-16-2025	Arielle Campo	Board Meetings Created Board Meeting invitation for 10/22 Special Meeting. Updated remaining invites to add Ms. Hord	0.20	140.00	28.00
10-16-2025	Alysia Padilla	Board Meetings Draft Minutes for the September 24, 2025 meeting. Revise agenda for the October 22, 2025 meeting.	1.40	140.00	196.00
10-17-2025	Mitchell Mayville	Board Meetings Posted meeting agenda on the district's website.	0.20	140.00	28.00

Date	Staff Member	Activity	Hours	Rate	Amount
<u>Board Meetings</u>					
10-17-2025	Mitchell Mayville	Board Meetings Posted meeting packet to the district's website.	0.20	140.00	28.00
10-17-2025	AJ Beckman	Board Meetings Finalize Manager's Report, Agenda for October 22nd Board meeting, and draft minutes. Review meeting packet.	1.00	170.00	170.00
10-17-2025	Adam Clark	Board Meetings Prepared packet for October 22, 2025 meeting and distributed to Directors and Consultants.	0.50	140.00	70.00
10-21-2025	Mitchell Mayville	Board Meetings Updated board packet on the district's website.	0.20	140.00	28.00
10-21-2025	Mitchell Mayville	Board Meetings Replaced meeting agenda on the district's website.	0.20	140.00	28.00
10-21-2025	Alysia Padilla	Board Meetings Update meeting distribution list per Attorney request. Revise agenda with new discussion topics. Revise meeting packet with new enclosures.	1.20	140.00	168.00
10-21-2025	Arielle Campo	Board Meetings Attached revised meeting packet to the invitation and sent for distribution	0.10	140.00	14.00
10-22-2025	AJ Beckman	Board Meetings Prepare for and attend board meeting. Attend to post meeting matters.	2.20	170.00	374.00
			10.80		1,604.00
<u>District Management</u>					
10-02-2025	Amy Hord	District Management Emails re: poles for signs.	0.30	170.00	51.00
10-03-2025	AJ Beckman	District Management Telephone conversation with Mr. Gustafson regarding payment for work related to curbstop excavation.	0.30	170.00	51.00
10-03-2025	Mitchell Mayville	District Management Communications with Mr. Moncada and resident regarding leak and curbstop location.	0.30	140.00	42.00
10-06-2025	Amy Hord	District Management Walked park and bathroom areas for cleanliness. Checked mail.	2.00	170.00	340.00
10-07-2025	AJ Beckman	District Management Meeting with Ms. Ulmer regarding letter to resident requiring payment for excavation work.	0.40	170.00	68.00
10-08-2025	Amy Hord	District Management Review of all invoices and bank statements / Reviewed and archived.	1.50	170.00	255.00
10-08-2025	AJ Beckman	District Management Calls and emails to follow up on malfunctioning gate.	0.30	170.00	51.00
10-10-2025	AJ Beckman	District Management	0.40	170.00	68.00

Date	Staff Member	Activity	Hours	Rate	Amount
<u>District Management</u>					
		Review correspondence from Mr. Gustafson, forward to attorney and email communication with Director Weinberg.			
10-10-2025	Karen Steggs	District Management Prepare Member Representative Designation form for the Pool. Transmit for execution.	0.20	140.00	28.00
10-13-2025	AJ Beckman	District Management Follow up on status of board meeting and budget workshop.	0.20	170.00	34.00
10-13-2025	Karen Steggs	District Management Receive and record executed Member Representations form for the Pool. Transmit to Highstreet Insurance.	0.20	140.00	28.00
10-13-2025	Mitchell Mayville	District Management Posted notice of rate increase meeting to the district's website. Communications with Mr. Beckman regarding potential newsletter.	0.30	140.00	42.00
10-13-2025	Mitchell Mayville	District Management Communications with resident and Ms. Hord regarding locating curb stop.	0.30	140.00	42.00
10-13-2025	Arielle Campo	District Management Invoice for Falcon Environmental received via email. Sent to Ms. Hord for filing and submission for payment	0.10	140.00	14.00
10-14-2025	Amy Hord	District Management Meet vendor. Check mail. Includes drive time.	3.00	170.00	510.00
10-15-2025	Mitchell Mayville	District Management Updated the district's website with special meeting date.	0.20	140.00	28.00
10-15-2025	AJ Beckman	District Management Attend budget workshop meeting.	1.70	170.00	289.00
10-16-2025	Mitchell Mayville	District Management Communications with Falcon Environmental and Ms. Campo regarding outstanding invoices.	0.20	140.00	28.00
10-16-2025	Amy Hord	District Management Review of bank statements / Archived.	0.40	170.00	68.00
10-17-2025	Mitchell Mayville	District Management Communications with Ms. Campo, sent board meeting reminder eblast.	0.30	140.00	42.00
10-17-2025	AJ Beckman	District Management Telephone conversation with Mr. Menke regarding discussions with resident regarding curb stop, and discuss 2026 projects for budget preparation.	0.40	170.00	68.00
10-20-2025	AJ Beckman	District Management Email communication with accountant regarding items to be approved at board meeting. Forward to staff.	0.30	170.00	51.00
10-20-2025	Alysia Padilla	District Management Research to determine if the Intergovernmental Agreement with the Colorado Department of Health and Environment was approved at a meeting.	0.20	140.00	28.00
10-20-2025	AJ Beckman	District Management	0.30	170.00	51.00

Date	Staff Member	Activity	Hours	Rate	Amount
<u>District Management</u>					
		Email communication with District's Attorney regarding demand from resident.			
10-20-2025	AJ Beckman	District Management Review phone logs and research fact pattern related to curb stop excavation dispute.	2.00	170.00	340.00
10-20-2025	Mitchell Mayville	District Management Communications with resident, Mr. Beckman, and Mr. Moncada regarding locating curb stop.	0.30	140.00	42.00
10-21-2025	Mitchell Mayville	District Management Communications with Streamline and Mr. Beckman regarding agreement.	0.20	140.00	28.00
10-21-2025	AJ Beckman	District Management Email exchange with attorney regarding agenda and executive session. Forward language to staff to update meeting packet and agenda.	0.30	170.00	51.00
10-21-2025	Amy Hord	District Management Review of financials.	0.50	170.00	85.00
10-21-2025	Amy Hord	District Management PFAS Summary And Reporting.	0.40	170.00	68.00
10-23-2025	Amy Hord	District Management Review of signs and pole proposals. Email correspondences.	0.40	170.00	68.00
10-27-2025	Arielle Campo	District Management Multiple invoices received. Sent to Ms. Hord for review and submittal for payment	0.10	140.00	14.00
10-28-2025	Mitchell Mayville	District Management Updated AmCoBi contact information on the district's website.	0.20	140.00	28.00
10-28-2025	Mitchell Mayville	District Management Communications with resident and Ms. Campo regarding new gate clicker.	0.20	140.00	28.00
10-28-2025	AJ Beckman	District Management Review and respond to questions related to funds received from title company for Hill and Dale condominium.	0.20	170.00	34.00
10-29-2025	Alysia Padilla	District Management Draft Budget Hearing Notice for Manager review.	0.50	140.00	70.00
10-29-2025	Karen Steggs	District Management Discussion with Administrator regarding 2026 draft Budget.	0.20	140.00	28.00
10-29-2025	Alysia Padilla	District Management Correspondence with Accountant in regards to the draft 2026 budget.	0.20	140.00	28.00
10-29-2025	AJ Beckman	District Management Discuss budget and mill levy with Ms. Holder.	0.40	170.00	68.00
10-29-2025	Arielle Campo	District Management Ordered two button gate clickers for Summerwood residents.	0.20	140.00	28.00
			0.10	140.00	14.00

Date	Staff Member	Activity	Hours	Rate	Amount
<u>District Management</u>					
10-30-2025	Arielle Campo	District Management Invoice received from Falcon Environmental. Sent to Ms. Hord for review and submission for payment			
10-30-2025	Mitchell Mayville	District Management Communications with Affordable Openers, sent certificate of tax exemption, provided credit card info, and updated profile.	0.30	140.00	42.00
10-30-2025	Mitchell Mayville	District Management End of month receipt match, code transactions in Ramp and bill back.	0.20	140.00	28.00
10-30-2025	Karen Steggs	District Management Receive and record draft 2026 Budget.	0.20	140.00	28.00
10-30-2025	Karen Steggs	District Management Prepare 2026 insurance renewal via on-line.	0.30	140.00	42.00
			21.20		3,439.00
<u>Field Services / Site Visit</u>					
10-01-2025	Michael Williamson	Field Services / Site Visit Pick up park signs for district. Travel time included.	0.50	90.00	45.00
10-03-2025	Michael Williamson	Field Services / Site Visit Drop off park signs. Deliver resident packages left at guard shack. Includes travel time.	0.80	90.00	72.00
10-06-2025	Nick Moncada	Field Services / Site Visit Correspond with Direct Discharge and SaBell's regarding sprinkler winterization.	0.30	90.00	27.00
10-07-2025	Nick Moncada	Field Services / Site Visit Correspond with SaBells regarding completion of irrigation winterization and Direct Discharge plans to remove pond pumps.	0.50	90.00	45.00
10-08-2025	Nick Moncada	Field Services / Site Visit Verify operation of gates. Deliver packages left at guard shack. Travel time included.	2.00	90.00	180.00
10-09-2025	Amy Hord	Field Services / Site Visit Meet glass vendor.	1.00	90.00	No Charge
10-10-2025	Nick Moncada	Field Services / Site Visit Coordinate with Direct Discharge and private plumber regarding curb stop installation at 22595 Tree Top Lane.	0.30	90.00	27.00
10-10-2025	Michael Williamson	Field Services / Site Visit Park signage reseach.	0.30	90.00	27.00
10-15-2025	Nick Moncada	Field Services / Site Visit Attend Draft Budget meeting.	1.70	90.00	153.00
10-17-2025	Michael Williamson	Field Services / Site Visit Sign posts quote.	0.40	90.00	36.00

Date	Staff Member	Activity	Hours	Rate	Amount
<u>Field Services / Site Visit</u>					
10-17-2025	Nick Moncada	Field Services / Site Visit Discuss manager's report with Mrs. Amy Hord.	0.40	90.00	36.00
10-17-2025	Amy Hord	Field Services / Site Visit Site visit and drive time.	4.00	90.00	360.00
10-20-2025	Michael Williamson	Field Services / Site Visit Park sign posts proposal.	0.40	90.00	36.00
10-20-2025	Nick Moncada	Field Services / Site Visit Correspond with Mr. Mike Menke regarding pond pumps, invoices, and outstanding projects.	0.40	90.00	36.00
10-21-2025	Nick Moncada	Field Services / Site Visit Correspond with Mrs. Amy Hord regarding customer issue.	0.20	90.00	18.00
10-22-2025	Nick Moncada	Field Services / Site Visit Winterize the park bathroom. Meet with resident to locate curb stop for 869 Hill & Dale Road. Travel time included. Attend board meeting.	3.70	90.00	333.00
10-22-2025	Michael Williamson	Field Services / Site Visit Winterize park bathroom. Includes travel time.	2.50	90.00	225.00
10-23-2025	Michael Williamson	Field Services / Site Visit Exactix webinar.	0.50	90.00	45.00
10-24-2025	Nick Moncada	Field Services / Site Visit Training for Exactix UNCC rollout.	0.50	90.00	45.00
10-24-2025	Michael Williamson	Field Services / Site Visit Re-establish service to park facilities. Travel time included.	2.10	90.00	189.00
10-28-2025	Michael Williamson	Field Services / Site Visit Inspect district entrance lighting and breaker panel. Includes travel time.	3.20	90.00	288.00
10-30-2025	Nick Moncada	Field Services / Site Visit Correspond with resident at 22455 Nakota Drive regarding getting a third-party locator to locate the private water line. Contact three third-party locators on the resident's behalf.	0.60	90.00	54.00
			26.30		2,277.00
<u>Resident Relations</u>					
10-07-2025	Amy Hord	Resident Relations Follow up Homeowner inquiries.	0.60	170.00	102.00
10-10-2025	Arielle Campo	Resident Relations Phone communications with resident regarding update to gate box. Completed all updates requested to account and sent confirmation email to resident once completed.	0.20	140.00	28.00
10-13-2025	Amy Hord	Resident Relations	0.50	170.00	85.00

Date	Staff Member	Activity	Hours	Rate	Amount
<u>Resident Relations</u>					
		Homeowner emails and calls.			
10-15-2025	Arielle Campo	Resident Relations Created 2 gate clickers for resident as requested. Packed and mailed	0.30	140.00	42.00
10-16-2025	Amy Hord	Resident Relations Resident calls and emails.	0.80	170.00	136.00
10-20-2025	Amy Hord	Resident Relations Emails and calls with the Board.	0.70	170.00	119.00
10-23-2025	Amy Hord	Resident Relations Calls with Homeowners.	0.40	170.00	68.00
10-24-2025	Amy Hord	Resident Relations Research of remotes for summer gate Homeowners.	0.80	170.00	No Charge
10-27-2025	Amy Hord	Resident Relations Homeowner emails.	0.40	170.00	68.00
10-28-2025	Amy Hord	Resident Relations Emails and calls re: homeowner questions.	0.80	170.00	136.00
10-29-2025	Amy Hord	Resident Relations Garage remotes. Correspondences with homeowners.	1.00	170.00	No Charge
10-29-2025	Arielle Campo	Resident Relations Created 2 gate clickers for residents as requested. Mailed clickers to residents.	0.20	140.00	28.00
			6.70		812.00
<u>Website</u>					
10-10-2025	Arielle Campo	Website Updated district website to reflect cancelled 10/15 meeting.	0.10	140.00	14.00
10-20-2025	Mitchell Mayville	Website Communications with Steamline to obtain quote for new website.	0.20	140.00	28.00
			0.30		42.00
			Total		8,174.00

Time Summary

Activity	Hours	Amount
Board Meetings	10.80	1,604.00
District Management	21.20	3,439.00
Field Services / Site Visit	26.30	2,277.00
Resident Relations	6.70	812.00
Website	0.30	42.00
Total Fees		8,174.00

Expenses

Date	Expense	Description	Amount
10-20-2025	Hardware or Supplies Purchase	General expenses for window and glass maintenance.	1,564.81
10-22-2025	Hardware or Supplies Purchase	Winterizing supplies	4.28
10-25-2025	Software	Mailchimp	20.60
10-29-2025	Postage	2 gate clicker mailings to residents	26.68
10-30-2025	Miscellaneous	Gate Clickers FHMD	338.87
Total Expenses			1,955.24

Expense Summary

Expense	Amount
Hardware or Supplies Purchase	1,569.09
Miscellaneous	338.87
Postage	26.68
Software	20.60
Total Expenses	1,955.24

Total for this Invoice	10,129.24
Previous Invoice Balance	5,013.45
Write Off on 10-01-2025	(1,198.00)
Payment on 10-24-2025	(3,815.45)
Write Off on 10-31-2025	(4,674.00)
Total Amount to Pay as of 11-07-2025	5,455.24

Client Statement of Account

As of 11-07-2025

Matter	Balance Due
FHMD	5,455.24
Total Amount to Pay	5,455.24

Open Invoices and Credits

Date	Transaction	Matter	Amount	Applied	Balance
10-31-2025	Invoice 1722	FHMD	10,129.24		10,129.24
10-31-2025	Write Off	FHMD	(4,674.00)		(4,674.00)
				Balance	5,455.24

FHMD

Transactions

Date	Transaction	Applied	Invoice	Amount
09-30-2025	Previous Balance			5,013.45
10-01-2025	Write Off			(1,198.00)
10-15-2025	Payment Applied	1,198.00	1627	
10-24-2025	Payment Received			(3,815.45)
10-24-2025	Payment Applied	3,815.45	1627	
10-31-2025	Write Off			(4,674.00)
10-31-2025	Invoice 1722			10,129.24
			Balance	5,455.24

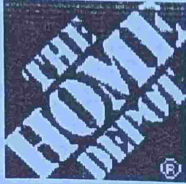
All Invoices and Credits

Date	Transaction	Amount	Applied	Balance
10-31-2024	Invoice 846	1,001.13	(1,001.13)	0.00
11-26-2024	Payment	(500.57)	500.57	0.00
11-26-2024	Payment	(500.57)	500.57	0.00
11-30-2024	Invoice 888	2,838.20	(2,838.20)	0.00
12-10-2024	Write Off	(500.00)	500.00	0.00
12-31-2024	Invoice 955	6,406.30	(6,406.30)	0.00
01-06-2025	Write Off	(1,000.00)	1,000.00	0.00
01-10-2025	Payment	(2,338.19)	2,338.19	0.00
01-31-2025	Invoice 1007	5,613.23	(5,613.23)	0.00
01-31-2025	Write Off	(1,736.00)	1,736.00	0.00
02-10-2025	Payment	(5,406.30)	5,406.30	0.00
02-26-2025	Payment	(3,877.23)	3,877.23	0.00
02-28-2025	Invoice 1058	6,410.75	(6,410.75)	0.00
03-10-2025	Write Off	(2,645.50)	2,645.50	0.00
03-27-2025	Payment	(3,765.25)	3,765.25	0.00
03-31-2025	Invoice 1157	8,052.55	(8,052.55)	0.00
04-01-2025	Write Off	(4,265.00)	4,265.00	0.00
04-22-2025	Payment	(1,912.55)	1,912.55	0.00
04-22-2025	Payment	(1,875.00)	1,875.00	0.00
04-30-2025	Invoice 1176	5,074.50	(5,074.50)	0.00
05-06-2025	Write Off	(1,324.50)	1,324.50	0.00
05-21-2025	Payment	(3,750.00)	3,750.00	0.00

Date	Transaction	Amount	Applied	Balance
05-21-2025	Write Off	(1,344.50)	1,344.50	0.00
05-31-2025	Invoice 1294	5,094.50	(5,094.50)	0.00
06-30-2025	Invoice 1395	6,269.73	(6,269.73)	0.00
06-30-2025	Payment	(3,750.00)	3,750.00	0.00
06-30-2025	Write Off	(2,501.00)	2,501.00	0.00
07-31-2025	Invoice 1460	9,624.60	(9,624.60)	0.00
08-01-2025	Payment	(3,768.73)	3,768.73	0.00
08-07-2025	Write Off	(1,739.00)	1,739.00	0.00
08-26-2025	Payment	(2,993.00)	2,993.00	0.00
08-26-2025	Payment	(4,892.60)	4,892.60	0.00
08-31-2025	Invoice 1612	8,511.93	(8,511.93)	0.00
09-11-2025	Write Off	(4,516.00)	4,516.00	0.00
09-26-2025	Payment	(3,995.93)	3,995.93	0.00
09-30-2025	Invoice 1627	5,013.45	(5,013.45)	0.00
10-01-2025	Write Off	(1,198.00)	1,198.00	0.00
10-24-2025	Payment	(3,815.45)	3,815.45	0.00
10-31-2025	Invoice 1722	10,129.24		10,129.24
10-31-2025	Write Off	(4,674.00)		(4,674.00)
			Balance	5,455.24

Receipt

Matter	FHMD
Staff Member	Mitchell Mayville
Expense Code	Hardware or Supplies Purchase
Date	Oct 22, 2025
Description	Winterizing supplies
Amount	4.28
Plan Task To-Do	
Quantity	1
Price	4.28



**How doers
get more done.™**

16900 W. COLFAX AVE, GOLDEN, CO 80401
(303)384-0875 MANAGER: JOSHUA SMITH

1522 00062 46573 10/22/25 09:53 AM
SALE SELF CHECKOUT

009114958009 1005010818 <A> 3.98
PRIME GUARD -50 RV ANTIFREEZE

SUBTOTAL	3.98
SALES TAX	0.30
TOTAL	\$4.28

XXXXXXXXXXXX4526 VISA USD\$ 4.28

AUTH CODE S95094/6620061 TA
Contactless
AID A0000000031010 VISA CREDIT

P.O.#/JOB NAME: FHMD

1522 10/22/25 09:53 AM



1522 62 46573 10/22/2025 0120

RETURN POLICY DEFINITIONS		
POLICY ID	DAYS	POLICY EXPIRES ON
A 1	90	01/20/2026

Receipt

Matter	FHMD
Staff Member	Mitchell Mayville
Expense Code	Postage
Date	Oct 29, 2025
Description	2 gate clicker mailings to residents
Amount	26.68
Plan Task To-Do	
Quantity	1
Price	26.68

FedEx
Office®

7800 E Hampden Ave Ste 53
Denver, CO 80231
303.221.3176

October 29, 2025 5:36 PM
Receipt #: APAK100118221

FedEx Home Delivery
885601325028 \$13.34

Recipient Address
Judy Riley
864 Elk Park Dr
GOLDEN, CO 80401, US
000-000-0000
Scheduled Delivery Date: 10/31/2025
Pricing Option: Standard Rate
Package Information: Your Packaging
7x5x1
Package Weight: .10 lb (S)
Declared Value: \$100

FedEx Home Delivery
885601336746 \$13.34

Recipient Address
Diana Meyers
22261 Chippewa Ln
GOLDEN, CO 80401, US
000-000-0000
Scheduled Delivery Date: 10/31/2025
Pricing Option: Standard Rate
Package Information: Your Packaging
7x5x1
Package Weight: .10 lb (S)
Declared Value: \$100

Ground Subtotal \$26.68

Tax \$0.00

Total \$26.68

Receipt

Invoice Number	1722
Matter	FHMD
Staff Member	Mitchell Mayville
Expense Code	Hardware or Supplies Purchase
Date	2025-10-20
Description	General expenses for window and glass maintenance.
Amount	1564.81



True View Windows and Glass LLC
3200 West 71st Ave. Unit 20
Westminster, Colorado 80030
Phone: (720) 431-TRUE (8783)
Website: www.TrueViewGlass.com
Email: denversales@trueviewglass.com

Invoice

S144745

Bill To Forest Hills Metro District
22044 Anasazi Way
Golden, CO 80401

Issue Date
Payment Terms 50% Deposit / 50% Completion
Due Date

Purchase Order

Customer Forest Hills Metro District
Contact (720) 376-2081
Phone (Main) amy@publicalliancellc.com
Email
22044 Anasazi Way, Guard Shack @
Service Location Entrance
Golden, CO 80401
Guard Shack at Entrance
Sub Div/Bldg
#/Apt #

Product	Description	Quantity	Total
Trip Fee	Trip fee	1.00	\$ 85.00
Sliding Glass Door Reglaze	Supply Sliding Glass Door Replacement Glass, 32 x 74 LowE Tempered Glass @ Guard Shack Lead time is approximately 3-5 weeks	1.00	\$ 966.63
Labor - Sliding Glass Door Reglaze & Repairs	Installation REMINDER: All furniture, blinds, and window treatments MUST be removed prior to installation. True View must have a 5-foot radius of the workspace and a clear path to the work area. True View charges an additional fee of \$29 per window blind and an additional moving fee for customers' small furniture items such as a chair, small couch, small table, etc., of \$49 per item. However, if the item is too large for the technicians onsite to move, True View will need to reschedule the installation and is subject to a \$99 per man rescheduling fee. These additional fees may be incurred and will be added to the final invoice. If True View removes blinds, window treatments, shutters, furniture, or personal items at additional expense, True View Windows and Glass are not liable for any damages made to these items. Please be advised that scheduled lead times and installations from October through May are subject to weather conditions. Inclement weather may necessitate extended lead times, rescheduling, and potential delays in the installation process.	1.00	\$ 410.00
Credit Card Surcharge	A surcharge of 2% will be applied for payments made by credit card. Fee is waived when paying ACH/EFT or by check.	1.00	\$ 30.68

Subtotal: \$ 1,492.31
Tax: \$ 72.50

Paid \$ 1,564.81

Balance Due \$ 0.00

Completion Approval: _____ Date: _____

[Pay Online Here](#)

We appreciate your business, thank you.

Visit our website at: www.TrueViewGlass.com
Licensed, Bonded, Insured

All deposits are Non-Refundable.
Past due invoices are subject to late fees and interest.

Receipt

Invoice Number	1722
Matter	FHMD
Staff Member	Mitchell Mayville
Expense Code	Software
Date	2025-10-25
Description	Mailchimp
Amount	20.60



Mailchimp Receipt MC13258219

Issued to

Mitchell Mayville
Forest Hills Metropolitan District
management@fhmd.net
Office phone: 3058497573
5 PETERS CANYON RD STE 200 IRVINE, CA 92606

Issued by

Mailchimp
c/o The Rocket Science Group, LLC
405 N. Angier Ave. NE, Atlanta, GA 30308
USA
www.mailchimp.com
Tax ID: US EIN 58-2554149

Details

Order# 13258219
Date Paid: October 25, 2025 02:59 AM New York

Billing statement

Standard plan 500 contacts	\$20.00
Intuit Assist for Mailchimp* AI-powered marketing	\$0.00
Tax State Sales/Use	\$0.00
Tax District Sales/Use	\$0.00
Tax County Sales/Use	\$0.00
Tax City Sales/Use Tax Rate: 3%	\$0.60
Paid via Visa ending in 6565 which expires 01/2029 on October 25, 2025	\$20.60

Balance as of October 25, 2025

\$0.00

[Looking for our W-9?](#)

[Looking for our United States Residency Certificate?](#)

* Intuit Assist functionality (beta) is available to certain users with Premium, Standard and Legacy plans in select countries in English only. Access to Intuit Assist is available at no additional cost at this time. Pricing, terms, conditions, special features and service options are subject to change without notice. Availability of features and functionality varies by plan type. Features may be broadly available soon but represents no obligation and should not be relied on in making a purchasing decision. For details, please view Mailchimp's various [plans and pricing](#)

If a refund is required, it will be issued in the purchase currency for the amount of the original charge.



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Receipt

Invoice Number	1722
Matter	FHMD
Staff Member	Mitchell Mayville
Expense Code	Miscellaneous
Date	2025-10-30
Description	Gate Clickers FHMD
Amount	338.87

Order # 000164815
Order Date: Oct 30, 2025

Sold to:	Ship to:
Mitchell Mayville 5 PETERS CANYON RD STE 200 Irvine, California, 92606 United States T: 720-213-6621 VAT: 98142150000	Arielle Campo 7555 E HAMPDEN AVE STE 501 DENVER, Colorado, 80231 United States T: 720-213-6621 VAT: 98142150000

Payment Method:	Shipping Method:
Credit Card Credit Card Type: Visa Credit Card Number: xxxx-8069	UPS Next Business Day Air (Total Shipping Charges \$21.67)

Products	SKU	Price	Qty	Tax	Subtotal
DKS DoorKing 8067-080 MicroCLIK Specific Coded Remotes 10 Pack <i>Enter 2 digit FC#</i> 11 <i>Enter a 5 digit TR# for first remote in your order (must be different from TR# on back label of any remote already in use with your system) Orders with multiple remotes will be sequentially numbered</i> 20000	dks:8067080spec	\$317.20	1	\$0.00	\$317.20

Subtotal:

\$317.20

Shipping & Handling:

\$21.67

Grand Total:

\$338.87



PumpMan Colorado
2001 East 58th Avenue
Denver, CO 80216
+13038929053
Accounting@coloradowaterwell.com
www.coloradowaterwell.com

Invoice 1216

BILL TO

A J Beckman
Forest Hills Metro District

DATE
11/10/2025

PLEASE PAY
\$8,679.61

DUE DATE
12/10/2025

DATE	ACTIVITY	QTY	HOURLY RATE	AMOUNT
10/24/2025	PLTE Provide Labor, Tools and Equipment: Date: October 24th Location: Well #1 Tech: Ted, Kristen, Ryan Detail: 39.70070 N, 105.25239 W Power was off and pump cables were disconnected inside well head. 1" pick up on 2" spool pitless. 10' of 2" pvc under spool then 10 joints 1.25" PVC to pump= 210' SWL 28.6' TD 238'11" pitless depth 8'1" Was able to get the transducer free and it's rolled up next to the pipe. Wire does not have a ground and needs to be replaced. Brought pump motor and wire back to shop. All pipe and trim pipe left on site. Picked up new #12 wire, pump, motor and check valve then drove back to site. Set the rig and site up while Ryan made motor splice. Set new pump and motor on new wire and added airline, used the same pipe and trim pipe. Made sure the trim pipe could not be pulled apart again up by the spool, it was difficult to get the copper pipe to go through the spool pitless. Used grease on spool pitless and set it down. Did not make wire connection at well head per Ted since panel was locked. Chlorinated well with small chlorine pellets.			8,679.61
10/31/2025	Removed well cap to make splice to pump with split bolts and rubber tape. No incoming ground so I stripped extra ground from the sub cable and wrapped it around the hold down bolt then sandwiched with a second nut. Installed pump and motor labels inside electrical panel, turned main disconnect on then turned pump to hand, got amp readings from well, 5.7 to 5.8. Mike onsite and we removed the manhole lid by electrical panel, in the vault is a meter, two ball valves and a filter. Mike said he removed the filter previously so when we turned well pump on water went into vault where the filter was. He said he had some plumbing to do in the vault and was happy the well pump was operational. Material Grundfos motor 3 hp, 460v 3 phase Grundfos pump 16s30-24 #10-14 splice kit roll of green tape 1.25" stainless check valve			

DATE	ACTIVITY	QTY	HOURLY RATE	AMOUNT
	220' #12- 3 wire, with ground			
	220' airline			
	chlorine pellets			
	Material			
	3 split bolts and tape.			

Thank you for your business! I take ACH payments, and checks can be sent to Colorado Water Well PM, 2001 E 58th Ave, Denver Co 80216

SUBTOTAL	8,679.61
TAX	0.00
TOTAL	8,679.61

Credit Payments please ad 3.5%
Credit Card Payments with a convenience fee of 3.5%. ACH is also available with no charge. Please contact our office at (303) 892-9053 or email us at Accounting@Coloradowaterwell.com to have this function available.

TOTAL DUE	\$8,679.61
-----------	------------

Payment Terms - Net 30 from invoice date.

THANK YOU.

Late Fee - 1.5% per month, 18% per annum on past due invoices

Check Payable to:
Colorado Water Well
2001 East 58th Avenue
Denver, CO 80216



RESPEC Company, LLC
3824 Jet Drive
PO Box 725
Rapid City, SD 57709

Forest Hills Metropolitan District
Attn: Ronda Zivalich
14405 W. Colfax Ave, #165
Lakewood, CO 80401
United States of America

Invoice : INV09251124
Invoice Date : 10/21/2025
Due Date: 11/20/2025
Project : W0230.24001
Project Name : Forest Hills Metro District

For Professional Services Rendered Through 9/30/2025

Forest Hills Metro District 2024/2025

W0230.24001 - Forest Hills Metro District

001 - FHMD - Augmentation Plan Water
Accounting

Unit Rate Expense 600.00

002 - FHMD - Coordination & Monitoring
003 - FHMD - Water Court Cases
004 - FHMD - Other Engineering Tasks

Billings		
To Date	Previous	Current
8,250.00	7,650.00	600.00
35.00	35.00	0.00
865.00	865.00	0.00
742.50	742.50	0.00
Current Billings		600.00
Amount Due This Bill		USD 600.00

Outstanding Receivables	Invoice Number	Date	Amount	Balance Due
	INV08250225	9/9/2025	600.00	600.00
				600.00

Please Remit To:
Remittance: ar@respec.com
Account: 720028779
Routing: 091400172

001 - FHMD - Augmentation Plan Water Accounting

Expense Revenue

Unit Rate Expenses

Account / Unit / Equipment / Vendor	Doc Number	Date	Quantity	Rate	Amount
Contract Unit - Other					
Monthly Water Augmentation - \$600					
RESPEC Company, LLC	UE0000000386	9/30/2025	1.00 EA	600.00	600.00
Total Unit Rate Expenses					600.00
Total Expense Revenue					600.00

Total Project: W0230.24001 - Forest Hills Metro District

600.00

SaBell's Snow Plowing & Landscape Service Inc.

5555 W. Ohio Ave.
Lakewood, CO 80226

Invoice

Date	Invoice #
11/3/2025	29615

Bill To
FOREST HILLS METRO DISTRICT Rhonda Zivalich 14405 W. Colfax Avenue, #165 Lakewood, CO. 80401

P.O. No.	Terms	Project
	Net 30	

Quantity	Description	Rate	Amount
	RE: 22933 Forest Hills Drive, Golden, CO 80401		
	MONTHLY LAWN MAINTENANCE November 2025	2,600.00	2,600.00
	Sprinkler blowout as per contract 10/06/25	100.00	100.00
PAST DUE INVOICES BEAR INTEREST AT 2% PER MONTH OR 24% PER ANNUM. THANK YOU FOR YOUR BUSINESS.		Total	\$2,700.00



MAILING ADDRESS	ACCOUNT NUMBER		DUE DATE
FOREST HILLS METRO DISTRICT 7555 E HAMPDEN AVE STE 501 DENVER CO 80231-4836	53-2543913-6		10/24/2025
	STATEMENT NUMBER	STATEMENT DATE	AMOUNT DUE
	947254539	10/03/2025	\$2,562.93

QUESTIONS ABOUT YOUR BILL?

See our website: xcelenergy.com
 Please Call: 1-800-481-4700
 Fax: 1-800-311-0050
 Or write us at: XCEL ENERGY
 PO BOX 8
 EAU CLAIRE WI 54702-0008

ACCOUNT BALANCE *(Balance de su cuenta)*

Previous Balance	As of 08/26	\$2,456.98
Payment Received	Auto Pay 09/23	-\$2,456.98 CR
Balance Forward		\$0.00
Current Charges		\$2,562.93
Amount Due <i>(Cantidad a pagar)</i>		\$2,562.93

PREMISES SUMMARY

PREMISES NUMBER	PREMISES IDENTIFIER	PREMISES DESCRIPTOR	CURRENT BILL
300694302	HILL & DALE RD WELL #2 _		\$60.45
300802554	22205 FOREST HILLS DR UNIT WELL-3		\$26.84
300996243	EASTWOOD DR W ENTRANCE GATE _		\$17.89
301104477	22933 FOREST HILLS DR BLDG SEWA		\$1,108.99
301112319	1048 EASTWOOD UNIT 9-WELL		\$13.20
301255445	23199 SHINGLE CREEK RD BLDG CHLO		\$267.83
301257430	22004 ANASAZI WAY BLDG A		\$14.69
301260646	860 HILL AND DALE RD UNIT PUMP		\$172.28
301297992	FOREST HILLS DR WELL #5 _		\$37.81
301297999	GRAPEVINE RD TRACT C SEWAGE LI _		\$104.71
301557604	22864 FOREST HILLS DR BLDG GUAR		\$259.09
301565481	1008 EASTWOOD UNIT 8-WELL		\$13.20
301600124	FOREST HILLS DR WELL #4 _		\$212.04
301901666	ANASAZI WAY TRACT H RECIRCULAT _		\$236.22
301901714	FOREST HILLS DR TRACT N WATER _		\$17.69
Total			\$2,562.93

RETURN BOTTOM PORTION WITH PAYMENT ONLY • PLEASE DO NOT INCLUDE OTHER REQUESTS • SEE BACK OF BILL FOR CONTACT METHODS



Please help our neighbors in need by donating to Energy Outreach Colorado. Please mark your donation amount on the back of this payment stub and CHECK THE RED BOX under your address below.

----- manifest line -----



FOREST HILLS METRO DISTRICT
 7555 E HAMPDEN AVE STE 501
 DENVER CO 80231-4836

ACCOUNT NUMBER	DUE DATE	AMOUNT DUE	AMOUNT ENCLOSED
53-2543913-6	10/24/2025	\$2,562.93	Automated Bank Payment

Your bill is paid through an automated bank payment plan.

OCTOBER						
S	M	T	W	T	F	S
5	6	7	8	9	10	11
12	13	14	15	16	17	18
19	20	21	22	23	24	25
26	27	28	29	30	31	



XCEL ENERGY
 P.O. BOX 660553
 DALLAS TX 75266-0553



31 53102425 25439136 0000025629300000256293

077584 1/11



--- no inserts ---

Forest Hills Metro District
Balance Sheet
As of October 31, 2025

	{12} General Fund	{15} Debt Service	{14} Capital Projects	{16} Water & Sewer	{18} Infrastructure Fund	Total
ASSETS						
Current Assets						
Checking/Savings						
12-1000 · First Bank - Checking (GF)	\$ 6,034.64	\$ -	\$ -	\$ -		\$ 6,034.64
16-1000 · First Bank - Checking (WS)				232,824.85		232,824.85
12-1150 · Colotrust	389,699.61					389,699.61
12-1160 · Colotrust - CTF	9,464.66					9,464.66
14-1160 · Colotrust			84,438.75			84,438.75
15-1150 · Colotrust (DS)	-	162,002.69				162,002.69
18-1160 · Colotrust					43,560.17	43,560.17
Total Checking/Savings	405,198.91	162,002.69	84,438.75	232,824.85	43,560.17	928,025.37
Accounts Receivable						
16-1300 · A/R - Customers	-			16,927.99		16,927.99
16-1305 Allowance for doubtful accounts				-		-
Total Accounts Receivable	-	-	-	16,927.99	-	16,927.99
Other Current Assets						
Other Current Assets						
12-1200 - Cash with County Treasurer	-					-
12-1310 Property taxes receivable	12,156.98					12,156.98
12-1805 - Advances to Other Funds	146,040.69					146,040.69
15-1310 Property taxes receivable		4,178.03				4,178.03
12-1400 - Prepaid Expenses	1,765.49					1,765.49
16-1400 - Prepaid Expenses				3,075.50		3,075.50
Total Other Current Assets	159,963.16	4,178.03	-	3,075.50	-	167,216.69
Intercompany Transactions						
12-1450 · Due from Other Funds	(92,889.09)					(92,889.09)
14-1450 · Due to/from other Funds						-
15-1450 · Due from other Funds (DS)						-
16-1450 · Due from other Funds (WS)				77,965.47		77,965.47
17-1450 · Due from other Funds (CTF)				-		-
18-1450 · Due from other Funds (Infrastructure)					14,923.62	14,923.62
Total Intercompany Transactions	(92,889.09)	-	-	77,965.47	14,923.62	-
Total Other Current Assets	(92,889.09)	-	-	77,965.47	14,923.62	-
Total Current Assets	472,272.98	166,180.72	84,438.75	330,793.81	58,483.79	1,112,170.05
Fixed Assets						
12-1500 - Security Gates	-					-
12-1710 - Construction in Progress			79,255.88			79,255.88
14-1710 · Streets			3,049,531.43			3,049,531.43
14-1720 · Erosion System			61,089.00			61,089.00
14-1730 · Landscaping			208,748.48			208,748.48
14-1740 · Recreation			412,140.26			412,140.26
14-1750 · Accumulated Depreciation			(2,105,022.51)			(2,105,022.51)
16-1700 - Construction in Progress				-		-
16-1750 · Accumulated Depreciation (WS)				(3,326,978.49)		(3,326,978.49)
16-1760 · Water System				3,249,489.99		3,249,489.99
16-1770 · Sewer System				2,977,707.49		2,977,707.49
Total Fixed Assets	-	-	1,705,742.54	2,900,218.99	-	4,605,961.53
Other Assets						
15-1510 · Original Issue Discount		-				-
16-1950 - Loan Proceeds Receivable				-		-
15-1900 - Amount provided for Debt		1,404,873.90				1,404,873.90
Total Other Assets	-	1,404,873.90	-	-	-	1,404,873.90
TOTAL ASSETS	\$ 472,272.98	\$ 1,571,054.62	\$ 1,790,181.29	\$ 3,231,012.80	\$ 58,483.79	\$ 7,123,005.48

Forest Hills Metro District
Balance Sheet
As of October 31, 2025

	{12} General Fund	{15} Debt Service	{14} Capital Projects	{16} Water & Sewer	{18} Infrastructure Fund	Total
LIABILITIES & EQUITY						
Liabilities						
Current Liabilities						
Accounts Payable						
12-2000 · Accounts Payable	\$ 16,151.77					\$ 16,151.77
14-2000 · Accounts Payable (CP)	-	\$ -				-
12-2005 · Credit Card Payable	87.90		-	\$ -		87.90
14-2005 · Retainage Payable (CP)			-			-
15-2000 · Accounts Payable (DS)		-				-
16-2000 · Accounts Payable (WS)				72,137.27		72,137.27
18-2000 · Accounts Payable (Infrastructure)					8,679.61	8,679.61
					-	-
Total Accounts Payable	16,239.67	-	-	72,137.27	8,679.61	97,056.55
Other Current Liabilities						
12-2010 · Deposit in Lieu of Surety Bond	1,000.00					1,000.00
15-2016 · Bonds payable - short term		113,000.00				113,000.00
16-2016 · DWRF - short term				25,153.67		25,153.67
12-2020 Property taxes deferred	12,156.98					12,156.98
15-2020 Property taxes deferred		4,178.03				4,178.03
15-2025 · Accrued Interest		2,874.10				2,874.10
16-2025 · Accrued Interest				1,149.08		1,149.08
16-1805 · Advances to Other Funds				146,040.69		146,040.69
15-2050 · Construction deposit				-		-
Total Other Current Liabilities	13,156.98	120,052.13	-	172,343.44	-	305,552.55
Total Current Liabilities	29,396.65	120,052.13	-	244,480.71	8,679.61	402,609.10
Long Term Liabilities						
15-2015 · Bonds Payable - Long Term		1,289,000.00				1,289,000.00
16-2015 · DWRF - Long Term				466,813.29		466,813.29
15-2040 · Investment in Fixed Assets			-			-
Total Long Term Liabilities	-	1,289,000.00	-	466,813.29	-	1,755,813.29
Total Liabilities	29,396.65	1,409,052.13	-	711,294.00	8,679.61	2,158,422.39
Equity						
12-3080 · Retained Earnings	294,624.21					294,624.21
14-3060 · Net Investment in Capital Assets (CP)			1,705,742.54			1,705,742.54
14-3080 · Retained Earnings (CP)			12,074.59			12,074.59
15-3060 · Net Investment in Capital Assets (DS)						-
15-3080 · Retained Earnings (DS)		24,088.02				24,088.02
16-3060 · Net Assets - Invstd Captl Asset				2,408,252.03		2,408,252.03
16-3080 · Retained Earnings (WS)				106,956.48		106,956.48
18-3080 · Retained Earnings (Infrastructure)					98,849.41	98,849.41
Net Income	148,252.12	137,914.47	72,364.16	4,510.29	(49,045.23)	313,995.81
Total Equity	442,876.33	162,002.49	1,790,181.29	2,519,718.80	49,804.18	4,964,583.09
TOTAL LIABILITIES & EQUITY	\$ 472,272.98	\$ 1,571,054.62	\$ 1,790,181.29	\$ 3,231,012.80	\$ 58,483.79	\$ 7,123,005.48

FOREST HILLS METROPOLITAN DISTRICT

2023 Actual, 2024 Actual, 2025 YTD and Budget

As of October 31, 2025, Preliminary

	2023		2024		2025	
	Actual	Original Budget	Actual	Original Budget	Actual	Original Budget
General Fund:						
Total Revenue	432,123	393,607	551,913	509,830	515,135	524,548
Total Expenditures	(288,059)	(314,950)	(305,145)	(312,756)	(256,575)	(349,212)
Net Revenue (Expenditures)	144,064	78,657	246,768	197,074	258,560	175,336
Interfund Transfers	(100,000)	(100,000)	(250,000)	(250,000)	-	(165,000)
Water & Sewer Fund:						
Total Revenue	521,338	530,124	632,268	602,692	529,204	717,692
Total Expenditures	(1,003,613)	(514,054)	(611,923)	(642,092)	(520,833)	(786,272)
Net Revenue (Expenditures)	(482,275)	16,070	20,345	(39,400)	8,371	(68,580)
Interfund Transfers	-	-	-	-	-	-
Infrastructure Fund:						
Total Revenue			92,245	93,740	79,651	93,740
Total Expenditures			-	(40,000)	(120,019)	(131,000)
Net Revenue (Expenditures)	-	-	92,245	53,740	(40,368)	(37,260)
Interfund Transfers	-	-	-	-	-	-
Capital Fund:						
Total Revenue	5,978	2,000	4,184	2,000	1,298	2,000
Total Expenditures	(241,504)	-	(248,140)	(40,000)	(29,188)	(58,045)
Net Revenue (Expenditures)	(235,526)	2,000	(243,956)	(38,000)	(27,890)	(56,045)
Interfund Transfers	100,000	-	250,000	250,000	100,000	100,000
Debt Fund:						
Total Revenue	154,290	150,434	161,766	156,159	157,412	155,542
Total Expenditures	(149,070)	(149,327)	(149,480)	(149,695)	(19,531)	(149,989)
Net Revenue (Expenditures)	5,220	1,107	12,286	6,464	137,881	5,553
Combined Funds:						
Total Revenue	1,113,729	1,076,165	1,350,131	1,270,681	1,282,700	1,493,522
Total Expenditures	(1,682,246)	(978,331)	(1,314,688)	(1,144,543)	(946,146)	(1,474,518)
Net Revenue (Expenditures)	(568,517)	97,834	35,443	126,138	336,554	19,004
Fund Balance End of Year:						
General	361,178	260,150	361,178	260,150	382,016	211,499
Capital	6,196	76,692	6,196	76,692	76,420	74,597
Infrastructure			92,245	167,823	51,877	30,239
Water & Sewer	35,774	150,500	35,774	150,500	223,145	150,184
Total	403,148	487,342	495,393	655,165	733,458	466,519
Debt Fund Balance	51,425	-	51,425	41,006	168,252	14,197
Assessed Value	10,161,049		12,452,724		12,452,724	
Mill Levies:						
General		35.066		36.348		36.348
Debt		14.800		12.500		12.500
Total		49.866		48.848		48.848
Minimum Emergency Reserves	\$	29,350	\$	34,336	\$	44,236

FOREST HILLS METROPOLITAN DISTRICT
2023 Actual and 2024 YTD and Budget
GENERAL FUND
As of October 31, 2025, Preliminary

	2025								
	2024		October	Actual	Estimate	Projection	Actual to Budget	Adopted	Projected Variance
	October	Jan-Dec	Actual	Jan-Oct	Nov -Dec		Percentage	Budget	Favorable / (Unfavorable)
Revenue:									
Property Taxes		460,443		447,856	2,981	450,837	99%	450,837	-
Specific Ownership Taxes	3,262	38,299	3,315	30,502	2,500	33,002	153%	20,000	13,002
Conservation Trust Fund		2,273		1,562	438	2,000	78%	2,000	-
Loan Payment - W/S Fund - 5 Year	1,111	13,332	1,111	11,110	2,223	13,333	83%	13,333	-
Loan Payment - W/S Fund - 10 Year	424	5,088	424	4,240	851	5,091	83%	5,091	-
Loan Payment - W/S Fund - 10 Year	566	6,792	566	5,660	1,127	6,787	83%	6,787	-
Fire Mitigation Reimbursement Income					11,500	11,500	0%	11,500	-
Interest, Grants, Other	1,432	25,686	(9,567)	14,205	795	15,000	95%	15,000	-
Total Revenue	6,795	551,913	(4,151)	515,135	22,415	537,550	98%	524,548	13,002
Expenditures:									
Administration	3,441	50,720	2,752	40,409	4,639	45,048	92%	44,026	(1,022)
Contractors	925	32,026	936	4,550	31,450	36,000	13%	36,000	-
Other Expenses	450	4,442	1,846	5,763	(63)	5,700	101%	5,700	-
Maintenance Expense	12,589	95,143	14,867	79,219	35,781	115,000	69%	115,000	-
Repairs and Improvements	200	122,814	-	126,634	33,339	159,973	85%	148,486	(11,487)
Total Expenditures	17,605	305,145	20,401	256,575	105,146	361,721	73%	349,212	(12,509)
Revenue in Excess of Expenditures Before Transfers	(10,810)	246,768	(24,552)	258,560	(82,731)	175,829		175,336	493
Transfer (to) from W&S Fund				-	(65,000)	(65,000)		(65,000)	65,000
Transfer to (from) Capital Projects Fund		(250,000)		(100,000)	-	-		(100,000)	-
Revenue in Excess of Expenditures After Transfers	(10,810)	(3,232)	(24,552)	158,560	(147,731)	110,829		10,336	
Fund Balance Beginning of Year	226,688	226,688		223,456	223,456	223,456		201,163	
Fund Balance End of Year	215,878	223,456	(24,552)	382,016	75,725	334,285		211,499	
* See Detail on page 2									
	2019	2020		2021	2022		2023	2024	2025
ASSESSED VALUATION	8,963,176	9,276,027		9,288,892	9,291,512		10,161,049	12,452,724	12,403,356
MILLS	24.285	24.285		24.285	34.110		35.066	36.347	36.348
REVENUE	217,671	225,268		225,581	316,933		356,307	452,619	450,837

FOREST HILLS METROPOLITAN DISTRICT

2023 Actual and 2024 YTD and Budget

GENERAL FUND DETAIL

As of October 31, 2025, Preliminary

	2025							Adopted Budget
	2024		October	Actual	Estimate	Projection	Actual to Budget	
	October	Jan-Dec	Actual	Jan-Oct	Nov-Dec		Percentage	
Administration Detail:								
District Manager	1,883	21,384	1,750	19,178	3,322	22,500	85%	22,500
Administrative Assistant	567	5,987		-	-	-	#DIV/0!	-
Accountant	361	4,332	361	3,610	716	4,326	83%	4,326
County Treasurer Fees		6,457		6,722		6,722	118%	5,700
Insurance and Bonds	630	7,560	641	6,399	601	7,000	91%	7,000
Audit		5,000		4,500	-	4,500	100%	4,500
Total Administration	3,441	50,720	2,752	40,409	4,639	45,048	92%	44,026
Contractors Detail:								
Legal	765	28,826	936	3,020	16,980	20,000	15%	20,000
Legal - Election expense		-		-	10,000	10,000	0%	10,000
Engineering	160	3,200		1,530	4,470	6,000	26%	6,000
Total Contractors	925	32,026	936	4,550	31,450	36,000	13%	36,000
Other Expenses Detail:								
Telephone	39	477	39	467	33	500	93%	500
Mailbox	31	341	37	333	67	400	83%	400
Memership Dues								
SDA	54	648	54	540	360	900	60%	900
Website/Email hosting		199		300	700	1,000	30%	1,000
Office Supplies		796	1,412	2,610	(2,010)	600	435%	600
Bank Fees	25	280	27	262	38	300	87%	300
Meetings/ZOOM		172		172	328	500	34%	500
Utilities	301	1,529	277	1,079	421	1,500	72%	1,500
Total Other Expenses	450	4,442	1,846	5,763	(63)	5,700	101%	5,700
Maintenance Detail:								
General Maintenance	1,424	8,346	1,893	8,989	3,011	12,000	75%	12,000
Landscaping - T & M		4,122		1,769	3,231	5,000	35%	5,000
Landscape Maintenance	2,550	20,400	2,600	18,200	3,800	22,000	83%	22,000
Restroom Cleaning	165	1,635		1,080	(80)	1,000	108%	1,000
Snow Removal	7,500	52,500	8,000	30,500	25,500	56,000	54%	56,000
Sand/Salt		-		4,000	3,000	7,000	57%	7,000
Street Sweeping		4,550		4,950	1,050	6,000	83%	6,000
Security Gates	950	3,590	2,374	9,731	(3,731)	6,000	162%	6,000
Total Maintenance	12,589	95,143	14,867	79,219	35,781	115,000	69%	115,000
Repairs and Improvements Detail:								
2023 Sign Project - finished in 2024		11,358		-	-	-	#DIV/0!	-
Other Improvements		-		-	5,000	5,000	0%	5,000
Community Surveillance		-		-	-	-	#DIV/0!	-
2024 Park Improvements		79,256		124,973	-	124,973	110%	113,486
Fire Mitigation Assessment	200	32,200		1,661	28,339	30,000	6%	30,000
Total Repairs and Improvements	200	122,814	-	126,634	33,339	159,973	85%	148,486

FOREST HILLS METROPOLITAN DISTRICT
2023 Actual and 2024 YTD and Budget
WATER AND SEWER FUND DETAIL
As of October 31, 2025, Preliminary

	2025									
	2024		October	Actual	Estimate	Projection	Actual to Budget	Adopted	Projected Variance Favorable / (Unfavorable)	
	October	Jan-Dec	Actual	Jan-Oct	Nov-Dec		Percentage	Budget		
Revenue:										
Water Use Fees	5,330	37,980	4,080	36,647	10,000	46,647	151%	24,346	22,301	
Water Service Fees	15,732	185,817	15,828	158,283	31,660	189,943	83%	189,943	-	
Sewer Service Fees	20,723	244,761	20,850	208,498	41,705	250,203	83%	250,203	-	
Availability of Service	240	720	240	960		960	#DIV/0!		960	
Grant Income - General Fund					65,000	65,000	0%	65,000	-	
Grant Income - PFAS					50,000	50,000	0%	50,000	-	
Interest & Other	330	29,790	580	13,811	(8,811)	5,000	276%	5,000	-	
Infrastructure Capital Fee	11,032	133,200	11,100	111,005	22,195	133,200	83%	133,200	-	
Total Revenue	53,387	632,268	52,678	529,204	211,749	740,953	74%	717,692	23,261	
Expenditures:										
Administration	6,275	54,539	3,582	40,112	10,434	50,546	79%	50,546	-	
Contractors	12,552	189,678	12,250	122,874	108,556	231,430	53%	231,430	-	
Water System R&M	33,797	225,977	46,358	301,928	101,230	403,158	82%	367,296	(35,862)	
Sewer System R&M	12,355	141,729	23,548	55,919	81,081	137,000	41%	137,000	-	
Total Expenditures	64,979	611,923	85,738	520,833	301,301	822,134	66%	786,272	(35,862)	
* See Detail on page 2										
Revenue in Excess of Expenditures										
Before Transfers	(11,592)	20,345	(33,060)	8,371	(89,552)	(81,181)		(68,580)	(12,601)	
Transfer from GF	-	-	-	-	-	-		-		
Transfer (to) CPF	-	-	-	-	-	-		-		
Revenue in Excess of Expenditures										
After Transfers	(11,592)	20,345	(33,060)	8,371	(89,552)	(81,181)		(68,580)		
Capitalized Expense		-								
Fund Balance Beginning of Year	194,429	194,429	256,205	214,774	-	214,774		218,764		
Fund Balance End of Year	\$ 182,837	\$ 214,774	\$ 223,145	\$ 223,145	\$ (89,552)	\$ 133,593		\$ 150,184	\$ -	

FOREST HILLS METROPOLITAN DISTRICT
2023 Actual and 2024 YTD and Budget
WATER AND SEWER FUND DETAIL
As of October 31, 2025, Preliminary

	2025							Projected Variance Favorable / (Unfavorable)	
	2024		October	Actual	Estimate	Actual to Budget	Adopted		
	October	Jan-Dec	Actual	Jan-Oct	Nov-Dec	Projection	Percentage		Budget
Administration:									
District Manager	1,883	21,404	1,750	19,163	3,337	22,500	85%	22,500	-
Administrative Assistant	567	5,987		-	-	-	#DIV/0!	-	-
Accountant	361	4,332	361	3,610	716	4,326	83%	4,326	-
Billing	589	7,206	639	5,506	3,494	9,000	61%	9,000	-
Insurance and Bonds	529	6,476	604	6,040	960	7,000	86%	7,000	-
Permits	1,849	1,962	113	113	1,887	2,000	6%	2,000	-
Dues & Subscription	115	1,520	115	1,150	(430)	720	160%	720	-
Audit		5,000		4,500	-	4,500	100%	4,500	-
Office Supplies	382	652		30	470	500	6%	500	-
Total Administration	6,275	54,539	3,582	40,112	10,434	50,546	79%	50,546	-
Contractors:									
Legal and Water Rights									
Attorney (Hamre)	1,527	7,892		3,727	3,773	7,500	50%	7,500	-
Engineer (Respec)		5,256	600	4,334	3,666	8,000	54%	8,000	-
Engineering (Element)		5,820	320	860	4,140	5,000	17%	5,000	-
Engineering - PFAS		28,690		-	-	-	#DIV/0!	-	-
PNA Costs - PFAS				-	20,000	20,000	0%	20,000	-
Reservoir Diligence Review & Documents		6,325		-	5,000	5,000	0%	5,000	-
Utility Locates	25	635	122	1,872	1,128	3,000	62%	3,000	-
Curb Stop Locates		6,125		-	6,250	6,250	0%	6,250	-
GIS				-	13,000	13,000	0%	13,000	-
Operator	11,000	128,935	11,208	112,081	51,599	163,680	68%	163,680	-
Total Contractors	12,552	189,678	12,250	122,874	108,556	231,430	53%	231,430	-
Water System R&M:									
Water Rights Memberships									
BCWA		4,779		4,567	1,433	6,000	76%	6,000	-
Utilities	2,168	26,493	2,365	23,041	14,959	38,000	61%	38,000	-
Testing	319	2,964	1,140	4,934	66	5,000	99%	5,000	-
Maintenance	3,059	24,036	2,190	31,058	8,942	40,000	78%	40,000	-
Replacement Meters		8,530		-	10,000	10,000	0%	10,000	-
PFAS Planning/Design and Grant Support		-		50,000	-	50,000	100%	50,000	-
WTP Plant Design, Permitting, CMAR Bidding, Funding			12,245	35,862		35,862	#DIV/0!	-	(35,862)
Monitoring/alarms subscription - High Tide		-		-	8,000	8,000	0%	8,000	-
Meter Reading		39		-	-	-	#DIV/0!	-	-
Chemicals		386		-	4,000	4,000	0%	4,000	-
Pond 1 Inlet Excavation		-		9,550	450	10,000	96%	10,000	-
Hydrant Valve Replacement - Summerwood				6,600	(600)	6,000	110%	6,000	-
Pond 4 Cleaning									
Pond Bubbles/Compressor/Equipment Replacement		1,961		-	6,000	6,000	0%	6,000	-
Sealant Project					15,000	15,000	0%	15,000	-
Pond Contract/Maintenance - General		3,506		2,537	3,463	6,000	42%	6,000	-
Pond Specialized					2,000	2,000	0%	2,000	-
WTP Annual Generator/Transfer Switch Maintenance					4,000	4,000	0%	4,000	-
BPS Monitoring Subscription via Dakota Pump		-		-	1,500	1,500	0%	1,500	-
Infrastructure Fee - Transfer to Infrastructure Fund	7,594	90,959	7,761	75,657	17,583	93,240	81%	93,240	-
SRF Loan Payment	18,556	37,112	18,556	37,112	233	37,345	99%	37,345	-
General Fund Loan Payment - 5 Years	1,111	13,332	1,111	11,110	2,223	13,333	83%	13,333	-
General Fund Loan Payment - 10 Years	424	5,088	424	4,240	851	5,091	83%	5,091	-
General Fund Loan Payment - 10 Years	566	6,792	566	5,660	1,127	6,787	83%	6,787	-
Total Water System R&M	33,797	225,977	46,358	301,928	101,230	403,158	82%	367,296	(35,862)
Sewer System R&M:									
Maintenance		35,970	11,541	20,897	9,103	30,000	70%	30,000	-
Clean and Video		15,872		-	17,000	17,000	0%	17,000	-
WWTP Repairs/Maintenance/Interior	578	41,759		-	5,000	5,000	0%	5,000	-
WWTP Annual Generator/Transfer Switch Maintenance					4,000	4,000		4,000	-
Sludge Hauling	9,633	31,925	11,354	25,058	24,942	50,000	50%	50,000	-
Testing		3,518		449	5,551	6,000	7%	6,000	-
Chemicals	2,144	12,685	653	9,515	15,485	25,000	38%	25,000	-
Total Sewer System R&M	12,355	141,729	23,548	55,919	81,081	137,000	41%	137,000	-

FOREST HILLS METROPOLITAN DISTRICT
2023 Actual and 2024 YTD and Budget
INFRASTRUCTURE REPAIRS/REPLACEMENT FUND
As of October 31, 2025, Preliminary

			2025						
	2024		Oct	Jan-Oct	Nov-Dec		Actual to Budget	Adopted	Projected Variance
	October	Jan - Dec	Actual	Actual	Estimate	Projection	Percentage	Budget	Favorable / (Unfavorable)
Revenue:									
Infrastructure Repair/Maint Fee	7,594	90,959	7,761	75,657	17,583	93,240	81%	93,240	-
Interest on Investments	299	1,286	411	3,994	(3,494)	500	799%	500	-
Total Revenue	7,893	92,245	8,172	79,651	14,089	93,740	85%	93,740	-
Expenditures:									
Water Treatment:									
Well #1 - Replacement pump (remove/install)			8,680	8,680		8,680		7,000	(1,680)
Well #8 - Replacement pump				-	7,000	7,000		7,000	-
Wastewater Treatment:					-				
Replacement Feed Pump				24,833		24,833	62%	40,000	15,167
Effluent Piping Replacement				-	12,000	12,000		12,000	-
CIP - Sewer Repair				95,186		95,186		65,000	(30,186)
Total Infrastructure Fund Improvements:	-	-	8,680	120,019	19,000	147,699	1	131,000	(16,699)
Revenue in Excess of Expenditures Before Transfers	7,893	92,245	(508)	(40,368)	(4,911)	(53,959)	(0)	(37,260)	(16,699)
Transfer from Debt Service Fund	-			-	-			-	
Transfer from General Fund	-			-	-	-		-	-
Revenues in Excess of Expenditures After Transfers	7,893	92,245	(508)	(40,368)	(4,911)	(53,959)		(37,260)	(16,699)
Reserve Funds Beginning of Year	-	-	(55,181)	92,245	100,652	92,245		67,499	
Reserve Funds End of Year	7,893	92,245	(55,689)	51,877	95,741	38,286		30,239	(16,699)

FOREST HILLS METROPOLITAN DISTRICT
2023 Actual and 2024 YTD and Budget
CAPITAL PROJECTS FUND
As of October 31, 2025, Preliminary

	2025								
	2024		Oct	Jan-Oct	Nov-Dec		Actual to Budget	Adopted	Projected Variance
	October	Jan - Dec	Actual	Actual	Estimate	Projection	Percentage	Budget	Favorable / (Unfavorable)
Revenue:									
Interest on Investments	985	4,184	304	1,298	702	2,000	65%	2,000	-
	-	-				-		-	
Total Revenue	985	4,184	304	1,298	702	2,000	65%	2,000	-
Expenditures:									
General Fund Projects									
Road Project		2,140		-	-	-	#DIV/0!	-	-
Road Work - Shared Driveways				5,950		5,950		6,000	50
Road Work - Shared Driveways - CM Bid Solicitations					30,000	30,000		30,000	-
Pond 5 - Culvert Work - Contractor		204,835		21,465		21,465		22,045	580
Pond 5 - Culvert Work - Engineer	3,647	41,165		1,773		1,773			(1,773)
Total General Fund Improvements:	3,647	248,140	-	29,188	30,000	59,188	1	58,045	(1,143)
Revenue in Excess of Expenditures Before Transfers	(2,662)	(243,956)	304	(27,890)	(29,298)	(57,188)	0	(56,045)	(1,143)
Transfer from Debt Service Fund		-		-	-			-	
Transfer from General Fund		250,000		100,000	-	100,000		100,000	-
Revenues in Excess of Expenditures After Transfers	(2,662)	6,044	304	72,110	(29,298)	42,812		43,955	(1,143)
Reserve Funds Beginning of Year	(1,734)	(1,734)	76,116	4,310	76,420	4,310		30,642	
Reserve Funds End of Year	(4,396)	4,310	76,420	76,420	47,122	47,122		74,597	(1,143)

FOREST HILLS METROPOLITAN DISTRICT
2023 Actual and 2024 YTD and Budget
DEBT SERVICE FUND
As of October 31, 2025, Preliminary

	2024		2025						
			October	Actual	Estimate		Actual to Budget	Adopted	Projected
	October	Jan-Dec	Actual	Jan-Oct	Nov-Dec	Projection	Percentage	Budget	Variance Favorable / (Unfavorable)
Revenue:									
Property Taxes		158,990		154,020	1,022	155,042	99%	155,042	-
Interest on Investments	640	2,776	583	3,392	1,000	4,392	678%	500	3,892
Total Revenue	640	161,766	583	157,412	2,022	159,434	101%	155,542	3,892
Expenditures:									
Principal Payments		110,000		-	113,000	113,000	0%	113,000	-
Interest Payments		37,269		17,220	17,269	34,489	50%	34,489	-
County Treasurer Fees		2,211		2,311	189	2,500	92%	2,500	-
Total Expenditures	-	149,480	-	19,531	130,458	149,989	13%	149,989	-
Revenue in Excess of Expenditures	640	12,286	583	137,881	(128,436)	9,445	1	5,553	3,892
Reserve Funds Beginning of Year	1,893	18,085	167,615	30,371	168,252	30,371	-	8,644	-
Reserve Funds End of Year	2,533	30,371	168,198	168,252	39,816	39,816	1	14,197	3,892

	2019	2020	2021	2022	2023	2024	2025
ASSESSED VALUATION	8,963,176	9,276,027	9,288,892	9,291,512	10,161,049	12,403,356	12,403,356
MILLS	35.500	32.000	32.000	14.500	14.800	12.500	12.500
REVENUE	318,193	296,833	297,245	134,727	150,384	155,042	155,042

Forst Hills Metropolitan District
Estimated Cash Flow
November 30, 2025

	10/31/2025 Balance	Interfund Transfers	Add: Deposits	Less: Board Checks	Monthly EFTs	Total Cash Available
General Fund						
1st Bank Checking	\$ 8,779.76	-				\$ 8,779.76
Less: October o/s checks	(2,745.13)	-	\$ (11,000.00)			(13,745.13)
Colotrust (General)	389,699.61		-			389,699.61
Colotrust (CTF)	9,464.66		30.00		-	9,494.66
Tax deposit (11/10/25)			3,851.18			3,851.18
Transfers In - Monthly Loan Payments W/S Fund - November 2025		2,100.92				2,100.92
Transfers out - November 2025		(65,000.00)				(65,000.00)
November 2025 Checks (A/P as of 10/31/25)				(16,151.77)	-	(16,151.77)
Novmeber 2025 EFT payments - utilities					(350.92)	(350.92)
Estimated 11/30/25 available cash in General Fund	405,198.90	(62,899.08)	(7,118.82)	(16,151.77)	(350.92)	318,678.31

Water/Sewer Fund						
1st Bank Checking	248,937.66					248,937.66
Less: October o/s checks	(16,112.81)					(16,112.81)
Transfers out - November 2025		(2,100.92)		-		(2,100.92)
Transfer in - November 2025		65,000.00				65,000.00
Transfer out to Infrastructure Repairs/Maint Fund		(14,923.62)				(14,923.62)
November 2025 Checks (A/P as of 10/31/25)				(72,137.27)		(72,137.27)
Novmeber 2025 EFT payments - utilities					(2,679.20)	(2,679.20)
November 2025 customer deposits made as of 11/30/25 (ESTIMATE)			52,000.00			52,000.00
Estimated 11/30/25 available cash in Water/Sewer Fund	232,824.85	47,975.46	52,000.00	(72,137.27)	(2,679.20)	257,983.84

Estimated 11/30/25 available cash in Combined Funds \$ 638,023.75 \$ (14,923.62) \$ 44,881.18 \$ (88,289.04) \$ (3,030.12) \$ 576,662.15

Estimated 11/30/25 available cash in Capital Projects Fund \$ 84,438.75 \$ 50.00 \$ - \$ 84,488.75

Estimated 11/30/25 available cash in Debt Service Fund \$ 162,002.69 \$ 100.00 \$ - \$ 162,102.69

Estimated 11/30/25 available cash in Infrastructure Repairs/Replacement Fund \$ 43,560.17 \$ 14,923.62 \$ 200.00 \$ (8,679.61) \$ - \$ 50,004.18

Sept 2025 Outsanding Checks:

		Cleared Bank
4190 Sabell's Snow Plowing	2,600.00	11/3/2025
4189 Nikki Patrick	145.13	11/7/2025
General Fund Checking	2,745.13	
11202 5280 Locates	600.00	
11203 Amcobi	584.60	
11204 Denver Industrial	2,240.23	
11205 DVL Group, Inc.	6,800.00	
11206 Falcon Environmental	5,887.98	
Water/Sewer Fund Checking	\$ 16,112.81	

EFT's During October 2025:

Republic	11/16/2025	\$ 224.02	<i>estimate</i>
Vonage	11/12/2025	39.00	
1st Bank CC	11/3/2025	87.90	
		\$ 350.92	General Fund
Xcel Energy	11/25/2025	\$ 2,600.00	<i>estimate</i>
AT&T	11/16/2025	79.20	<i>estimate</i>
		\$ 2,679.20	Water/Sewer Fund

ESTIMATED CASH FLOWS THROUGH 11/30/25:	
Estimated General Fund Bank Balance at 11/30/25	\$ 318,678.31
Total 2025 GF Revenues not received	10,477.00
Total 2025 GF Expenses/transfers not paid	(95,146.00)
Less: Jeffco property taxes account for above (paid 10/10/25)	
- not included in 9/30/25 f/s	
Estimated General Fund Bank Balance at 12/31/25	<u>\$ 234,009.31</u>
Estimated Water/Sewer Fund Bank Balance at 11/30/25	\$ 257,983.84
Total 2025 Water/sewer Fund Revenues not received	211,749.00
Total 2025 W/S Fund Expenses not paid	(301,301.00)
Estimated W/S Fund Bank Balance at 12/31/25	<u>\$ 168,431.84</u>
Estimated Capital Projects Fund Bank Balance at 11/30/25	\$ 84,488.75
Total 2025 CPF Revenues/transfers not received	702.00
Total 2025 CPF Expenses not paid	(30,000.00)
Estimated Capital Projects Fund Bank Balance at 12/31/25	<u>\$ 55,190.75</u>
Estimated Debt Service Fund Bank Balance at 11/30/25	\$ 162,102.69
Total 2025 DSF Revenues not received	1,000.00
Total 2025 DSF Expenses not paid	(130,458.00)
Less: Jeffco property taxes account for above (paid 10/10/25)	
- not included in 9/30/25 f/s	-
Estimated Debt Service Fund Bank Balance at 12/31/25	<u>\$ 32,644.69</u>
Estimated Infrastructure Repairs/Replacement Fund Bank Balance at 11/30/25	\$ 50,004.18
Total 2025 IRRF Revenues/transfers not received	14,500.00
Total 2025 IRRF Expenses not paid	(19,000.00)
Estimated Infrastructure Repairs/Replacement Fund Bank Balance at 12/31/25	<u>\$ 45,504.18</u>

**Forest Hills Metro District
District Projects
Payment Status
October 31, 2025**

Payee	Original Contract/ PO (\$)	Change Orders	Total Contract	Expenses Thru October 31, 2025	Remaining to be Paid on Contract	Amount Under Budget	Percentage Paid
PFAS Project:							
2024							
Element Engineering - PFAS Treatment Evaluation - Infrastructure Grant	45,000.00		45,000.00	(44,975.00)	25.00	-	100%
2025							
Element Engineering - PFAS Grant Application & PNA	50,000.00		50,000.00	(50,000.00)	-		100%
Element Engineering - WTP Design, Permitting, CMAR Bidding and Funding Services	330,000.00		330,000.00	(35,862.00)	294,138.00		11%
Pond 5 Culvert Work:							
Element Engineering - Pond 5 Culvert Work	33,070.00	10,000.00	43,070.00	(42,681.90)	388.10	-	99%
Noble, Inc.	208,900.00	17,400.00	226,300.00	(226,300.00)	-		100%
Diversified Underground, Inc. - Curb Stop Project	6,250.00		6,250.00	(6,125.00)	125.00	-	98%
Falcon Environmental - Submersible pump	26,422.32		26,422.32	(24,833.00)	1,589.32	-	94%
Front Range Asphalt Maintenance LLC - Crack Sealing	5,950.00		5,950.00	(5,950.00)	-		100%
Park Upgrades							
Alpine Homescapes: Landwork - Phase I	72,648.00	16,619.24	89,267.24	(86,392.24)	2,875.00		97%
Flatirons, Inc. - Land Survey - Phase I	7,000.00		7,000.00	(7,000.00)	-		100%
Recreation Plus - Playground equipment	108,187.76						
Change Order #1		600.00					
Change Order #2		2,049.53	110,837.29	(110,837.29)	-	-	100%
Fire Mitigation 2024:							
Fire Mitigation - Zone 2 tree removal and cleanup	30,000.00	-	30,000.00		30,000.00	-	0%
RESPEC - Reservoir diligence review and documentation	5,700.00		5,700.00	(5,700.00)	-	-	100%
	\$ 929,128.08	\$ 46,668.77	\$ 975,796.85	\$ (646,656.43)	\$ 329,140.42	\$ -	



Forest Hills Metropolitan District Operations Report

November 2025

Wastewater Treatment Facility Repairs/Upgrades

- Working on recharging Generator battery.
 - Charging battery on my own failed, will need to schedule DVL out to repair; will try and fit it under annual service agreement and have the next service visit expedited.
 - DVL tentatively to be on-site between 10/9 and 10/15
 - Battery replaced, but battery charger failed. DVL to repair.
 - **DVL repaired 11/13**
- Effluent Wetwell Plumbing – This project includes removing existing plumbing and replacing with Sch. 80 PVC fittings including, checks valves, flanges, etc. and connecting back into existing contact basin. Servicing the effluent pumps at the same time. Estimated cost to complete is ~\$12,000.00. If the Board would like to proceed, a formal proposal will be provided.
- Sludge Hauling for WWTP
 - **Complete for 2025 year, unless required.**
- LS electrical/underground conduit repair – discuss “issue”
 - Productive to be on-site either 9/19 or 9/22
 - Thunder Mountain to be on-site 9/19 or 9/22
 - Altitude Electric to be on-site 9/24
 - Average cost \$200/hr to \$3500 total
 - **DDC to determine best vendor**
- Work w/ District and DRC to schedule jetting of FHMD collection system
 - Ben from DRC to give DDC dates on 1/3rd system jetting
 - Repairs? Discuss w/ Dave and Public Alliance
 - **DRC provided quote for inspection of ½ entire system, and cleaning only what is needed**
 - **\$17,750**
 - **Awaiting schedule availability and update on previous discussions of point-repairs**

Water Treatment Facility Operations

- Will begin to contact Well Companies provided by AJ to get quotes/availability for Well 1, 8, and 9 replacements.
 - CWW gave bid for Well #1 at \$340/hr, assuming (with pump cost) ~\$10k
 - **Well #1 replaced, re-commissioned, and operational!**

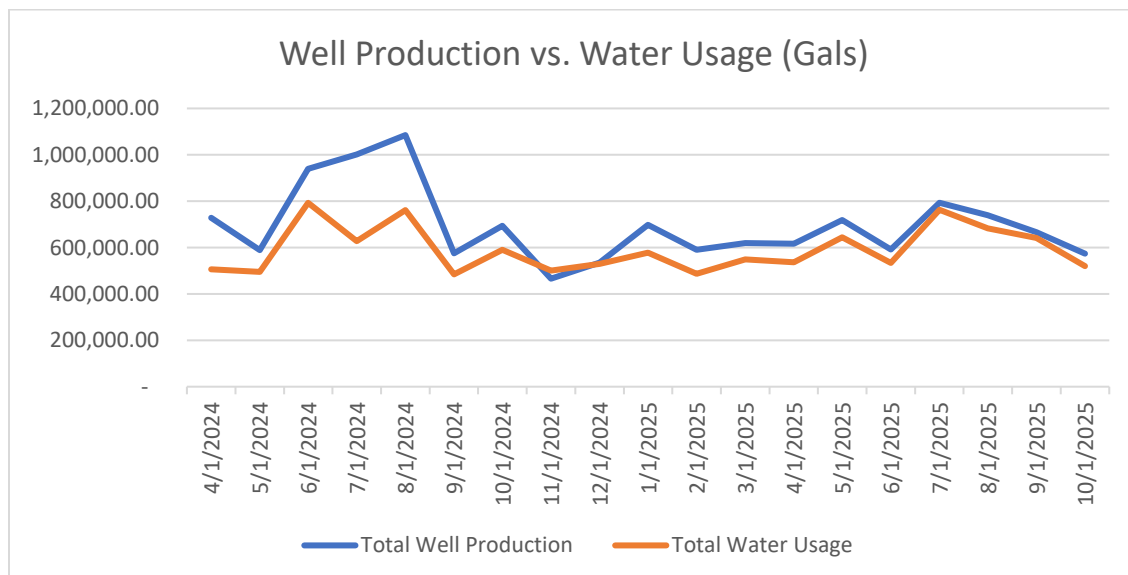


- AJ/Public Alliance to schedule remaining Water Meter installs.
 - **Awaiting more scheduled installs- Mike will begin reaching out again.**
- Hydrant flushing to begin once Noble completes valve repair on Summerwood.
 - Hydrant repair complete- seemed to function and operate well.
 - DDC will schedule District-wide hydrant flushing sometime early-Fall; would prefer to not do this during Peak Season.
 - Tentatively scheduling for 10/30-10/31
 - **Completed 11/4**
 - **All hydrants in good condition, only 8 of 24 requiring lubricant. DDC is procuring and will apply once received.**

Water Production and Discharge Monitoring Reports

- Water Meter Readings:
 - October: Total Water Usage = 519,873 gallons
 - October: Total Water Production = 573,799 gallons
 - October Difference: 9.40%
- Wastewater Treatment DMR's:
 - October Average Influent Flow = 14, 300 Gallons per Day
 - October Maximum Influent Flow = 16,800 Gallons per Day
 - October Effluent Exceedances: None

Water Discrepancy Graph





Irrigation System and Ponds

- Pond 4 pump pulled and winterized, pond 6 to be pulled asap
 - **All irrigation pumps removed by 11/3**

Upcoming Projects

- DDC team to provide estimate to remove and replace the existing effluent piping due to excessive corrosion and failed check valves for 2025 budget.
- DDC working on Fire Hydrant List – Status, maintenance, repairs
 - **Complete**
- DDC to compile Distribution System valve list for exercising, repair, and maintenance
 - Most likely to begin early Spring once road is free of snow
- Update and Repair WWTP and Lift Station Alarms and Controls – swap to High-Tide units.
 - Test run at WWTP and LS with potential to do WTP and Wells too.
 - WWTP + LS = \$10,385.92

ENGINEER'S PROGRESS REPORT

TO: Forest Hills Metropolitan District
FROM: Element Engineering
DATE: November 11, 2025
SUBJECT: Progress Report on Current Projects – **New Items Bold**

GENERAL ENGINEERING

Element was requested to provide a review of the watershed TMDL document. The TMDL includes a target load of 182 lbs/yr for internal loading. This target is based on reducing the sediment phosphorus release rate by 95% which would result in a 90% reduction of the internal phosphorus load. FHMD accounts for 6.5% of current total TP loading. The document requires FHMD to reduce annual TP by 90% and sets a TP effluent limit of 0.1 mg/L TP.

Element has provided a proposal to evaluate the existing WWTP to determine its capacity to treat to the proposed limits. Also, we have provided the district a proposal for an asset management study for budgetary purposes.

WASTEWATER TREATMENT PLANT IMPROVEMENTS - CONSTRUCTION

All work has been completed. The date for Substantial Completion was set for January 20th, 2023. Therefore, the end of the two-year warranty period is January 20th, 2025. A final warranty walkthrough should occur two (2) years and eleven (11) months after Substantial Completion.

No work this period.

PFAS TREATMENT PLANNING AND GRANT APPLICATION

The PFAS WTP design contract has been signed and approved by the district. We are currently working on preliminary design and will share updates, floorplans, and design documents as they are produced. We are currently working to complete the pre-application information for submittal to Jefferson County Planning and Zoning.

POND 5 CULVERT REHABILITATION/REPAIR – DESIGN AND BIDDING

Construction has been completed, and the certificate of initial acceptance has been issued (dated December 12, 2025). The items to be completed post substantial completion including striping, landscaping/pavement repair have been completed.

Nothing to report.

District Manager's Report

November 11, 2025

General

Agreements

- Sabells 2026 Landscape Bid – waiting for proposal.
- Zoom subscription cancelled.
- Vonage will be cancelled as of 1/1/2026 notice given.
- Noble 2026 Snow Contract – Jim Noble will be raising his fee an additional \$500 a month.

Invoices/ACH/Autopay Payments

Invoices were reviewed and approved on November 14, 2025

2026 Budget Update

The updated 2026 Draft budget is included in the meeting packet for approval.

Website

Public Alliance is working on updates to make the website ADA compliant within approved budget of \$1,500. The existing website will remain active until the new website is complete. We expect the new website to be operational in the first quarter of 2026.

Community Correspondence

None

HOA Matters

No update

Water

Water Treatment Facility

Nothing new to report.

Ponds

Nothing new to report

Wells

Direct Discharge is working on proposals to replace pumps in three nonfunctional wells. The Board approved moving forward with Well No. 1 for an amount not to exceed \$10,000.

Smart Meter Tracking

There are only a few residents remaining that need their meters replaced. Efforts continue to coordinate the work are continuing. Amy Hord is working with Mike Menke on this project.

Curb Stops

We are currently Working with one homeowner on locating his curb stop. He has been provided with contact information for two private locating companies.

Wastewater

Annual Sewer Main Jetting: Direct Discharge revising a scope to include point repairs.

Roads

All Crack Seal Repairs Have been completed for 2025.

Facilities

General Labor Services

As of November 1, 2025, trash pickups are conducted once a week by Colorado Greenscapes. Colorado Greenspaces can install the poles and signs.

Geographic Information System (GIS)

The district has received two proposals for GIS (iamGIS for \$3,600 annually and MyAssetMap \$2,388 annually) and has requested a proposal from Invision GIS.

Park Irrigation System

Sabells and Alpine completed all winterizations week of 10.9.2025.

Gates

None currently

Guard Shack and Restroom

Glass for Guard Shack glass was installed at the end of October 2025 by Tru View Glass.

Public Alliance non-winterized the restroom after the last board meeting per boards request.

Electrical Work

Mike Menke is working on an electrician to look at exposed wires at the entrance monument off Forest Hills drive.

Park Upgrades

Signage and Pole pictures were sent to the board for review officer Weinberg approved. Once we have full board review and approval Public Alliance can reach out to Colorado Greenscapes for a quote to install.

Wildfire Mitigation

No fire mitigation was performed in 2025.



2025 MyAssetMap Pricing

- \$79.00 per **Single User**
- 199.00 per **Team of 5** (6 users for example - could be one Team of 5 subscription + 1 Single User subscription - or - two Team of 5 Subscriptions)
- \$199.00 per **1/4 Gig Nearmap Aerial Imagery** (Flown 2-3 Times per Year by Aircraft – High Resolution – Historical Imagery Available with a Click - Ideal for Developer Districts)
- Free **Google Aerial Imagery** (Ideal for built-out Districts, Water and Sanitation Districts, etc.)



Proposal + Contract

Forest Hills Metro District, CO

Prepared: October 22nd, 2025

Expires: December 19th, 2025



iamGIS Pricing – Forest Hills Metro District

Deliverables		Term	Cost
Basic Software Package	→ The following iamGIS Modules: ○ Maps - Unlimited maps, data and digital media ○ Assets - Fully configurable asset management tools compatible with Trimble and other bluetooth GPS receivers → Unlimited user licenses → Built in 2D facilities management → Basic data reporting	36 months	\$6,000 \$2,600 (per year)
Implementation Services	→ Import existing GIS layers into iamGIS (SHP or CSV) → Setup and configure Esri ArcGIS two-way integration → Customization of maps, layers, feature settings, and attribute fields → Video/web-based training for Customer's team → Assigned Customer Success Manager	One-time	\$1,000 (one time)
Total Up-front Investment			
Software Package + Implementation Services			\$3,600

Cost of Software increases 5% upon renewal

CUSTOMER AGREEMENT

This iamGIS Customer Agreement (“Agreement”), effective as of the Effective Date set forth below, is entered into by and between the entity identified as Customer below (“Customer”) and iamGIS Group, LLC, an Indiana limited liability company, with a notice address of 2028 E Ben White Blvd Ste 240-1536, Austin, TX 78741 (“iamGIS”). The parties acknowledge and agree that they have read and understand the Terms and Conditions of this Agreement and, upon execution, are legally bound by it. This Agreement includes this “Signature Page” or any other ordering document referencing this Agreement, the Terms and Conditions at <https://iamgis.com/terms> (which are hereby incorporated by reference), all statements of work entered into in connection with this Agreement (“Statement(s) of Work”), and any schedules, exhibits, or other attachments incorporated herein.

Customer	
Customer Name	Forest Hills Metro District
Customer State	CO
Type of Entity	Special District
Notice Contact Information	Billing Contact: _____ Billing Email: _____
Service Details; Payment Terms	
Effective Date	January 1st, 2026
Initial Term	36 months from Effective Date
Software Services	A geographic information system (GIS) software solution hosted by iamGIS and made available as a service over the internet that provides digital inventories of assets and infrastructure and maintenance and support thereof.
Software Services Fee	\$2,600 (annual)
Implementation Fee	\$1,000 (one time)
Billing Terms	iamGIS will invoice Customer for software and implementation fees outlined above. Upon Effective Date of the Agreement, iamGIS will invoice Customer in full for the first year’s annual software services fees, as well as the implementation fee. iamGIS will invoice client on an annual basis thereafter, according to the terms outlined in the Agreement.
Renewal Terms	Initial Term shall renew automatically for successive periods of one (1) year each, unless either party provides written notice to the other party at least 30 days prior to the end of the then-current Initial Term or Renewal Term of its intent to not renew the Agreement.

Cost of Software increases 5% upon renewal

IN WITNESS THEREOF, the parties have caused this Agreement to be executed by their duly authorized representatives effective on the Effective Date.

iamGIS
iamGIS Group, LLC

Customer
Forest Hills Metro District, CO

Name
Title
Date

Name
Title
Date

Colorado Pond and Lake, LLC
11995 Evergreen Rd
Conifer, CO 80433
+17578975149
sales@copondandlake.com
www.copondandlake.com



ADDRESS

AJ Beckman
Forest Hills Metro District
14405 West Colfax Avenue
Suite 165
Lakewood, Colorado 80401
United States

Estimate 2020

DATE 10/20/2025

EXPIRATION DATE 11/21/2025

PRODUCT / SERVICE

QUANTITY

RATE

AMOUNT

CONFIDENTIAL DOCUMENT

PRODUCT / SERVICE	QUANTITY	RATE	AMOUNT
Seasonal Resource Agreement Forest Hills Metro District: 2026 Recommended Scheduled Visits* :Week of April 27th - 1st (Installation of Fountain, Pond #4 : if approved) :Week of May 11th - 15th :Week of May 25th - 29th :Week of June 8th - 12th :Week of June 22nd - 26th :Week of July 6th - 10th :Week of July 20th - 24th :Week of August 10th - 14th :Week of August 24th - 28th :Week of September 7th - 11th :Week of September 21st - 25th :Week of October 5th - 9th :Week of October 19th - 23rd :Week of November 16th - 20th (Removal of Fountain, Pond #4) Included in 2024 Contract :Komeen Descend (General Algaecide) :ClearCast (Systemic Herbicide) :AquaBACxt (Probiotics) :Tribune (General Herbicide) :CattZilla (Adjuvant) :Non-Ionic Surfactant (Adjuvant) :Methylated Seed Oil (Adjuvant) --Equipment, Labor, & Materials for Aquatic Pesticide Application --Equipment, Labor, & Materials for Aeration System Maintenance --Installation and Removal of Decorative Fountain in Pond #4 --Required Department of Agriculture Pesticide Tracking --Travel Cost & Foreseen Travel Expenditures 2026 Fish Stocking :Rainbow Trout, 10" - 13" @ 50 Individuals :Fathead Minnows, 1" - 3" @ 10 pounds Transportation & Consumables Included Agreements & Billing 1.) Seasonal Resource Agreement can be cancelled at any point by either party via written notice 2.) Any payment previously made will be non-refundable 3.) Invoicing will run through the current month on any cancelled Seasonal Resource Agreement 4.) Invoices will be sent at the end of each month on which scheduled visit are performed 5.) Failure to pay invoice within NET30 will result in a 18% late fee for the individual invoice 6.) Change Orders may be requested at any point by either party via written request Written reports from visits will be included on the End of Month invoice. Written reports may include products used, dilution rates, application methods, amounts used, areas treated, and any general site visit notes * Colorado Pond and Lake (CPL) will make every effort to complete scheduled visits according to the Recommended Scheduled Visits outlined above. However, adverse site conditions due to outside factors may require CPL to reschedule site visit in a timely manor.	1	6,205.87	6,205.87

PRODUCT / SERVICE	QUANTITY	RATE	AMOUNT
Fish Stocking	1	1,504.00	1,504.00
Rainbow Trout Stocking - 2025			
:Rainbow Trout, 10" - 13" @ 50 Individuals			
:Fathead Minnows, 1" - 3" @ 10 pounds			
Transportation & Consumables Included			
2026 Forest Hills Pond Management Estimate	SUBTOTAL		7,709.87
	TAX		0.00
	TOTAL		\$7,709.87

Accepted By

Accepted Date

FOREST HILLS METROPOLITAN DISTRICT 2026 GENERAL ENGINEERING BUDGETARY ESTIMATE - ESTIMATE DATE: NOVEMBER 2025		
Item	Description	Subtotal
1	Board Report (0.5-Hours, 1/Month)	\$ 1,170
2	Board Meetings (2-Hours, 1/Month)	\$ 4,680
3	Misc. Site Visits and Misc. Meetings (10 Hours Total)	\$ 1,950
4	Annual Budget Planning (5 Hours Total)	\$ 975
5	Contingency (10 Hours Total)	\$ 1,950
TOTAL ESTIMATED GENERAL ENGINEERING COST		\$ 10,725
Notes: 1. Estimated monthly invoicing approximately \$500 - \$1,000. This is not a not-to-exceed proposal but an estimate. 2. Proposals will be provided for set-scope projects and are not included in the General Engineering estimate.		

FOREST HILLS METROPOLITAN DISTRICT 2026 PROJECT ESTIMATES (ENGINEERING) - ESTIMATE DATE: NOVEMBER 2025		
Item	Description	Subtotal
Engineering Projects (Both Approved and Optional)		
1	PFAS WTP Design (Grant Funded 100% by CDPHE, Approved by District, Est.)	\$ 225,000
2	Long Range Capital Fund Forecast (Optional Item)	\$ 34,200
3	TP and TIN WWTP Analysis (Optional Item)	\$ 3,500



November 13, 2025

Mr. AJ Beckman
District Manager
Forest Hills Metropolitan District
7555 E. Hampden Ave, Suite 501
Denver, CO 80231

RE: Proposal for Professional Engineering Services
On-Call Engineering Services

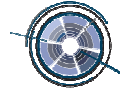
Dear Mr. Beckman:

Element Engineering a Bowman Company (Element) is pleased to provide this proposal for on-call engineering services to the Forest Hills Metropolitan District (FHMD). This letter details our proposed scope of services, deliverables, schedule, and fees. The Element team has been supporting the district with these services since 2017 and looks forward to continuing our relationship long into the future.

PROPOSAL ASSUMPTIONS AND SCOPE

Element Engineering (Element) understands that FHMD wishes to collaborate on various engineering services and/or tasks that may not be part of an existing set scope project or approved proposal. These services can be provided as requested by FHMD board on an hourly basis. These services may include, but are not limited to the following items that are out of the scope of previously approved set scope services:

- Attend meetings and consult on potential project costs, funding, and development of various preliminary project matters to develop a project scope.
- Provide board reports both in PDF format and attend monthly board meetings.
- Consult on various phases of project development including project planning, design, and operations advice.
- Provide advise and guidance related to civil and environmental engineering matters.
- Other items requested that are not listed in this scope and not covered by previously approved set scope proposals.
- Provide construction services and/or observations and observation reports as requested by FHMD.



Note: Element will provide set-scope not to exceed proposals for all tasks once that scope is developed and agreed upon.

FEES

Fees will be invoiced on a time and materials basis based on the hourly rates attached to this proposal.

OTHER TERMS

This proposal is based on the scope of services indicated herein and the information available at the time of the proposal preparation. If any additional services are required due to unforeseen circumstances and/or conditions, Client or regulatory requested revisions, additional meetings, regulatory changes, etc., Element will notify the Client that additional scope of work and fees are required and will obtain the Client's written approval prior to proceeding with any additional work.

Element's Hourly Rate Schedule are attached hereto and incorporated into this Proposal by reference.

Please indicate your acceptance of this proposal by executing below and returning a PDF copy to this office. We appreciate the opportunity to provide this proposal. If you have any questions, please contact me by phone at 303.378.2969 or by email at nick.marcotte@bowman.com.

Sincerely,

ELEMENT ENGINEERING

Nicholaus P. Marcotte, P.E.
Director of Water and Wastewater

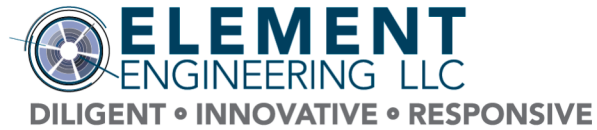
Forest Hills Metropolitan District hereby accepts all terms and conditions of this Proposal (including the Standard Terms and Conditions) and authorizes Element to proceed with the Project, and the undersigned represents that he or she is authorized by Forest Hills Metropolitan District to so execute this Proposal.

Forest Hills Metropolitan District

By: _____
(Signature)

Printed Name: _____

Title: _____ Date: _____



ELEMENT ENGINEERING, LLC
RATE SCHEDULE FOR PROFESSIONAL ENGINEERING SERVICES

<u>LABOR CLASSIFICATION</u>	<u>HOURLY BILLING RATE</u>
Principal	\$195.00
Project Manager	\$180.00
Project Engineer	\$170.00
Design Engineer (CADD)	\$150.00
Construction Manager	\$170.00
Construction Observer	\$120.00
Office Assistant	\$65.00
 <u>DIRECT EXPENSES</u>	
Prints/Copies	At Cost
Mileage	Prevailing Fed Rate
Travel Time	At Cost
Sub-Consultants	At Cost



SERVICES AGREEMENT FOR LANDSCAPING SERVICES

Agreement Reference Number: 2026-A

THIS SERVICES AGREEMENT FOR Landscaping Services (“Agreement”) is made and entered into as of **November 19, 2025** by and between Forest Hills Metropolitan District, a quasi-municipal corporation and political subdivision of the State of Colorado (the “District”), whose mailing address is 7555 East Hampden Ave Suite 501 Denver, CO 80231, and SaBell’s Snowplowing and Landscape Services (the “Contractor”), whose mailing address is 5555 W Ohio Ave B Denver, CO 80226. The District and the Contractor are sometimes referred to herein individually as a “Party” and collectively as the “Parties.”

WITNESSETH:

In consideration of the mutual covenants and obligations herein expressed, it is agreed by and between the Parties as follows:

1. Scope of Services. The Contractor agrees to landscaping services, as further described in **Exhibit A**, attached hereto and incorporated herein by this reference (“Scope of Services”). All provisions of **Exhibit A**, including without limitation any terms and conditions included therein, shall be subject to the provisions of this Agreement. In the event of a conflict or inconsistency between a provision in the body of this Agreement and a provision in **Exhibit A** or any other exhibit or schedule attached hereto, the provision in the body of this Agreement shall control. The District may also issue one or more individual Purchase Orders (the “Purchase Order”) to the Contractor that specify the scope of services and compensation for said Purchase Order. Each such Purchase Order shall reference this agreement and shall be governed by the terms of this agreement. The Contractor shall have the right to decline any Purchase Order. However, if the Contractor agrees to perform the specified work for the stated price, then the Parties shall each sign, date, and exchange copies of said Purchase Order. The District shall issue Purchase Orders at its sole discretion and shall have no obligation to issue Purchase Orders to the Contractor. In the event of any inconsistency between the provisions of this Agreement and a related Purchase Order, the provisions contained within this Agreement shall control.

2. Term. The term of this Agreement shall commence on April 1, 2026, and expire on November 30, 2026. The Parties may mutually agree to extend the term of this Agreement in writing.

3. Early Termination.

(a) Notwithstanding the time periods contained herein, the District may terminate this Agreement at any time without cause by providing written notice of termination to the Contractor. Such notice shall be delivered at least three (3) days prior to the termination date contained in said notice unless otherwise agreed to in writing by the Parties.

(b) Notwithstanding the time periods contained herein, the Contractor may terminate this Agreement at any time without cause by providing written notice of termination to the District. Such notice shall be delivered at least sixty (60) days prior to the termination date, contained in said notice unless otherwise agreed to in writing by the Parties.

(c) In the event of any such early termination, the Contractor shall be paid for services rendered prior to the date of termination, subject only to the satisfactory performance of the Contractor's obligations under this Agreement. The Contractor understands and agrees that such payment shall be the Contractor's sole right and remedy for such termination.

4. Suspension. Without terminating this Agreement or breaching its obligations hereunder, the District may, at its convenience, suspend the services of the Contractor by giving the Contractor written notice one (1) day in advance of the suspension date. Upon receipt of such notice, the Contractor shall cease its work in as efficient a manner as possible, so as to keep its total charges to the District for services under this Agreement to the minimum, but in no circumstance later than three (3) business days after receipt of the notice of suspension. No work shall be performed during such suspension, except with prior written authorization by the District Representative (as defined below). If a suspension is still in effect thirty (30) calendar days after the Contractor's receipt of the notice of suspension, the Contractor may terminate this Agreement by providing the District with written notice of termination. Upon the District's receipt of such notice of termination from Contractor, this Agreement will be deemed terminated.

5. Compensation. In consideration of the services to be performed pursuant to this Agreement, the District agrees to pay the Contractor the amounts set forth in **Exhibit B**, attached hereto and incorporated herein by this reference, and any amounts in an appropriately issued Purchase Order signed by both Parties. The District will also reimburse the Contractor on a monthly basis for documented actual costs and pre-approved expenses incurred by the Contractor in the performance of services hereunder per the rate schedule attached as **Exhibit C** and incorporated herein by this reference. The Contractor will endeavor to provide advance notice to the District about such actual costs if outside of normal operations, insomuch as practical. The District shall provide no benefits to the Contractor other than the compensation stated above. The Contractor shall bill its charges to the District on a monthly basis, as specified in in **Exhibit B**.

6. Qualifications on Obligations to Pay. No partial payment made by the District shall be considered final acceptance or approval of that part of the Scope of Services paid for or shall relieve the Contractor of any of its obligations under this Agreement. Notwithstanding any other terms of this Agreement, the District may withhold any payment (whether a progress payment or final payment) to the Contractor if any one or more of the following conditions exists:

(a) The Contractor is in default of any of its obligations under this Agreement, including without limitation the obligation to maintain insurance and provide Certificates of Insurance to the District in accordance with Section 13 (Insurance).

(b) Any part of such payment is attributable to services that are not performed in accordance with the terms of this Agreement and its associated exhibit(s). The District will pay for any portion of the services performed in conformance with this Agreement and its associated exhibit(s).

(c) The Contractor has failed to make payments promptly to any third-party used to perform any portion of the services hereunder, subject to Paragraph 9, for which the District has made payments to the Contractor.

7. District Representative. The District will designate, prior to commencement of work, its project representative (the “District Representative”) who shall make, within the scope of his or her authority, all necessary and proper decisions with reference to the Scope of Services. All requests for contract interpretations, change orders, and other clarification or instruction shall be directed to the District Representative.

8. Independent Contractor. The Contractor agrees that the services to be performed by the Contractor are those of an independent contractor and not of an employee of the District. The Contractor is obligated to pay federal and state income tax on any moneys earned pursuant to this Agreement. Neither the Contractor nor its employees, if any, are entitled to workers’ compensation benefits from the District for performance of the services described in this Agreement.

9. Assignment. The Contractor shall neither assign any responsibilities nor delegate any duties arising under this Agreement to a third party without the prior written consent of the District, which may be granted or denied in District’s sole discretion.

10. Standard of Care. The Contractor shall perform the services hereunder at or above the standard of care of those in its profession or industry providing similar services in the District’s local area; provided, however, that in the event the standard of care is higher in the local area where the Contractor’s office primarily responsible for providing the services is located, then the standard of care applicable to the local area where the Contractor’s office is located shall be applicable to such services.

11. Accuracy of Work. The Contractor represents, covenants, and agrees that its work will be accurate and free from any material errors. The Contractor shall correct any errors or deficiencies in the Contractor’s services of which it becomes aware promptly and without additional compensation unless such corrective action is directly attributable to errors or deficiencies in information furnished by the District. The District’s approval of the Contractor’s services shall not diminish or release the Contractor’s duties or obligations hereunder, since the District is ultimately relying upon the Contractor’s skill and knowledge to perform the Scope of Services. The obligations contained in this Section 11 shall survive for a period of one (1) year following termination or expiration of this Agreement.

12. Duty to Warn. The Contractor agrees to call to the District’s attention errors in any drawings, plans, sketches, instructions, information, requirements, procedures, and other data supplied to the Contractor by the District or a third-party that it becomes aware of and believes may be unsuitable, improper, or inaccurate in a material way. However, the Contractor shall not independently verify the validity, completeness, or accuracy of such information unless otherwise expressly engaged to do so by the District. Nothing shall detract from this obligation unless the Contractor advises the District in writing that such data may be unsuitable, improper, or inaccurate, and the District nevertheless confirms in writing that it wishes the Contractor to proceed according to such data as originally given.

13. Insurance.

(a) During the term of this Agreement, the Contractor shall purchase and maintain, at its own cost and expense, the following:

(i) Workers' compensation insurance for its employees, if any, as required by Colorado law with limits of at least \$500,000 per injury or illness an employee suffers as a result of providing the services hereunder, with a \$500,000 aggregate per occurrence.

(ii) Employer's liability insurance with limits of at least \$500,000 per employee/accident and \$1,000,000 aggregate.

(iii) Commercial general liability insurance covering, without limitation, premises operations, products-completed operations, contractual liability insuring the obligations assumed by the Contractor under this Agreement, personal and advertising injury, and broad form property damage, with limits of at least \$2,000,000 per occurrence for bodily injury, death or damage to property; \$2,000,000 per occurrence for personal and advertising injury; \$2,000,000 products-completed operations; and \$2,000,000 general aggregate; and

(iv) Automobile liability insurance covering all owned, hired and non-owned vehicles used in the performance of the Contractor's services under this Agreement with a limit of at least \$2,000,000 combined per accident for bodily injury and property damage; and

(b) The insurance required herein may be satisfied through any combination of primary and excess/umbrella liability policies.

(c) The insurance required herein shall be written by an insurance company or companies that (i) have an A.M. Best Company rating of "A-VII" or better, and (ii) are authorized to issue insurance in the State of Colorado.

(d) The District, the District Representative, and the District's directors, officers, agents, and employees shall be endorsed as "Additional Insureds" under the (i) commercial general liability insurance policy for both ongoing and completed services for a period of one (1) year; and (ii) automobile liability policy.

(e) The Contractor shall provide a waiver of subrogation endorsement, or its equivalent, under the (i) workers' compensation; (ii) commercial general liability; and (iii) automobile liability insurance policies in favor of the District, its directors, officers, agents, and employees.

(f) All liability insurance policies required herein shall provide that the coverage is primary and non-contributory to other insurance available to the District and its directors, officers, agents, and employees. Any insurance maintained by the District and its directors, officers, agents, and employees shall be excess of and shall not contribute with the Contractor's insurance.

(g) Prior to commencement of performance, the Contractor shall provide certificates of insurance satisfactory to the District that clearly evidence all insurance coverages required herein, including but not limited to endorsements (individually and collectively, "Certificates of Insurance"). The Contractor agrees that, until the District is supplied with Certificates of Insurance, no payment under this Agreement will be made by the District. The Contractor will provide the District with updated Certificates of Insurance within ten (10) calendar days of the anniversary of the effective date of coverage should that date fall during the term of this Agreement. Failure of the District to require Certificates of Insurance or to identify a deficiency in coverage shall not relieve the Contractor of its responsibility to provide the specific insurance coverages set forth herein.

(h) Subject to Section 9 (Assignment), the Contractor shall require each subcontractor and/or third-party performing work for the Contractor related to the Scope of Services to purchase and maintain insurance of the types and with policy limits no less than those required of Contractor under this Section 13. All general liability policies carried by a subcontractor and/or third-party shall be endorsed to include the Additional Insureds identified above. Each subcontractor and/or third-party shall be required to provide Contractor, upon request, with certificates of insurance evidencing such coverage prior to commencement of work by a subcontractor and/or third party.

(i) The insurance policies afforded hereunder shall not be cancelled or allowed to expire unless at least thirty (30) days' prior written notice has been delivered to the District, except in the event of cancellation due to non-payment of a premium, in which case notice shall be given to the District no later than ten (10) days prior to cancellation of the policy. Upon receipt of any notice of cancellation or non-renewal, the Contractor shall, within five (5) days, procure other policies of insurance as necessary to comply with this Section 13 and provide Certificates of Insurance evidencing the same to the District. Notwithstanding the provisions contained in Section 18 (Remedies), if the Contractor fails to procure the required insurance or provide the District with Certificates of Insurance within the timeframe provided, the District may terminate or suspend this Agreement upon written notice to the Contractor.

14. Safety. The Contractor shall use appropriate safety equipment while performing the Scope of Services and adhere to US Occupational Health and Safety Administration (OSHA) regulations.

15. Compliance with Laws. The Contractor is obligated to familiarize itself and comply with all laws applicable to the performance of the Scope of Services, including without limitation all state and local licensing and safety requirements.

16. Acceptance Not Waiver. The District's approval or acceptance of, or payment for, any of the services shall not be construed to operate as a waiver of any rights or benefits provided to the District under this Agreement.

17. Default. Each and every term and condition hereof shall be deemed to be a material element of this Agreement. In the event either Party should fail or refuse to perform according to the terms of this Agreement, such Party may be declared in default.

18. Remedies. Except as provided in Section 13(i) (Insurance), in the event a Party declares a default by the other Party, such defaulting Party shall be allowed a period of ten (10) days within which to cure said default. In the event the default remains uncorrected, the Party declaring default may elect to (a) terminate the Agreement and seek damages; (b) treat the Agreement as continuing and require specific performance; or (c) avail itself of any other remedy at law or equity. If the non-defaulting Party commences legal or equitable actions against the defaulting Party, the defaulting Party shall be liable to the non-defaulting Party for the non-defaulting Party's reasonable attorney's fees and costs incurred because of the default.

19. Indemnification; No Waiver of Liability or Immunity. The Contractor agrees to indemnify, defend, and hold harmless the District and its officers, directors, employees, agents, engineers/architects, District homeowners/residents and attorneys from any and all damages and liabilities arising from the Contractor's performance of the Scope of Services. As part of this obligation, the Contractor shall compensate the District for the time, if any, spent by its legal counsel in connection with such claims or actions. The Contractor's obligations under this Section 19 shall be to the fullest extent permitted by law and shall survive termination or expiration of this Agreement. Notwithstanding any other provision contained in this Agreement, including but not limited to Exhibit A, the District does not agree to defend, indemnify, or hold harmless the Contractor or waive or limit the Contractor's liability (either by type of liability or amount). The District is relying on and does not waive or intend to waive by any provision of this Agreement, the monetary limitations or any other rights, immunities, defenses, and protections provided by the Colorado Governmental Immunity Act, § 24-10-101, *et seq.*, C.R.S., as from time to time amended, or otherwise available to the District or its officers or employees.

20. Binding Effect. This writing constitutes the entire agreement between the Parties and shall be binding upon the Parties, their officers, employees, agents and assigns and shall inure to the benefit of the Parties' respective survivors, heirs, personal representatives, successors and permitted assigns.

21. Law; Venue. The laws of the State of Colorado shall govern the construction, interpretation, execution, and enforcement of this Agreement. Venue for any dispute between the Parties arising out of or relating to this Agreement shall be in the State of Colorado District Court for Jefferson County.

22. Severability. In the event any term or condition of this Agreement shall be held invalid or unenforceable by any court of competent jurisdiction, such holding shall not invalidate or render unenforceable any other provision of this Agreement.

23. Annual Appropriation. The District's obligations hereunder are subject to the annual appropriation of funds necessary for the performance thereof, which appropriations shall be made in the sole discretion of the District's Board of Directors.

24. Ownership of Work Product. All documents such as reports, plans, drawings and contract specifications, information, and other materials prepared or furnished by the Contractor (or the Contractor's independent professional associates, permitted subcontractors, and consultants) and paid for pursuant to this Agreement are instruments of public information and property of the District. All internal documents which support the public information such as field

data, field notes, laboratory test data, calculations, estimates, and other documents prepared by the Contractor as instruments of service shall be provided to the District. The District understands such documents are not intended or represented to be suitable for reuse by the District or others for purposes outside the specific scope and conditions of the Scope of Services. Any reuse without written verification or adaptation by the Contractor for the specific purpose intended will be at the District's sole risk and without liability or legal exposure to the Contractor, or to the Contractor's independent professional associates, permitted subcontractors, or consultants.

25. Taxes. The District is a governmental entity and is therefore exempt from state and local sales and use tax. The District will not pay for or reimburse any sales or use tax that may not directly be imposed against the District. The Contractor shall use the District's sales tax exemption for the purchase of any and all products and equipment on behalf of the District.

26. Time is of the Essence. All times stated in this Agreement are of the essence.

27. Notices. All notices which are required, or which may be given under this Agreement shall be effective when mailed via registered or certified mail, postage prepaid and sent to the address first set forth above.

28. Counterparts, Electronic Signatures and Electronic Records. This Agreement may be executed in multiple counterparts, each of which shall be an original, but all of which, together, shall constitute one and the same instrument. The Parties consent to the use of electronic signatures and agree that the transaction may be conducted electronically pursuant to the Uniform Electronic Transactions Act, § 24-71.3-101, *et seq.*, C.R.S.

29. No Third-Party Beneficiaries. The Parties to this Agreement do not intend to benefit any person not a party to this Agreement. No person or entity, other than the Parties to this Agreement, shall have any right, legal or equitable, to enforce any provision of this Agreement.

30. Section Headings. The section headings in this Agreement have been inserted for convenience of reference only and shall not affect the meaning or interpretation of any part of this Agreement.

31. Relationship of Parties. Nothing in this Agreement will be construed to create a partnership, joint venture, franchise, fiduciary, employment, or agency relationship between the parties. Neither party has any express or implied authority to assume or create any obligations on behalf of the other or to bind the other to any contract, agreement, or undertaking with a third party.

[Remainder of Page Intentionally Left Blank]

DISTRICT:

Forest Hills Metropolitan District, a quasi-municipal corporation and political subdivision of the State of Colorado

By: _____
Name: Craig Weinberg
Title: Chairperson
Date: _____

CONTRACTOR:

SaBell's Snowplowing and Landscape Services

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



EXHIBIT A

SCOPE OF SERVICES

A. TURF MAINTENANCE

1. Mowing

- a. Contractor will mow all turf areas weekly during the growing season, with a maximum of 28 mowing's. Contractor will determine mowing height. Frequency of mowing will vary in the spring and fall, due to seasonal weather conditions and growth rate of turf. Frequency of mowing during these times is at the discretion of Contractor.
- b. Mowing of native grass areas along the edges of all paved roadways according to map and keeping the native plants along these edges mowed back 30 to 36 inches and to the height between 3 and 6 inches tall as specified on map.

Week One: Forest Hills Drive, Hill & Dale Road, Springflower Drive, Sleepy Hallow Road, Elk Park Drive, Red Hawk Lane, Common Drive off Springflower, Common Drive near Red Hawk.

Week Two: Anasazi Way, Kachina Circle, Nakota Drive, Chippewa Lane, Panoramic View, Summerwood Drive, Common Drive off Anasazi near Kachina Circle, Common Drive off Anasazi near Chippewa.

Week Three: Eastwood Drive, Willoba Way, Common Drive off Willoba, Common Drive off Eastwood near Front Gate.

Week Four: Mt. Rose Way, Castle Ridge Road, TreeTop Lane, Star Ridge Road, Solitude Lane, Whispering Woods Lane, Common Drive off Treetop near Star Ridge.

- c. Native grass areas along park pathways (pond to Springflower, pond to Eastwood, and perimeter around pond path) shall be mowed back 30 to 36 inches and to the height between 3 and 6 inches tall at least monthly and if needed more frequently, with notice to the District Manager.
- d. Native grass areas are not specified in this contract will be considered field mowing.
- e. Mower blades will be sharp at all times to provide a quality cut and prevent tearing of the grass blades.
- f. Mowing equipment and patterns (alternate directions each cutting where possible) shall be employed to permit mulching of clippings were possible and present a neat appearance.
- g. Grass catchers will be used only if there is a specific need and will be used at the discretion of Contractor. Excessive clippings will be removed from turf.

2. Trimming

- a. All turf areas inaccessible to mowing equipment will be trimmed as needed to maintain a neat appearance.

- b. After mowing operations are completed, all grass clippings will be blown and/or removed from walks, drives, etc. Contractor will not sweep, blow or otherwise dispose of clippings in sewer drains.

3. Edging

- a. Edging of walks, drives, swimming pools, deck, etc. will be done as needed per season.
- b. Edging is limited to concrete areas, in order to avoid damage to irregular asphalt, flagstone, brick, wood walks and decks.
- c. Excessive debris, resulting from edging, shall be collected and removed.

4. Debris Removal

- a. All landscaped areas, drives and parking lots will be policed weekly in conjunction with mowing operations for loose trash and other debris from April to November.
- b. The clean- up of debris due to vandalism, dumping, improperly contained dumpsters, acts of God, etc. will be provided upon request of Contracting Officer and will be billed at T&M rate.

5. Turf Weed Control

- a. Regular removal of weeds from turf area, using either chemical or manual means to provide an essentially weed free turf, using either chemical or manual means.
- b. Contractor will apply 2 pre-emergent weed control with the first fertilizer application in the spring.
- c. Contractor will apply spot post-emergent spray applications to any additional broadleaf weeds in the turf if necessary up to 28 times.
- d. If thistle is detected, it will be treated immediately in accordance with State regulation. Contractor will spot check areas around all ponds and service road for thistles and treat as needed. This service will be performed and billed at T&M rates.

6. Turf Fertilization/ Soil Treatment

- a. Contractor will fertilize sodded area 2 times per season. Contractor reserves the right to determine how applications are applied.
- b. Contractor will use a professional-grade fertilizer specially formulated by AMERICAN PRIDE CO-OP, to meet the specific needs of the turf during various seasons.
- c. In the event iron is used in the fertilization formulation, care will be taken to clean the fertilizer off all walks, patios, decks, drives, etc. to minimize the possibility of iron stains. However, even with the utmost care some staining may occur.
- d. Contractor may recommend specific treatments to promote turf health, such as insecticides, pre-emergent, soil penetrate, etc. to be billed at the rate of T&M.

B. LANDSCAPE PLANT MAINTENANCE

1. Bed Care

- a. All bed areas will be inspected at the beginning of the season to check for mulch conditions. If additional materials are required the Contracting Officer will be notified.
- b. One pre-emergent application of Treflan for rock beds areas, mulch beds, and trails will be performed in March or April.

*Recommend Second application (1) additional application of Treflan \$350.00
Int. _____

- c. All weeds in bed and paved areas will be sprayed (post-emergent spot spray) as needed during the season up to **28** times. Removal of grasses and weeds growing directly in shrubs and ground covers will be provided to ensure a weed free landscape.

2. Tree and Shrub Care

- a. Contractor will monitor on a regular basis the health of all plant conditions and make necessary recommendations to the Contracting Officer.
- b. All ornamental trees and shrubs, both deciduous and evergreen, will receive minor pruning 2 times per year. ("Minor Pruning" is the pruning range of 0'-8' of height) Requests for additional pruning other than the hours included herein shall be considered a contract extra.
- c. All ornamental trees and shrubs, both deciduous and evergreen, can be sprayed for insect control (including Ash borer, IPS beetle, aphid, and mites) upon request a bid can be submitted.
- d. Winter watering can be performed if necessary at T&M rates.
- e. Thorough major pruning of all trees and shrubs to maintain their shape, remove dead or diseased branches, reduce foliage density or crossing branches, and to improve the beauty and health of the plant through selective removal of branches is not included in this contract, this service can be provided and an estimate will be given upon request of Contracting Officer.

C. IRRIGATION CONTROL AND MAINTENANCE

1. Activation

- a. Contractor shall activate the irrigation system on or before May 15th, depending on weather conditions.
- b. Visual checks for dry and wet spots will be completed weekly up to 28 times.
- d. At the time of activation, all necessary repairs will be made to bring the system up to operating condition. Contracting Officer will be kept informed of repair work being performed.

2. Regular Maintenance

- a. After the system is activated and operating, Contractor is responsible for monitoring the system by servicing dry or wet areas on a bi-monthly basis.

- b. Sprinkler service will be billed as performed on a T&M basis at \$80.00 per hour plus parts for repairs not covered by warranty. Parts will be billed out at list price plus 20%. Labor Helper billed at \$35.00 per hour.
- c. Contractor will assume responsibility and cost of repairing any damage to sprinkler system caused by Contractor negligence.
- e. Contractor shall keep water conservation in mind when maintaining and monitoring the sprinkler system. During extended cold or rainy periods, the irrigation controllers will be turned off. However, occasional rainstorms will not constitute adequate reason for turning off the controllers. Any adjustment to the timing of the controllers will be done at T&M rate. Contractor will be compelled to comply with all water restrictions in place but will apply for variances or permits available on behalf of the Contracting Officer. Fees for permits will be billed.
- f. The Landscape Contractor will be informed if other parties have access to irrigation controllers. If the controllers are adjusted or turned off by parties other than the Contractor's employees, Contractor must be notified to avoid possible damage to the landscape.
- g. Contractor shall not be held liable for any damages caused by malfunctions of the irrigations system, including, but no limited to: stuck valves, flooded basements, missing heads, broken lines, etc.
- h. Contractor shall not be held liable for damages to sprinkler heads that are improperly installed above grade and constitute a mowing hazard.

D. GENERAL MAINTENANCE

1. Aeration (1) treatment of sod during the spring.
 - a. Second Aeration (1) additional treatment of sod \$400.00 Int. _____
2. Major spring clean-up of entire site will be completed by May 15.
3. Major fall clean-up of entire site will be completed in October and November.

EXHIBIT B
Compensation

1. The District will pay to the Contractor the amount of \$2,550.00 per month during the term of the Agreement.
 - i. The Contractor shall document charges to the District at the end of each month and submit an invoice prior to the 8th day of the following month.
 - ii. All payments shall be made in US Dollars. The District agrees to make payment by check or electronic funds transfer (ETF), as soon as practical after the next regular Board meeting, provided the stated work is completed satisfactorily, the invoice is received as specified above and the Board approves payment. Checks will be sent by mail to the Contractor address provided; and ETFs will be affected to the Contractor account number provided.
2. If the District extends the period of this Agreement, the Contractor may request an adjustment to compensation, subject to Board review and approval in its sole discretion. Any change to compensation shall be documented in writing as an amendment to this Agreement and signed by both Parties.
3. Purchase orders may be issued for large projects and/or for services outside of those indicated in **Exhibit A**.



EXHIBIT C

Rate Schedule for Additional Services and Reimbursable Expenses

A. Winterization of Sprinklers – Blowout Fall 2024 \$80.00

B. Field Mowing - \$175.00 per hour with one way travel

C. For any extra work not already outlined, work will be completed at T&M rates.

Superintendent Rate: \$70.00/hour

Sprinkler Tech Rate: \$85.00/hour

Foreman: \$60.00/hour

Labor: \$35.00/hour

Materials: As required at list price plus 20%

Equipment: Any specialized equipment to be billed at standard company charge rates.

**AGREEMENT FOR DISTRICT****ACCOUNTING SERVICES**

Agreement Reference Number: 2026-A

THIS AGREEMENT is made this **19th day of November 2025** between Forest Hills Metropolitan District, a quasi-municipal corporation and political subdivision of the state of Colorado ("District"), and NMHolder Financial, Inc. ("Contractor"); collectively referred to as "Parties, or singularly as "Party". The Parties agree that Contractor will provide district accounting services to the District in accordance with the following terms and conditions.

1. **Term and Termination.** This Agreement shall commence January 1st, 2026, and continue until December 31, 2026. At any time during the term of this Agreement, District has the right to unilaterally terminate this Agreement at its sole discretion due to Contractor's non-performance or inadequate performance, by providing Contractor with ten (10) days written notice. Further, District has the right to unilaterally terminate this Agreement, at its sole discretion, without cause, by providing Contractor with thirty (30) days' written notice. Contractor has the right to unilaterally terminate this Agreement, at its sole discretion, without cause by providing District with sixty (60) days written notice.

2. **Scope of Services.** The Contractor agrees to provide district accounting services, as described and detailed in Exhibit A. The District may a/so Issue individual Purchase Orders (the "Purchase Order") to Contractor that specify the scope of service and compensation for said Purchase Order. Each such Purchase Order shall reference this agreement and shall be governed by the terms of this agreement. Contractor shall have the right to decline any Purchase Order. However, if Contractor agrees to perform the specified work for the stated price, then the Parties shall each sign, date, and exchange copies of said Purchase Order. District shall issue Purchase Orders in its sole discretion and shall have no obligation to issue Purchase Orders to Contractor. In the event of any inconsistency between the provisions of this Agreement and related Purchase Order, the provisions contained within this Agreement shall control.

3. **Compensation.** In consideration of the services to be performed pursuant to this Agreement, the District agrees to pay the Contractor the amount set forth in Exhibit B and in any appropriately issued Purchase Order. The District shall provide no benefits to the Contractor other than the compensation stated in Exhibit B and Purchase Order(s).

a) The Contractor shall document charges to the District at the end of each month and submit an invoice prior to the 8th day of following month.

b) All payments shall be made in US Dollars. District agrees to make payments by check at the next regular board meeting, provided the stated work is completed satisfactorily and the invoice is received as described above. Checks will be sent by mail shortly after the regular board meetings to the address provided.

4. **Independent Contractor.** In performing its services, Contractor shall be an independent contractor to District, and not an employee or agent of District. The Contractor is obligated to pay federal and state income tax on any moneys earned pursuant to this Agreement. Neither the Contractor nor its employees, if any, are entitled to workers' compensation benefits from the District for the performance of the services specified in this Agreement.

5.

6. Insurance. The Contractor represents, warrants, and agrees that it has and shall maintain State minimum workers' compensation insurance coverage for its employees, if any. The Contractor shall also maintain commercial general liability and automotive liability insurance in the minimum amount of \$1,000,000.00 for each occurrence, including personal and advertising injury, or the maximum amount that may be recovered under the Colorado Governmental Immunity Act, § 24-10-101 et seq., C.R.S., as from time to time amended (the "CGIA"), whichever is higher. All insurance policies (except workers' compensation) shall include the District and its elected officials as additional insureds. The Contractor shall provide the District with documentation evidencing such coverages are in full force and effect, and such coverages shall not be canceled or materially changed without *ten* (10) days prior notice to District.

The Contractor, if operating as a sole proprietor, hereby swears or affirms under penalty of perjury that the Contractor (i) is a citizen of the United States or legal permanent resident or otherwise lawfully present in the United States pursuant to federal law, (ii) shall comply with the provisions of Section 24-76.5-101 et seq., C.R.S., and (iii) shall produce one of the forms of identification required by Section 24-76.5-103, C.R.S., prior to the performance of any of its other obligations hereunder.

7. Indemnification. The Contractor agrees to indemnify, defend, and hold harmless the District, its respective officers, directors, employees, residents, homeowners, contractors, agents, representatives, and volunteers from all damages and liabilities arising from the Contractor's proven negligent acts, errors, or omissions in the performance under this Agreement. The District is relying on and does not waive or intend to waive by any provision of this Agreement, the monetary limitations or any other rights, immunities, defenses, and protections provided by the Colorado Governmental Immunity Act, § 24-10-101 et seq., C.R.S. or otherwise available to the District or its officers or employees.

8. Limitation on Damages. Under no circumstances shall the District be liable to Contractor for special, punitive, indirect, or consequential damages suffered by Contractor arising out of, or in connection with, this Agreement, including, without limitation: lost profits, loss of use, or loss of opportunity.

9. Taxes. The District is a governmental entity and is therefore exempt from state and local sales and use tax. The Contractor shall use the District's sales tax exemption for the purchase of any and all products and equipment on behalf of the District.

10. Annual Appropriation. Pursuant to Article X, Section 20 of the Colorado Constitution and Section 29-1-110, C.R.S., the District's obligations hereunder are subject to the annual appropriation of funds necessary for the performance thereof, which appropriations will be made in the sole discretion of the District's Board of Directors. The failure of the Board of Directors to appropriate funds to pay for the services of Contractor under the Agreement shall result in termination of the Agreement at the end of the then-current fiscal year without any prior notice to Contractor.

- a) Notice: All notices required under the terms of this Agreement shall be sent, via first class mail to:

District

7555 E Hampden Ave Suite 501

Denver, CO 80231

Phone: 720-213-6621

Contractor

NMHolder Financial, Inc.
9694 Chesapeake Street
Highlands Ranch, Colorado 80126
720.496.9343
nmholderbiz@gmail.com

Either party may from time to time change its address for notices under this Agreement by giving the other party written notice of such change in accordance with this paragraph.

11. Relationship of Parties. Nothing in this Agreement will be construed to create a partnership, joint venture, franchise, fiduciary, employment, or agency relationship between the parties. Neither party has any express or implied authority to assume or create any obligations on behalf of the other or to bind the other to any contract, agreement, or undertaking with a third party.

12. Professional Services. It is understood that the District enters into this Agreement based on the special abilities of the Contractor and that this Agreement shall be considered an agreement for professional services. Accordingly, the Contractor shall neither assign any responsibilities nor delegate any duties arising under this Agreement without the prior written consent of the District. The Contractor accepts the relationship of trust and confidence established between the Parties. The Contractor shall use its best efforts and shall perform the services hereunder at or above the standard of care of those in its profession or industry providing similar services in the District's local area; provided, however, that in the event the standard of care is higher in the local area where the Contractor's office primarily responsible for providing the services is located, then the standard of care applicable to the local area where the Contractor's office is located shall be applicable to such services. Contractor shall conduct their business and perform all work in accordance with federal, state, county, and local laws, regulations, ordinances, and codes.

13. Ownership of Work Product. All documents such as reports, plans, drawings, specifications, information, and other materials prepared or furnished by the Contractor (or the Contractor's independent professional associates, subcontractors, and consultants) and paid for pursuant to this Agreement are instruments of public information and property of the District. The District understands such documents are not intended or represented to be suitable for reuse by the District or others for purposes outside their specific scope and conditions. Any reuse without written verification or adaptation by the Contractor for the specific purpose intended will be at the District's sole risk and without liability or legal exposure to the Contractor, or to the Contractor's independent professional associates, subcontractors, or consultants.

14. Severability. If any provision this Agreement is found to be invalid or unenforceable then the remainder of this Agreement will have full force and effect, and the invalid provision will be modified or partially enforced, to the maximum extent permitted to effectuate the original objective.

15. Waiver. Failure by either party to enforce any term of this Agreement will not be deemed a waiver of future enforcement of that or any other term in this Agreement or any other agreement that may be in place between the parties.

16. No Assignment. The Parties agree that this Agreement shall not be assigned by either Party without the prior written consent of the other Party. Contractor shall not enter into any subcontracts for the performance under this Agreement without the prior written consent of the District.

17. Miscellaneous.

a) This Agreement, including its exhibits and attachments constitutes the entire agreement between the parties with respect to the subject matter hereof and supersedes all prior and contemporaneous agreements, understandings, negotiations and discussions. Neither party will be bound by any conditions, definitions, understandings or representations with respect to the subject matter hereof other than as expressly provided herein. This Agreement may only be amended or modified by a written, signed and fully executed document by and between the Parties.

b) The section headings contained in this Agreement are for reference purposes only and will not affect in any way the meaning of interpretation of this Agreement

c) No oral explanation or oral information by either party hereto will alter the meaning or interpretation of this Agreement. The terms and conditions of this Agreement will prevail notwithstanding any different, conflicting or additional terms and conditions that may appear on any letter, email or other communication or other writing not expressly incorporated into this Agreement.

d) The laws of the State of Colorado shall govern the construction, interpretation, execution and enforcement of this Agreement. Venue for any dispute between the Parties arising out of or relating to this Agreement shall be in the State of Colorado District Court for the county in which the District's mailing address is located

e) The Parties to this Agreement do not intend to benefit any person not a party to this Agreement. No person or entity, other than the Parties to this Agreement, shall have any right, legal or equitable, to enforce any provision of this Agreement.

18. Counterparts, Electronic Signatures and Electronic Records. This Agreement may be executed in two counterparts, each of which shall be an original, but all of which, together, shall constitute one and the same instrument. The Parties consent to the use of electronic signatures and agree that the transaction may be conducted electronically pursuant to the Uniform Electronic Transactions Act, § 24-71.3-101, et seq., C.R.S. The Agreement and any other documents requiring a signature may be signed electronically by either Party. The Parties agree not to deny the legal effect or enforceability of the Agreement, solely because it is in electronic form or because an electronic record was used in its formation. The Parties agree not to object to the admissibility of the Agreement in the form of an electronic record, a paper copy of an electronic document, or a paper copy of a document bearing an electronic signature on the grounds that it is an electronic record or an electronic signature or that it is not in its original form or is not an original.

IN WITNESS WHEREOF, Parties have executed this Agreement the day and year first written above.

FOREST HILLS METROPOLITAN DISTRICT

By: _____
Craig Weinberg, Chair

Date: _____

By: _____
Nickie Holder, Accountant
NMHolder Financial, Inc.

Date: _____

EXHIBIT A

District Accounting Services

1. Position

- a. District Accounting Services entails fulfilling a Bookkeeper position with the Forest Hills Metropolitan District (District) as a contracted position requiring the ability to work independently and to handle a variety of accounting and bookkeeping tasks.
- b. Bookkeeper will report to the District Manager and perform such tasks that may be reasonably assigned.
- c. Bookkeeper will work from their own office and provide their own office equipment. Bookkeeper is expected to provide internet services, telephone, printers, scanners, computers, software, and other typical office supplies.

2. Description of Work

- a. Bookkeeper will provide the following accounting services to the District:
 - i. QuickBooks software will be used to record all bookkeeping transactions.
 - ii. Receive and record invoices from the Administrative Assistant.
 - iii. Prepare checks for invoices approved by the District Manager and provide to Board for signature.
 - iv. Monitor and reconcile bank statements on a monthly basis. Current accounts include FirstBank and ColoTrust.
 - v. Prepare standard financial statements with comparison to the approved budget.
 - vi. Present and explain financial statements to the Board and provide financial advice to Board.
 - vii. Prepare budget documents for Board review and approval based on approved budget.
- b. Bookkeeper will attend monthly regular board meetings and other scheduled meetings as requested related to budgets and/or audits.
- c. Bookkeeper will assist the District's auditors during the annual audit and provide appropriate documentation as requested.
- d. Bookkeeper will perform other accounting services and miscellaneous tasks as is typical for a District and as directed by the Board, including financial, banking, and software related tasks.

EXHIBITS

Bookkeeper Compensation

1. For the services described in Exhibit A of this Contract, District will pay to Contractor the amount of \$700.00 per month during the period of the Contract.
2. District will also reimburse Contractor on a monthly basis for documented actual costs and pre-approved expenses incurred by Contractor in the performance of duties for the District. Contractor will endeavor to provide advance notice to District about such actual costs if outside of normal operations insomuch as practical.
3. Contractor may request an adjustment to compensation on an annual basis, subject to Board review and approval. Any change to compensation shall be documented in writing through an amendment to the agreement and signed by both Parties.
4. Purchase Orders may be issued for large projects and/or for services outside of those indicated in Exhibit A.



Agreement With Colorado Greenspaces

Agreement: 2026- FHMD

District Contracting Party: Forest Hills Metropolitan District

Contractor Name: Colorado Greenspaces

Terms: This purchase order is issued by Forest Hills Metropolitan District, a quasi- municipal corporation and political subdivision of the state of Colorado ("District") to Colorado Greenspaces ("Contractor") collectively referred to as "Parties, or singularly as "Party". By accepting this purchase order Contractor agrees that this Purchase Order shall be governed by the terms of an Agreement between the Parties. Starting January 1,2026

Description of Work to Be Performed: Contractor shall perform various general labor-type services including emptying trash bins around the park, playground and gatehouse on a weekly or as needed basis and disposing of trash bags in the District's dumpster located at the wastewater treatment plant. Heavy duty trash bags will be provided to the Contractor for use in trash bins. May-September empty trash bins twice a week. November-April Once a week. This scope of services may change on an as needed basis.

Compensation for Work to Be Performed: District agrees to pay Contractor \$60/hour. On occasion, Contractor will be asked to provide a flat fee estimate for a particular project.

Other Terms and Conditions:
Contractor shall provide the District with a current Certificate of Insurance (COI).

Signatures:

By: _____ Date _____
AJ Beckman, District Manager

By: _____ Date _____
Mike Byrne, Owner

Colorado Pond and Lake, LLC
11995 Evergreen Rd
Conifer, CO 80433
+17578975149
sales@copondandlake.com
www.copondandlake.com



ADDRESS

AJ Beckman
Forest Hills Metro District
14405 West Colfax Avenue
Suite 165
Lakewood, Colorado 80401
United States

Estimate 2021

DATE 10/20/2025

EXPIRATION DATE 11/21/2025

PRODUCT / SERVICE	QUANTITY	RATE	AMOUNT
Project Management -- Water Quality Fountain Replacement Pond #4 VFH Fountain Replacement :1 Horsepower, 240 Volt, 1 Phase :Spray Pattern = 8' High x 26' Wide :200' Under Water Cable :Quick Disconnect Cable :Install Labor, Mooring, and Equipment Included	1	5,295.72	5,295.72
SUBTOTAL			5,295.72
TAX			0.00
TOTAL			\$5,295.72

Accepted By

Accepted Date

CONFIDENTIAL DOCUMENT



PROPOSED SIGN LOCATIONS 



Figure 1 Trail by Basketball Court



Figure 2 Entrance to the Playground



Figure 3 Opposite Sign at Playground



Estimate

Quote Date: 10/17/2025

Quote #: 26592

Quoted To:

Signature Streetscapes
2350 South Getty Street
Muskegon, MI 49444
1-800-705-1446

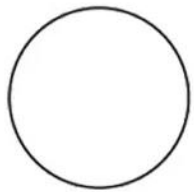
Remit Payment to:
Signature Streetscapes
2350 South Getty Street
Muskegon, MI 49444
Toll Free: 1-800-705-1446

**Please reference or include this
quote with your payment**

Project Reference		Estimate Good For	Payment Terms	
		60 Days	Shopify Paid	
Item ID	Quantity	Description	Unit Price	Amount
SM-0308	2	3" diameter, 8'-0" SMOOTH aluminum sign pole, GREEN finish	107.00	214.00
FN-0203	2	3" GLOBE Finial, GREEN finish	41.50	83.00
Z-300	2	aluminum interlocking sign bracket, fits 3" diameter sign pole (includes set of 2), GREEN finish	43.50	87.00
UPS	1	UPS Ground charge	165.00	165.00
			Total	\$549.00

Port City Architectural (DBA Signature Streetscapes) must approve any changes, additions, or deletions made to the estimate as they may affect final price. All products ship FOB Muskegon, Michigan with freight/shipping charges added to the final invoice unless otherwise stated. This estimate does not include taxes, unless applicable. Payment is due in full. Deposit of 50% is required for estimates over \$10,000 with the balance due before shipment unless other credit terms have been established. This estimate is valid for 60 days. If necessary, legal action or collection agency involvement will be instituted to enforce payment, buyer agrees to reimburse Port City Architectural for all costs incurred and attorney fees.

Thank-You For Contacting Us!



3" Smooth



DEEP GREEN

Tiger Drylac
RAL 6005

