



GREEN MOUNTAIN WATER & SANITATION DISTRICT

**Board of Directors Regular Meeting
July 14, 2026**

13919 W Utah Avenue
Lakewood, CO 80228
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NOTICE OF REGULAR MEETING
GREEN MOUNTAIN WATER AND SANITATION DISTRICT
Tuesday, July 14, 2026

NOTICE IS HEREBY GIVEN that the Board of Directors of the GREEN MOUNTAIN WATER AND SANITATION DISTRICT, of the County of Jefferson, State of Colorado, will hold a regular meeting at 6:30 p.m., Tuesday, July 14, 2026, at 13919 W. Utah Ave., Lakewood, Colorado 80228. This meeting will be held for the purpose of conducting such business as may come before the Board. This meeting is open to the public.

Virtual Meeting Options:

For those who may not be able to attend in person, the district offers 2 options for participating virtually:

- To join the meeting using Zoom on your computer or smart phone, use the following link: <https://greenmountainwater-org.zoom.us/j/81489465906>
- To join the meeting by phone call, dial **(719) 359-4580** and enter the **Meeting ID: 814 8946 5906**.
When joining via phone call, press *9 to raise hand and *6 to unmute.

To troubleshoot issues with connection at the time of the meeting, please follow this link <https://support.zoom.us/hc/en-us/sections/200305593-Troubleshooting>. If you still experience issues, email customerservice@greenmountainwater.org and our IT (Information Technology) staff will assist you as soon as possible.

The District does not discriminate on the basis of race, age, national origin, color, creed, religion, sex, sexual orientation, or disability in the provision of services. People with disabilities needing reasonable accommodation to attend or participate in a District Board meeting can call (303) 985-1581 or email customerservice@greenmountainwater.org for assistance. Please give notice as far in advance as possible so we can accommodate your request.

Board Members:

- **Karen Morgan** - President - May 2027
- **Roger J Wendell** - Vice President/Secretary - May 2029
- **Philip Hardinger** - Treasurer - May 2027
- **David Wiechman** - May 2029
- **Arthur Martinez** - May 2029

Agenda Items:

1. **Call to Order/Declaration of Quorum**
2. **Pledge of Allegiance**
3. **Approval of/ Additions to/Deletions from the Agenda**
4. **Public Comment (limit 5 minutes per person)**

Per passed Motion of the GMWSD Board of Directors, May 11, 2021: Members of the public wishing to address the board during the public comment period are asked to keep the comments civil and related to the items in the agenda, or to the conduct of the district business. Members of the public wishing to address the Board will be recognized by the board to maintain proper decorum.

Since the Green Mountain Water and Sanitation District board values your input, we always offer additional opportunities for the public to provide comments by using the district's email system or by phoning into customer service in the event they do not get on during the meeting during the period set aside for the public comment.

5. Approval of Minutes

- a. Action item- May 28th special meeting [pg 4](#)
- b. Action item- June 9th regular meeting [pg 7](#)
- c. Action item- June 16th Special meeting [pg 11](#)

6. Financial Matters [pg 15](#)

- a. Daily/Monthly Operating Expenses & Capital Expenditures [pg 16](#)
- b. Unaudited Financial & Investment Report [pg 23](#)

7. District Reports [pg 37](#)

- a. Maintenance Report
- b. District Manager Report
 - i. Development Review
 - ii. Infrastructure Replacement Projects

8. Director's Matters

- a. Action item- Approval of audit report
- b. Action item- Review and consider revised development 1078 S Alkire st
- c. Action item- Review and consider approval of sewer relocation plans to address capacity constraints for the 12476 W Bayaud Ave development [pg 41](#)
- d. Informational- Review Workforce Assessment bid list
- e. Action item- Discuss procedures around special meetings and when it is appropriate to call them

9. Legal Matters (Dylan Woods, Title 32 Attorney for the District)

10. Executive Session Executive Session pursuant to §24-6-402(4)(b) and/or §24-6-402(4)(e), C.R.S. for the purpose of receiving legal advice regarding:

- a. Legal advice related to Lakewood union traffic additional requirements

11. Legal Matters – Any actions resulting from executive session

12. New Business

13. Adjourn

**BY ORDER OF THE BOARD OF DIRECTORS:
GREEN MOUNTAIN WATER AND SANITATION DISTRICT**

MINUTES OF THE SPECIAL MEETING OF
THE BOARD OF DIRECTORS OF
GREEN MOUNTAIN WATER AND SANITATION DISTRICT

May 28, 2026

A Special Meeting of the Board of Directors (the “Board”) of the Green Mountain Water and Sanitation District, (the “District”) was held at 11:30 a.m. on Thursday, May 28, 2026.

The recording of this meeting is available on the District’s website.

Attendance:	<p>A special meeting of the District was scheduled in compliance with the laws of the State of Colorado, with the following directors in attendance:</p> <p>Karen Morgan, President David Wiechman, Director Arthur Martinez, Director</p> <p>Also present were:</p> <p>Dylan Woods, Title 32 Attorney Josh Stanley, District Manager, GMWSD Sam R. McKay, GMWSD Jesse Daveport, GMWSD Doug Pavlich, GMWSD</p> <p>Dave Garner Lobbyists Sheena Weaver, Heidi Morgan, and Haley Krylig Other Guests</p>
Call to Order / Declaration of Quorum:	Noting a quorum of the Board, Director Morgan called to order the Special Meeting of the Board of the Green Mountain Water and Sanitation District at 11:30 a.m.
Pledge of Allegiance	The Board stood and recited the pledge of allegiance.
Directors & Disclosure Matters:	None.
Work Session	<p>Work session to organize an informational summit on densification</p> <p>The Board reviewed the draft outline and what to discuss during this meeting. They also worked on clarifying and articulating the goal of the informational summit. (2:11)</p>

The Board discussed how the city is increasing densification and how that affects the current situation. Mr. Stanely and Mr. Pavlich explained the data request coming from the engineers that would encompass the entire district and describe what taps are feeding to. (8:58)

The Board discussed legislative impacts on the District and the potential benefits of holding the summit in informing others and shifting the conversation. (14:06)

The Board talked about wildfires and availability of water, as well as how the District's master plan will provide an overview and could show how multiple fires may impact each other. They discussed water usage and water saving measures both in general and regarding the current drought. (21:43)

The Board talked about development in other areas and how sections of Colorado have grown throughout the years. (26:00)

The Board continued discussing development and urban planning while setting up lunch and waiting for the lobbyists to join. (32:30)

Lobbyists Sheena Weaver, Heidi Morgan, and Haley Krylig joined and, together with the Board, discussed goals and framing of the summit while editing the drafted agenda. They considered focusing on recent policy changes regarding densifications, policy impacts, and how to strategize moving forward. (38:52)

The Board discussed with the lobbyists reasons why densification policies are coming up and social issues that have an impact on them. They also clarified that many entities are involved, and there may not be a single source pushing these policies forward. (44:25)

The Board deliberated the most effective format of presentation and length of time for the summit. They considered having 'blocks' for each topic and the possibility of this summit being the start of a series of conversations. (48:58)

The Board and Ms. Weaver worked to clarify the 'blocks,' wherein the lobbyists could present a history of policy changes, followed by facilitated discussion on policy impacts, and ending with an 'action discussion.' (53:50)

The Board discussed understanding the comprehensive impacts of a policy and having conversations early to try and mitigate issues, as well as how to generally create dialogue and share information. (57:15)

	<p>The Board further discussed how to set up the summit. The main structure discussed was starting with policy changes as a presentation, followed by an open discussion of policy impacts with the lobbyists capturing what is said, and then a facilitated conversation on how to address these impacts moving forward and on what is missing from the conversation. (1:00:29)</p> <p>The Board deliberated on how to overcome the barrier of those who don't want to accept other opinions and how to be deliberate and open in the presentation of the summit. The lobbyists will assist in developing the structure of the summit and will lead the section on policy changes. (1:03:18)</p> <p>The Board discussed how to find panelists and presenters, deciding to find speakers once the topics have been decided. Mr. Stanley will work with the lobbyists to continue to refine the agenda, while the Board will research topics and figure out what they hope to get out of the summit. (1:09:28)</p> <p>After the lobbyists left, the Board discussed timing and length for the summit. (1:16:31)</p> <p>The Board discussed the end goal and target audience of the summit, and whether to bring in the SDA. (1:19:20)</p> <p>The Board considered what they want to see in the conversation, what questions they want answered, and the best path forward. They discussed how to navigate decisions around legislature and what approaches to take in the face of changing policies. (1:27:40)</p> <p>The Board considered implementation of legislature by the city of Lakewood, what aside from legislation affects districts, and what they would like to see at the end of the summit. They will put together an agenda with key topics with subtopics within those key frames and see where everyone wants to go from there. (1:35:22)</p> <p>The Board discussed potential venues for the summit. (1:41:07)</p>
Other Matters:	There were no other matters to come before the Board.
Adjourn:	The meeting was adjourned at 1:13 p.m.

Roger J Wendell, Vice President/Secretary

MINUTES OF THE REGULAR MEETING OF
THE BOARD OF DIRECTORS OF
GREEN MOUNTAIN WATER AND SANITATION DISTRICT

June 09, 2026

A Regular Meeting of the Board of Directors (the “Board”) of the Green Mountain Water and Sanitation District, (the “District”) was held at 6:30 p.m. on May 12, 2026.

Due to a technical error, the recording of this meeting is not available.

Attendance:	<p>A regular meeting of the District was scheduled in compliance with the laws of the State of Colorado, with the following directors in attendance:</p> <p>Karen Morgan, President (remote) Roger Wendell, Vice President/Secretary Philip Hardinger, Treasurer Late – Arrived at 8:30 p.m. (20:30)) David Wiechman, Director Arthur Martinez, Director</p> <p>Also present were:</p> <p>Dylan Woods, Title 32 Attorney Josh Stanley, District Manager, GMWSD (remote) Jesse Davenport, GMWSD</p> <p>Dave Garner Ludmila (remote) Other Guests</p>
Call to Order / Declaration of Quorum:	Noting a quorum of the Board, Director Wendell called to order the Regular Meeting of the Board of the Green Mountain Water and Sanitation District at 6:30 p.m.
Pledge of Allegiance	The Board stood and recited the pledge of allegiance.
Directors & Disclosure Matters:	None.
Approval of/Deletions from the Agenda:	Director Wendell amends agenda to move visitors first, no objections.
Public Comment:	Members of the public wishing to address the board during the public comment period are asked to indicate the agenda item number or public comment period next to their name on the sign-in sheet.

	<p>Members of the public will then be recognized by the Board as each agenda item is undertaken.</p> <p>Ludmila: Greeted the Board and commented the Ravine dispute.</p>
Directors Matters:	<p>a. Lobbyist legislative review</p> <p>Wagner Morgan Strategies presents, Board inquires and discusses, will return in December for preview.</p> <p>b. SCADA presentation</p> <p>SCADA consultants present; Board inquires and discusses, current contract expires in August, District Manager recommends acceptance of proposal; Director Wendell MOVED to accept the proposal. Director Wiechman seconded, upon vote the motion PASSED unanimously.</p>
Approval of Minutes:	<p>a. May 12th Regular Meeting Minutes</p> <p>The Board discussed the May 12th meeting minutes.</p> <p>Director Wiechman MOVED to accept the May 12th meeting minutes. Director Martinez seconded, following discussion and upon vote the motion PASSED unanimously.</p> <p>b. May 19th Rate Hearing Minutes</p> <p>The Board discussed the May 19th rate hearing minutes.</p> <p>Director Wiechman MOVED to accept the May 19th meeting minutes. Director Martinez seconded, following discussion and upon vote the motion PASSED unanimously.</p>
Financial Matters:	<p>The Board discussed financial matters. Noting that Director Hardinger was not present, and that the other Directors had not yet reviewed the financial matters, Director Wendell suggests delaying approval until the next meeting.</p> <p>Director Wendell MOVED to delay approval of financial matters until the next meeting. Director Martinez seconded, and upon vote the motion PASSED unanimously.</p>
Amending 2026 Rates and Fees	<p>Board discusses rates and fees;</p>

	<p>Director Morgan informs Board that financial reports must be approved to pay vendors, Director Wendell reviews financials;</p> <p>The Board then continues discussing rates, fees, and penalties for noncompliance.</p> <p>Director Wendell MOVED for a 1st violation verbal warning, 2nd violation written warning, 3rd violation \$100 fine, 4th violation \$200 fine, and any further violation to be brought before the Board to discuss further action. Director Wiechman seconded, following discussion and upon vote the motion PASSED with three ayes, and Director Morgan voting nay.</p> <p>Director Morgan requests informational postcard.</p>
District Reports:	<p>District Manager presents District Reports. Traffic Control Plan requirements for Union Blvd project are extensive and expected to increase costs by >\$2M.</p> <p>Board discusses.</p> <p>District Manager discusses possible alternatives/options. District Manager recommends accepting change order, because of importance of project. Board approves proceeding. Board to approve change order with next pay application submittal. Board requests inclusion of cost information on informational postcard.</p>
Directors Matters:	<p>Director Wendell re-raises financials. and moves to approve.</p> <p>Director Wendell MOVED for approval of the financials. Director Wiechman seconded, and upon vote the motion PASSED unanimously.</p> <p>Director Wiechman notes one improper payee on check. Check is set aside for correction by Financial Specialist.</p> <p>Director Hardinger arrives (approximately 8:30). Director Wendell informs Director Hardinger of status of meeting and asks whether Treasurer has any comments. No comments.</p> <p>c. Review RFP- Workforce Assessment and Efficiency Study</p> <p>District Manager presents regarding the RFP.</p>

	<p>Direction Wiechman MOVED for approval of the RFP. Director Wendell seconded, and upon vote the motion PASSED unanimously.</p> <p>District Manager to post on Bidnet.</p>
Legal Matters:	<p>General Counsel presents legal matters. Update on Ravine mediation failure. SDA regional workshop on 6/12. Will email directors information regarding same. No executive session needed.</p>
Executive Session:	<p>None.</p>
New Business:	<p>None.</p>
Other Matters:	<p>There were no other matters to come before the Board.</p>
Adjourn:	<p>The meeting was adjourned at 8:55 p.m.</p>

Roger J Wendell, Vice President/Secretary

MINUTES OF THE SPECIAL MEETING OF
THE BOARD OF DIRECTORS OF
GREEN MOUNTAIN WATER AND SANITATION DISTRICT

June 16, 2026

A Special Meeting of the Board of Directors (the “Board”) of the Green Mountain Water and Sanitation District, (the “District”) was held at 6:30 p.m. on Tuesday, June 16, 2026.

The recording of this meeting is available on the District’s website.

Attendance:	<p>A special meeting of the District was scheduled in compliance with the laws of the State of Colorado, with the following directors in attendance:</p> <p>Karen Morgan, President Roger Wendell, Vice President/Secretary David Wiechman, Director Arthur Martinez, Director (remote)</p> <p>Also present were:</p> <p>Dylan Woods, Title 32 Attorney Josh Stanley, District Manager, GMWSD Sam R. McKay, GMWSD Jesse Daveport, GMWSD Doug Pavlich, GMWSD</p> <p>Ludmila Other Guests</p>
Call to Order / Declaration of Quorum:	Noting a quorum of the Board, Director Morgan called to order the Special Meeting of the Board of the Green Mountain Water and Sanitation District at 6:30 p.m.
Pledge of Allegiance	The Board stood and recited the pledge of allegiance.
Directors & Disclosure Matters:	None.
Approval of/Deletions from the Agenda:	None.
Public Comment:	Members of the public wishing to address the board during the public comment period are asked to indicate the agenda item number or public comment period next to their name on the sign-in sheet. Members of

	<p>the public will then be recognized by the Board as each agenda item is undertaken.</p> <p>Ludmila: Greeted the Board and commented on the city council and the pipe laying construction on Union Street.</p>
<p>Directors Matters:</p>	<p>a. Review and approval of the change order for Jersey barriers along Union for the current project</p> <p>The Board discussed the change order for Jersey barriers, specifically focusing on everyone’s opinions regarding the issue and what remaining concerns anyone may have. They also deliberated formally approving the change order now or postponing it until the July regular meeting as discussed at the prior meeting. (4:46)</p> <p>Director Wendell MOVED to accept the change order as is, unless Mr. Stanley has new information. Director Morgan seconded. (15:56)</p> <p>The Board conferred with Mr. Stanley regarding new information, noting the city is potentially agreeable to extend the length of the shutdown, which would decrease the cost of the total change order. (16:19)</p> <p>The Board discussed whether there are other entities that may be willing to share the burden on this project. Mr. Stanley noted that the District coordinates their pipe replacement schedule with city paving schedule. (19:27)</p> <p>The Board discussed the difference in outcome of reviewing this process now vs voting on it at the next regular meeting. (24:27)</p> <p>Returning to the motion on the table, following discussion and upon vote the motion PASSED with Director Martinez against. (28:43)</p> <p>b. Review and approval of the changeover to SCADA</p> <p>The Board deliberated whether they should be given more notice for software and system changes. They clarified that the changeover had been approved prior in the Budget, but the change appeared to be sudden, and it was unclear if action was needed. (30:16)</p> <p>Mr. Stanley will add to future meetings and agendas clarification on informational items vs items needing action. (38:01)</p>

	<p>c. Discussion about any concerns for the compilation of minutes from our June 9th regular meeting</p> <p>The Board noted the missing video recording of the June 9th meeting due to unknown technical difficulties. There is now a failsafe in place to capture meetings in case there are difficulties in the future. (38:29)</p> <p>d. Review and approval of updated mailer to include the construction update</p> <p>The Board reviewed the mailer draft, with Mr. Stanley noting two changes: the addition of a QR code for ‘eye on water’ and the construction update and map overview. The Board deliberated how to format the mailer, what information to include, and what to clarify on the mailer. (40:56)</p>
Legal Matters:	<p>There was no general legal update from Mr. Woods, but the Board discussed a few legal related items. The Board briefly discussed Solterra, with Mr. Stanley stating he will provide an update at the July meeting. (51:30)</p> <p>The Board will consider if the Union change order is worth legal challenge and if they need to have an executive session at the next regular meeting. (52:43)</p> <p>Director Morgan brought to the Board’s attention that, at the last city council meeting, some of the city attorneys made claims that the District acted illegally, specifically by electioneering. There may be changes to the law forthcoming, although there are no details or anything the District can do at this time. (53:46)</p> <p>Director Martinez noted that he consulted with Mr. Woods about legal processes available to the District regarding the barrier issue, but there currently are none. (55:40)</p>
Executive Session:	None.
Legal Matters – Action Resulting from Executive Session	None.
New Business:	Director Martinez brought up adding an agenda item to discuss procedures around special meetings and when it is appropriate to call them. (57:51)

	Mr. Stanley briefly informed the Board on progress for the summit, noting that they are narrowing down topics to discuss and are looking into a multi-day summit. There will be a more comprehensive update at the July meeting. (1:00:19)
Other Matters:	There were no other matters to come before the Board.
Adjourn:	The meeting was adjourned at 7:45 p.m.

Roger J Wendell, Vice President/Secretary

Memorandum

TO: BOARD OF DIRECTORS
FROM: DOUG PAVLICH, FINANCIAL SPECIALIST
SUBJECT: FINANCIAL MATTERS
DATE: July 14, 2026

a) June 2026 Expenditures

- a. June/July 2026 monthly & daily operating expenses in the amount of \$1,613,345.34 a list of which is attached.
- b. June/July 2026 Capital Expenditures in the amount of \$535,542.06 a list of which is attached.

b) June 2026 Unaudited Interim Financial Reports

- a. Investment Reports
- b. Financial Reports

1st Bank Monthly Activity
June/July 2026

Account	CK#/Type	Date	Vendor/Recipient	Description	Amount	Total
2026 Sewer Rehabilitation	EFT	07/15/26	RG & Associates, LLC	2026 Sewer Rehabilitation Engineering through 6/30	13,299.50	13,299.50
2026 Water IRP	17957	07/14/26	Diaz Construction Group, LLC	2026 Water IRP DIRP #2 - Pay Application #3	403,959.00	
	EFT	07/15/26	RG & Associates, LLC	2026 Water IRP DIRP #1 & #2 Engineering through 6/30	38,216.06	442,175.06
2027 Design	EFT	07/15/26	RG & Associates, LLC	2027 Water IRP DIRP#1/#2/#3 Design Engineering through 6/30	80,067.50	80,067.50
A/R	1727	07/09/26	Apex Title	Credit Final Refund	218.32	218.32
Auto Expense	1747	07/10/26	Hydro Products Corp	Collar Gasket Kit - Unit 20	50.00	
	1749	07/10/26	Intermountain Sales of Denver	Emergency Operating Nut - Unit 30	210.00	
	17951	07/14/26	City of Lakewood	Rebuilt Warthog Nozzle - Unit 20	1,228.26	
	17954	07/14/26	Cummins Inc	Troubleshoot/Repair - Utah PS Generator	1,069.31	
	17955	07/14/26	Dawson Infrastructure Solutions	High Traction Tungsten Carbide Wheels/Manhole Deflection System/Air Pump - Unit 21	4,207.83	
	17960	07/14/26	MHC Kenworth	Evaporator Core-Air Conditioning Assembly Replacement - Unit 20	12,563.89	19,329.29
Contract Labor	1742	07/10/26	Centennial Consulting Group	Meeting Minutes 2/10, 5/28, & 6/16	831.25	
	1745	07/10/26	DK Solutions	Singer Valve Rebuilds - Half Day Labor	950.00	
	EFT	06/17/26	Browns Hill Engineering & Controls	vSaaS - July	1,464.00	
	17947	07/14/26	A-Fast Patch Paving	Valve Replacement Patch 12"x14"x6" - 2471 S Holman Cir/2,145 SqFt Main Break Patch - 2257 S Coors/Valve Repair Patch - 3011 Indiana	30,070.00	
	17964	07/14/26	IT Consultants	Vendor Risk x3/FortiGate Firewall/Business Impact Analysis	11,086.94	44,402.19
Cost of Water Sold	EFT	07/31/26	Denver Water Department	June Cost of Water	1,042,266.73	1,042,266.73
Employee - Salaries, Taxes, Benefits	EFT	06/11/26	PERA	401A Contributions; \$5,493.83 Employee Paid, GMWSD Paid \$9,644.74, Life Insurance \$15.50	15,154.07	
	EFT	06/11/26	Paychex	Employee SS & Medicare \$4,616.69 Employer SS & Medicare \$4,616.69 Employee Fed Income Tax \$4,569.04, Employee State Income Tax \$2,110.00, Employer State Unemployment \$38.30, Garnishment \$251.53, Net Pay \$40,162.41, Paychex Processing Fee \$1,460.40, Paychex Flex Perks \$1,867.98	59,693.04	
	EFT	06/18/26	CEBT	Medical/Vision/Life/LTD Premiums - Employer Paid \$26,377.39, Employee Paid \$6,905.53	33,282.92	
	EFT	06/24/26	PERA	401A Contributions; \$5,749.98 Employee Paid, \$10,094.47 GMWSD Paid, Life Insurance \$15.50	15,859.95	
	EFT	06/24/26	Paychex	Employee SS & Medicare \$4,849.73 Employer SS & Medicare \$4,849.70, Employee Fed Income Tax \$4,952.65, Employee State Income Tax \$2,358.00, Employer State Unemployment \$20.05, Garnishment \$251.53, Net Pay \$40,979.63, Paychex Processing Fee \$1,460.40, Paychex Flex Perks \$2,940.96	62,662.65	
	EFT	07/01/26	Humana	Dental Insurance	2,129.11	
	EFT	07/08/26	PERA	401A Contributions; \$5,703.75 Employee Paid, \$10,013.27 GMWSD Paid, Life Insurance \$15.50	15,732.52	

	<i>EFT</i>	07/08/26	Paychex	Employee SS & Medicare \$4,787.50 Employer SS & Medicare \$4,787.50, Employee Fed Income Tax \$4,919.64, Employee State Income Tax \$2,209.00, Employer State Unemployment \$6.82, Garnishment \$251.53, Net Pay \$41,798.24, Paychex Processing Fee \$1,424.37, Paychex Flex Perks \$1,633.96	61,818.56	266,332.82
Engineering	1750	07/10/26	Larson Design Group, Inc	GIS Support through 6/22	642.50	
	17962	07/14/26	Olsson	Hydraulic Modeling - WWCS Model/2026 Water Master Plan/2026 Wastewater Master Plan	23,243.32	
	<i>EFT</i>	07/15/26	RG & Associates, LLC	GIS Points for 2025 Projects	7,077.50	30,963.32
Legal	1746	07/10/26	Holsinger Law, LLC	Water Law Legal	70.00	
	17944	06/10/26	Coaty and Woods, P.C.	Ravine - May	21,560.00	
	17952	07/14/26	Coaty and Woods, P.C.	Legal Fees - June	38,883.00	60,513.00
Lobbyist	17945	06/10/26	Wagner Morgan Strategies LLC	Lobbying Services - June (Re-printed Check)	2,500.00	
	17967	07/14/26	Wagner Morgan Strategies LLC	Lobbying Services - July	2,500.00	
	17969	07/14/26	Weaver Strategies, LLC	Lobbying Servies - July & August	5,000.00	10,000.00
Office & Grounds	<i>EFT</i>	07/09/26	Clean Freaks	Monthly Office Cleaning	520.00	
	17956	07/14/26	Designscapes Colorado	Monthly Landscaping - Office & Red PS	3,261.25	3,781.25
Office Expense	1743	07/10/26	CivisPlus	Website Hosting/Doc Access - July	647.00	
	1744	07/10/26	Department of Treasury	2nd Quarter Form 720	77.00	
	1753	07/10/26	Safe Systems Inc	Quarterly Security Monitoring - P2	598.95	
	<i>EFT</i>	06/20/26	Rocky Mountain Reserve	FSA/HRA Administration	139.80	
	<i>EFT</i>	06/20/26	Paychex	Timekeeping	183.44	
	<i>EFT</i>	07/06/26	PEAC	Lease/Equipment Protection 06/05-07/04	483.23	
	17946	06/25/26	Elman Print	Drought/Construction Update Postcard - Postage	3,465.31	
	17948	07/14/26	Accela	Elements XS OnPrem Subscription	18,445.24	
	17949	07/14/26	Aquatic Informatics Inc	Tokoay Support (Backflow)	1,675.81	
	17953	07/14/26	Continental Utility Solutions	Credit Card Processing Fees - May & June	37,610.40	
	17958	07/14/26	Frontier Business Products	EncompassIT Server/Desktop/Infrastructure/Firewall/Cloud Backup/Third Wall/Sentinal One - June & July/Barracuda Cloud Archiving x40	11,037.00	
	17959	07/14/26	Infosend	Residential/Second Notice/Commercial Bill Printing & Mailing - May	3,971.20	
	17961	07/14/26	Mint Marketing, Inc	Drought/Construction Update Postcard - Printing	1,775.90	
	17965	07/14/26	Sanity Solutions, Inc	8 TB Hard Drive - Server/FortiTokenMobile - MFA For Firewall/Microsoft SharePoint Advanced Management/Microsoft Office 365 Business x37/Synology 8 Bay RackStation RS1221RP+/4TB Enterprise Series x8 - Server/Ubiquiti Uplink Cable x2/Professional 8 PoE/USIP Console/Ubiquiti UNIFI 224 Port Switch/Fortinet FCZ-15-0060F/Returned Seagate Exos 7TB Hard Drive	10,740.22	
	<i>EFT</i>	07/20/26	Paychex	Timekeeping	171.25	91,021.75
Payroll Liabilities	<i>EFT</i>	06/11/26	PERA	Employee Paid Contributions to 401K Retirement Accounts 06/11 PR	825.15	
	<i>EFT</i>	06/11/26	PERA	Employee Paid Contributions to 457 Retirement Accounts 06/11 PR	271.83	
	<i>EFT</i>	06/24/26	PERA	Employee Paid Contributions to 401K Retirement Accounts 6/24 PR	817.65	

	EFT	06/24/26	PERA	Employee Paid Contributions to 457 Retirement Accounts 6/24 PR	264.33	
	EFT	06/30/26	Rocky Mountain Reserve	FSA Claims through 6/30	367.07	
	EFT	07/01/26	Aflac	Supplemental Insurance	104.06	
	EFT	07/08/26	PERA	Employee Paid Contributions to 401K Retirement Accounts 7/08 PR	825.15	
	EFT	07/08/26	PERA	Employee Paid Contributions to 457 Retirement Accounts 7/08 PR	271.83	3,482.74
Repair Department	1728	07/10/26	Ace Hardware	Drywall Sheet 16x16x2"/Fastners x12/Bungee Cord x2/Wire Brush/Tube Brush/Acetone 1 gal/Red Paint x4/Safety Vest/Paint Brush/PVC Coupling x2/Brass Coupling/Flex Garden Hose/Wax Ring - Toilet	273.02	
	1748	07/10/26	Intermountain Safety Shoes	Summer Clothing	25.79	
	1751	07/10/26	Oxford Recycling Inc	Asphalt Recycling x2	180.00	
	1752	07/10/26	Roadsafe Traffic Systems	Water Quality Signs x4	846.88	
	1754	07/10/26	Safety & Construction Supply	Safety Glasses x10/Nitrile Gloves x13/Rubber Coated Gloves x28/Safety Vest x10/Returned Safety Glasses x10/Purchase Safety Glasses x12	502.05	
	EFT	07/08/26	Core & Main	8"x25" Repair Clamp x2/Copperhorn 3/4x3/4 x2/2-1/2" Repair Lid x20/Valve Box Lids x10/3/4" Solid Copper Disc x3/1" x3/3/4" Ball Corp Stop x1/3/4" Copper x60'	2,517.26	
	17950	07/14/26	Browns Hill Engineering & Controls	Fuel for May	3,911.28	
	17963	07/14/26	Pipestone Equipment	CRD Kits x10 - PRVs	1,693.30	
	17968	07/14/26	Water Technology Group	Green PS Pump Removal for Diagnosis	1,131.00	11,080.58
UNCC Locates	17966	07/14/26	Utility Notification Center of Colorado	UNCC Locates - June	1,139.68	1,139.68
Utilities	EFT	06/23/26	Sound Telecom	Answering Service - June	316.17	
	EFT	06/29/26	Xcel Energy	Gas/Electric Apr/May	8,609.95	
	EFT	07/20/26	SunShare	Solar Garden Allocation - May	11,437.10	
	EFT	07/16/26	Comcast	P2 Internet Services - June	134.85	
	EFT	07/20/26	T-Mobile	Cell Phone/Tablet/GPS Tracking -05/21-06/20	1,963.59	22,461.66
VISA - AP	EFT	07/09/26	VISA	Auto Expense \$178.02, Office Expense \$3,412.15, Office & Grounds \$1,149.74, Repairs & Maintenance \$1,612.10	6,352.01	6,352.01
VOID	1729-1741	07/10/26	VOID	Mis-printed Checks	0.00	0.00
				Subtotal of All Expenditures	2,148,887.40	2,148,887.40
				Subtract Capital Expenditures	535,542.06	535,542.06
				Total Monthly Operating Expenses	\$1,613,345.34	\$1,613,345.34

1st Bank Daily Operating
1st Bank Monthly Operating
* Multiple Expense Accounts Paid with 1 Check

Date	Name	Memo	Amount
AUTO EXPENSE			
Unit 30 - 2019 F450 Valve Truck			
06/11/2026	Advance Auto Parts	Battery - Unit 30	122.45
06/11/2026	Advance Auto Parts	Core Return - Unit 30	-22.00
06/18/2026	Advance Auto Parts	Battery - Unit 30	125.65
06/18/2026	Advance Auto Parts	Returned Battery - Unit 30	-100.45
Tools/Misc Expense			
06/08/2026	Advance Auto Parts	Auto Cleaninig Supplies	44.38
06/11/2026	Amazon.Com	Breakaway Trailer Cable	7.99
			<i>Auto Expense Total</i>
OFFICE EXPENSE			
Advertising			
06/17/2026	Colorado Trust for Local News	2026 Sewer Rehabilitation Advertisement for Bid	49.06
Computer/Printer Repairs-Parts			
06/01/2026	Amazon.Com	Static Shielding Bag for Hard Drive	23.98
06/03/2026	UPS Store	Hard Drive Return Shipping	228.90
06/05/2026	Amazon.Com	USB to Dual PS/2 Adapter Keyboard/Mouse	7.58
Conf/Seminars/Classes			
06/10/2026	United Airlines	Clay Valve Conference Flight - David	350.80
06/12/2026	United Airlines	Refund - Clay Valve Conference Flight	-431.37
Maintenance Agreements			
06/01/2026	Streamline	Website Hosting - June	587.00
06/05/2026	X West Inc	Printing Charges - May	92.33
06/05/2026	Cloudflare, Inc	Registrar Renewal gmwsd.org	11.20
06/08/2026	Streamline	DocAccess - June	60.00
06/14/2026	Ubiquiti	UniFi Identity Enterprise 5/22-6/14	55.66
Mandatory Empl Test Expense			
06/04/2026	First Advantage	Annual Enrollment x1 - Random Testing	46.82
Miscellaneous Expenses			
05/21/2026	Amazon.Com	Drop in Floor Box	87.21
05/22/2026	King Soopers	Company Lunch & Training	248.23
05/28/2026	G-Que	Board Meeting Lunch 5/28/2026	351.38
05/28/2026	Amazon.Com	Purell Hand Sanitizer Bags - Auto Dispense x8	54.99
06/05/2026	Amazon.Com	Office Signs x2	14.98
06/17/2026	Colorado Trust for Local News	Workforce Assessment RFP	28.38

\$178.02

Utilities - Offices	06/01/2026	Comcast	Office Internet - June	856.92	
	06/17/2026	Starlink	Backup Internet Service	55.00	
Software	05/28/2026	My Postage Rate Saver	Monthly CASS Updates	66.67	
	06/01/2026	SendGrid	Email Gateway - May	169.54	
	06/05/2026	1password.com	Company Password Vault	222.56	
	06/11/2026	Intuit Software	QuickBooks Online	118.45	
	06/13/2026	Zoom Video Communications Inc.	Video Cloud Recording	40.00	
Supplies	06/01/2026	Amazon.Com	Bubble Cushioning Wrap x2	15.88	
			<i>Office Expense Total</i>		<i>\$3,412.15</i>
OFFICE & GROUNDS					
	05/28/2026	Amazon.Com	Easy Access Panels Spring Fit	15.99	
	06/05/2026	Waste Management	Office Trash & Recycling Services - June	826.19	
	06/05/2026	Waste Management	P2 Trash Service - June	307.56	
			<i>Office & Grounds Total</i>		<i>\$1,149.74</i>
REPAIR DEPARTMENT					
Miscellaneous Tools/Supplies	06/10/2026	General Air	Welding Tank Rental	28.31	
	06/16/2026	Amazon.Com	Wypall Shop Towels x2 Cases	240.98	
	06/16/2026	Amazon.Com	Liquid Filled Pressure Gauge x2	40.98	
PRV Maintenance	06/03/2026	Home Depot	PRV Repair Supplies	343.83	
Pump Station Maintenance	06/17/2026	Southwest Valve & Equipment	Honeywell OP-AR SPDT Limit Switch - Pink PS A-Valve	841.01	
	06/22/2026	Amazon.Com	Liquid Filled Water Pressure Gauge	12.99	
Water	06/02/2026	City Of Lakewood	Street Cut Permit - 2471 S Holman Cir	52.00	
	06/15/2026	City Of Lakewood	Street Cut Permit - 2257 S Coors St	52.00	
			<i>Repair Department Total</i>		<i>\$1,612.10</i>
Monthly Credit Card Total				\$6,352.01	<i>\$6,352.01</i>

Green Mountain Water and Sanitation District
Capital Expenditures
As of June 30, 2026

Accrual Basis

Date	Name	Memo	Account	Debit	Credit
Apr 26					
04/02/2026	MHC Kenworth	2027 KW T880 - Replacement for Unit 8	8004 · Capital Vehicles	221,125.00	
04/15/2026	Amazon.Com	Seat Covers - T880	8004 · Capital Vehicles	159.94	
04/16/2026	Archer Sign and Design	Dump Truck Graphics/Logos - Unit 8	8004 · Capital Vehicles	295.00	
04/22/2026	EON Office Products	5 Drawer Lateral Filing Cabinet x8	8002 · Capital Office & Grounds	7,765.00	
04/22/2026	Vectors, Inc.	GPS Rod x2/12' Pole Extension	8001 · Capital Field Equipment	482.18	
04/30/2026	RG and Associates, LLC	2026 DIRP #4 - Design	8112 · 2026 Water IRP	17,463.50	
04/30/2026	RG and Associates, LLC	2026 DIRP #3 - Design	8112 · 2026 Water IRP	13,825.15	
04/30/2026	RG and Associates, LLC	2026 DIRP #2 - Design	8112 · 2026 Water IRP	11,323.88	
04/30/2026	RG and Associates, LLC	2026 DIRP #1 - Engineering through 4/30	8112 · 2026 Water IRP	10,872.95	
04/30/2026	Diaz Construction Group, LLC	2026 Water DIRP #2 - Pay Application #1 Retainage	8112 · 2026 Water IRP	10,250.00	
04/30/2026	Diaz Construction Group, LLC	2026 Water DIRP #2 - Pay Application #1	8112 · 2026 Water IRP	194,750.00	
04/30/2026	RG and Associates, LLC	2027 DIRP #3 - Design	8116 · 2027 Design	247.50	
04/30/2026	RG and Associates, LLC	2027 DIRP #2 - Design	8116 · 2027 Design	857.00	
04/30/2026	RG and Associates, LLC	2027 DIRP #1 - Design	8116 · 2027 Design	2,618.25	
Apr 26				492,035.35	0.00
May 26					
05/29/2026	Diaz Construction Group, LLC	2026 DIRP#2 Pay Application #2 - Retainage	8112 · 2026 Water IRP	14,116.00	
05/29/2026	Diaz Construction Group, LLC	2026 DIRP#2 Pay Application #2	8112 · 2026 Water IRP	268,204.00	
05/31/2026	RG and Associates, LLC	2026 DIRP #1 Engineering through May 31	8112 · 2026 Water IRP	10,137.96	
05/31/2026	RG and Associates, LLC	2026 DIRP #2 Engineering through May 31	8112 · 2026 Water IRP	6,624.86	
05/31/2026	RG and Associates, LLC	2026 DIRP #3 Engineering through May 31	8112 · 2026 Water IRP	5,417.60	
05/31/2026	RG and Associates, LLC	2026 DIRP #4 Engineering through May 31	8112 · 2026 Water IRP	13,935.70	
05/31/2026	RG and Associates, LLC	2026 DIRP #5 Sewer through May 31	8114 · 2026 Sewer Rehabilitation	2,242.50	
05/31/2026	RG and Associates, LLC	2027 DIRP #3 Design through May 31	8116 · 2027 Design	3,894.67	
05/31/2026	RG and Associates, LLC	2027 DIRP #1 Design through May 31	8116 · 2027 Design	28,503.72	
05/31/2026	RG and Associates, LLC	2027 DIRP #2 Design through May 31	8116 · 2027 Design	19,417.72	
May 26				372,494.73	0.00
Jun 26					
06/25/2026	Sanity Solutions, Inc	Synology 8 Bay RackStation RS1221RP+/4TB Enterprise Series x8 ...	8003 · Capital Office Equipment	6,013.20	
06/30/2026	RG and Associates, LLC	2026 DIRP #1 Engineering through 6/30	8112 · 2026 Water IRP	5,620.20	
06/30/2026	RG and Associates, LLC	2026 DIRP #2 Engineering through 6/30	8112 · 2026 Water IRP	12,134.50	
06/30/2026	RG and Associates, LLC	2026 DIRP #3 Engineering through 6/30	8112 · 2026 Water IRP	7,750.36	
06/30/2026	RG and Associates, LLC	2026 DIRP #4 Engineering through 6/30	8112 · 2026 Water IRP	12,711.00	
06/30/2026	Diaz Construction Group, LLC	2026 Water IRP DIRP#2 - Pay Application #3 Retainage	8112 · 2026 Water IRP	21,261.00	
06/30/2026	Diaz Construction Group, LLC	2026 Water IRP DIRP#2 - Pay Application #3	8112 · 2026 Water IRP	403,959.00	
06/30/2026	RG and Associates, LLC	2026 DIRP #5 Engineering through 6/30	8114 · 2026 Sewer Rehabilitation	13,299.50	
06/30/2026	RG and Associates, LLC	2027 DIRP #1 Design Engineering through 6/30	8116 · 2027 Design	13,117.75	
06/30/2026	RG and Associates, LLC	2027 DIRP #2 Design Engineering through 6/30	8116 · 2027 Design	5,357.25	
06/30/2026	RG and Associates, LLC	2027 DIRP #3 Design Engineering through 6/30	8116 · 2027 Design	61,592.50	
Jun 26				562,816.26	0.00
TOTAL				1,427,346.34	0.00

**Capital Expenditures vs Capital Revenue
2026 Timeline**

Capital Expenditures	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sept	Oct	Nov	Dec	Total 2026 YTD Actual	Total 2026 Projected	Total 2026 Budgeted
		0	445,272	996,175	1,475,760	1,631,470	1,882,790	2,057,585	679,343	247,157	14,416	359,877	1,016,693		
2020 Sewer Improvements							50,000	100,000	100,000	100,000	50,000		0	400,000	450,000
2025 Water IRP	323												323	323	0
2026 Water IRP	107,070	74,442	57,947	258,485	318,436	463,436	1,500,000	1,000,000	750,000	1,000,000	1,300,000	750,000	1,279,816	7,579,816	9,450,000
2026 Tank Improvements							100,000	125,000	75,000				0	300,000	300,000
2026 Sewer Rehabilitation					2,243	13,300	300,000	50,000	134,457	10,000			15,543	510,000	510,000
2026 Capital Contingency												1,111,000	0	1,111,000	1,111,000
2027 Design			3,723	51,816	80,068	50,000	50,000	75,000	75,000	14,393			135,607	400,000	400,000
Vehicles	24,452		221,580										246,032	246,032	252,700
Field Equipment			44,862	482								55,000	45,344	100,344	145,000
Office and Grounds	23,690		23,690	7,765									55,145	55,145	50,000
Office Equipment					6,013	150,000						23,987	6,013	180,000	180,000
Total Expense	155,535	74,442	126,499	492,035	372,495	562,817	2,150,000	1,325,000	1,134,457	1,185,000	1,364,393	1,939,987	1,783,823	10,882,660	12,848,700

Capital Revenues													Total 2026 YTD Actual	Total 2026 Projected	Total 2026 Budgeted
	Cap Reserve	225,853	231,937	227,522	245,912	246,904	333,041	429,545	522,652	530,671	469,377	365,364	265,876	1,511,169	4,094,654
Infrastructure Replacement Fee	267,581	295,766	269,314	295,682	267,547	295,890	265,250	293,200	265,250	293,200	265,250	293,200	1,691,780	3,367,130	3,350,700
Interest Income	107,173	97,442	109,048	105,951	109,164	108,481	76,763	76,762	76,763	76,762	76,763	76,762	637,259	1,097,834	921,150
Sewer System Development Fees	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Water System Development Fees	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Lease Income	200	200	200	200	200	200	200	200	200	200	200	200	1,200	2,400	2,400
Total Revenue	600,807	625,345	606,084	647,745	623,815	737,612	771,758	892,814	872,884	839,539	707,577	636,038	3,841,408	8,562,018	8,411,168

Income (Loss) Non-Operating	445,272	996,175	1,475,760	1,631,470	1,882,790	2,057,585	679,343	247,157	14,416	359,877	1,016,693	2,320,642
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Green Mountain Water & Sanitation District-Investment Report

Cash Account Balances as of June 30, 2026

Cash Accounts

Bank Description	Accounts Payable	Current Balance	Interest Rate
Petty Cash		\$707.00	
PNC - Daily		(\$75.92)	
PNC - Monthly Operating		\$95,302.84	
PNC - Money Market		\$40,361.95	
PNC - Sweep	\$1,613,345.34	\$8,016,539.32	3.290%
1ST Bank - Liquid Asset/Capital Funds	\$535,542.06		
Csafe CASH (<i>Variable Daily Rate</i>)		\$3,152,534.06	3.750%
Csafe CORE (<i>Variable Daily Rate</i>)		\$16,410,607.30	3.820%
ColoTrust Plus (<i>Variable Daily Rate</i>)		\$4,608,154.08	3.742%
<i>Total Cash</i>		<i>\$32,324,130.63</i>	

Certificates of Deposit

CD Description	Expiration Date	Face Amount	Amoritized Amount	Interest Rate
BOK Financial - 2-Year Public Fund CD 68234	11/19/2026	800,000.00	816,022.72	3.999%
BOK Financial - 2-Year Public Fund CD 77586	11/19/2026	200,000.00	204,005.69	3.999%
BOK Financial - 2-Year Public Fund CD 12741	1/27/2027	2,000,000.00	2,039,571.04	4.030%
<i>Total Certificates of Deposit</i>			<i>\$3,059,599.45</i>	
Total Cash and Cash Equivalents			<u>\$35,383,730.08</u>	

Investment Report As of 6/30/2026

PRIORITY = SAFETY, LIQUIDITY, DIVERSITY, AND YIELD

Term	Definition	Instruments and Guidelines	Account Name	Maturity Dates	6/30/2026 Balances	Total \$ per Term	% per Term	% of Current Year's Budget per Term
Immediate Liquidity	<p><i>Minimum = 25% of current year's budget.</i></p> <p><i>Maximum = none.</i></p> <p><i>Optimize at 25% of current year's budget, but could go higher if short- and long-term yields are not favorable.</i></p>	<p><i>Checking = least practical balance.</i></p> <p><i>Insured Money Market Fund and Treasuries = up to 100%</i></p> <p><i>Pools that are specifically approved by Green Mountain Board of Directors = up to 100%</i></p> <p>NO MORE THAN 50% OF IMMEDIATE-TERM FUNDS IN ANY SINGLE-ENTITY INSTRUMENT. *</p> <p><i>Availability < 8 HOURS</i></p>	Petty Cash PNC Sweep Account Csafe CASH ColoTrust Plus		707.00 8,152,128.19 3,152,534.06 4,608,154.08	15,913,523.33	44.97%	54.40%
Short	<p><i>Funds available in excess of 25% of current year's budget, up to 50% of current year's budget, but could go higher if long-term yields are not favorable.</i></p>	<p><i>Above, plus: none</i></p> <p>NO MORE THAN 50% OF SHORT-TERM FUNDS IN ANY SINGLE-ENTITY INSTRUMENT. *</p> <p><i>8 HOURS < Availability ≤ 1 YEAR</i></p>	Csafe CORE		16,410,607.30	16,410,607.30	46.38%	56.10%
Long	<p><i>Funds available in excess of 50% of current year's budget. If long-term yields are not favorable, invest in short-term or liquid instruments.</i></p> <p><i>Funds should be invested in a laddered fashion such that 25% of the fund balance that is in excess of 50% of the current year's budget is available within each one of years 2-5, and within each year, funds are laddered quarterly.</i></p>	<p><i>Above, plus: approved long-term instruments.</i></p> <p><i>1 YEAR < Availability ≤ 5 YEARS</i></p>	BOK Financial 2-Year Public Fund CD 68234 BOK Financial 2-Year Public Fund CD 77586 BOK Financial 2-Year Public Fund CD 12741	11/19/26 11/19/26 1/27/27	816,022.72 204,005.69 2,039,571.04	3,059,599.45	8.65%	10.46%
						\$35,383,730.08		

* Limitation not applicable to State of Colorado approved pools such as CSAFE and COLOTRUST, since by nature, these funds are diversified.

Green Mountain Water and Sanitation District
Balance Sheet
As of June 30, 2026

Accrual Basis

	Jun 30, 26
ASSETS	
Current Assets	
Checking/Savings	
1019 · PNC Money Market 1797	40,361.95
1018 · PNC Daily 1121	-75.92
1017 · PNC Sweep 8266	8,016,539.32
1016 · PNC Monthly Operating 8994	95,302.84
1015 · BOK Financial CD 12741	2,039,571.04
1014 · BOK Financial CD 77586	204,005.69
1013 · BOK Financial CD 68234	816,022.72
1012 · CSafe CORE	16,410,607.30
1011 · CSafe Cash	3,152,534.06
1000 · Imprest Cash Account	707.00
1113 · Colotrust Plus-Capital Reserve	4,608,154.08
Total Checking/Savings	35,383,730.08
Accounts Receivable	
1250 · Other Receivables	349,090.90
1201 · Unbilled AR	3,093,630.38
1200 · A/R-Water	2,153,632.49
Total Accounts Receivable	5,596,353.77
Other Current Assets	
1450 · Reimbursable	88,877.00
Total Other Current Assets	88,877.00
Total Current Assets	41,068,960.85
Fixed Assets	
1455 · HRA Deposit	82,141.46
1500 · Acc Dep-Office & Grounds	-953,681.21
1510 · Acc Dep-Office Equipment	-513,706.48
1520 · Acc Dep-Repairs & mtn	-569,518.69
1530 · Acc Dep-Sewer System	-9,155,332.41
1540 · Acc Dep-Vehicles	-1,254,218.21
1550 · Acc Dep-Water System	-21,637,415.70
1600 · Land	271,261.04
1610 · Office & Grounds-Capital	1,484,307.87
1620 · Office Equipment Capital	537,110.21
1630 · Repairs & Mtn Capital	708,013.38
1640 · Sewer Lines & Mechanical	18,480,461.53
1650 · Vehicles Capital	1,901,713.96
1660 · Water Lines & Mechanical	46,294,347.39
Total Fixed Assets	35,675,484.14
Other Assets	
1890 · Amortization ROU Asset	-67,228.00
1800 · Subscription ROU Asset	93,744.00
1900 · Def Outflows if Res. - OPEB	21,442.00
1901 · Def Outflows of Res. - Pension	745,015.00
1700 · Construction in Progress	824,999.32
1720 · Prepaid Expense	215,725.85
Total Other Assets	1,833,698.17
TOTAL ASSETS	78,578,143.16

Green Mountain Water and Sanitation District
Balance Sheet
As of June 30, 2026

Accrual Basis

	Jun 30, 26
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
2104 · Accrued AP	15,009.14
2000 · Accounts Payable	1,828,873.65
Total Accounts Payable	1,843,882.79
Credit Cards	
2001 · 1st Bank VISA	1,514.56
Total Credit Cards	1,514.56
Other Current Liabilities	
1031 S Union Blvd Deposit	3,725.00
2307 · Xenon Way Deposit	687.00
2305 · Solterra LLC Deposit	1,500.00
2303 · 12364 W Alameda Pkwy	4,785.25
2600 · Def Inflows of Res. - OPEB	45,618.00
2602 · Def Inflows of Res. - Pension	27,406.00
2604 · Net OPEB Liability	98,104.00
2606 · Net Pension Liability	1,278,161.00
2301 · 11968 W Jewell Reimb. Deposit	150.00
2302 · 12476 W Bayaud Reimb. Deposit	5,854.50
2300 · Big Sky Deposit	30,000.00
2100 · Accrued Payroll	65,570.23
2101 · Accrued Vacation Payable	56,364.54
2102 · Deposits Payable	33,400.00
2200 · Payroll Liabilities	-4,146.11
2240 · Pension Contrib-Employee	5,749.98
Total Other Current Liabilities	1,652,929.39
Total Current Liabilities	3,498,326.74
Long Term Liabilities	
2800 · Subscription Liability	11,644.00
Total Long Term Liabilities	11,644.00
Total Liabilities	3,509,970.74
Equity	
3700 · Acc Dep-Contrib Capital-Sewer	-2,817,919.24
3600 · Acc Dep-Contrib Capital-Water	-2,716,164.78
3701 · Developer Contribution-Sewer	6,588,952.06
3601 · Developer Contribution-Water	6,063,902.70
3702 · System Development Fees-Sewer	7,408,848.10
3602 · System Development Fees-Water	10,125,027.66
3000 · Opening Bal Equity	391,294.18
3900 · Retained Earnings	48,352,417.97
Net Income	1,671,813.77
Total Equity	75,068,172.42
TOTAL LIABILITIES & EQUITY	78,578,143.16

Green Mountain Water and Sanitation District

Profit & Loss Budget vs. Actual

Accrual Basis

June 30, 2026

Revenues	<u>YTD Budget</u>	<u>YTD Actual</u>	<u>Act vs Budget</u>
Operating Revenue	6,891,263.12	6,955,638.51	64,375.39
Non-Operating Revenue	3,690,559.20	3,841,407.55	150,848.35
Total Income	10,581,822.32	10,797,046.06	215,223.74

Explanation of Variance

***1 - For Jan-Jun 2026, the District used 34,931,000 more gallons (6.68% more) compared to Jan-Jun 2025. Water use is 4.04% less than budgeted for in 2026. Water used in June is not billed to customers until July and August.

***2 - Delinquent Charges/Shut Off Charges are higher than projected.

***3 - Above budgeted due to interest rates holding steady rather than decreasing as projected.

***4 - Applied for and was awarded a safety grant from our insurance company for the purchase of a snow plow and light tower. Total reimbursement was \$12,126.08.

Expenses	<u>YTD Budget</u>	<u>YTD Actual</u>	<u>Act vs Budget</u>
Operating Expense	7,432,840.48	7,341,410.74	-91,429.74
Non-Operating Expense	3,872,700.00	1,783,821.55	-2,088,878.45
Total Expense	11,305,540.48	9,125,232.29	-2,180,308.19

Explanation of Variance

***5 - Invoices for engineering are typically received a month in arrears. Master planning has started, we will begin seeing more substantial invoices as work progresses.

***6 - Have not replenished replacement inventory year to date, however, will be replenishing stock soon.

***7 - Received legal writ of garnishment for current litigation.

***8 - Design for 2027 projects began earlier than projected. This will allow projects to go to bid earlier next year.

Income/Loss	<u>YTD Budget</u>	<u>YTD Actual</u>	<u>Act vs Budget</u>
Income/Loss Operating	-541,577.36	-385,772.23	155,805.13
Income/Loss Non-Operating	-182,140.80	2,057,586.00	2,239,726.80
Net Income	-723,718.16	1,671,813.77	2,395,531.93

Green Mountain Water and Sanitation District
Profit & Loss vs. Actual
June 30, 2026

Accrual Basis

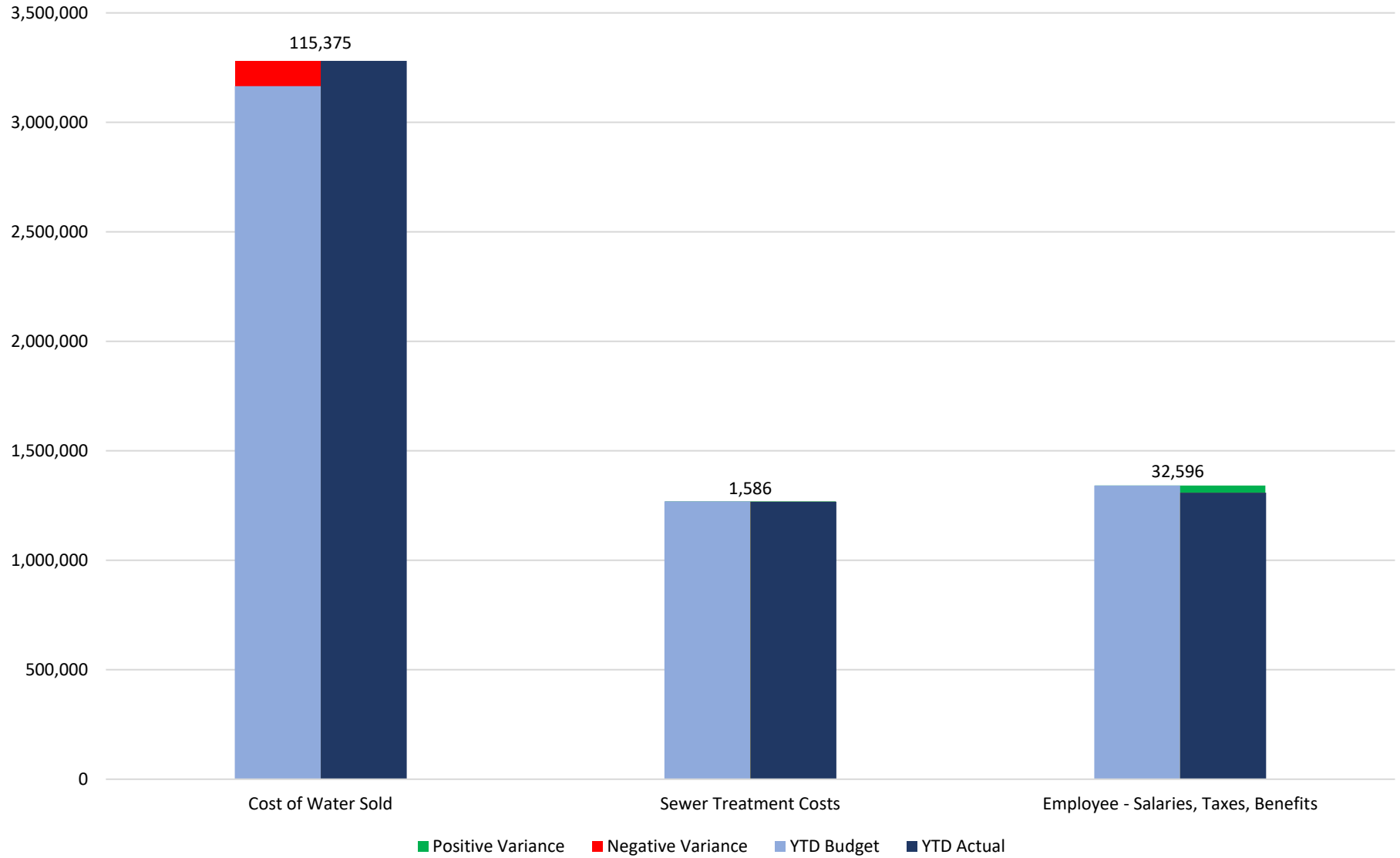
	2026 Budget	YTD Budget	YTD Actual	Act vs. Budget	% of YTD Budget	
Operating Revenue						
1	Delinquent Charges	92,500.00	34,161.72	44,146.98	9,985.26	129.23% ***2
2	Inspection Fees	0.00	0.00	0.00	0.00	0.00%
3	Insurance Claim Revenue	0.00	0.00	1,020.32	1,020.32	100.00%
4	Meter Sales	0.00	0.00	0.00	0.00	0.00%
5	Miscellaneous Income	12,000.00	6,049.98	63,072.85	57,022.87	1042.53% ***4
6	Service Fee	5,221,733.00	2,610,867.00	2,614,314.29	3,447.29	100.13%
7	Sewer User Charges	3,404,348.00	1,683,578.97	1,736,606.07	53,027.10	103.15%
8	Short Check Fees	1,000.00	480.00	840.00	360.00	175.00%
9	Shut Off Charges	5,500.00	2,300.00	4,000.00	1,700.00	173.91% ***2
10	Transfer Fees	18,000.00	8,910.00	8,505.00	-405.00	95.46%
11	Water Sales	8,280,969.00	2,544,915.45	2,483,133.00	-61,782.45	97.57% ***1
12	Total Operating Revenue	17,036,050.00	6,891,263.12	6,955,638.51	64,375.39	100.93%
Operating Expense						
13	Accounting/Audit	16,500.00	10,000.00	14,000.00	4,000.00	140.00%
14	Auto Expense	130,149.00	65,076.08	77,066.86	11,990.78	118.43%
15	Contracted Repairs	449,000.00	220,750.10	222,777.28	2,027.18	100.92% ***6
16	Cost of Meters Sold	15,000.00	7,500.00	401.65	-7,098.35	5.36%
17	Cost of Water Sold	7,937,265.00	3,165,527.28	3,280,902.08	115,374.80	103.65% ***1
18	Director Fees	12,000.00	6,000.00	4,700.00	-1,300.00	78.33%
19	Employee - Salaries, Taxes, Benefits	2,683,767.00	1,340,883.02	1,308,286.85	-32,596.17	97.57%
20	Engineering	505,000.00	252,500.02	71,003.52	-181,496.50	28.12% ***5
21	Insurance	257,888.00	128,944.02	133,125.00	4,180.98	103.24%
22	Interest Expense	2,500.00	1,250.02	448.00	-802.02	35.84%
23	Legal	525,000.00	262,500.00	410,672.36	148,172.36	156.45% ***7
24	Lobbyist	90,000.00	45,000.00	27,500.00	-17,500.00	61.11%
25	Office & Grounds	131,000.00	63,621.14	56,686.69	-6,934.45	89.10%
26	Office Expense	481,200.00	260,512.29	254,665.49	-5,846.80	97.76%
27	Repair Department	264,500.00	126,750.14	47,740.19	-79,009.95	37.67% ***6
28	Sewer Treatment Costs	2,478,180.00	1,269,090.50	1,267,504.04	-1,586.46	99.88%
29	UNCC Locates	15,000.00	7,500.00	6,652.85	-847.15	88.71%
30	Utilities	411,400.00	199,435.87	157,277.88	-42,157.99	78.86%
31	Total Operating Expense	16,405,349.00	7,432,840.48	7,341,410.74	-91,429.74	98.77%
32	Income (Loss) Operating	630,701.00	-541,577.36	-385,772.23	155,805.13	71.23%

Green Mountain Water and Sanitation District
Profit & Loss vs. Actual
June 30, 2026

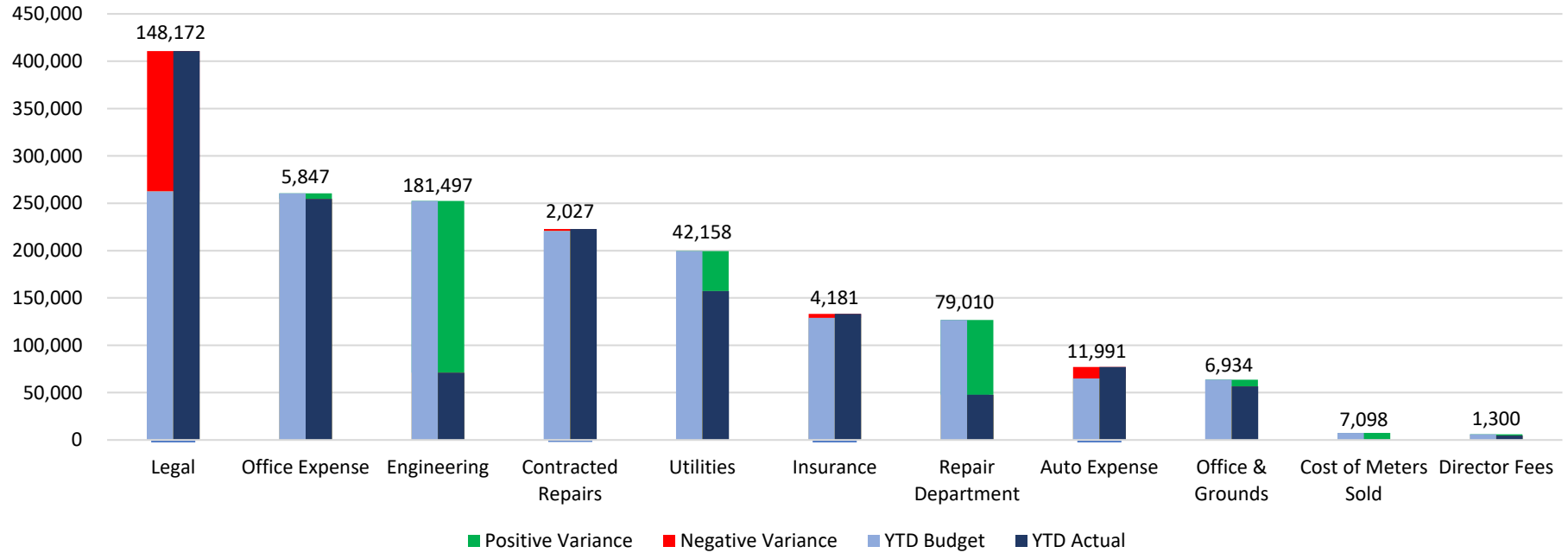
Accrual Basis

	2026 Budget	YTD Budget	YTD Actual	Act vs. Budget	% of YTD Budget	
Non-Operating Revenue						
1	Capital Reserve Fund Revenue	4,136,918.00	1,553,434.20	1,511,170.20	-42,264.00	97.28% ***1
2	Infrastructure Replacement Fee	3,350,700.00	1,675,350.00	1,691,778.50	16,428.50	100.98%
3	Interest Income	921,150.00	460,575.00	637,258.85	176,683.85	138.36% ***3
4	Sewer System Development Fees	0.00	0.00	0.00	0.00	0.0%
5	Water System Development Fees	0.00	0.00	0.00	0.00	0.0%
6	Lease Income	2,400.00	1,200.00	1,200.00	0.00	100.0%
7	Total Non-Operating Revenue	8,411,168.00	3,690,559.20	3,841,407.55	150,848.35	104.09%
Non-Operating Expenditures						
8	2020 Sewer System Improvements	450,000.00	50,000.00	0.00	-50,000.00	0.00%
9	2025 Water IRP	0.00	0.00	323.00	323.00	100.00%
10	2026 Water IRP	9,450,000.00	3,150,000.00	1,279,816.08	-1,870,183.92	40.63%
11	2026 Tank Improvements	300,000.00	75,000.00	0.00	-75,000.00	0.00%
12	2026 Sewer Rehabilitation	510,000.00	200,000.00	15,542.00	-184,458.00	7.77%
13	2026 Field Equipment	145,000.00	90,000.00	45,343.63	-44,656.37	50.38%
14	2026 Office & Grounds	50,000.00	50,000.00	55,145.34	5,145.34	110.29%
15	2026 Office Equipment	180,000.00	0.00	6,013.20	6,013.20	100.00%
16	2026 Vehicles	252,700.00	252,700.00	246,031.94	-6,668.06	97.36%
17	2027 Design	400,000.00	5,000.00	135,606.36	130,606.36	2712.13%
18	Capital Contingency	1,111,000.00	0.00	0.00	0.00	0.00%
19	Total Non-Operating Expenditures	12,848,700.00	3,872,700.00	1,783,821.55	-2,088,878.45	46.06%
20	Income (Loss) Non-Operating	-4,437,532.00	-182,140.80	2,057,586.00	2,239,726.80	-1129.67%
21	Net Income	-3,806,831.00	-723,718.16	1,671,813.77	2,395,531.93	-231.00%

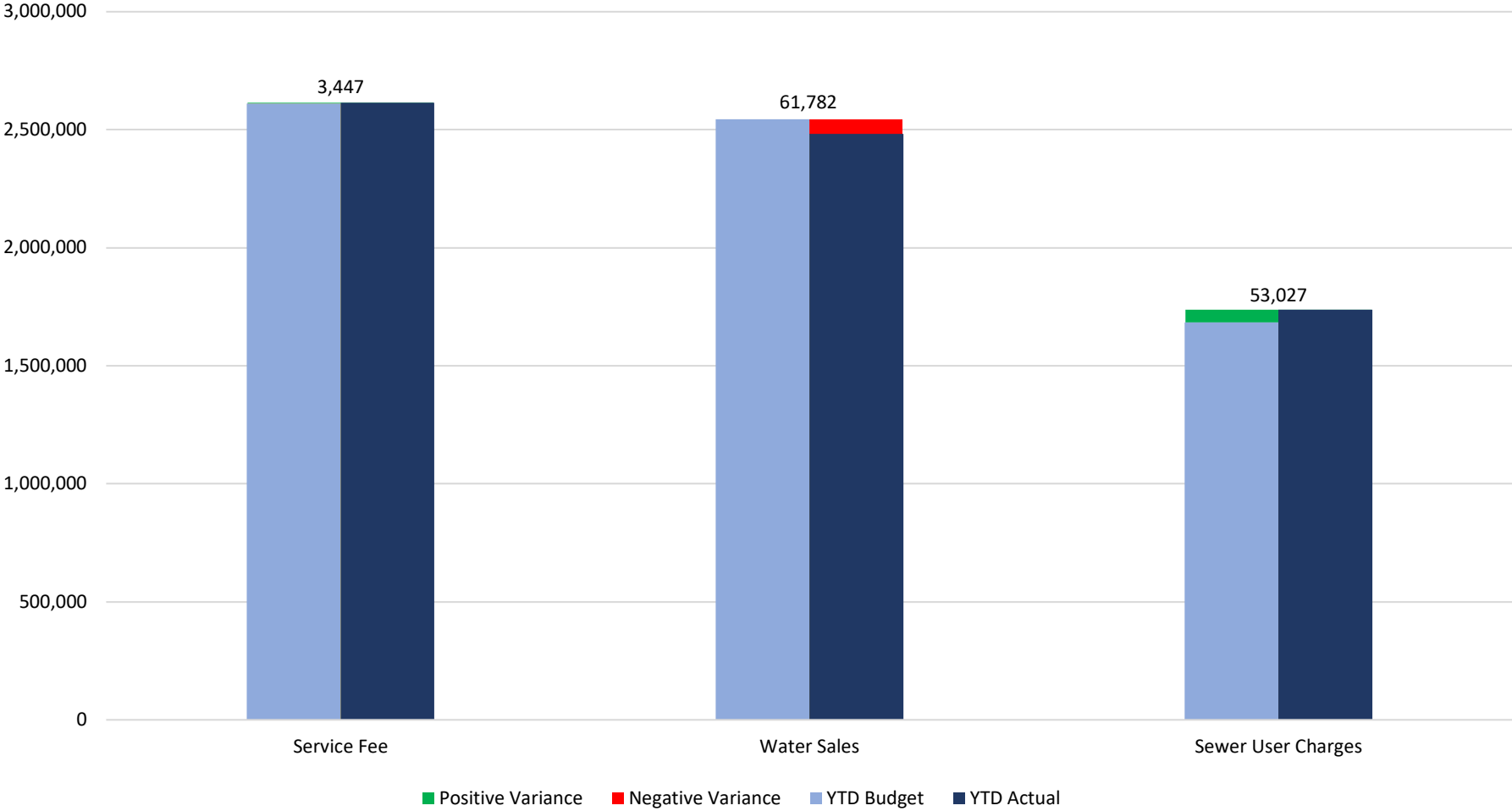
High Dollar Operating Expense YTD Actual vs Budget



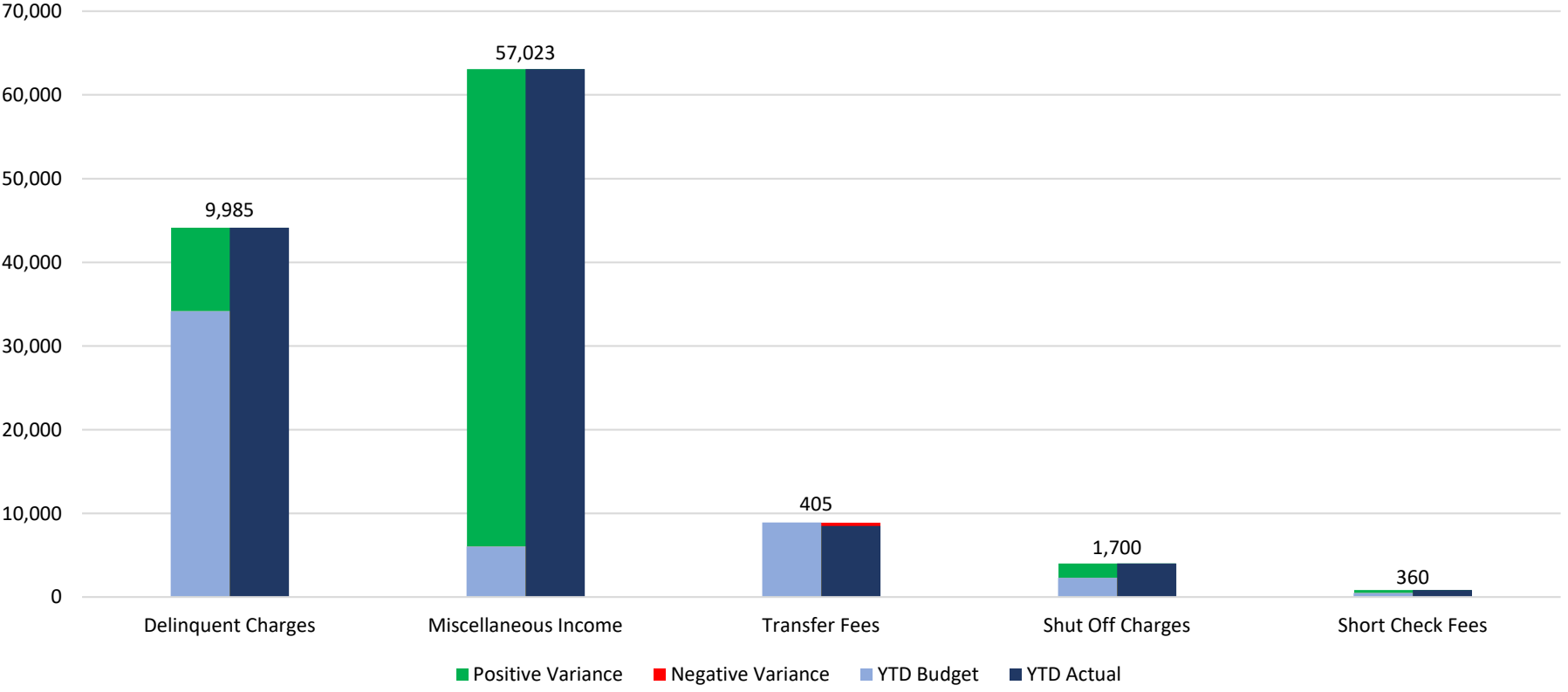
Operating Expense YTD Actual vs Budget



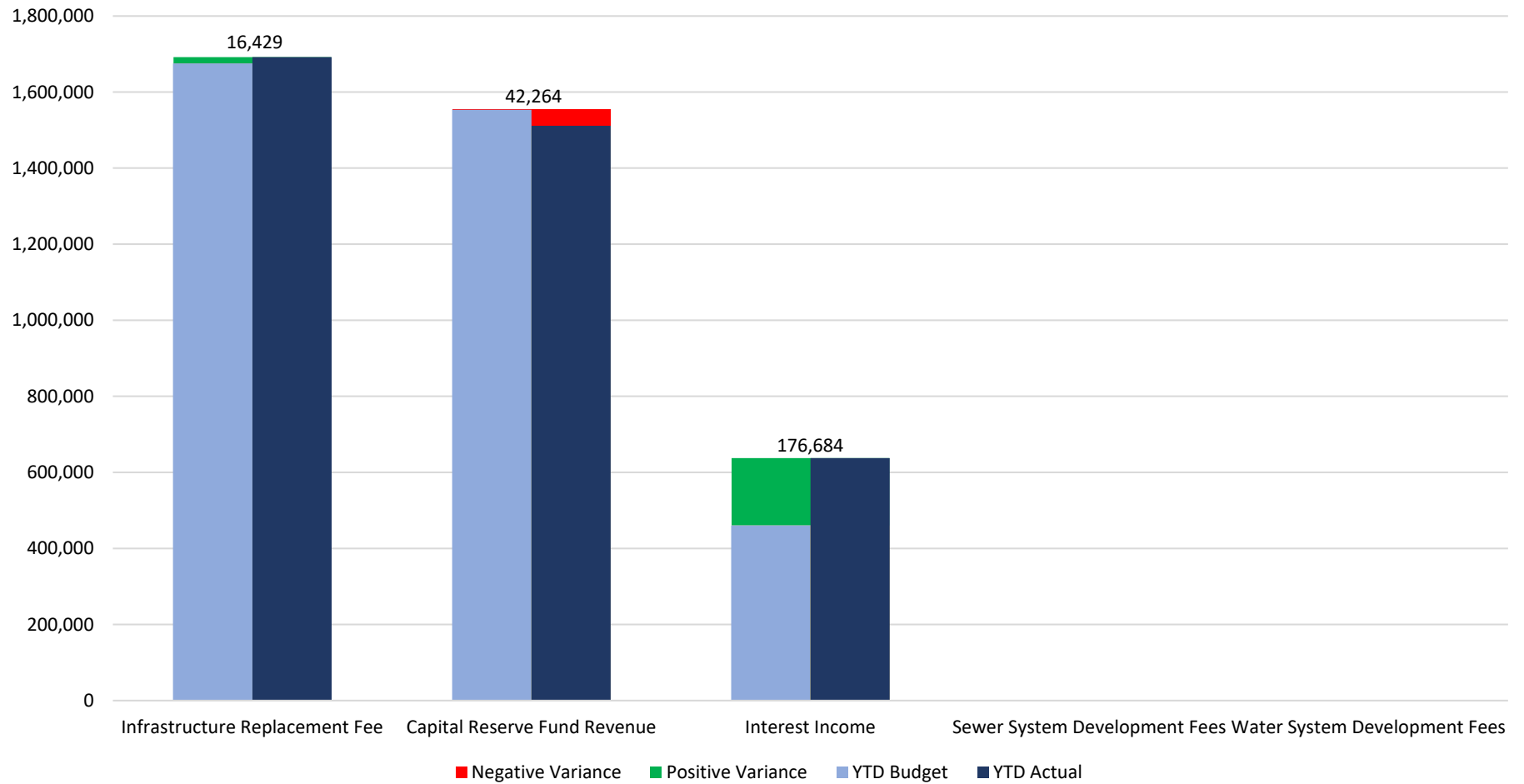
High Dollar Operating Revenues YTD Actual vs Budget



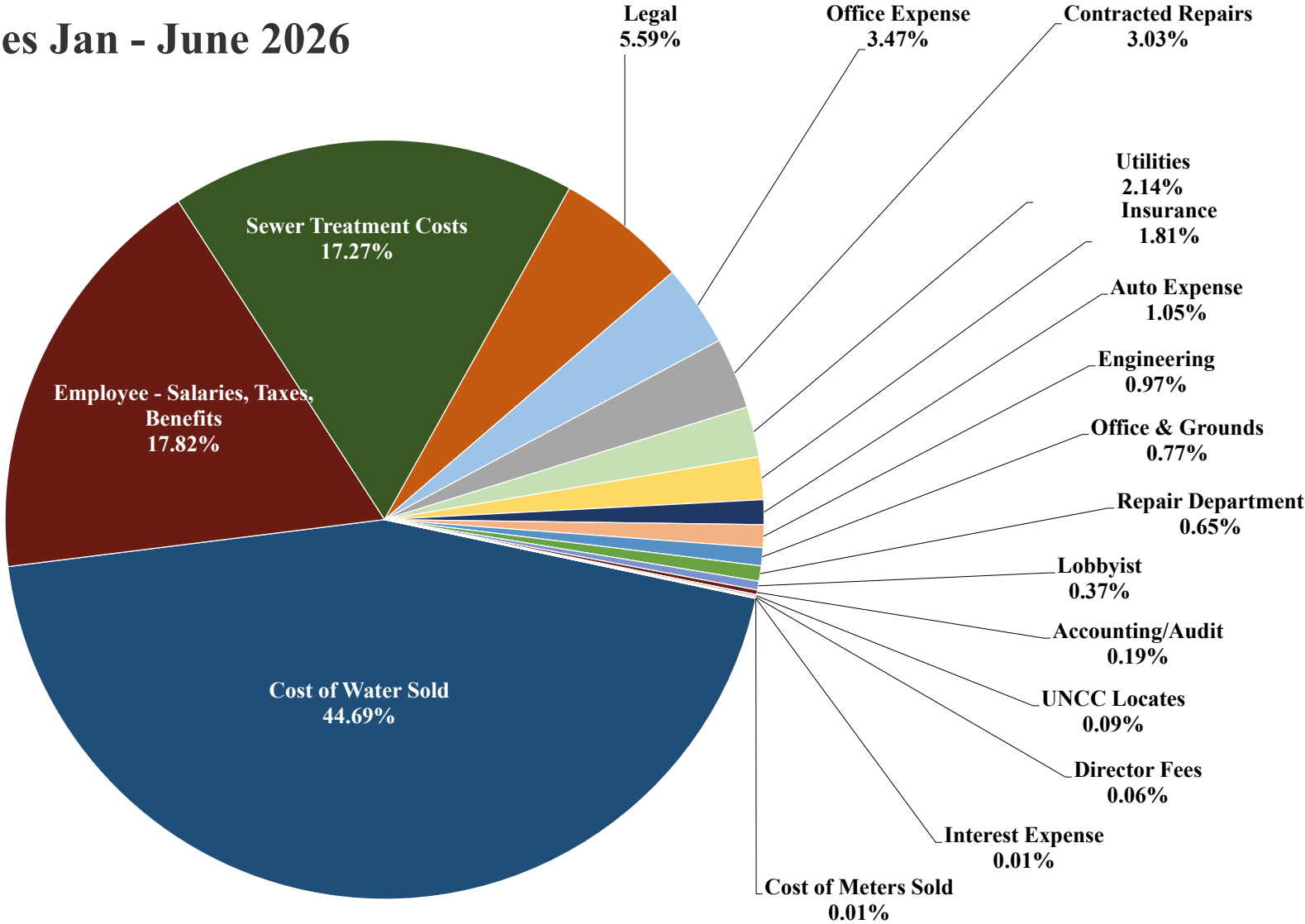
Operating Revenues YTD Actual vs Budget



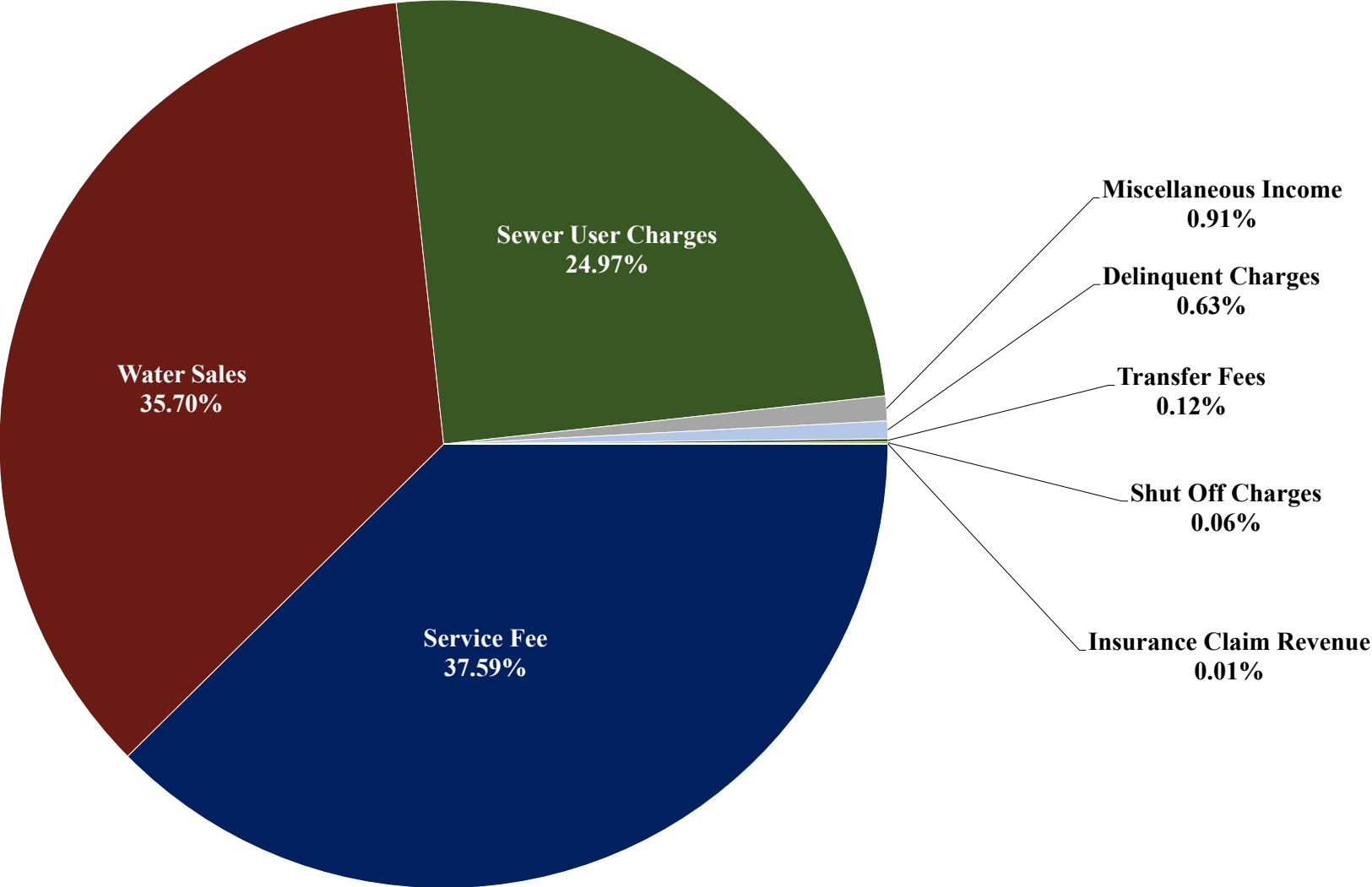
Non-Operating Revenues YTD Actual vs Budget



Operating Expenses Jan - June 2026



Operating Revenues Jan - June 2026



DISTRICT STATUS REPORT

JULY 14TH, 2026



OPERATIONS AND MAINTENANCE REPORT

- 1 main breaks to report for June, 7 total for the year
- 2257 S Coors St 8" DIP installed 1979, leak due to corrosion
- Ongoing maintenance and replacements on water and wastewater assets
- 2 MGD steel tank re-painting project is going out for bid July 23rd



DEVELOPMENT REVIEWS

- DEVELOPER FOR THE HOTEL AT 12476 W BAYAUD AVE HAS PRESENTED PLANS FOR THE SEWER IMPROVEMENTS NEEDED TO SUPPORT THEIR PROJECT
- DUPLEX REPLAT ON W DAKOTA DR, ONE OWNER WOULD MAINTAIN OWNERSHIP OF ALL THE LAND



INFRASTRUCTURE REPLACEMENT PROJECTS

2026 DIRP

- 2026 DIRP #2 IS ALMOST COMPLETE
- DIRP #1 IS STILL DELAYED, LAKEWOOD IS REQUIRING ADDITIONAL TRAFFIC CONTROL REQUIREMENTS
- WE WILL HAVE THE SCHEDULE UPDATED REGULARLY ON THE WEBSITE
- DIRP #5 (SEWER LINING) IS OUT FOR BID AND WILL CLOSE AT THE END OF JULY



March 20, 2026

Mr. Josh Stanley
District Manager
Green Mountain Water and Sanitation District
jstanley@greenmountainwater.org
Email Original

Re: Review of Lakewood Sanitary Relocation Plan Set – 2nd Submittal
M&A Project No. 328-P6-000

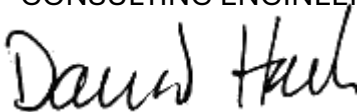
Dear Mr. Stanley,

On behalf of Green Mountain Water and Sanitation District (GMWSD), I have reviewed the 2nd Submittal of the Lakewood Sanitary Relocation plans dated March 18, 2026. The project is intended to alleviate upstream capacity restrictions by upsizing and relocating the capacity restricted pipe. The project is being conducted by the developer of the proposed Holiday Inn Express hotel located at 12476 W. Bayaud Ave, Lakewood, CO.

A meeting was held with the design engineer, Enertia Consulting Group, on March 11, 2026 to discuss comments and resolutions from review of the 1st Submittal.

The 2nd Submittal of the Sanitary Relocation plans addresses all previous comments and requests for information. The design ensures there will be no inadvertent capacity reductions. M&A recommends the District approve the plans as submitted.

Sincerely,
MILLER & ASSOCIATES
CONSULTING ENGINEERS, P.C.



David Hach, PE
Senior Project Engineer