

## ROAM METROPOLITAN DISTRICT NOS. 1, 2 & 3

141 Union Boulevard, Suite 150  
Lakewood, Colorado 80228-1898  
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<http://roammd1-3.colorado.gov>

### **NOTICE OF A REGULAR MEETING AND AGENDA**

**Board of Directors:**

Jolene Larson  
Robert Cyman  
Robert Klane  
Brian Ripley  
Blake Johnson

**Office:**

Treasurer  
Secretary  
Assistant Secretary  
Assistant Secretary  
President

**Term/Expires:**

2025/May 2025  
2025/May 2025  
2027/May 2027  
2027/May 2027  
2025/May 2025

DATE: September 22, 2023

TIME: 11:00 a.m.

PLACE: To access the meeting remotely, attendance via Zoom use the following information below:

<https://us02web.zoom.us/j/83015456087?pwd=VEFuekdYk1LQ1F1ZWlHbDNBKytRQT09>

**Phone Number:** (719) 359-4580

**Meeting ID:** 830 1545 6087

**Passcode:** 708751

**One tap mobile:** +17193594580,,83015456087#

#### I. ADMINISTRATIVE MATTERS

- A. Present Disclosures of Potential Conflicts of Interest.

- b. **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.

- August 25, 2023 Special Meeting Minutes (enclosure).

#### II. PUBLIC COMMENT

- A. Members of the public may express their views to the Boards on matters that affect the Districts. Comments will be limited to three (3) minutes per person.

#### III. LEGAL MATTERS

- A. \_\_\_\_\_

IV. FINANCIAL MATTERS

- A. Review and ratify the approval of the payment of District No. 1 claims for the period ending as follows (enclosure):

Fund	Period Ending August 31, 2023
General	\$ 7,863.00
Debt	\$ -0-
Capital Projects	\$ 183,879.02
<b>Total</b>	<b>\$ 191,742.02</b>

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- B. Review and ratify approval of Pay Application No. 5 for Cabins Phase 1 from Mountain States Snowcats in the amount of \$11,637.50 (enclosure).
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V. CAPITAL PROJECTS

- A. Roam Filing 3 Cabins Phase 2 Update.
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VI. OTHER MATTERS

- A. \_\_\_\_\_
- 

VII. ADJOURNMENT **THE NEXT REGULAR MEETING IS SCHEDULED FOR  
DECEMBER 7, 2023 – BUDGET HEARING.**

## RECORD OF PROCEEDINGS

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### MINUTES OF A SPECIAL MEETING OF THE BOARD OF DIRECTORS OF THE ROAM METROPOLITAN DISTRICT NOS. 1, 2 AND 3 HELD AUGUST 25, 2023

A Special Meeting of the Boards of Directors (the “Boards”) of the Roam Metropolitan District Nos. 1, 2 and 3 (referred to hereafter as “District No. 1,” “District No. 2” and “District No. 3,” and collectively, the “Districts”) was duly held on Friday, the 25<sup>th</sup> day of August, 2023, at 11:00 a.m. This District Board meeting was held via Zoom at <https://us02web.zoom.us/j/83015456087?pwd=VEFuekdKbYk1LQ1F1ZWlHbDNKytRQT09>; Meeting ID 830 1545 6087; Passcode: 708751. The meeting was open to the public.

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#### **Directors In Attendance Were:**

Jolene Larson  
Robert Cyman  
Robert Klane  
Brian Ripley  
Blake Johnson

#### **Also In Attendance Was:**

Jim Ruthven; Special District Management Services, Inc. (“SDMS”)

Alexandra Mejia, Esq.; Icenogle Seaver Pogue, P.C.

Cody Conry and Chase Hanusa; Independent District Engineering Services, LLC (“IDES”)

Krystyn Gay; Allegiant Management

#### **DISCLOSURE OF POTENTIAL CONFLICTS OF INTEREST**

Attorney Mejia discussed the requirements of Colorado law to disclose any potential conflicts of interest of the Boards of Directors to the Secretary of State. The members of the Boards were requested to disclose any potential conflicts of interest with regard to any matters scheduled for discussion at this meeting, and incorporated for the record those applicable disclosures made by the Board members prior to this meeting in accordance with statute. It was noted by Attorney Mejia that disclosures of potential conflicts of interest were filed with the Secretary of State for all Directors. There were no new conflicts.

## RECORD OF PROCEEDINGS

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### **COMBINED MEETING**

The Boards of the Districts determined to hold joint meetings of the Districts and to prepare joint minutes of actions taken by the Districts at such meetings. Unless otherwise noted herein, all official action reflected in these Minutes shall be deemed to be action of all of the Districts. Where necessary, action taken by an individual District will be so reflected in these Minutes.

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### **ADMINISTRATIVE MATTERS**

**Consent Agenda:** The Boards considered the following items on the Consent Agenda:

- Approve the Minutes of the June 23, 2023 Regular Meeting.

Following discussion, upon motion duly made by Director Ripley, seconded by Director Johnson, and upon vote, unanimously carried, the Boards approved the above Consent Agenda items/actions.

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### **PUBLIC COMMENT**

There were no public comments at this time.

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### **LEGAL MATTERS**

There were no legal matters at this time.

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### **FINANCIAL MATTERS**

**Claims:** The Board of District No. 1 considered ratifying the approval of the payment of claims through the periods ending as follows:

Fund	Period Ending July 31, 2023
General	\$ 9,928.74
Debt	\$ -0-
Capital Projects	\$ 14,148.18
<b>Total</b>	<b>\$ 24,076.92</b>

Following discussion, upon motion duly made by Director Ripley, seconded by Director Johnson, and upon vote, unanimously carried, the Board of District No. 1 ratified approval of the payment of claims, as presented.

**Unaudited Financial Statements:** The District No. 1 Board reviewed the unaudited financial statements through the period ending June 30, 2023 and Schedule of Cash Position as of June 30, 2023 for District No. 1.

Following review, upon motion duly made by Director Johnson, seconded by Director Ripley, and upon vote, unanimously carried, the District No. 1 Board

## RECORD OF PROCEEDINGS

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approved the unaudited financial statements through the period ending June 30, 2023 and Schedule of Cash Position as of June 30, 2023 for District No. 1, as presented.

### **CAPITAL PROJECTS/ OPERATIONS AND MAINTENANCE MATTERS**

**Roam Filing 3 Cabins Phase 2:** Mr. Conry provided an update to the Boards on the Roam Filing 3 Cabins Phase 2.

**Cabins Phase 1 Application for Payment No. 4 from Mountain States Snowcats for District No. 1:** The District No. 1 Board reviewed the Cabins Phase 1 Application for Payment No. 4 from Mountain States Snowcats for District No. 1.

Following review, upon motion duly made by Director Ripley, seconded by Director Klane, and upon vote, unanimously carried, the District No. 1 Board ratified approval of Cabins Phase 1 Application for Payment No. 4 from Mountain States Snowcats for District 1.

**Filing 2, Cabins Phase 1 Change Order No. 2:** The District No. 1 Board discussed Filing 2, Cabins Phase 1 Change Order No. 2 in the amount of \$18,536.00.

Following review, upon motion duly made by Director Johnson, seconded by Director Ripley, and upon vote, unanimously carried, the District No. 1 Board approved the Filing 2, Cabins Phase 1 Change Order No. 2 for \$18,536.00.

**Work Order No. 2 from Kumar & Associates, Inc. for District No. 1:** The District No. 1 Board reviewed Work Order No. 2 from Kumar & Associates, Inc. for District No. 1.

Following review, upon motion duly made by Director Klane, seconded by Director Johnson, and upon vote, unanimously carried, the District No. 1 Board ratified approval of Work Order No. 2 from Kumar & Associates, Inc. for District No. 1.

**Work Order No. 2 from Aztec Consultants, Inc. for District No. 1:** The District No. 1 Board reviewed Work Order No. 2 from Aztec Consultants, Inc. for District No. 1.

Following review, upon motion duly made by Director Ripley, seconded by Director Klane, and upon vote, unanimously carried, the District No. 1 Board ratified approval of Work Order No. 2 from Aztec Consultants, Inc. for District No. 1.

## RECORD OF PROCEEDINGS

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### OTHER BUSINESS

\_\_\_\_\_  
There was no other business at this time.  
\_\_\_\_\_

### ADJOURNMENT

There being no further business to come before the Boards, upon motion duly made by Director Ripley, seconded by Director Klane and, upon vote, unanimously carried, the meeting was adjourned.

Respectfully submitted,

By \_\_\_\_\_  
Secretary for the Meeting

**Roam 1-3 Metropolitan District**  
**August-23**

Vendor	Invoice #	Date	Due Date	Amount	Expense Account	Account Number
Allegiant Management Llc	Jul-23	7/31/2023	7/31/2023	\$ 247.50	Covenant Control/Comm Mgmt	1710
Aztec Consultants, Inc.	146878	6/1/2023	6/1/2023	\$ 570.00	Road Work & Utilities	3725
IDES, LLC	37243	7/31/2023	7/31/2023	\$ 13,490.00	Engineering	3690
IDES, LLC	37242	6/30/2023	6/30/2023	\$ 13,273.60	Engineering	3690
Icenogle Seaver Pogue	23980	7/31/2023	7/31/2023	\$ 3,632.50	Legal	1675
Kumar & Associates, Inc.	221586	7/21/2023	7/21/2023	\$ 3,796.20	Engineering	3690
Mountain States Snowcats	Pay App #4	7/21/2023	7/21/2023	\$ 149,587.30	Road Work & Utilities	3725
Mountain States Snowcats	Pay App #4	7/21/2023	7/21/2023	\$ 10,641.29	Retainage Payable	3320
Mountain States Snowcats	Pay App #4	7/21/2023	7/21/2023	\$ (7,479.37)	Developer Construction Funds	3325
Ranch Creek Waste	25114	7/31/2023	7/31/2023	\$ 2,265.00	Trash Service	1715
Special District Management Services	D3 07/2023	7/31/2023	7/31/2023	\$ 16.00	Accounting	1612
Special District Management Services	D3 07/2023	7/31/2023	7/31/2023	\$ 16.00	Management	1680
Special District Management Services	D1 07/2023	7/31/2023	7/31/2023	\$ 1,120.00	Accounting	1612
Special District Management Services	D1 07/2023	7/31/2023	7/31/2023	\$ 352.00	Management	1680
Special District Management Services	D1 07/2023	7/31/2023	7/31/2023	\$ 6.00	Miscellaneous	1685
Special District Management Services	D2 07/2023	7/31/2023	7/31/2023	\$ 192.00	Accounting	1612
Special District Management Services	D2 07/2023	7/31/2023	7/31/2023	\$ 16.00	Management	1680
				\$ 191,742.02		

**Roam 1-3 Metropolitan District**  
**August-23**

	<b>General</b>	<b>Debt</b>	<b>Enterprise</b>	<b>Totals</b>
<b>Disbursements</b>	<b>7,863.00</b>		<b>\$ 183,879.02</b>	<b>\$ 191,742.02</b>
				<b>\$ -</b>
<b>Total Disbursements from Checking Acct</b>	<b>\$7,863.00</b>	<b>\$0.00</b>	<b>\$183,879.02</b>	<b>\$191,742.02</b>



**ROAM METROPOLITAN DISTRICT  
CABINS PHASE 1  
APPLICATION FOR PAYMENT NO. 5**

Mountain States Snowcats  
PO Box 1134  
Torrington, WY 82240

Period from:  
To:

**6/26/23  
7/25/23**

**VOUCHER FORM**

<b>Cost Category</b>	<b>District - Public Amount</b>	<b>Private Amount</b>	<b>Total</b>	<b>Note</b>
Sanitary Sewer	\$9,780.00	\$0.00	\$9,780.00	
Water	\$0.00	\$0.00	\$0.00	
Street Improvements	\$889.20	\$592.80	\$1,482.00	
Traffic and Safety	\$0.00	\$0.00	\$0.00	
Parks & Recreation	\$592.80	\$395.20	\$988.00	
Public Transportation	\$0.00	\$0.00	\$0.00	
Television Relay & Translation	\$0.00	\$0.00	\$0.00	
Mosquito Control	\$0.00	\$0.00	\$0.00	
Security Improvements	\$0.00	\$0.00	\$0.00	
Private	\$0.00	\$0.00	\$0.00	
<b>Subtotal</b>	<b>\$11,262.00</b>	<b>\$988.00</b>	<b>\$12,250.00</b>	
Retainage	-\$563.10	-\$49.40	-\$612.50	
<b>Total</b>	<b>\$10,698.90</b>	<b>\$938.60</b>	<b>\$11,637.50</b>	

Brandon Collins,  
PE  
2023.08.30



Recommended by: 16:25:13-06'00'

District Engineer IDES, LLC

DocuSigned by:

*Blake Johnson*

(Date)

8/31/2023

Authorized by:

8AE99165C45E46E...

(Date)

**ROAM METROPOLITAN DISTRICT  
CABINS PHASE 1  
APPLICATION FOR PAYMENT NO. 5**

Contractor: Mountain States Snowcats  
Address: PO Box 1134  
Torrington, WY 82240

Period from: 6/26/23  
To: 7/25/23

Insurance Certificates Current YES/NO  
Release of Lien Attached YES/NO  
Completed Pay Items Attached YES/NO

**CONTRACTOR'S APPLICATION FOR PAYMENT**

1. Original Contract Amount:	<u>\$268,960.75</u>
2. Net change by Change Orders:	<u>\$21,761.00</u>
3. Current Contract Amount:	<u>\$290,721.75</u>
4. Total Completed and Stored to Date:	<u>\$284,455.85</u>
5. Total Retainage withheld to date (5 %):	<u>\$14,222.79</u>
6. Total Earned Less Retainage:	<u>\$270,233.06</u>
7. Less Previous Applicants for Payments:	<u>\$258,595.56</u>
8. Current Payment Due:	<u>\$11,637.50</u>
9. Balance to Finish, Including Retainage:	<u>\$20,488.69</u>

Current Payment Requested:	<u>\$12,250.00</u>
Less Current Retainage (5%):	<u>\$612.50</u>
Current Payment Due:	<u>\$11,637.50</u>

**CERTIFICATION OF CONTRACTOR**

According to the best of my knowledge and belief, I certify that all items and amounts shown on the face of this Request for Payment are correct; that all work has been performed and material supplied in full accordance with the terms and conditions of the Contract. I further certify that payments, less applicable retention, have been made through the period covered by previous payment received from the Owner to all subcontractors and for all materials and labor used in or in connection with the performance of this Contract. I also certify I have complied with Federal, State, and local tax laws, including Social Security Laws and Unemployment Compensation Laws and Workers' Compensation Laws and Mechanics Lien Laws insofar as applicable to the performance of this Contract.

Contractor: Mountain States Snowcats

By: M Strahy

Date: 8-21-23

Title: Vice President

Period 6/26/23  
to 7/25/23

Cost	Cost			Contract		Work Completed				Total Completed to Date		% Complete	
				Schedule of Values		Previous Applications		This Period					
Categ.	Type	Description	Unit	Unit Cost	Qty	Extension	Qty	Extension	Qty	Extension	Qty		Extension
Base Contract													
Prorate	Both	Mobilization & permitting	LS	\$28,500.00	1	\$ 28,500.00	1	\$ 28,500.00		\$ -	1	\$ 28,500.00	100.00%
St/Park	Both	Silt fence	LF	\$2.50	415	\$ 1,037.50	415	\$ 1,037.50		\$ -	415	\$ 1,037.50	100.00%
St/Park	Both	Vehicle traffic control pad	EA	\$2,500.00	1	\$ 2,500.00	1	\$ 2,500.00		\$ -	1	\$ 2,500.00	100.00%
St/Park	Both	Sediment cotrol log	LF	\$3.00	405	\$ 1,215.00	200	\$ 600.00		\$ -	200	\$ 600.00	49.38%
St/Park	Both	Seed and mulch	AC	\$9,500.00	1	\$ 4,845.00	0	\$ -	0.26	\$ 2,470.00	0.26	\$ 2,470.00	50.98%
Street	District	Saw cut existing asphalt and concrete	LF	\$6.00	103	\$ 618.00	103	\$ 618.00		\$ -	103	\$ 618.00	100.00%
Street	District	Demo & dispose of existing concrete SW(4" thick) & C&G	SY	\$32.00	175	\$ 5,600.00	175	\$ 5,600.00		\$ -	175	\$ 5,600.00	100.00%
Street	District	Demo and dispose of existing asphalt (approx 5" thick)	SY	\$12.00	308	\$ 3,696.00	308	\$ 3,696.00		\$ -	308	\$ 3,696.00	100.00%
Water	District	Remove ex. water stub w/saw cut & repl. asfalt & conc.	LS	\$8,500.00	1	\$ 8,500.00	1	\$ 8,500.00		\$ -	1	\$ 8,500.00	100.00%
Sewer	District	Core drill and boot, connect to existing manhole	EA	\$5,500.00	1	\$ 5,500.00	1	\$ 5,500.00		\$ -	1	\$ 5,500.00	100.00%
Sewer	District	8" PVC Sanitary Sewer	LF	\$85.00	145	\$ 12,325.00	145	\$ 12,325.00		\$ -	145	\$ 12,325.00	100.00%
Sewer	District	4' I.D. Manhole	EA	\$8,500.00	2	\$ 17,000.00	2	\$ 17,000.00		\$ -	2	\$ 17,000.00	100.00%
Private	Private	4" PVC sewer service w/ Wye, cleanout and marker post	EA	\$1,750.00	4	\$ 7,000.00	4	\$ 7,000.00		\$ -	4	\$ 7,000.00	100.00%
Water	District	Connect to existing water stub out	EA	\$1,500.00	1	\$ 1,500.00	1	\$ 1,500.00		\$ -	1	\$ 1,500.00	100.00%
Water	District	Connect to existign Main using tee	EA	\$4,500.00	1	\$ 4,500.00	1	\$ 4,500.00		\$ -	1	\$ 4,500.00	100.00%
Water	District	8" gate Valve	EA	\$2,500.00	1	\$ 2,500.00	1	\$ 2,500.00		\$ -	1	\$ 2,500.00	100.00%
Water	District	8" DIP water main	LF	\$98.00	170	\$ 16,660.00	170	\$ 16,660.00		\$ -	170	\$ 16,660.00	100.00%
Water	District	8" DIP bends	EA	\$975.00	3	\$ 2,925.00	3	\$ 2,925.00		\$ -	3	\$ 2,925.00	100.00%
Private	Private	3/4" Domestic water service with curb stop	EA	\$1,350.00	4	\$ 5,400.00	4	\$ 5,400.00		\$ -	4	\$ 5,400.00	100.00%
St/Park	Both	Clear and grub limits of disturbance	LS	\$1,500.00	1	\$ 1,500.00	1	\$ 1,500.00		\$ -	1	\$ 1,500.00	100.00%
St/Park	Both	Cut to fill on site (screened to 6" minus & place)	CY	\$12.50	200	\$ 2,500.00	200	\$ 2,500.00		\$ -	200	\$ 2,500.00	100.00%
St/Park	Both	Import from stockpile (compacted in place)	CY	\$14.50	1,100	\$ 15,950.00	1100	\$ 15,950.00		\$ -	1100	\$ 15,950.00	100.00%
St/Park	Both	Import stuctural fill from pit (compacted in place)	CY	\$15.00	200	\$ 3,000.00	200	\$ 3,000.00		\$ -	200	\$ 3,000.00	100.00%
Park	District	Place 6" topsoil from stockpile (compacted in place)	CY	\$14.00	410	\$ 5,740.00	410	\$ 5,740.00		\$ -	410	\$ 5,740.00	100.00%
Sewer	District	Grade in WQ pond w/ outlet pipe, 3/4"rock	LS	\$2,500.00	1	\$ 2,500.00	0	\$ -	1	\$ 2,500.00	1	\$ 2,500.00	100.00%
Sewer	District	WQ pond ammended soil and plantings	SY	\$180.00	36	\$ 6,480.00	0	\$ -	36	\$ 6,480.00	36	\$ 6,480.00	100.00%
Sewer	District	Type M rip rap (d50=12"), buried; 18" thick	CY	\$250.00	10	\$ 2,600.00	10	\$ 2,500.00	0.4	\$ 100.00	10.4	\$ 2,600.00	100.00%
Sewer	District	Type VL rip rap (d50=6"); 12" thick	CY	\$350.00	6	\$ 2,100.00	0	\$ -	2	\$ 700.00	2	\$ 700.00	33.33%
Street	District	Temp road for winter: aggregate base course (CI 6) 3" depth	SY	\$9.00	147	\$ 1,323.00	147	\$ 1,323.00		\$ -	147	\$ 1,323.00	100.00%
Street	District	Aggregate base course (Class 6) 9" depth	SY	\$15.75	481	\$ 7,575.75	481	\$ 7,575.75		\$ -	481	\$ 7,575.75	100.00%
Street	District	Aggregate base course (Class 6) 6" depth	SY	\$12.50	343	\$ 4,287.50	343	\$ 4,287.50		\$ -	343	\$ 4,287.50	100.00%
Street	District	Hot mix asphalt PG 64-22 (2 lifts w/ grading S/SX) 4" thick	SY	\$78.00	481	\$ 37,518.00	456.95	\$ 35,642.10		\$ -	456.95	\$ 35,642.10	95.00%
Street	District	Adjust gate valve box to final paving grade	EA	\$250.00	1	\$ 250.00	1	\$ 250.00		\$ -	1	\$ 250.00	100.00%
Street	District	Adjust sanitary sewer manholes to final asphalt grade	EA	\$250.00	2	\$ 500.00	2	\$ 500.00		\$ -	2	\$ 500.00	100.00%
Street	District	4" concrete curb & gutter	LF	\$44.00	286	\$ 12,584.00	286	\$ 12,584.00		\$ -	286	\$ 12,584.00	100.00%
Street	District	4" concrete curb & gutter match existing	LF	\$44.00	64	\$ 2,816.00	64	\$ 2,816.00		\$ -	64	\$ 2,816.00	100.00%
Street	District	Concrete cross pans and apron; 8" thick	SY	\$89.00	120	\$ 10,680.00	120	\$ 10,680.00		\$ -	120	\$ 10,680.00	100.00%
Street	District	Concrete sidewalk chase per detial	LF	\$155.00	6	\$ 930.00	6	\$ 930.00		\$ -	6	\$ 930.00	100.00%
Street	District	Concrete sidewalk 4" thick (per Town specs)	SY	\$72.00	80	\$ 5,760.00	80	\$ 5,760.00		\$ -	80	\$ 5,760.00	100.00%
Street	District	Concrete curb ramps	SY	\$195.00	45	\$ 8,775.00	45	\$ 8,775.00		\$ -	45	\$ 8,775.00	100.00%
Traffic	District	Street signs (No parking) with post	EA	\$235.00	4	\$ 940.00	4	\$ 940.00		\$ -	4	\$ 940.00	100.00%
Traffic	District	Street signs (Stop) with post	EA	\$235.00	2	\$ 470.00	2	\$ 470.00		\$ -	2	\$ 470.00	100.00%
Traffic	District	Striping - on site paint per TOWP standards	SF	\$3.75	96	\$ 360.00	96	\$ 360.00		\$ -	96	\$ 360.00	100.00%

**ROAM METROPOLITAN DISTRICT****CABINS PHASE 1****APPLICATION FOR PAYMENT NO. 5**

Contractor: Mountain States Snowcats  
PO Box 1134  
Torrington, WY 82240

Period 6/26/23  
to 7/25/23

Cost	Cost				Contract		Work Completed				Total Completed to Date		% Complete
					Schedule of Values		Previous Applications		This Period				
Categ.	Type	Description	Unit	Unit Cost	Qty	Extension	Qty	Extension	Qty	Extension	Qty	Extension	
Subtotal Base Contract						\$268,960.75		\$250,444.85		\$12,250.00		\$262,694.85	97.67%
Change Orders													
Change Order 1 - Additional Work													
Street	District	ABC Class 6 6" depth	SY	\$12.50	106	\$ 1,325.00	106	\$ 1,325.00		\$ -	106	\$ 1,325.00	100.00%
Sewer	District	Sewer Concrete Encasement	LF	\$95.00	20	\$ 1,900.00	20	\$ 1,900.00		\$ -	20	\$ 1,900.00	100.00%
Change Order 2 - Additional Quantities due to Redesign													
Street	District	Demo and Dispose of Existing Concrete Sidewalk (4") & C&G	SY	\$32.00	28	\$ 896.00	28	\$ 896.00		\$ -	28	\$ 896.00	100.00%
Sewer	District	Sawcut and Adjust Manholes due to required change of plans	LS	\$2,500.00	1	\$ 2,500.00	1	\$ 2,500.00		\$ -	1	\$ 2,500.00	100.00%
Street	District	4" C&G (Match Existing)	LF	\$44.00	19	\$ 836.00	19	\$ 836.00		\$ -	19	\$ 836.00	100.00%
Street	District	Concrete Sidewalk Chase Per Detail	LF	\$155.00	-6	\$ (930.00)	-6	\$ (930.00)		\$ -	-6	\$ (930.00)	100.00%
Street	District	Concrete Sidewalk 4" Thick (Winter Park Spec)	SY	\$72.00	14	\$ 1,008.00	14	\$ 1,008.00		\$ -	14	\$ 1,008.00	100.00%
Sewer	District	15" HDPE SD Inlet Pipe	LF	\$63.50	28	\$ 1,778.00	28	\$ 1,778.00		\$ -	28	\$ 1,778.00	100.00%
Sewer	District	Type 16 Combo Inlet	EA	\$11,473.00	1	\$ 11,473.00	1	\$ 11,473.00		\$ -	1	\$ 11,473.00	100.00%
Sewer	District	15" FES	EA	\$975.00	1	\$ 975.00	1	\$ 975.00		\$ -	1	\$ 975.00	100.00%
Subtotal Change Orders						\$21,761.00		\$21,761.00		\$0.00		\$21,761.00	100.00%
PAY APPLICATION TOTALS													
TOTAL CONTRACT (with Change Orders)						\$290,721.75		\$272,205.85		\$12,250.00		\$284,455.85	
LESS RETAINAGE - 5%								\$13,610.29		\$612.50		\$14,222.79	
TOTAL PAYMENT DUE								\$258,595.56		\$11,637.50		\$270,233.06	

## Waiver of Lien for Partial Payments

TO WHOM IT MAY CONCERN:

The undersigned, being duly sworn, deposes and says that he is Vice President of Mountain States Snowcats, the Contractor for the Cabins Phase 1 project located in the Town of Winter Park, Colorado, owned by Roam Metropolitan District ("the Owner"). That the total amount of the Work performed by the undersigned and approved for payment to date is \$12,250.00, and the undersigned acknowledges that upon receipt of this partial payment, the Contractor has been paid for the Work performed and approved for payment to date the total Agreement Price.

That the undersigned, for and in consideration of the sum of Eleven Thousand six hundred thirty seven Dollars (\$ 11,637.50 ) paid by Owner, receipt whereof before the signing and sealing of these presents is hereby acknowledged, does hereby acknowledge receipt of this partial payment due Contractor for Work performed or material furnished.

And the undersigned, for and in consideration of the sum aforesaid, and other good and valuable consideration, does hereby waive and relinquish all right, which Contractor can or may have at this date, to file any lien, mechanics', materialmen's or otherwise, against said above property for or by reason of any work performed, or material furnished in connection with the construction of said Project, with the distinct understanding that this waiver shall not be construed as covering any right to file any such lien for work performed or material to be hereafter furnished if such work performed or material furnished hereafter be not on account of the aforesaid mentioned sum. In addition, the undersigned hereby waives and releases any claims against the Owner and its officers or agents in any manner related to or connected with the construction of the Project or the performance of the Work.

The undersigned hereby warrants and represents to the Owner that all suppliers of labor and material to the undersigned on the project have been paid amounts due to date and hereby agrees to indemnify and hold harmless the Owner for any costs incurred due to claims threatened or initiated by such suppliers, including attorneys' fees.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 21 day of August, 2022. 2023

Mountain States Snowcats

By:

Name:

Title:

M Straley  
Mindy Straley  
Vice President

Wyoming  
STATE OF ~~COLORADO~~

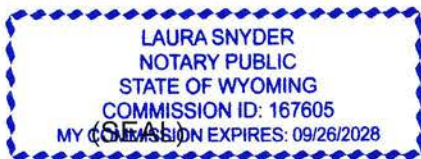
)  
) ss.  
)

COUNTY OF Goshen

Subscribed and sworn to before me this 21 day of August, 2022, by  
Mindy Straley as Vice President of  
Mountain States Snowcats.

Witness my hand and official seal.

My Commission expires: 9-26-2028



Laura Snyder  
Notary Public