

**NOTICE OF JOINT REGULAR MEETING & AGENDA
DAWSON TRAILS METROPOLITAN DISTRICT NOS. 1-7**

February 17, 2026 at 10:30 A.M.

<https://www.dawsontrailsmetrodistrict.org/>

This meeting can be joined through the directions below:

<https://zoom.us/j/81811789055>

Dial In: 1 (719) 359-4580

Meeting ID: 818 1178 9055

Dawson Trails Metropolitan District Nos. 1 - 7 Boards of Directors	<u>Term/Expiration</u>
Lawrence P. Jacobson, President	2027/May 2027
Jeffrey Jacob Schroeder, Vice President/Treasurer	2027/May 2027
Megan Waldschmidt, Assistant Secretary	2027/May 2027
Paige Langley, Assistant Secretary	2029/May 2029
Blake Amen, Assistant Secretary	2029/May 2029

1. ADMINISTRATIVE MATTERS

- a. Call to Order
- b. Declaration of Quorum and Confirmation of Director Qualifications
- c. Reaffirmation of Disclosures of Potential or Existing Conflicts of Interest
- d. Approval of Agenda

2. PUBLIC COMMENT (Items not on the Agenda; Comments limited to three minutes per person)

3. DIRECTOR MATTERS

4. CONSENT AGENDA ITEMS (These items are considered to be routine and will be approved by one motion. There will be no separate discussion of these items unless requested, in which event, the item will be removed from the Consent Agenda and considered in the Regular Agenda. **Enclosures included in electronic packets; hard copies available upon request.**)

a. Administrative Matters:

- i. Approval of Joint Regular Meeting Minutes from December 16, 2025 (enclosure)
- ii. Approval of Accounts Payable (District No. 1) (enclosure)
- iii. Approval of Unaudited Financial Statements for the period ending December 31, 2025 and Schedule of Cash Position updated February 11, 2026 (District No. 1) (enclosures)
- iv. Approval of Engagement of Henkle & Company, PC to prepare 2025 Audit (enclosure)
- v. Approval of Termination of Silverbluff Companies, Inc. for District Engineering Services (District No. 1) (enclosure).
- vi. Adoption of First Amendment to 2026 Annual Administration Resolution (enclosure).
- vii. Adoption of Resolution Designating the District's 24-hour Posting Location (enclosure).
- viii. Ratification of Notice to Electors - § 32-1-809, C.R.S. (enclosure)

b. Independent Contractor Agreements (District No. 1):

- i. Ratification of First Addendum to Independent Contractor Agreement with RailPros, Inc. for Railroad Utility Permit Application Services (enclosure)
- ii. Ratification of Second Addendum to Independent Contractor Agreement with SWCA, Incorporated for Environmental Consulting Services (enclosure)
- iii. Ratification of First and Second Addendum to Independent Contractor Agreement with JR Engineering, LLC for Engineering Design Services (enclosures)

- iv. Ratification of Fourth Addendum to Independent Contractor Agreement with EMK Consultants, Inc. for Professional Engineering Services (enclosure)
- v. Approval of Independent Contractor Agreement with Aztec Consultants, Inc. for Surveying Services (enclosure)
- vi. Approval of Independent Contractor Agreement with San Engineering LLC for Valve Vault work for the Red Zone Tank Project (enclosure)
- vii. Approval of Independent Contractor Agreement with Denver Structures for Filing 1 Project Structures (enclosure)
- viii. Approval of Independent Contractor Agreement with Mile High Development, LLC for District Engineering Services (enclosure).
- ix. Ratification of Change Order No. 1 with OTB Supply Inc. for Boulder Services (enclosure).

c. Construction Matters

- i. Early Grading (South) Project:
 - 1. Ratification of Change Order No. 20 with Bemas Construction Inc. (“Bemas”) for Parcel E and Filing 2, Phase 2-3 (enclosure)
 - 2. Ratification of Change Order No. 21 with Bemas for Materials to Fill Culvert M Swale and Sediment Basins (enclosure)
- ii. Offsite Sanitary Phase 1 Project:
 - 3. Ratification of Change Order No. 4 with Iron Woman Construction and Environmental Services LLC for contract reconciliation (enclosure)
- iii. Offsite Watermain Project:
 - 1. Ratification of Change Order No. 1 with Elite Surface Infrastructure (“Elite”) for Adding Subtracting Bends from Waterline (enclosure)
 - 2. Ratification of Change Order No. 2 with Elite for Additional Work to Add DIP to West End (enclosure)
 - 3. Ratification of Change Order No. 3 with Elite for Additional Work to Add and Subtract Bends to RCP and Connect to I-25 Bore (enclosure)
- iv. Red Zone Tank Project:
 - 1. Ratification of Change Order No. 1 with Hudick for Helical Extensions (enclosure)
 - 2. Ratification of Change Order No. 2 with Hudick for Glass Block Upgrade (enclosure)
- v. Filing 1, Infrastructure
 - 1. Ratification of Notice of Final Payment related to Filing 2, Phase 1 Project with Bemas Construction, Inc. (enclosure).
 - 2. Ratification of Change Order No. 1 with Hudick for Gamble Ridge Boulder Drop Channel
- vi. Filing 2, Phases 2 – 4 Project:
 - 1. Ratification of Notice of Final Payment related to Filing 1 Infrastructure Project with Hudick Excavating, Inc. (enclosure).
 - 2. Ratification of Change Order No. 2 (updated) with Bemas for Updated Costs (enclosure)
 - 3. Ratification of Change Order No. 3 with Bemas for Rock Excavation (enclosure)
 - 4. Ratification of Change Order No. 4 with Bemas Inc. for Traffic Control (enclosure)
 - 5. Ratification of Change Order No. 5 with Bemas for Casing Relocation and Sewer Line Repair (enclosure)
- vii. Pump Station Project:
 - 1. Ratification of Change Order No. 1 with Hudick Excavating Inc. d/b/a HEI Civil

(“HEI”) for Addition of Helical Extensions (enclosure)

2. Ratification of Change Order No. 2 with HEI for Glass Block Upgrade (enclosure)
- viii. Dawson Trails Blvd. CIP
 1. Ratification of Notice of Final Payment related to Dawson Trails CIP Project with Bemas Construction, Inc. (enclosure)

4. MANAGER MATTERS

a.

5. FINANCIAL MATTERS

- a. Consider Approval of CVI Contribution Funds, District Disbursement Request No. 17 as Submitted to the Town of Castle Rock, in the amount of \$73,862.33 (District No. 1) (enclosure)
- b. Consider Approval of CVI Contribution Funds, District Disbursement Request No. 18 as Submitted to the Town of Castle Rock, in the amount of \$543,794.50 (District No. 1) (enclosure)
- c. Consider Approval of District General Project Fund (Unrestricted Account) Requisition No. 30 under the Limited Tax General Obligation Capital Appreciation Turbo Bonds, Series 2024 in the amount of \$6,838,064.91 (District No. 1) (enclosure)

6. CONSTRUCTION MATTERS/UPDATES (DISTRICT NO. 1)

- a. CVI Water Line – Filing 1 (Hudick Excavating, Inc.)
- b. Dawson Trails Boulevard CIP (Bemas Construction Inc)
- c. Early Grading (South) (Bemas Construction Inc)
- d. Plum Creek Waterline (RME Ltd., LLC)
- e. Water Tanks (DN Tanks)
- f. Grading Dawson Trails Boulevard (Hudick Excavating, Inc.)
- g. Filing 1 Infrastructure (Hudick Excavating, Inc.)
- h. Red Zone Pump Station (HEI)
- i. Offsite Sanitary Sewer Phase 1 (Iron Woman)
- j. Offsite Watermain (RME Ltd., LLC)
- k. Filing 2 Infrastructure Phases 2-4 (Bemas Construction Inc)
- l. Offsite Sanitary Sewer Phase 2

7. OTHER BUSINESS

8. ADJOURNMENT