



## **Board of Directors Meeting**

**May 19, 2026, at 6:00 pm  
6328 Monarch Park Place, Niwot  
Hybrid/Virtual: Zoom**

### **AGENDA**

- I. OPENING OF MEETING**
  - a. Call to Order
  - b. Roll Call
  - c. Pledge of Allegiance
  - d. Approval of Agenda
  
- II. PUBLIC/MEMBER PARTICIPATION**

*3-minute time limit. Comments are for any item, on or off the agenda, unless it is scheduled for a public hearing.*
  
- III. CONSENT AGENDA**
  - a. April 21, 2026 Board of Directors Meeting Minutes
  
- IV. REPORTS**
  - a. Chief's Report
  
- V. OLD BUSINESS**
  - a. Construction Project Update
  - b. March District Financials
  
- VI. NEW BUSINESS**
  - a. Approval Consideration for the Mountain Crest Exclusion
  - b. Set Public Hearing for the Arrive Subdivision Petition for Exclusion
  - c. Board Bylaw Review and Proposed Updates
  
- VII. BOARD MEMBER ITEMS**
  - a. Upcoming Board Items
  - b. Board Vacancy

**VIII. EXECUTIVE SESSION**

Section 24-6-402(4)(f) C.R.S. for purposes of discussing a personnel matter regarding the Fire Chiefs' employment contract.

**IX. ADJOURNMENT**

**ATTACHMENTS**

April 21, 2026 Board of Directors Meeting Minutes

Staff Report

May and June Community Outreach Calendars

Wember Construction Update

March District Financials

Petition and Board Order for Mountain Crest Exclusion

Petition for Arrive Subdivision Exclusion

Redlined Board Bylaws

Upcoming Board Items

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***Mountain View Fire Webinar***

Join from PC, Mac, iPad, or Android:

<https://us02web.zoom.us/j/88659663766?pwd=joox5aa8B765cWsbyothVmZWwOjIBI.1>

**Passcode:** 448594



**Board of Directors Meeting  
April 21, 2026, directly after the Foundation Board Meeting  
Hybrid/Virtual: Zoom**

**Meeting Minutes**

**I. OPENING OF MEETING**

a. Call to Order

The regular meeting of the Mountain View Fire Protection District Board of Directors was held on April 21, 2026, as an In-Person/Virtual Zoom meeting and was called to order by Director Whitlow at 6:04 p.m.

b. Roll Call

The following Board members attended the meeting:

President Whitlow, Director DeVenny, Director Venrick, and Director Mrla (virtual).

Other attendees included Deputy Chief Sterling Folden, Director of Administration Pamela Owens, Director of Finance Tonya Olson, Director of Technology Kerry Grimes, Communications Specialist Rick Tillery, and Legal Counsel John Chmil.

c. Approval of Agenda

Director Venrick moved to approve the agenda as written. Director Mrla seconded it, and it carried unanimously.

**II. PUBLIC PARTICIPATION**

None

**III. CONSENT AGENDA**

Director Mrla moved to approve the consent agenda, including the March 17, 2026, meeting minutes. Director DeVenny seconded the motion, and it carried unanimously.

**IV. REPORTS**

A. Chief Report

Deputy Chief Folden discussed the items on the April 2026 Staff Update with the Board, including continued growth through new hires and promotions, as well as progress in the training academy.

**V. OLD BUSINESS**

a. Construction Updates

Dan Tran from Wember and Deputy Chief Webb updated the Board on the current construction projects. This past month, the Erie Fire Station #15 has been working on framing walls, overhead rough-in, and a trash enclosure. In Mead, the pavement design was submitted to the Town for review and approval, allowing work on Liberty Drive to continue. The concrete masonry walls are being constructed at Mead Station #14, and a crane has been brought in and set up in preparation for steel work. The cistern work is completed and is being closed out.

He also said that the topping-out ceremony for Station #14 will be on May 21<sup>st</sup>, 2026, at 12:00 pm.

b. February District Financials

Director of Finance Tonya Olson updated the Board on the February 2026 Financials. She said February finances are on track with budget expectations. She noted that next month the financials will look a little different due to program changes and will mirror the foundation's financials format from this year's packet. She also let the Board know that we have closed on the COP (Certificate of Participation) financing for Station #14, and that the funds have been deposited into the capital reserve investment account. With no questions, Director DeVenny moved to approve the February 2026 District Financials. Director Venrick seconded it, and it carried unanimously, followed by a roll call.

**VI. NEW BUSINESS**

a. Approval Consideration: Town of Mead Memorandum of Understanding

Legal Counsel John Chmil briefly recapped the content and purpose of the MOU with the Town of Mead to the Board. This MOU establishes an understanding between the District and the Town of Mead that the current station shared with Town Hall will be vacated once the two stations are completed and operational. The vacancy clause in the MOU will be triggered upon the second station becoming fully operational. **Motion:** Director Venrick moved to approve the MOU with the Town of Mead. Director DeVenny seconded it, and it carried unanimously.

b. Approval Consideration: Weld County Automatic Aid Agreement

Deputy Chief Folden updated the Board that the Agreement with Weld County is similar to the Agreement with Boulder County, with some call types using the closest unit, but not all. He reviewed the types of calls that would be included in closest unit and which others would use the auto aid agreement. After discussion, **Motion:** Director Venrick moved to approve the Weld County Automatic Aid Agreement. Director DeVenny seconded it, and it carried unanimously.

c. Public Hearing and Consideration of Approval of the 251 Rogers Road and Sandstone Marketplace Exclusions

President Whitlow opened the Public Hearing at 6:16 pm.

There were no comments on either exclusion petition, so President Whitlow closed the Public Hearing at 6:17 pm.

There were no questions or discussion. **Motion:** Director Mrla moved to approve the exclusions for 251 Rogers Road and Sandstone Marketplace. Director Venrick seconded it, and it carried unanimously.

**VII. BOARD MEMBER ITEMS**

a. Upcoming Board Items

Deputy Chief Folden spoke to the award that the District received, the National Registry awards the Golden Helmet Award for Cancer Prevention for Firefighters. It means we have over 50% of our firefighters signed up and have completed surveys used for research. The award is a gold helmet that is passed around to agencies with 50% or more of their members signed up.

Pamela Owens recognized our four new lateral fire medics who have recently graduated and are assigned to their crews. Their bios were included in the board packet so the board could get to know them. She also recognized the two new senior wildland firefighters; their bios were also included in the packet. She also pointed out tenures for employees for this quarter. We had several 30-year, 25-year, 20-year, and 15-year anniversaries, all listed in the board packets.

Ms. Owens said that, for the upcoming board items, we had the promotion ceremony before tonight's meeting for Captain Brett Eismann and Lieutenant Dan Cashmore. The topping-out ceremony for Station #14 was discussed earlier for May 21<sup>st</sup> at noon. Pam will have more details about the graduation for our 10 firefighters currently in the fire academy when she receives them.

There was discussion about the Special District Association conference in September. Due to vacations and other commitments, not many staff members will be able to attend this year. She wanted to see if any Board members would like to attend so that she could plan accordingly.

b. Board Vacancy

Director Whitlow began by introducing the current Board members and providing a brief description of the Board's work. She thanked all the candidates for their time and interest in this process. At the May meeting, the Board will deliberate and make a final decision on the vacancy. Each candidate had 10 minutes to respond to the same question. The question was

“Why do you want this position and why do you think you will be the best candidate?” The candidates are:

- Rodney Archer
- Cole Lathrop
- Pamela Olkowski
- Jill Whitener (withdrew her name from consideration)
- Emily Jackson (unable to attend)

c. Financial Committee

Director DeVenny updated the Board that the financial committee asked staff to analyze the effects of the revenue cap mandated by HB-24B and how it will impact the District's future growth and reserve position. The purpose of their last meeting was to get this information. Director DeVenny was impressed with the work the staff did and how these changes would affect our future. At this time, the committee agreed that no immediate action was required. The committee will continue to monitor 2026 revenues and expenditures monthly.

**VIII. ADJOURNMENT**

With no further business before the meeting, Director Venrick moved to adjourn it at 6:46 p.m. Director Mrla seconded the motion, and it carried unanimously. The preceding minutes, approved by the Mountain View Fire Protection District Board of Directors, constitute the official minutes of the meeting held on the date stated above.

\_\_\_\_\_  
Colleen Whitlow, Board President

May 19, 2026  
Date

\_\_\_\_\_  
Todd Venrick, Board Secretary

May 19, 2026  
Date

## Action Items

### January 20, 2026

**Action:** The Board requested a side-by-side financial comparison and a full analysis of payments, budget impact, and associated fees for the February meeting. **Done**

**Action:** Pam was asked to send a poll and collect available dates for a work session to discuss with the financial committee. **Done**

### February 17, 2026

None

### March 17, 2026

None

### April 21, 2026

None

## Motions

### January 20, 2026

**Motion:** Director DeVenny moved to approve the Haynie & Company engagement letter for the 2025 Audit. Director Venrick seconded it, and it carried unanimously.

### February 17, 2026

**Motion:** Director Mrla moved to approve Resolution 2026-1, authorizing the procurement of real property and naming the Fire Chief as the authorized agent to complete this transaction. Director DeVenny seconded the motion, and it carried unanimously.

**Motion:** Director Mrla moved to approve and adopt the amended 2024 Edition of the International Fire Code. Director DeVenny seconded the motion, and it carried unanimously.

**Motion:** Director DeVenny moved to approve the ratification of the sales offer of \$2.05 million for the Stagecoach Road Property. It was seconded by Director Mrla and carried unanimously.

**Motion:** Director Mrla moved to approve moving forward with the Board COP recommendations and to set a virtual meeting on February 19th at 3:30, during which the Board will be presented with the formal loan documents. Director DeVenny seconded the motion, and it carried unanimously.

### March 17, 2026

**Motion:** Director Venrick moved to approve Resolution 2026-3, the 2025 Colorado Wildfire Resiliency Code, and to defer enforcement to DFPC. Director Mrla seconded the motion, and it carried unanimously.

**Motion:** Director DeVenny moved to approve the exclusion of the Longmont Fairgrounds and Mountain Brook Petitions. Director Venrick seconded the motion, and it carried unanimously.

### April 21, 2026

**Motion:** Director Venrick moved to approve the MOU with the Town of Mead. Director DeVenny seconded it, and it carried unanimously.

**Motion:** Director Venrick moved to approve the Weld County Automatic Aid Agreement. Director DeVenny seconded it, and it carried unanimously.

**Motion:** Director Mrla moved to approve the 251 Rogers Road and Sandstone Marketplace exclusions. Director Venrick seconded it, and it carried unanimously.

## Glossary

### A

ADA – Americans with Disabilities Act

AFG – Assistance to Firefighters Grant

Alpha Side – Front side of a structure

### B

BCSO – Boulder County Sheriff's Office

Bravo Side – Left side of a structure

BVFC – Boulder Valley Fire Consortium

BVSD – Boulder Valley School District

### C

CBA – Collective Bargaining Agreement

CDOT – Colorado Department of Transportation

Charlie Side – Back side of a structure

CO – Certificate of Occupancy

COP - Certificate of Participation

CORA – Colorado Open Records Act

CWPP – Community Wildfire Protection Plan

### D

Delta Side – Right side of a structure

DiSC Assessments—DiSC is an acronym for the four primary personality profiles outlined in the DiSC model: (D) Dominance, (i) Influence, (S) Steadiness, and (C) Conscientiousness.

DOLA – Department of Local Affairs

### E

EMS – Emergency Medical Service

### F

FEMA – Federal Emergency Management Agency

FMLA – Family Medical Leave Act

FPPA – Fire and Police Pension Association

**G**

GC – General Contractor

GMP – Guaranteed Maximum Price

**H**

HR – Human Resources

**I**

IFC – International Fire Code

ISO – Insurance Rating Office

**J**

**K**

**L**

LODD – Line of Duty Death

**M**

MAFIT – Multi-Agency Fire Investigation Team

MDT – Mobile Data Terminal

MOU – Memorandum of Understanding

MVFR – Mountain View Fire Rescue

MVFPD – Mountain View Fire Protection District

**N**

NIST – National Institute of Standards and Technology

**O**

OSMP – Open Space and Mountain Parks

**P**

PERA – Public Employees' Retirement Association

PIO – Public Information Officer

**Q**

**R**

RFP – Request for Proposal

RHS - Retiree Healthcare Savings

**S**

SDA - Special District Association

SOG – Standard Operating Guideline

SSO - Single Sign On

SWAT - Special Weapons and Tactics

**T**

TCO – Temporary Certificate of Occupancy

TO – Training Officer

TD – Training Division

**U**

**V**

**W**

WC – Workers' Compensation

**X**

**Y**

**Z**



# MOUNTAIN VIEW FIRE RESCUE

FROM THE OFFICE OF PEPPER VALDEZ, FIRE CHIEF

To: MVFPD Board of Directors  
From: Chief Valdez

Re: May Staff Report

Directors,

Please accept this report on activities, progress, and concerns that have occurred or are ongoing.

## Administration

- Administration assisted in the closing of the Stagecoach property on May 7<sup>th</sup>.
- Staff is working on a project to clean out the Conex trailer located at Station 13. The contents will be scanned or shredded in accordance with the State archive schedule.

## Finance

- The District received four proposals in response to the RFP for ambulance billing services; in-person presentations were conducted for all four vendors during the weeks of April 13 and April 20, resulting in the selection of Systems Designs West as the new vendor.
- The 2026 Budget Book was submitted to the Government Finance Officers Association (GFOA) for consideration for the Distinguished Budget Award.
- Implementation of the new budget application is underway; the system includes three modules—personnel, capital budgeting, and operational budgeting—with personnel budgeting launched first and currently 50% complete.

## Human Resources

- Completed the job description audit. This included meeting with all supervisors and ensuring all parts of the job description accurately reflected what the current holder of the position does.
- Completed the employee handbook, which will be sent to the board for review.
- Prepared for our “HR bootcamp” in June, where we will have an intensive 2-day planning session. We will also look at current processes, pain points, and opportunities within the division.

## Wellness

- The esophageal cancer screening went well. We are offering one additional screening date at the end of May for anyone who missed the initial opportunity.
- June 24<sup>th</sup> is Bike to Work Day. We will be hosting a water and snack station at the Monarch Trailhead in Niwot from 4–6 p.m. We are also looking for volunteers to help hand out swag to cyclists.

## **Operations**

### **Response Operations**

- Weld County Auto Aid Agreement is complete. Working on replacement times and move-up plans.
- 2 new engines to be delivered in July 2026.
- New EFD dispatching protocols have been completed and started in Weld County.

### **Special Operations**

- 2 new wildland personnel have been hired, trained, and are online. Their bios were in last month's board packet.

### **EMS**

- Hiring process for medical officer is occurring on May 12<sup>th</sup> and 13<sup>th</sup>
- Whole blood equipment has been purchased and received.
- Completed the first mandatory paramedic training, which included whole blood introduction training.

### **Training**

- 2026 MV Engineer Academy underway with Engineer Lewis at the helm; about to fill the second position with the training division for a Firefighter training officer (target start date of June 15)
- 26-1 Fire Academy down to the last three weeks; graduation is set for May 28th with Administrative Reorientation scheduled for May 29th, followed by six weeks of post-academy (June 1st through July 10th)
- Training Authority talks underway with Boulder; draft proposal to be submitted by July 1st

## **Life Safety**

- Superior
  - No new commercial openings are in process. We are working with the town to ensure we are aware of new business licenses issued so we can monitor changes in use requirements.
  - The town adopted the 2024 code set as a model code. We will need them to ratify our adoption of the IFC code.

- Erie
  - Erie Town Fair and Farmer's markets permit reviews.
  - Homes subdivision west of Maintenance starting construction.
- Dacono
  - New neighborhoods are moving through the planning process.
  - Plan reviews for Colorado National Speedway events and fireworks shows for the season.
  - Sweetgrass filing 5, approximately 800 homes, is starting in August.
  - Data center zoning east of Colorado National Speedway approved by the town council.
- Mead
  - New neighborhood plan referrals.
  - Construction of the Mead PK-8 school is expected to be completed in July.
  - County Road 9.5 to CR 32 expected to finish early 2027.
  - Final inspection of the Mead Library is expected in July.
- **Fire Investigations**
  - Fatal outside fire on County Road 5.
  - Structure fire on County Road 12.
- **Community Outreach**
  - Completed our 2<sup>nd</sup> Annual Community Academy on May 1<sup>st</sup> with a Field Day and Graduation Ceremony at Longmont Fire Training Center. We are eagerly awaiting feedback from the surveys we sent to the participants.
  - Attending the Colorado Risk Reduction Network's Wildfire Resiliency Code Workshop in Frisco on May 13<sup>th</sup>.
  - Kids Academy starts on June 22<sup>nd</sup>, we still have openings in two of the kids' sessions, and the teen session.

### **Information Technology**

- Boulder's closest unit dispatch project successfully went live on the Boulder County toning channel on 4/28. We're actively working on the next project phases, which involve merging

Boulder Fire Rescue's toning channel into the County's toning channel and merging BFR and Consortium agencies into a single CAD.

- Actively replacing the SIM cards in all our Cradlepoint devices (the routers which provide mobile Internet and CAD connectivity in our emergency vehicles) with 5G cards. This will improve connectivity and lower costs (estimated savings of \$5-8K/year).
- Working with Weld County radio shop to upgrade firmware on all frontline radios and program radios for new stations and vehicles coming into service this year.
- Successfully passed our cyber-security audit sponsored by the Colorado Special Districts liability pool and are awaiting an increase in insurance sublimit for cyber-related events.

#### **Communications**

- Coordinated a media opportunity for FMO Paul Ostroy with Claire Lavezzorio at Denver7 about fire danger and preparedness.
- Completed the Wildland S130-S190 training to gain a better understanding of wildfire. Not intended for dispatch or to be used in a working capacity.
- Produced a scenario video for the new Medical Officer testing process.

Respectfully,

Pepper Valdez  
Fire Chief

# May 2026

## MONTHLY PLANNER

05 / 2026

SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
					1 Car Seat Checks - Station 6 & 5	2 Community Academy Field Day!
3 Touch A Truck Westerly Blvd	4	5	6 Senior BP Checks Superior	7 Senior BP Checks Erie & Mead Hands Only CPR Niwot HS	8 Hands Only CPR Niwot HS	9
10 Mother's Day	11	12	13 CRRN CO Wildfire Resiliency Code Workshop - Frisco	14	15 Car Seat Checks - Station 3 & 7	16 Erie Town Fair
17	18 Boulder CarFit Appointments Red Hawk Carnival	19	20	21	22	23 Heartsaver CPR/AED and First Aid Class
24	25	26	27 St 5 Group Tour	28	29 SafeSitter Class	30
31						

# June 2026

Sun	Mon	Tue	Wed	Thu	Fri	Sat	Notes
	1	2 Outreach Quarterly Training Meeting	3 Superior BP Checks	4 Mead & Erie BP Checks	5 Car Seat Checks Station 6 & 5	6	
7	8	9	10	11 Rock & Rails - Niwot	12	13 Heartsaver CPR/AED and First Aid Class @ Admin	
14	15	16	17	18	19 Car Seat Checks Station 3 & 7	20	
21	22 Kids Academy	23 Kids Academy	24 Kids Academy	25 Kids Academy Rock & Rails - Niwot	26	27	
28 Vista Ridge 4 <sup>th</sup> of July Bike Parade	29	30					



## Project Update Report

**Project Name:** Mountain View Fire Rescue  
**Wember Inc. Project Number:** 2023.38  
**Issue Date:** May 1, 2026  
**Submitted by:** Dan Tran / Michele Gutierrez / Matt Mullane

The purpose of this update is to report on the status of Mountain View Fire Projects being coordinated through the on-call contract with Wember. This report is to serve as a summary of pertinent information related to the projects at this point:

### Board Action Items:

None

### Summary

This past month, the Erie Fire Station 15 has been working on framing walls, overhead rough-in, and exterior finishes. In Mead, the pavement design was approved by the Town, which allowed work to continue on Liberty Drive. The steel erection has begun at Mead Station 14.

### MVFE - Meadow Sweet Station 15 – Erie, CO

This month, the team has continued interior framing, installing overhead MEP, and final grading on the site. Brick veneer and curb and gutter has commenced. Interior framing is about 90% complete. Overhead and in wall rough-in is about 75% complete. Traffic signals have been installed.

9/17/2024 - Approved Overall Budget	\$ 18,754,454	
9/17/2024 - Initial GMP Amount	\$ 13,880,740	
1/27/2025 - GMP Amendment	\$ 14,042,775	
5/28/2025 - PCCO #001	\$ 347,525.35	
10/7/2025 - PCCO #002	\$(134,467.00)	
12/2/2025 - PCCO #003	\$ 242,534.00	
2/02/2026 - PCCO #004	\$ 111,190.38	
<b>3/04/2026 - PCCO #005</b>	<b>\$ 669,815.00</b>	
		\$15,535 (Visual Testing)
• Materials Testing – Kumar		\$44,677
• FF&E Vendor – Merchants & Co		\$75,000 (approximate)

### Milestones

- Complete window storefront 5/31.
- Commence interior painting 5/15

### Challenges

- Weather

### Contingency Use

- \$34,797 – Architect Add service #3 Additional survey and #4 Signal design (portion to be reimbursed by Town)
- \$347,525 – Traffic Signal design (portion to be reimbursed by Town)

### MVFA - Monarch Park Place – Admin Bldg

The project is complete and is now in the warranty phase.

**Balance of Unused funds            \$996.765.97**



## **MVFMM – Mead Masterplan**

Fransen-Pittman updated the pavement section to composite per town requirements, which resulted in a revision of costs. This will be covered by contractor contingency, with some savings on the reduced amount of exported soil. The pump station upgrades for raw water were completed, and the Highland Ditch agreement was signed and accepted, allowing work to commence in over the ditch pipelines. The project schedule will push into the first part of June due to delays with the paving section approvals and Highland Ditch crossing agreement. Anticipated completion is now June 12.

Approved Overall Budget                   **\$3,075,000**

05/14/2025 Approved Purchase Price of Ditch Water   \$ 275,000  
06/17/2025 Approved Overall Budget                   **\$3,075,000**  
06/17/2025 Approved Construction Budget           \$1,351,055

### Awarded Contracts & Vendors:

- Survey – Strategic Site Design (SSD)                   \$30,700\*
- Civil Design – Strategic Site Design (SSD)           \$127,000\*
- Geotechnical Engineer – Kumar                       \$2,115\*
- Materials Testing – Kumar                               \$24,365\*
- GC – Fransen-Pittman                                   \$2,702,110\*

*\*Items to be split at 50/50 participation with HPLD*

### Milestones

- April 28 - Approval of Plat
- June 18 – anticipated approval of the CDs
- July 7, 2025 – Construction start
- June 2026 – Anticipated Construction Complete

### Challenges

- Coordination with drive accesses to library. Some minor changes to grading.
- Cold weather coming in December and January will pause the ability to complete paving until Spring.
- Ditch company crossing agreements.
- Setting up reimbursements to the fire district for raw water pump station upgrades.
- Sanitary sewer approval from St. Vrain.
- Paving work may only be started in December, but will need to be finished in spring when the plants re-open after winter.
- Coordination of the Western Midstream gas line. Relocation in process.
- Coordination of the oil & gas easement across the site. Resolved.
- Costs for transferring domestic and non-potable water to the site. Domestic water will be via Longs Peak Water District and MVF is currently in the process of purchasing ditch shares from a Highland Ditch seller for irrigation.

### Contingency Use (MVF)

- \$3,000 – Add service 5 for SSD to continue to provide extended construction administration services and RFI review.
- \$6,375 – Add service 4 for SSD to prepare gas line exhibits and temporary construction easement exhibits.
- \$2,750 – Add service 3 for SSD to hydrovac all utilities on the site for the design teams' use.
- \$800.00 – Add service 2 for SSD to prepare a gas line easements and agreements.
- \$12,250 – Add service 1 for SSD to have potholing done on existing utilities.
- \$5,200 – Prairie Dog Mitigation by Twin Peaks Environmental
- \$15,114.12 – Change Order 2 for Fransen Pittman for extended time delay impacts and additional temp irrigation.
- \$89,009 – Change Order 1 for Fransen Pittman for added site demo, earthwork, paving, concrete, added utility scope, and added crosswalk markings, temporary barricades, and roadway signage.

**MVFM – Mead Fire Station 14**

The flashing on the mock-up was completed. FP finished the CMU walls and worked through flashing issues. Guardrails were installed for security at the site. Plumbing penetrations started and grade beams were backfilled. The electricians and plumbers are scheduled to start work in the crawlspace. Sandborn Reservoir’s engineer was on site to monitor the pipe line crossing at the driveway. ASRs were submitted by Oz for additional construction admin services and design for the stoops so they would be on micropiles and mitigate risk of movement.

Current Overall Budget **\$23,650,000**

**Awarded Contracts & Vendors:**

- Design – Oz Architects \$1,239,526
- Owner Rep – Wember \$326,801
- GC (Pre-construction) – Fransen Pittman \$22,500
- Geotechnical Engineer – Kumar \$5,000
- Commissioning Agent – Iconergy \$26,430 (Building Envelope Testing)  
\$15,535 (Visual Testing)
- Materials Testing – Kumar \$50,211

**Construction Estimates:**

- Pricing 100% CD Addend 1 – FINAL GMP **\$17,975,243**

**Milestones**

- Oct 2025 – Permit received
- Nov 2025 – Construction start
- Oct 2026 – Construction Completion

**Challenges**

- The new request to move the gas line in the masterplan has delayed the plat's approval by at least a month. This has been resolved and will be relocated by the Town.
- The building permit is contingent upon the masterplan plat approval. Any changes or delays in dates will directly impact the station permit approval. Likewise, it will also have an impact on when the infrastructure can begin, which will precede the overall site construction work. A building permit will be released upon meeting all conditions of the plans.
- Soil conditions require drilled piers and structural flooring or 8' of over-excavation to ensure foundation stability, which increases the project's costs.

**Contingency Use**

- \$6,936.19 – CO for site camera, grading credit, and pot holing utilities per PCCO 01.
- \$7,700.00 – Co for Oz for additional construction administrative services.

**MVF4 – Station 4 Bedroom, Office, and Bath Remodel**

The project is complete and is now in the warranty phase.

**Balance of Unused funds \$14,696.46**

**MVF5 - Station 5 Remodel**

The project is complete and is now in the warranty phase.

**Balance of Unused funds \$11,023**

**MVF10 - Sta 10 Septic System**

This project is complete and in the warranty phase. Wember will close out this project once final billings are completed.

**Balance of Unused funds \$77,602**

**MVFC - Marshall-Mesa Cistern**

Work is complete. Bollard caps were installed. L4 final payment will be forthcoming.

Approved Overall Budget **\$250,000**

Approved Construction Budget **\$ 47,600**

**Balance of Unused funds \$ 79,260**



**Project Budgets and Estimates**

**Meadow Sweet Fire Station 15**

Project Accounting	Budget			Commitments		Actual	
	A Initial Budget	B Budget Changes	C Current Budget A+B	D Contracts, POs, Expenses	E Change Orders	J Incurred Costs	K Balance To Finish (G-J)
▶ A Design & Engineering	\$1,039,208.00	\$61,192.00	\$1,100,400.00	\$1,039,208.00	\$152,941.00	\$1,042,766.49	\$149,382.51
▶ B Owner's Requirements	\$371,787.00	\$20,091.00	\$391,878.00	\$348,377.00	\$42,615.00	\$299,890.75	\$91,101.25
▶ C Construction	\$14,000,000.00	\$1,060,115.35	\$15,060,115.35	\$14,042,775.00	\$1,236,597.73	\$8,314,646.98	\$7,055,533.43
▶ D Permits, Utility Fees, Impact Fees & Resource Rights	\$803,458.00	(\$187,340.61)	\$616,117.39	\$512,032.04	\$0.00	\$459,392.04	\$52,640.00
▶ E Fixtures Furnishings & Equipment	\$310,000.00	\$0.00	\$310,000.00	\$150,129.73	\$0.00	\$29,739.90	\$120,389.83
▶ F Technology	\$280,000.00	\$0.00	\$280,000.00	\$177,641.38	\$0.00	\$0.00	\$177,641.38
▶ G Contingencies & Escalation	\$1,950,000.00	(\$954,057.74)	\$995,942.26	\$0.00	\$0.00	\$0.00	\$0.00
<b>Total</b>	<b>\$18,754,453.00</b>	<b>\$0.00</b>	<b>\$18,754,453.00</b>	<b>\$16,270,163.15</b>	<b>\$1,432,153.73</b>	<b>\$10,146,436.16</b>	<b>\$7,646,688.40</b>

**MVFMM – Mead Masterplan**

Project Accounting	Budget			Commitments		Actual	
	A Initial Budget	B Budget Changes	C Current Budget A+B	D Contracts, POs, Expenses	E Change Orders	J Incurred Costs	K Balance To Finish (G-J)
▶ A Mountain View Fire (MVF)	\$3,033,617.00	\$27,500.00	\$3,061,117.00	\$2,430,164.98	\$129,298.08	\$1,991,877.58	\$567,585.49
▼ A.1 MVF Design	\$91,000.00	(\$2,325.00)	\$88,675.00	\$63,500.00	\$25,175.00	\$84,727.50	\$3,947.50
▼ A.2 MVF Owners Responsibility	\$192,600.00	(\$90,815.86)	\$101,784.14	\$91,437.27	\$0.00	\$91,995.96	(\$58.69)
▼ A.3 MVF Construction	\$1,476,055.00	\$11,717.49	\$1,487,772.49	\$1,398,763.20	\$104,123.08	\$938,689.61	\$564,196.68
▼ A.4 MVF Permits, Utility Fees, Impact Fees & Resource Rights	\$978,750.00	\$65,214.51	\$1,043,964.51	\$876,464.51	\$0.00	\$876,464.51	\$0.00
▼ A.5 MVF Technology	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
▼ A.6 MVF Contingency & Escalation	\$295,212.00	\$43,708.86	\$338,920.86	\$0.00	\$0.00	\$0.00	\$0.00
<b>Total</b>	<b>\$6,305,234.00</b>	<b>\$0.00</b>	<b>\$6,305,234.00</b>	<b>\$4,536,977.18</b>	<b>\$258,596.16</b>	<b>\$3,395,402.37</b>	<b>\$1,400,170.97</b>

Contingency Uses of Note

- Add service for SSD to hydrovac \$2,750
- Add service for SSD to prepare exhibits. \$6,375
- Construction Esmt exhibits \$800
- Potholing \$12,250
- Prairie Dog Mitigation \$5,200
- Change Order \$89,009

**MVFM Mead Station 14**

Project Accounting	Budget			Commitments		Actual	
	A Initial Budget	B Budget Changes	C Current Budget A+B	D Contracts, POs, Expenses	E Change Orders	J Incurred Costs	K Balance To Finish (G-J)
A Land & Lease Cost	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
▶ B Design & Engineering	\$1,259,562.00	\$22,652.00	\$1,282,214.00	\$1,152,821.00	\$4,531.00	\$973,186.62	\$184,165.38
▶ C Owner's Requirements	\$422,332.00	\$68,041.00	\$490,373.00	\$364,073.00	\$63,504.00	\$303,950.49	\$123,626.51
▶ D Construction	\$17,975,243.00	\$10,355.12	\$17,985,598.12	\$22,500.00	\$17,959,679.19	\$4,696,342.37	\$13,301,064.18
▶ E Permits, Utility Fees, Impact Fees & Resource Rights	\$534,057.00	\$165,132.32	\$699,189.32	\$518,131.95	\$0.00	\$518,131.95	\$0.00
▶ F Fixtures Furnishings & Equipment	\$495,000.00	\$0.00	\$495,000.00	\$44,534.97	\$0.00	\$22,267.48	\$22,267.49
▶ G Technology	\$327,000.00	\$0.00	\$327,000.00	\$154,270.14	\$0.00	\$0.00	\$154,270.14
▶ H Contingencies & Escalation	\$2,636,806.00	(\$266,180.44)	\$2,370,625.56	\$0.00	\$0.00	\$0.00	\$0.00
<b>Total</b>	<b>\$23,650,000.00</b>	<b>\$0.00</b>	<b>\$23,650,000.00</b>	<b>\$2,256,331.06</b>	<b>\$18,027,714.19</b>	<b>\$6,513,878.91</b>	<b>\$13,785,393.70</b>

Contingency Uses of Note

- Add service for Time-Lapse Camera \$6,936.19

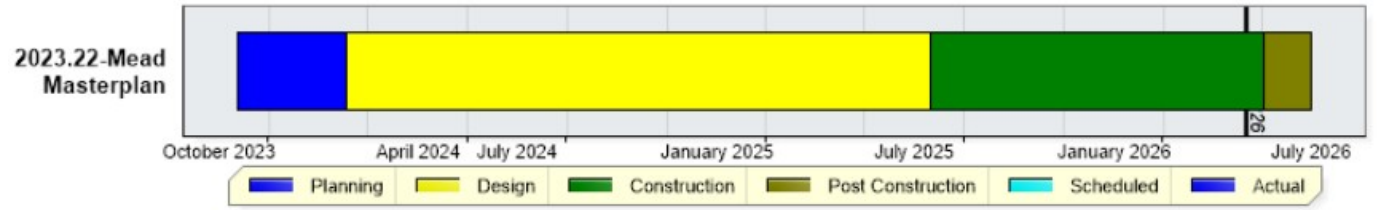


**MVF Projects Schedules**

**MVFE**



**MVFM**



**MVFM**



**MVFE – Progress Photos**



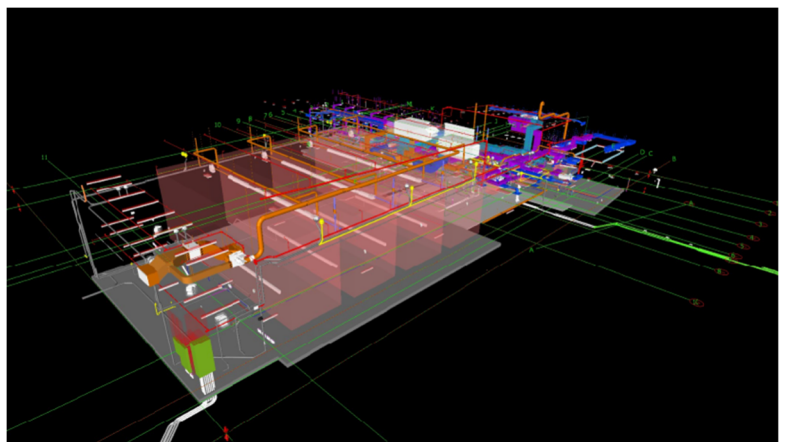
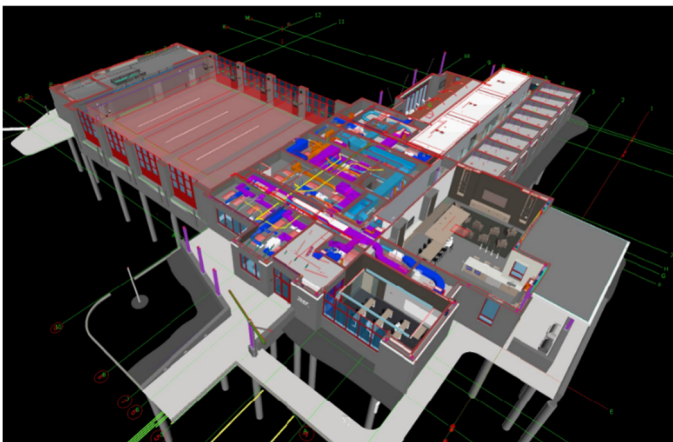
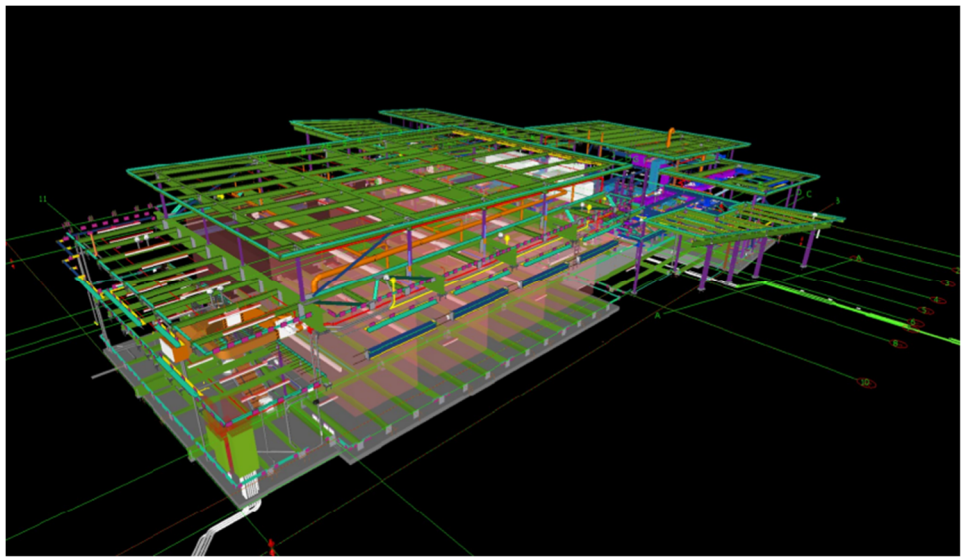
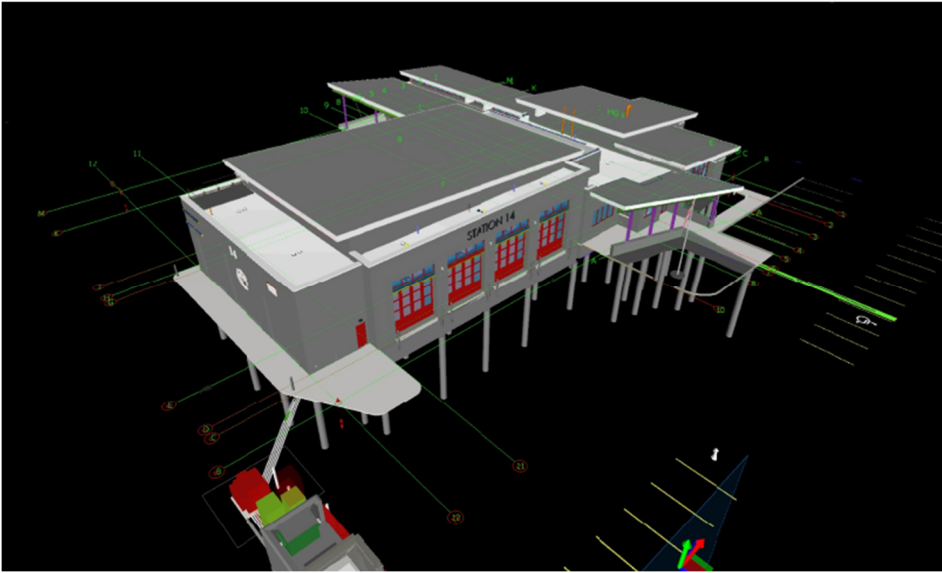
**MVFMM Project Drawings/ Progress Photos**

No updated photos

**MVFM Project Drawings/ Progress Photos**



**BIM Coordination Progress Station 14**





**Mountain View Fire Rescue**  
**Statement of Revenues and Expenditures**  
**General Fund**  
 As of March 31, 2026  
 (in Whole Numbers)

	Total Original Budget	Current Period Actual	YTD Actual	Total Remaining Budget	
BEGINNING FUND BALANCE	30,342,312	31,213,757	31,213,757	(871,445)	-3%
<b>REVENUES</b>					
Property Taxes	47,154,314	3,508,143	17,001,491	30,152,823	64%
Local TIF Reimbursements	1,319,275	-	285,825	1,033,450	78%
Specific Ownership Tax	1,886,827	158,913	519,384	1,367,443	72%
EMS Transports	1,420,000	131,033	366,227	1,053,773	74%
Fire Prevention Fees	200,000	10,557	41,345	158,655	79%
Maintenance Shop Fees	240,000	58,109	86,432	153,568	64%
Fees for Service	42,000	3,500	10,500	31,500	75%
Investment Earnings	1,720,473	95,644	253,020	1,467,453	85%
Wildland Reimbursements	105,000	6	6	104,994	100%
<b>Total REVENUES</b>	<b>54,087,889</b>	<b>3,965,905</b>	<b>18,564,230</b>	<b>35,523,659</b>	<b>66%</b>
<b>OTHER REVENUE SOURCES</b>					
Miscellaneous Revenues	229,000	11,887	12,842	216,158	94%
Insurance Proceeds	0	-	6,143	(6,143)	0%
Sale of Assets	0	-	10,000	(10,000)	0%
Oil & Gas Royalties	8,000	905	2,135	5,865	73%
Other Revenue Sources	0	-	5,548	(5,548)	0%
<b>Total OTHER REVENUE SOURCES</b>	<b>237,000</b>	<b>12,792</b>	<b>36,668</b>	<b>200,332</b>	<b>85%</b>
<b>EXPENDITURES</b>					
Salaries and Wages	28,172,884	1,962,089	6,745,758	21,427,126	76%
Overtime	2,638,706	166,921	461,220	2,177,486	83%
Benefits	11,146,093	820,620	2,758,277	8,387,816	75%
General Operating Supplies	1,734,551	150,400	323,614	1,410,937	81%
Small Equipment/Tools	719,433	40,482	66,168	653,265	91%
Non-Capital Tech Expenses	690,800	66,606	165,650	525,150	76%
Non-Capital Fleet Expense	537,400	30,557	79,843	457,557	85%
Training	708,545	18,432	91,487	617,058	87%
General Purchased Services	3,441,854	105,056	403,127	3,038,727	88%
Contract Services	1,331,800	24,614	307,220	1,024,580	77%
Repairs and Maintenance Equip	193,755	809	20,346	173,409	89%
Repairs and Maintenance Buildings	700,946	35,004	117,111	583,835	83%
Other Equipment	93,900	11,186	11,186	82,714	88%
Utilities	539,500	33,054	119,965	419,535	78%
<b>Total EXPENDITURES</b>	<b>52,650,167</b>	<b>3,465,830</b>	<b>11,670,972</b>	<b>40,979,195</b>	<b>78%</b>
<b>EXCESS/(DEFICIENCY) REVENUES AFTER EXPENDITURES</b>					
	<b>1,674,722</b>	<b>512,867</b>	<b>6,929,927</b>	<b>5,255,204</b>	
Changes in Fund Balances	0	(989,188)	(10,153)	10,153	0%
<b>TRANSFER BETWEEN FUNDS</b>					
Restricted for TABOR	(613,050)				
	(1,540,266)				
<b>ENDING FUND BALANCE</b>	<b>29,863,718</b>	<b>30,737,436</b>	<b>38,133,530</b>	<b>(8,269,812)</b>	<b>-28%</b>



**Mountain View Fire Rescue  
Budget Summary by Department  
Administration**

For the 3 Month(s) Ending March 31, 2026  
(in Whole Numbers)

	01/01/2026	Month Ending	Year Ending		
	Through 12/31/2026	03/31/2026	12/31/2026		
	Budget	Current Month Actual	YTD Actual	Remaining Budget	
52050 - Operating Supplies & Expense	26,400	801	3,379	23,021	87 %
52090 - Food/Catering	6,000	272	2,187	3,813	64 %
52200 - Awards & Celebrations	2,000	0	0	2,000	100 %
52350 - Membership/Subscriptions	20,000	550	3,343	16,658	83 %
52400 - Postage/Ups,Fed X	3,000	0	41	2,959	99 %
52450 - Uniform/Allowance	54,575	70	1,144	53,431	98 %
52880 - Travel Costs/Per Diems	33,550	1,055	1,646	31,904	95 %
53000 - General Purchased Services	2,000	0	1,840	160	8 %
53060 - Board Expenses	500	0	0	500	100 %
53070 - Board Member Training/Travel	4,000	0	0	4,000	100 %
53100 - Printing Legal Notices	5,000	88	556	4,444	89 %
53200 - Legal Fees	207,280	4,645	19,314	187,966	91 %
53300 - Elections	250,000	0	0	250,000	100 %
53420 - Contract Labor Services	150,000	328	986	149,014	99 %
53550 - Training Seminars	19,800	0	0	19,800	100 %
53650 - Exams And Certifications	2,000	0	0	2,000	100 %
53950 - Contingency Reserve	1,307,957	0	0	1,307,957	100 %
54100 - District Liability Insurance	430,000	39,392	109,097	320,903	75 %
55250 - Non-Capital Equip <\$5K	3,000	0	0	3,000	100 %
<b>Total Department Expenses</b>	<b>2,527,062</b>	<b>47,201</b>	<b>143,533</b>	<b>2,383,529</b>	<b>94 %</b>

**JANUARY NOTES:**

**FS1-1** - Account 53000 - Annual accreditation fee.



**Mountain View Fire Rescue  
Budget Summary by Department  
Communications**

For the 3 Month(s) Ending March 31, 2026  
(in Whole Numbers)

	01/01/2026				
	Through 12/31/2026	Month Ending 03/31/2026	Year Ending 12/31/2026		
	Budget	Current Month Actual	YTD Actual	Remaining Budget	
52050 - Operating Supplies & Expense	5,000	206	622	4,378	88 %
52090 - Food/Catering	2,000	0	62	1,938	97 %
52230 - Promotional & Marketing	5,000	0	0	5,000	100 %
52350 - Membership/Subscriptions	1,000	0	240	760	76 %
52370 - Public Education Supplies	500	0	0	500	100 %
52400 - Postage/Ups,Fed X	250	0	0	250	100 %
52450 - Uniform/Allowance	525	0	0	525	100 %
52600 - Misc Supplies & Expense	1,000	0	0	1,000	100 %
52880 - Travel Costs/Per Diems	3,000	0	0	3,000	100 %
53100 - Printing Legal Notices	300	0	0	300	100 %
53550 - Training Seminars	3,000	0	0	3,000	100 %
<b>Total Department Expenses</b>	<b>\$ 21,575</b>	<b>\$ 206</b>	<b>\$ 924</b>	<b>\$ 20,651</b>	<b>96 %</b>

**JANUARY NOTES:**

**FS1-2** - Account 52350 - 2026 memberships for National Information Officers and Emergency Services PIO (ESPIOC).



**Mountain View Fire Rescue**  
**Budget Summary by Department**  
**Information Technology Service**  
 For the 3 Month(s) Ending March 31, 2026  
 (in Whole Numbers)

	01/01/2026				
	Through 12/31/2026	Month Ending 03/31/2026	Year Ending 12/31/2026		
	Budget	Current Month Actual	YTD Actual	Remaining Budget	
52050 - Operating Supplies & Expense	34,000	10	10	33,990	100 %
52090 - Food/Catering	500	0	0	500	100 %
52110 - Tech-Hardware & Accessories	100,000	6,073	19,851	80,149	80 %
52120 - Tech-Software & Applications	438,150	37,436	112,582	325,568	74 %
52400 - Postage/Ups,Fed X	250	0	0	250	100 %
52450 - Uniform/Allowance	1,575	0	0	1,575	100 %
52880 - Travel Costs/Per Diems	6,000	0	866	5,134	86 %
53000 - General Purchased Services	16,000	0	0	16,000	100 %
53110 - Tech Expense-Maintenance & Sup	25,000	7,528	9,608	15,392	62 %
53420 - Contract Labor Services	70,000	0	0	70,000	100 %
53460 - R & M Equipment	53,000	364	416	52,584	99 %
53550 - Training Seminars	6,000	864	864	5,136	86 %
53590 - Dispatching Service	70,200	0	0	70,200	100 %
53750 - Telecom, Cell Phones	57,000	11,239	17,195	39,805	70 %
53770 - Utilities, Telephone & Cable	13,000	1,023	2,821	10,179	78 %
53810 - Utilities, Data Services	150,000	9,417	47,479	102,521	68 %
<b>Total Department Expenses</b>	<b>\$ 1,040,675</b>	<b>\$ 73,854</b>	<b>\$ 211,692</b>	<b>\$ 828,983</b>	<b>80 %</b>

**JANUARY NOTES:**

**FS1-3** - Account 53810 - Starlink Account Migration & Additional Services.



**Mountain View Fire Rescue  
Budget Summary by Department  
Human Resources**

For the 3 Month(s) Ending March 31, 2026  
(in Whole Numbers)

	<b>01/01/2026</b>				
	<b>Through</b>	<b>Month Ending</b>	<b>Year Ending</b>		
	<b>12/31/2026</b>	<b>03/31/2026</b>	<b>12/31/2026</b>		
	<b>Current Month</b>		<b>YTD</b>		
	<b>Budget</b>	<b>Actual</b>	<b>Actual</b>	<b>Remaining Budget</b>	
52050 - Operating Supplies & Expense	3,100	47	1,192	1,908	62 %
52090 - Food/Catering	33,663	2,101	7,991	25,672	76 %
52110 - Tech-Hardware & Accessories	250	0	0	250	100 %
52200 - Awards & Celebrations	95,000	12,594	15,415	79,585	84 %
52350 - Membership/Subscriptions	11,400	0	700	10,700	94 %
52400 - Postage/Ups,Fed X	250	0	0	250	100 %
52450 - Uniform/Allowance	83,430	0	250	83,180	100 %
52630 - Training Library	0	62	62	(62)	0 %
52670 - Mileage	500	0	0	500	100 %
52880 - Travel Costs/Per Diems	10,000	(350)	1,829	8,171	82 %
53000 - General Purchased Services	23,897	699	13,443	10,454	44 %
53040 - Fitness Memberships	5,439	366	1,227	4,212	77 %
53220 - Employee Testing	55,856	321	816	55,040	99 %
53240 - Recruiting/Hiring Services	15,000	3,050	4,550	10,450	70 %
53420 - Contract Labor Services	526,820	2,354	223,002	303,818	58 %
53460 - R & M Equipment	1,000	445	1,576	(576)	(58) % <b>FS3-1</b>
53500 - Wellness Check/Annual Physical	205,600	8,000	8,000	197,600	96 %
53530 - Health Screening-Rtw	212,341	0	0	212,341	100 %
53550 - Training Seminars	31,050	0	3,715	27,335	88 %
53650 - Exams And Certifications	3,870	0	0	3,870	100 %
53660 - Tuition Reimbursement	100,000	3,729	15,325	84,675	85 %
55250 - Non-Capital Equip <\$5K	1,700	50	51	1,649	97 %
<b>Total Department Expenses</b>	<b>\$ 1,420,166</b>	<b>\$ 33,468</b>	<b>\$ 299,144</b>	<b>\$ 1,121,022</b>	<b>79 %</b>

**FS3-1** - Account 53460 - Purchase of parts and repairs of stationary bikes at the stations; will be netted with the remaining total budget.

**JANUARY NOTES:**

**FS1-4** - Account 53000 - Therm-X heat/cold machine for light duty to rehab injuries that is covered by the Cigna Wellness funds.

**FS1-5** - Account 53460 - Maintenance of bikes & other workout equipment.



**Mountain View Fire Rescue**  
**Budget Summary by Department**  
**Financial Services**  
 For the 3 Month(s) Ending March 31, 2026  
 (in Whole Numbers)

	01/01/2026		Year Ending		
	Through 12/31/2026	Month Ending 03/31/2026	12/31/2026		
	Current Month		YTD Actual	Remaining Budget	
	Budget	Actual			
52050 - Operating Supplies & Expense	400	0	0	400	100 %
52090 - Food/Catering	700	153	153	547	78 %
52250 - Bank Charges	1,000	0	0	1,000	100 %
52270 - Misc. Fees	1,050	0	33	1,017	97 %
52350 - Membership/Subscriptions	500	0	0	500	100 %
52400 - Postage/Ups,Fed X	500	0	128	372	74 %
52450 - Uniform/Allowance	2,100	0	0	2,100	100 %
52880 - Travel Costs/Per Diems	4,000	0	1,235	2,765	69 %
53000 - General Purchased Services	0	0	186	(186)	0 %
53150 - Audit & Accounting	32,000	0	0	32,000	100 %
53420 - Contract Labor Services	132,000	9,527	28,640	103,360	78 %
53550 - Training Seminars	5,300	0	1,900	3,400	64 %
53900 - Tax Collection Fee(Purch Svcs)	711,740	52,626	255,016	456,724	64 %
<b>Total Department Expenses</b>	<b>\$ 891,290</b>	<b>\$ 62,306</b>	<b>\$ 287,291</b>	<b>\$ 603,999</b>	<b>68 %</b>

**FEBRUARY NOTES:**

**FS2-1** - Account 53900 - Tax collection fees are higher in the initial months of the tax season.

**JANUARY NOTES:**

**FS1-6** - Account 52880 - Deposit for lodging to annual JMT accounting conference in May.

**FS1-7** - Account 53000 - Processing of 1099s; will be netted with the remaining total budget.

**FS1-8** - Account 53550 - JMT Innovate conference.



**Mountain View Fire Rescue  
Budget Summary by Department  
Emergency Operations**

For the 3 Month(s) Ending March 31, 2026  
(in Whole Numbers)

	01/01/2026				
	Through 12/31/2026	Month Ending 03/31/2026	Year Ending 12/31/2026		
	Budget	Current Month Actual	YTD Actual	Remaining Budget	
52050 - Operating Supplies & Expense	151,250	41,405	61,203	90,047	60 %
52090 - Food/Catering	28,300	2,552	5,528	22,772	80 %
52110 - Tech-Hardware & Accessories	12,000	2,289	2,329	9,671	81 %
52120 - Tech-Software & Applications	5,000	18	52	4,948	99 %
52350 - Membership/Subscriptions	34,400	15,500	17,809	16,591	48 % <b>FS3-2</b>
52400 - Postage/Ups,Fed X	450	0	286	164	36 %
52440 - Janitorial Supplies	57,050	1,996	7,024	50,026	88 %
52450 - Uniform/Allowance	133,400	15,605	35,746	97,654	73 %
52550 - Small Equipment	10,700	0	1,034	9,666	90 %
52560 - Saw Supplies/Accessories	9,400	0	0	9,400	100 %
52570 - Fire Extinguishers	5,556	0	345	5,211	94 %
52590 - BC Station Allowance	5,000	0	255	4,745	95 %
52610 - FF Equipment	65,200	17,559	20,573	44,627	68 % <b>FS3-3</b>
52630 - Training Library	5,650	0	912	4,738	84 %
52650 - Fuel	0	1,205	1,205	(1,205)	0 % <b>FS3-4</b>
52690 - Scba Supplies/Parts	37,100	0	588	36,512	98 %
52700 - Hose/Nozzle Supplies	28,500	6,027	12,976	15,524	54 % <b>FS3-5</b>
52710 - Ems Disposables	200,000	13,362	36,152	163,848	82 %
52720 - Ems Durables	10,200	2,110	5,511	4,689	46 % <b>FS3-6</b>
52880 - Travel Costs/Per Diems	67,500	7,016	12,696	54,804	81 %
53000 - General Purchased Services	22,900	452	8,213	14,687	64 %
53180 - Honor Guard	11,168	0	0	11,168	100 %
53320 - Repairs/Maintenance, Saws	16,600	0	840	15,760	95 %
53330 - Repairs/Maint, Extinguishers	6,575	0	0	6,575	100 %
53350 - Repairs & Maint, Hose/Nozzles	8,000	0	0	8,000	100 %
53360 - Repairs/Maint-Ff Equip	3,500	0	269	3,231	92 %
53420 - Contract Labor Services	108,500	7,759	35,278	73,222	67 %
53460 - R & M Equipment	57,000	0	11,331	45,669	80 %
53470 - Repairs & Maintenance, Vehicles	0	0	19	(19)	0 %
53480 - Repairs & Maintenance, Building	6,250	139	419	5,831	93 %
53550 - Training Seminars	235,950	9,522	61,244	174,706	74 %
53560 - Academy Fees	207,500	0	0	207,500	100 %
53600 - Authority Fee	102,000	0	0	102,000	100 %
53620 - Scba Repair/Maint/Testing	30,500	0	3,640	26,860	88 %
53630 - Protective Clothing Repairs	19,324	0	0	19,324	100 %
53650 - Exams And Certifications	46,880	2,478	3,438	43,442	93 %
53670 - Mileage Reimbursement	500	43	148	352	70 %
53720 - Landscaping Maintenance	2,850	0	0	2,850	100 %
53780 - Utilities, Trash	1,000	0	0	1,000	100 %
53800 - Ems Purchased Services	6,500	0	0	6,500	100 %
55200 - Protective Gear/Equip	446,526	10,029	16,375	430,151	96 %
55250 - Non-Capital Equip <\$5K	41,100	223	392	40,708	99 %
55500 - Training Equipment	8,900	2,500	2,500	6,400	72 %
<b>Total Department Expenses</b>	<b>\$ 2,256,680</b>	<b>\$ 159,789</b>	<b>\$ 366,330</b>	<b>\$ 1,591,738</b>	<b>71 %</b>

**FS3-2** - Account 52350 - Annual fee for Boulder County Regional Training Center.

**FS3-3** - Account 52610 - Replacement of ladders.

**FS3-4** - Account 52650 - Will be reimbursed by the Wildland.

**FS3-5** - Account 52700 - Nozzle and hose replacements.

**FS3-6** - Account 52720 - Current replacement needs; may stabilize later in the year.

**FEBRUARY NOTES:**

**FS2-2** - Account 52050 - Supplies related to Hazmat foam change over.

**JANUARY NOTES:**

**FS1-9** - Account 53550 - Blue Card Instructor training; Consulting for Training Program Development for Tech Rescue.

**FS1-10** - Account 55500 - Purchase of 20 wrecked vehicles for extrication training.



**Mountain View Fire Rescue  
Budget Summary by Department  
Life Safety**

For the 3 Month(s) Ending March 31, 2026  
(in Whole Numbers)

	01/01/2026				
	Through	Month Ending	Year Ending		
	12/31/2026	03/31/2026	12/31/2026		
	Current Month		YTD		
	Budget	Actual	Actual	Remaining Budget	
52050 - Operating Supplies & Expense	3,400	21	240	3,160	93 %
52090 - Food/Catering	8,100	1,518	1,821	6,279	78 %
52110 - Tech-Hardware & Accessories	1,650	0	0	1,650	100 %
52350 - Membership/Subscriptions	8,025	586	3,696	4,329	54 %
52370 - Public Education Supplies	72,100	3,919	11,878	60,222	84 %
52380 - Fire Investigation Supplies	2,400	160	515	1,885	79 %
52450 - Uniform/Allowance	6,725	1,052	1,305	5,420	81 %
52550 - Small Equipment	500	97	97	403	81 %
52630 - Training Library	200	65	65	135	68 %
52650 - Fuel	0	77	76	(76)	0 %
52880 - Travel Costs/Per Diems	19,050	139	1,283	17,767	93 %
53550 - Training Seminars	12,630	950	1,952	10,678	85 %
53650 - Exams And Certifications	6,340	408	782	5,558	88 %
55250 - Non-Capital Equip <\$5K	5,000	0	0	5,000	100 %
<b>Total Department Expenses</b>	<b>\$ 146,120</b>	<b>\$ 8,992</b>	<b>\$ 23,710</b>	<b>\$ 122,410</b>	<b>84 %</b>

**FEBRUARY NOTES:**

**FS2-3** - Account 52350 - National Fire Protection Association (NFPA) membership renewal & access.



**Mountain View Fire Rescue**  
**Budget Summary by Department**  
**Fleet Operation**  
 For the 3 Month(s) Ending March 31, 2026  
 (in Whole Numbers)

	01/01/2026				
	Through	Month Ending	Year Ending		
	12/31/2026	03/31/2026	12/31/2026	12/31/2026	12/31/2026
	Budget	Current Month Actual	YTD Actual	Remaining Budget	
52050 - Operating Supplies & Expense	316,000	23,300	56,604	259,396	82 %
52080 - Ambulance Expenses	1,650	0	0	1,650	100 %
52090 - Food/Catering	1,500	54	271	1,229	82 %
52120 - Tech-Software & Applications	33,750	361	2,270	31,480	93 %
52270 - Misc. Fees	5,365	215	924	4,441	83 %
52340 - Outside Svc-Supplies/Materials	0	9,396	21,497	(21,497)	0 %
52350 - Membership/Subscriptions	1,000	0	0	1,000	100 %
52400 - Postage/Ups,Fed X	2,625	0	0	2,625	100 %
52450 - Uniform/Allowance	18,475	606	2,004	16,471	89 %
52650 - Fuel	275,000	18,186	40,563	234,437	85 %
52660 - Tires	94,500	854	7,374	87,126	92 %
52880 - Travel Costs/Per Diems	31,500	556	10,266	21,234	67 %
53000 - General Purchased Services	0	18	37	(37)	0 %
53110 - Tech Expense-Maintenance & Sup	12,000	1,620	1,620	10,380	87 %
53470 - Repairs & Maintenance, Vehicles	167,900	840	9,109	158,791	95 %
53550 - Training Seminars	19,300	355	1,363	17,937	93 %
53640 - Annual Equip Testing	10,580	0	0	10,580	100 %
53650 - Exams And Certifications	0	0	(135)	135	0 %
54100 - District Liability Insurance	20,000	0	0	20,000	100 %
55250 - Non-Capital Equip <\$5K	14,950	4,387	7,866	7,084	47 %
<b>Total Department Expenses</b>	<b>\$ 1,026,095</b>	<b>\$ 60,748</b>	<b>\$ 161,633</b>	<b>\$ 864,462</b>	<b>84 %</b>

**FS3-7**

**FS3-7** - Account 55250 - Purchase of tire assembly lift.

**FEBRUARY NOTES:**

**FS2-4** - Account 52880 - Travel Expenses for EVT Conference in Orlando and final ambulance inspection in Indiana.

**JANUARY NOTES:**

**FS1-11** - Account 52340 - Supplies/parts purchased for billable work only; offset by revenue collected.



**Mountain View Fire Rescue**  
**Budget Summary by Department**  
**Fleet Operation**  
 For the 3 Month(s) Ending March 31, 2026  
 (in Whole Numbers)

	01/01/2026				
	Through 12/31/2026	Month Ending 03/31/2026	Year Ending 12/31/2026		
	Budget	Current Month Actual	YTD Actual	Remaining Budget	
52050 - Operating Supplies & Expense	82,800	2,571	11,547	71,253	86 %
52120 - Tech-Software & Applications	6,000	144	144	5,856	98 %
52440 - Janitorial Supplies	8,500	755	2,733	5,767	68 %
52450 - Uniform/Allowance	1,600	0	0	1,600	100 %
52880 - Travel Costs/Per Diems	1,500	0	0	1,500	100 %
53000 - General Purchased Services	5,000	0	0	5,000	100 %
53420 - Contract Labor Services	35,000	0	0	35,000	100 %
53440 - Janitorial Services	60,046	2,351	14,164	45,882	76 %
53480 - Repairs & Maintenance, Building	243,800	18,054	43,396	200,404	82 %
53490 - Repairs & Maint. Appliances	7,000	0	532	6,468	92 %
53550 - Training Seminars	3,075	0	0	3,075	100 %
53610 - Alarm System Service Fees	23,000	0	2,940	20,060	87 %
53700 - Hvac/Mechanical Repairs	270,000	13,048	53,255	216,745	80 %
53720 - Landscaping Maintenance	95,000	1,412	2,937	92,063	97 %
53760 - Utilities, Electric & Gas	264,000	18,604	52,743	211,257	80 %
53780 - Utilities, Trash	40,000	2,797	8,721	31,279	78 %
53790 - Utilities, Water & Sewer	71,500	1,212	8,201	63,299	89 %
54100 - District Liability Insurance	20,000	0	0	20,000	100 %
55110 - Furniture & Fixtures	85,000	8,686	8,686	76,314	90 %
55250 - Non-Capital Equip <\$5K	40,000	0	363	39,637	99 %
<b>Total Department Expenses</b>	<b>\$ 1,362,821</b>	<b>\$ 69,634</b>	<b>\$ 210,362</b>	<b>\$ 1,152,459</b>	<b>85 %</b>



**Mountain View Fire Rescue**  
**Statement of Revenues and Expenditures**  
**Capital Reserve Fund**

For the 2 Month(s) Ending March 31, 2026  
(in Whole Numbers)

	Total Original Budget	Current Actual	YTD Actual	Total Budget
<b>Administration</b>				
90000--Capital Projects Contingency	182,700	0	0	182,700
<b>Total Administration</b>	<b>182,700</b>	<b>0</b>	<b>0</b>	<b>182,700</b>
<b>Information Technology Service</b>				
90009--Radio Replacement Plan	206,646	0	28,341	178,305
90024--Software Implementation	17,300	0	17,280	20
<b>Total Information Technology Service</b>	<b>223,946</b>	<b>0</b>	<b>45,621</b>	<b>178,325</b>
<b>Human Resources</b>				
90032--Wellness Program Equip	51,940	0	16,017	35,923
<b>Total Human Resources</b>	<b>51,940</b>	<b>0</b>	<b>16,017</b>	<b>35,923</b>
<b>Emergency Operations</b>				
90007--SCBA Replacement	1,306,384	156,342	156,342	1,150,042
90008--EMS Pram Replacement	498,181	0	0	498,181
90009--Radio Replacement Plan	58,878	0	0	58,878
90010--Extrication Equip Replacement	53,554	0	0	53,554
90014--Engine Replacement Program	51,881	0	0	51,881
90027--EMS Monitor Replacment	527,978	0	0	527,979
90028--EMS Equip Replacement	156,206	0	0	156,206
90029--Capital Training Equip	175,000	97,475	97,475	77,525
90031--TIC Replacement	48,772	0	0	48,772
90040--EMS Stair Chair Replacement	58,321	0	0	58,321
99052--EMS Blood Program	43,000	8,179	8,179	25,136
99054--Tech Rescue Badger Box	20,000	0	0	20,000
99058--Tech Rescue Vortex Tool	5,500	0	0	5,500
99060--Portable Training Equipment	19,800	0	0	19,800
<b>Total Emergency Operations</b>	<b>3,023,455</b>	<b>261,996</b>	<b>261,996</b>	<b>2,751,775</b>
<b>Fleet Operation</b>				
90014--Engine Replacement Program	10,495,020	0	0	10,495,020
90015--Hazmat Custom Replacement	251,332	0	0	251,332
90016--Aerial Replacement	3,870,589	0	0	3,870,589
90018--Wildland Utility Replacement	824,043	0	0	824,043
90020--Fleet Replacement Program	2,330,709	127,945	127,944	2,188,861
90021--Ambulance Replacement	450,798	0	0	450,798
90039--Maintenance/Fleet Bldg & Equip	0	0	0	(7,085)
99014--Engine Replacement-Strategic	1,286,667	11,441	11,442	1,258,299
99020--Fleet Replacement-Strategic	0	0	0	(91,617)
99021--Ambulance	700,000	677,487	679,846	18,517
99045--Fleet Refurbish Project	17,000	0	0	17,000
99066--Shop Fabrication Tools/Equip	66,500	0	64,065	2,436
99070--Air Ride Seats for INT202	25,000	0	0	25,000
99215--New Engine Purchase	1,286,667	89,854	92,473	1,174,176
<b>Total Fleet Operation</b>	<b>21,604,325</b>	<b>906,727</b>	<b>975,770</b>	<b>20,477,369</b>
<b>Stations And Grounds</b>				

90011--Admin Bldg Improvements	70,260	0	0	70,260
90039--Maintenance/Fleet Bldg & Equip	34,643	3,723	6,175	28,468
91000--Station Capital Improvements	239,913	410	410	220,180
91010--Station 10 Capital Improvement	0	(410)	0	0
99040--New Station Build	34,582,953	1,372,094	3,216,221	29,437,670
99043--Capital Appliances/Fixed Equip	6,500	0	0	6,500
99047--Marshall Mesa Cistern	0	0	136	(683)
99050--Monarch Park Project	0	0	25,391	(25,391)
Total Stations And Grounds	<u>34,934,269</u>	<u>1,375,817</u>	<u>3,248,333</u>	<u>29,737,004</u>
Total All Active Dept	<u>60,020,635</u>	<u>2,544,540</u>	<u>4,547,737</u>	<u>53,363,096</u>

**FEBRUARY NOTES:**

**FS2-5** - Program 90029, Dept. 200 - 50% downpayment for production of Taylor's Series 40+ fire training equipment.

**JANUARY NOTES:**

**FS1-12** - Program 99215, Dept. 600 - New Engine purchase that was budgeted in 2025 that didn't get carried over.



**Mountain View Fire Rescue**  
**Statement of Financial Position**  
**General Fund**

As of March 31, 2026  
(in Whole Numbers)

	<b>Prior Month</b> <b>02/28/2026</b>	<b>Month Ending</b> <b>03/31/2026</b>	<b>Period Ending</b> <b>03/31/2026</b>
	Actual	Period difference	Year to Date Balance
<b>Assets</b>			
Cash in Bank	658,600	132,165	790,765
Cash with County Treasurer	13,083,314	(9,468,883)	3,614,431
Cash invested in COLOTRUST	21,973,733	10,178,449	32,152,182
Accounts Receivable	1,254,914	(310,260)	944,654
Accrued Property Taxes	34,143,006	(3,498,015)	30,644,991
Prepaid Expenses	1,063,935	(91,198)	972,738
Due from Other Funds	25,012	0	25,011
<b>Total Assets</b>	<b>72,202,514</b>	<b>(3,057,742)</b>	<b>69,144,772</b>
<b>Liabilities</b>			
Accounts Payable	620,961	(39,524)	581,438
Deferred Revenue	34,146,582	(3,498,014)	30,648,567
Due to Other Funds	3	0	3
<b>Total Liabilities</b>	<b>34,767,546</b>	<b>(3,537,538)</b>	<b>31,230,008</b>
<b>Fund Balances</b>			
Restricted	1,224,843	0	1,224,843
Assigned	(10,995,500)	12,113,050	1,117,550
Unassigned	133,765,412	(64,544,446)	69,220,966
Transfer to/From Other Funds	(86,559,788)	52,911,192	(33,648,595)
<b>Total Fund Balances</b>	<b>37,434,967</b>	<b>479,796</b>	<b>37,914,764</b>
<b>Liabilities &amp; Fund Balance</b>	<b>72,202,514</b>	<b>(3,057,742)</b>	<b>69,144,772</b>



**Mountain View Fire Rescue**  
**Statement of Financial Position**  
**Capital Reserve Fund**  
 As of March 31, 2026  
 (in Whole Numbers)

	<b>Prior Month</b> <b>02/28/2026</b>	<b>Month Ending</b> <b>03/31/2026</b>	<b>Period Ending</b> <b>03/31/2026</b>
	Actual	Period difference	Year to Date Balance
<b>Assets</b>			
Cash invested in COLOTRUST	63,200,368	(2,643,118)	60,557,250
Accounts Receivable	1,250	200	1,450
<b>Total Assets</b>	<b>63,201,618</b>	<b>(2,642,918)</b>	<b>60,558,700</b>
<b>Liabilities</b>			
Accounts Payable	1,727,385	(327,306)	1,400,079
Due to Other Funds	5,844	0	5,843
<b>Total Liabilities</b>	<b>1,733,229</b>	<b>(327,306)</b>	<b>1,405,922</b>
<b>Fund Balances</b>			
Assigned	4,785,985	0	4,785,985
Unassigned	(29,856,466)	(2,348,681)	(32,205,147)
Transfer to/From Other Funds	86,538,870	33,070	86,571,940
<b>Total Fund Balances</b>	<b>61,468,389</b>	<b>(2,315,611)</b>	<b>59,152,778</b>
<b>Liabilities &amp; Fund Balance</b>	<b>63,201,618</b>	<b>(2,642,918)</b>	<b>60,558,700</b>



**Mountain View Fire Rescue**  
**Statement of Financial Position**  
**Debt Service Fund**  
 As of March 31, 2026  
 (in Whole Numbers)

	<b>Prior Month</b> <b>02/28/2026</b>	<b>Month Ending</b> <b>03/31/2026</b>	<b>Period Ending</b> <b>03/31/2026</b>
	Actual	Period difference	Year to Date Balance
<b>Assets</b>			
Cash with County Treasurer	195,731	(138,906)	56,825
Cash invested in COLOTRUST	86,489	222,775	309,264
Accrued Property Taxes	426,157	(55,903)	370,254
Due from Other Funds	5,846	0	5,846
<b>Total Assets</b>	<b>714,223</b>	<b>27,966</b>	<b>742,189</b>
<b>Liabilities</b>			
Accounts Payable	(26,292)	26,292	0
Deferred Revenue	426,157	(55,903)	370,254
Due to Other Funds	25,011	0	25,012
<b>Total Liabilities</b>	<b>424,876</b>	<b>(29,611)</b>	<b>395,266</b>
<b>Fund Balances</b>			
Unassigned	289,347	57,577	346,923
<b>Total Fund Balances</b>	<b>289,347</b>	<b>57,577</b>	<b>346,923</b>
<b>Liabilities &amp; Fund Balance</b>	<b>714,223</b>	<b>27,966</b>	<b>742,189</b>

STATE OF COLORADO )  
 ) ss.  
COUNTY OF BOULDER )

BEFORE THE BOARD OF DIRECTORS  
OF THE  
MOUNTAIN VIEW FIRE PROTECTION DISTRICT

IN THE MATTER OF EXCLUSION OF  
LANDS WITHIN THE MOUNTAIN VIEW  
FIRE PROTECTION DISTRICT

CERTIFIED BOARD ORDER OF EXCLUSION

**THIS MATTER COMING ON TO BE HEARD ON** May 19, 2026, by the Board of Directors of the Mountain View Fire Protection District (District), the Board hereby finds:

1. That a written Petition in compliance with § 32-1-501(1), C.R.S. was filed with the Board of Directors requesting exclusion from the District of the Mountain Crest Subdivision properties, more fully described as:

LOTS 1-13, AND OUTLOT A AND OUTLOT B, MOUNTAIN CREST SUBDIVISION, COUNTY OF BOULDER, STATE OF COLORADO

2. That said Petition was signed by 100% of the fee owners of the respective real property to be excluded, and that the said signatures were acknowledged in the same manner as conveyances of land are required to be acknowledged; and that the Petition complies with all requirements as specified by law.

3. That the Board fixed a hearing upon said Petition for May 19, 2026 at District's Administration Building, 6328 Monarch Park Place, Niwot, CO 80503 at 6:00 p.m. A Notice thereof, as required by law, was published in the *Longmont Times Call*, a newspaper of general circulation in the District.

4. That the conditions fixed by the Board and required by law for exclusions have been satisfied and accepted.

5. That no written objections to the granting of the Petition were presented to the Board.

6. That the Board has heard all matters relative to the Petition at a public meeting held at the time and on the date set forth in Paragraph 3 above, and pursuant to § 32-1-501(3), C.R.S. finds:

6.1 That such exclusion is in the best interest of the properties seeking exclusion;

6.2 Exclusion is in the best interest of District and Boulder County;

6.3 The cost and benefits to the properties seeking exclusion of the provision of the District services weighs in favor of exclusion as the properties can be served by a neighboring district at a reasonable cost as part of an annexation agreement to the City of Longmont;

6.4 The exclusion of the properties will not have an adverse impact on service by the District to other properties within the District's boundaries;

6.5 The City of Longmont will provide economical and reasonable service to the properties on a comparable basis to the District;

6.6 There are no employment or economic impacts arising from this exclusion;

6.7 Denial of the petition may have a negative economic impact on the region, surrounding area and state as a whole by precluding efficient development of annexed property under a different service provider;

6.8 There is no additional cost to be levied on other properties within the District if this exclusion is granted.

**WHEREFORE, IT IS ORDERED BY THE BOARD OF DIRECTORS OF MOUNTAIN VIEW FIRE PROTECTION DISTRICT** that the Petition be granted and the property situated in the County of Boulder, State of Colorado, described above, be and hereby is, excluded from the Mountain View Fire Protection District.

DATED: May 19, 2026

**MOUNTAIN VIEW FIRE PROTECTION DISTRICT**

\_\_\_\_\_  
President

The undersigned, Secretary of the Mountain View Fire Protection District, hereby certifies that the foregoing Order is a true, complete and correct copy of an Order of the Board of Directors of the Mountain View Fire Protection District duly and regularly entered by the Board at its regular public meeting held on May 19, 2026.

\_\_\_\_\_  
Secretary

(SEAL)

STATE OF COLORADO )  
 ) ss  
COUNTY OF BOULDER )

BEFORE THE BOARD OF DIRECTORS OF  
MOUNTAIN VIEW FIRE PROTECTION DISTRICT

**PETITION FOR EXCLUSION**

Property Owner(s) Mountain Crest Development, LLC hereby petition that the following-described real property be excluded from the Mountain View Fire Protection District pursuant to § 32-1-501(1), C.R.S., and in support of said petition state the following:

1. The undersigned is/are the Owner(s) of 100% of the following-described real property located in the County of (circle one) Boulder or Weld, State of Colorado, being presently in the Mountain View Fire Protection District.

(Insert Full Legal Description, or attach as **Exhibit A**, the full legal description of the property sought to be excluded)

Lots 1-8 and 10-13, and Outlot A and Outlot B, Mountain Crest Subdivision, \_\_\_\_\_  
County of Boulder, State of Colorado

**A COPY OF THE DEED(S) WHEREBY TITLE WAS ACQUIRED IS/ARE ATTACHED HERETO. IF APPROPRIATE ATTACH SKETCH OR MAP OF PROPERTY.**

2. This Petition is accompanied by an initial deposit in the amount of \$1,000.00 for the costs and expenses of the exclusion proceedings that are to be incurred by the Mountain View Fire Protection District. The Owners acknowledge that in the event the District's costs and expenses connected with this proceeding exceed the deposit, Owners will be responsible for all additional sums. In the event the exclusion costs are less than the initial deposit, the excess deposit fees will be refunded to the Owners upon:

- a. request by the Owners; and
- b. submission to the District of a copy of a signed ordinance annexing the property into a municipality that is providing fire protection services if it has not been previously submitted.

3. The Owners acknowledge and agree, for themselves and their successors and assigns, that they, will pay all future costs and expenses incurred by the District (including attorney's fees) should such costs and expenses be incurred to correct errors of legal descriptions, annexation issues, assessment or taxation issues, or other issues regarding the exclusion that were not caused by, or attributable to, the District and arising from Owners' submittal of erroneous or incomplete legal descriptions, or annexation information.

WHEREFORE, the Owners pray that the Board of Directors of Mountain View Fire Protection District, after notice as provided by law and public hearing, grant the foregoing Petition and enter its order excluding the property described herein from the Mountain View Fire Protection District.

Dated: April 29th, 2026

  
\_\_\_\_\_  
Signature Property Owner\*

Robert P. Young  
\_\_\_\_\_

Print Property Owner name  
601 3rd ave suite 201  
\_\_\_\_\_

Longmont, CO 80501  
\_\_\_\_\_

Mail and Street Address of Property Owner

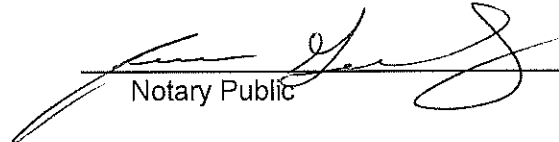
Phone: 303-324-1398  
\_\_\_\_\_

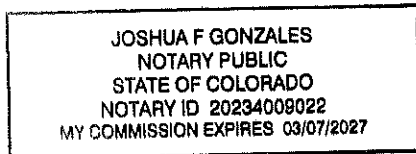
Email: Bob@Olivegrovecapital.com  
\_\_\_\_\_

The foregoing instrument was acknowledged before me this 29<sup>th</sup> day  
of April, 2026 by Robert P. Young.

Witness my hand and official seal.

My commission expires: 3/7/27

  
\_\_\_\_\_  
Notary Public



\*If property is owned by a Corporation, LLC, or other business entity, a Statement of Authority is required to be attached to Petition for this signature.

(Submit a notarized signature for each Property Owner, see following page)

**SPECIAL WARRANTY DEED**

**THIS DEED**, Made this 28th day of October, 2025, between  
**Olive Grove Capital Partners LLC**, a Colorado limited liability company  
of the County of Boulder and State of Colorado, grantor(s), and  
**Mountain Crest Development LLC**, a Colorado limited liability company  
whose legal address is 7871 Lefthand Canyon Drive, Jamestown, CO 80455  
of the County of Boulder and State of COLORADO, grantee(s):

**WITNESS**, That the grantor(s), for and in consideration of the sum of TEN DOLLARS AND NO/100 Dollars (\$10.00), the receipt and sufficiency of which is hereby acknowledged, has granted, bargained, sold and conveyed, and by these presents does grant, bargain, sell, convey and confirm, unto the grantee(s), his heirs and assigns forever, all the real property together with improvements, if any, situate, lying and being in the County of Boulder, State of Colorado, described as follows:

**LOTS 1-8 AND 10-13, AND OUTLOT A AND OUTLOT B, MOUNTAIN CREST SUBDIVISION,  
COUNTY OF BOULDER, STATE OF COLORADO**

Also known by street and number as: 2000 Mountain Crest Court, Longmont, CO 80503

**TOGETHER** with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim and demand whatsoever of the grantor(s), either in law or equity, of, in and to the above bargained premises, with the hereditaments and appurtenances.

**TO HAVE AND TO HOLD** the said premises above bargained and described, with the appurtenances, unto the grantee(s), his heirs, and assigns forever. The grantor(s), for himself, his heirs and personal representatives or successors, does covenant and agree that he shall and will **WARRANT AND FOREVER DEFEND** the above-bargained premises in the quiet and peaceable possession of the grantee(s), his heirs and assigns, against all and every person or persons claiming the whole or any part thereof, by, through or under the grantor(s), **subject to statutory exceptions**.

The singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

**IN WITNESS WHEREOF**, the grantor(s) has executed this deed on the date set forth above.

GRANTOR:

Olive Grove Capital Partners LLC, a Colorado limited liability company

By: BBY International, Inc., a Colorado corporation, its Member

BY: [Signature]  
Robert P. Young, President

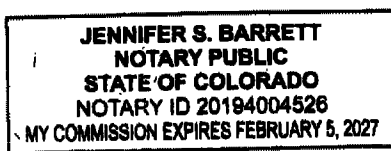
STATE OF COLORADO

COUNTY OF Adams

The foregoing instrument was acknowledged before me this 28th of October 2025, by Robert P. Young as President for BBY International, Inc., a Colorado corporation as Member for Olive Grove Capital Partners LLC, a Colorado limited liability company.

[Signature]  
Notary Public

Witness my hand and official seal;  
My Commission Expires: 2/5/27



STATE OF COLORADO )  
 ) ss  
COUNTY OF BOULDER )

BEFORE THE BOARD OF DIRECTORS OF  
MOUNTAIN VIEW FIRE PROTECTION DISTRICT

**PETITION FOR EXCLUSION**

Property Owner(s) AAron Young hereby petition that the following-described real property be excluded from the Mountain View Fire Protection District pursuant to § 32-1-501(1), C.R.S., and in support of said petition state the following:

1. The undersigned is/are the Owner(s) of 100% of the following-described real property located in the County of (circle one) Boulder or Weld, State of Colorado, being presently in the Mountain View Fire Protection District.

(Insert Full Legal Description, or attach as **Exhibit A**, the full legal description of the property sought to be excluded)

Lot 9, Mountain Crest Subdivision, County of Boulder, State of Colorado

---

**A COPY OF THE DEED(S) WHEREBY TITLE WAS ACQUIRED IS/ARE ATTACHED HERETO. IF APPROPRIATE ATTACH SKETCH OR MAP OF PROPERTY.**

2. This Petition is accompanied by an initial deposit in the amount of \$1,000.00 for the costs and expenses of the exclusion proceedings that are to be incurred by the Mountain View Fire Protection District. The Owners acknowledge that in the event the District's costs and expenses connected with this proceeding exceed the deposit, Owners will be responsible for all additional sums. In the event the exclusion costs are less than the initial deposit, the excess deposit fees will be refunded to the Owners upon:

- a. request by the Owners; and
- b. submission to the District of a copy of a signed ordinance annexing the property into a municipality that is providing fire protection services if it has not been previously submitted.

3. The Owners acknowledge and agree, for themselves and their successors and assigns, that they, will pay all future costs and expenses incurred by the District (including attorney's fees) should such costs and expenses be incurred to correct errors of legal descriptions, annexation issues, assessment or taxation issues, or other issues regarding the exclusion that were not caused by, or attributable to, the District and arising from Owners' submittal of erroneous or incomplete legal descriptions, or annexation information.

**WHEREFORE**, the Owners pray that the Board of Directors of Mountain View Fire Protection District, after notice as provided by law and public hearing, grant the foregoing Petition and enter its order excluding the property described herein from the Mountain View Fire Protection District.

Dated: May 6, 2026

*Aaron Young*

Signature Property Owner\*

Aaron Young

Print Property Owner name

3972 Oakwood Drive Longmont CO 80503

Mail and Street Address of Property Owner

Phone: 303 618 6008

Email: Aaron@olivegrovecapital.com

The foregoing instrument was acknowledged before me this 6<sup>th</sup> day of May, 2026 by Aaron Young.

Witness my hand and official seal.

My commission expires: September 28, 2029

*Steven Gerwig*  
Notary Public

STEVEN GERWIG  
NOTARY PUBLIC  
STATE OF COLORADO  
NOTARY ID 20174040521  
MY COMMISSION EXPIRES SEPTEMBER 28, 2029

\*If property is owned by a Corporation, LLC, or other business entity, a Statement of Authority is required to be attached to Petition for this signature.

(Submit a notarized signature for each Property Owner, see following page)



State Documentary Fee  
Date: May 20, 2022  
\$129.50

**Special Warranty Deed**  
(Pursuant to C.R.S. 38-30-113(1)(b))

Grantor(s), **PLATEAU7915 INVESTMENT LLC, A COLORADO LIMITED LIABILITY COMPANY**, whose street address is **9350 PARADISE LANE, BROOMFIELD, CO 80020**, City or Town of **BROOMFIELD**, County of **Broomfield** and State of **Colorado**, for the consideration of **(\$1,295,000.00) \*\*\*One Million Two Hundred Ninety Five Thousand and 00/100 \*\*\*** dollars, in hand paid, hereby sell(s) and convey(s) to **1887 JASPER LLC, A COLORADO LIMITED LIABILITY COMPANY**, whose street address is **3792 Oakwood Drive, Longmont, CO 80503**, City or Town of **Longmont**, County of **Boulder** and State of **Colorado**, the following real property in the County of **Boulder** and State of Colorado, to wit:


**LOT 9, MOUNTAIN CREST SUBDIVISION, COUNTY OF BOULDER, STATE OF COLORADO.**

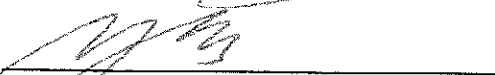
also known by street and number as: **1887 JASPER WAY, LONGMONT, CO 80503**

with all its appurtenances and warrant(s) the title to the same against all persons claiming under me(us), subject to Statutory Exceptions.

Signed this day of **May 20, 2022**.

**PLATEAU7915 INVESTMENT LLC, A COLORADO LIMITED LIABILITY COMPANY**


By:   
**Xueging Wang, Manager**

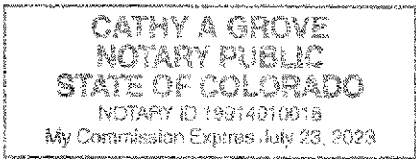
By:   
**Yihong Zhang, Manager**

State of Colorado )  
County of Boulder )ss.

The foregoing instrument was acknowledged before me on this day of **May 20th, 2022** by **XUEGING WANG, MANAGER AND YIHONG ZHANG, MANAGER OF PLATEAU7915 INVESTMENT LLC, A COLORADO LIMITED LIABILITY COMPANY**

Witness my hand and official seal

My Commission expires: 7-23-23   
Notary Public



When recorded return to: **1887 JASPER LLC, A COLORADO LIMITED LIABILITY COMPANY**  
**3792 Oakwood Drive, Longmont, CO 80503**



STATE OF COLORADO )  
 ) ss  
COUNTY OF BOULDER )

BEFORE THE BOARD OF DIRECTORS OF  
MOUNTAIN VIEW FIRE PROTECTION DISTRICT

**PETITION FOR EXCLUSION**

Property Owner(s) FPA Longmont, LLC hereby petition that the following-described real property be excluded from the Mountain View Fire Protection District pursuant to § 32-1-501(1), C.R.S., and in support of said petition state the following:

1. The undersigned is/are the Owner(s) of 100% of the following-described real property located in the County of (circle one) Boulder or Weld, State of Colorado, being presently in the Mountain View Fire Protection District.

(Insert Full Legal Description, or attach as **Exhibit A**, the full legal description of the property sought to be excluded)

See Exhibit A attached hereto and incorporated herein by reference.

---

**A COPY OF THE DEED(S) WHEREBY TITLE WAS ACQUIRED IS/ARE ATTACHED HERETO. IF APPROPRIATE ATTACH SKETCH OR MAP OF PROPERTY.**

2. This Petition is accompanied by an initial deposit in the amount of \$1,000.00 for the costs and expenses of the exclusion proceedings that are to be incurred by the Mountain View Fire Protection District. The Owners acknowledge that in the event the District's costs and expenses connected with this proceeding exceed the deposit, Owners will be responsible for all additional sums. In the event the exclusion costs are less than the initial deposit, the excess deposit fees will be refunded to the Owners upon:

- a. request by the Owners; and
- b. submission to the District of a copy of a signed ordinance annexing the property into a municipality that is providing fire protection services if it has not been previously submitted.

3. The Owners acknowledge and agree, for themselves and their successors and assigns, that they, will pay all future costs and expenses incurred by the District (including attorney's fees) should such costs and expenses be incurred to correct errors of legal descriptions, annexation issues, assessment or taxation issues, or other issues regarding the exclusion that were not caused by, or attributable to, the District and arising from Owners' submittal of erroneous or incomplete legal descriptions, or annexation information.

**WHEREFORE**, the Owners pray that the Board of Directors of Mountain View Fire Protection District, after notice as provided by law and public hearing, grant the foregoing Petition and enter its order excluding the property described herein from the Mountain View Fire Protection District.

Dated: May 7, 2024

[Signature]  
Signature Property Owner\*

FPA Longmont, LLC

Print Property Owner name

2082 Michelson Dr., 4th Floor

Irvine, CA 92612

Mail and Street Address of Property Owner

Phone: \_\_\_\_\_

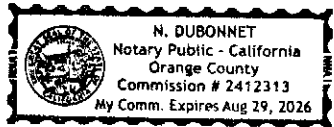
Email: \_\_\_\_\_

The foregoing instrument was acknowledged before me this 7 day of May, 2024 by JD Carbon.

Witness my hand and official seal.

My commission expires: \_\_\_\_\_

[Signature]  
Notary Public



\*If property is owned by a Corporation, LLC, or other business entity, a Statement of Authority is required to be attached to Petition for this signature.

(Submit a notarized signature for each Property Owner, see following page)



**EXHIBIT A**  
**Legal Description**

That certain real property located in the City of Longmont, County of Boulder, State of Colorado, described as:

Lot 1 Arrive Longmont Subdivision, located in the City of Longmont, County of Boulder, State of Colorado as set forth by plat recorded October 5, 2022 Under Reception No. 3983972, as amended by plat recorded August 29, 2023 Under Reception 4019919, and being out of the following two parcels:

Informational Note:

Address: 920 Cedar Pine Dr. Longmont CO 80504

Account ID: R0616309

Parcel One:

A tract of land located in the Southwest Quarter of Section 36, Township 3 North, Range 69 West of the 6th P.M., Boulder County, Colorado, previously recorded May 6, 1996 under Reception No. 1605359, Boulder County records and being more particularly described as follows:

Beginning at the Southwest corner of said Section 36 and considering the South line of the Southwest Quarter of said Section 36 to bear South 90 Degrees 00'00" West as monumented, and with all other bearings contained herein relative thereto; Thence North 01 Degrees 34'04" East, (Deed North 1 Degrees 12' West), 185.00 feet along the West line of the Southwest Quarter of said Section 36 as monumented; Thence North 90 Degrees 00'00" East, (Deed North 89 Degrees 30' East), 312.00 feet, parallel to the South line of said Southwest Quarter; Thence South 01 Degrees 34'04" West, (Deed South 1 Degrees 12' East), 185.00 feet, parallel to the West line of said Southwest Quarter, to the South line of said Southwest Quarter; Thence South 90 Degrees 00'00" West, (Deed South 89 Degrees 30' West), 312.00 feet along said South line to the Point of Beginning,

For Informational Purposes

Tax ID No.: R0050694

Parcel Two:

That portion of the Southwest 1/4 of Section 36, Township 3 North, Range 69 West of the 6th P.M., County of Boulder, State of Colorado, Described as follows:

Beginning at the Southwest corner of said Section 36; thence North 89°30' East 150.0 feet to the True Point of Beginning; thence North 89°30' East, 860.33 feet along the South line of Section 36; thence North 19°12' West, 137.75 feet along the center line of the Rough and Ready Ditch; thence North 36°13' West, 180.65 feet; thence North 26° 51' West, 163.50 feet; thence North 23°51' West, 229.13 feet; thence North 40° 05' West, 238.30 feet; thence North 45° 44' West, 331.90 feet; thence North 62° 56' West, 139.30 feet; thence North 79°00' West, 155.45 feet; thence South 1°12' West, 997.35 feet along the West line of Section 36; thence North 89°30' East, 150.00 feet; thence South 1°12' West, 150.0 feet more or less to the True Point of Beginning; except that part thereof lying within the Rough and Ready Ditch;

And except that part described as follows: Beginning at the Southwest corner of said Section 36; thence North 1°12' West, 447.7 feet to the True Point of Beginning; thence North 1°12' West, 140.0 feet along the West line of the Southwest 1/4 of said Section 36; thence North 89° 30' East, 312.0 feet parallel with the South line of said Southwest 1/4; thence South 1°12' East, 140.0 feet parallel with the West line of the Southwest Quarter of said Section 36; thence South 89°30' West, 312.0 feet parallel with the South line of the Southwest quarter of said Section 36 to the True Point of Beginning.

And except a tract of land situate in the Southwest 1/4 of section 36, Township 3 North, Range 69 West of the 6th P.M., described as follows: Beginning at the Southwest corner of said Section 36; thence North 1°12' West, 185 feet; thence North 89°30' East, 312.00 feet parallel to the South line of said Southwest 1/4; thence South 1°12' East, 185 feet parallel to the West line of the

Southwest 1/4 of said Section 36; thence South 89°30' West, 312 feet more or less along the South line of the Southwest 1/4 of said Section 36 to the True Point of Beginning.

And except a tract of land situate in the Southwest 1/4 of Section 36, Township 3 North, Range 69 West of the 6th P.M., described as follows: Beginning at the Southwest corner of said Section 36; thence North 1°12' West, 727.7 feet to the True Point of Beginning; thence North 1°12' West, 140.0 feet; thence North 89° 30' East, 312.00 feet parallel to the South line of said Southwest 1/4; thence South 1°12' East, 140 feet parallel to the West line of the Southwest 1/4 of said Section 36; thence South 89°30' West, 312 feet parallel to the South line of the Southwest Quarter of said Section 36 to the True Point of Beginning.

And except a tract of land situated in the Southwest 1/4 of Section 36, Township 3 North, Range 69 West of the 6th P.M., Boulder County, Colorado, described as follows: Beginning at the Southwest corner of said Section 36; thence North 89°30' East 734.0 feet along the South line of said Section 36 to the True Point of Beginning; thence North 89°30' East 276.3 feet along said South line of Section 36 to the center of the Rough and Ready Ditch; thence along the center of said ditch North 19°12' West 137.75 feet; thence North 36°13' West 180.65 feet; thence North 26°51' West 163.5 feet; thence North 23°51' West 92.0 feet leaving said ditch at this point; thence South 89°18' West 177.6 feet; thence South 1°13' East 190.0 feet; thence South 56°37' East 190.0 feet; thence South 1°00' East 211.3 feet more or less, to the True Point of Beginning.

And except that portion conveyed in Quitclaim Deed recorded March 11, 2021 at Reception No. 3866836.

All in the County of Boulder, State of Colorado.

For Informational Purposes

Tax ID No.: R0050696



**MOUNTAIN VIEW FIRE PROTECTION DISTRICT  
BOARD OF DIRECTORS BYLAWS**

**EFFECTIVE May 17, 2021**

**Next Review: 2025**

TABLE OF CONTENTS

CHAPTER I INTRODUCTION ..... 1

CHAPTER II BOARD POWER AND AUTHORITY ..... 1

    A. Statutory Power and Authority ..... 1

    B. No Authority For Official Action By An Individual Board Member ..... 4

    C. Board Communication with the Fire Chief and District Employees ..... 4

    D. Rights of Firefighters Under the Colorado Firefighter Safety Act ..... 5

CHAPTER III BOARD MEMBERSHIP 57

    A. Qualifications – Definition of “Eligible Elector” ..... 57

    B. Director Oaths and Bonds ..... 57

    C. Director Vacancies ..... 67

    D. Term Limits ..... 68

    E. Mandatory Filings ..... 68

    F. Fiduciary Obligations ..... 740

    G. Compensation and Expense Reimbursement ..... 740

    H. Gifts ..... 840

    I. Bylaws, ~~Rules & Regulations~~, and Policies ..... 944

    J. Director Recall ..... 944

CHAPTER IV BOARD MEETINGS ..... 944

    A. Calling the Meeting ..... 944

        1. 24-hour Notice ..... 1044

        2. Requested Notice ..... 1042

    B. Open to the Public ..... 1042

    C. Rules of Procedure ..... 1142

    D. Voting and Quorum ..... 1143

    E. Attendance ..... 1143

    F. Minutes ..... 1143

    G. Executive Sessions ..... 1143

    H. Resolutions and Motions ..... 1345

    I. Emergency Board Meetings ..... 1345

CHAPTER V DIRECTORS AND OFFICERS ..... 1345

    A. Director Qualifications and Terms ..... 1345

    B. Director’s Performance of Duties ..... 1346

    C. Election of Officers ..... 1446

    D. Vacancies ..... 1446

    E. Resignation and Removal ..... 1447

    F. President/Chairperson ..... 1547

    G. Vice-President ..... 1547

    H. Secretary ..... 1547

    I. Treasurer ..... 1548

    J. Assistant Secretary ..... 1648

    K. Recording Secretary ..... 1648

    L. Additional Duties ..... 1648

    M. Fire Chief ..... 1648

CHAPTER VI CONFLICT OF INTEREST ..... 1648

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A. Disclosure Required.....	1748
B. Acts Constituting a Conflict of Interest .....	1749
C. Guides to Ethical Conduct .....	1820
D. Effect of Existence of Potential Conflict of Interest.....	1920
CHAPTER VII ELECTIONS.....	1924
A. Ballot Issues and Ballot Questions.....	3024
B. Coordinated Elections .....	3024
C. Regular Elections .....	3022
D. Special Elections.....	3022
E. Mail Ballot Elections.....	3022
F. Polling Place Elections.....	22
G. Designated and Coordinated Election Officials .....	3122
H. Cancellation of Election.....	3122
I. Fair Campaign Practices Act Limitations .....	3223
CHAPTER VIII STATEMENT OF PURPOSE.....	1924
A. Following Statement of Purpose.....	<a href="#">Error! Bookmark not defined.</a> 24
B. Amendment and Modification .....	1924
CHAPTER IX FINANCIAL MATTERS .....	2025
A. Fees and Charges .....	2025
B. The Annual Budget, Mill Levy and Revenue and Spending Limitations .....	2025
C. Appropriations.....	2126
CHAPTER X AUDITS.....	2126
CHAPTER XI LIABILITY .....	2226
A. Federal and State Tort Claims.....	2226
B. Contract and Wage Claims and Criminal Acts .....	2226
CHAPTER XII CONTRACTS.....	2227
A. Construction Contracts .....	3327
B. Contracts and Purchases – No Bids Required .....	3428
CHAPTER XIII BOUNDARY ISSUES .....	2328
CHAPTER XIV TABOR .....	2329
A. Introduction.....	2329
B. Financial Limitations.....	2329
CHAPTER XV MODIFICATION OF BYLAWS .....	30
CHAPTER XVI SEVERABILITY.....	30
APPENDIX	

## **CHAPTER I INTRODUCTION**

Welcome to the Board of Directors of the Mountain View Fire Protection District (the "District"). Serving as a Board member of this dynamic, progressive and high quality District will be challenging and rewarding. The District was organized in 1961 as the Longmont Fire Protection District. At its formation, the District was comprised mainly of volunteer personnel who protected the Town of Mead and unincorporated areas of Boulder and Weld Counties. Over time the District has evolved to a predominately career organization providing greatly expanded services. In addition to boundary changes, the services provided and the management structure also have evolved. The District covers an area of approximately 249 square miles.

Services provided by the District include fire prevention and investigation, fire suppression, hazardous materials response, rescue services, emergency medical response and ambulance transport.

The Fire Chief administers the District through implementation of the policies established by the Board of Directors. The five member Board of Directors establishes District policies and is responsible for insuring that the Fire Chief implements those policies.

The purpose of these Bylaws is to assist Board members in understanding their duties as Directors of the District and the roles of the Directors and Officers of the Board as the policy-making governing body, and the Chief Staff in implementing the policies established by the Board.

## **CHAPTER II BOARD POWER AND AUTHORITY**

### **A. Statutory Power and Authority**

The Special District Act sets forth the specific power and authority of the Board. For and on behalf of the District, the Board, through a majority vote of a quorum of the Board at a properly noticed meeting, has the following authority and powers, as otherwise set forth in applicable law:

- (1) To have perpetual existence;
- (2) To have and use a corporate seal;
- (3) To sue and be sued and to be a party to suits, actions, and proceedings on behalf of the District;
- (4) (a) To enter into contracts and agreements affecting the affairs of the District, including contracts with the United States and any of its agencies or instrumentalities. Except in cases in which the District will receive aid from a governmental agency or purchase through the State purchasing program, a notice shall be published for bids on all construction contracts for work or materials, or both, involving an expense of \$60,000 or more of public moneys. The Board may reject any and all bids, and if it appears that the District can perform the work or secure

material directly or from another source for less than the lowest bid, the Board may proceed to do so;

(b) No contract for work or material, including a contract for services, regardless of the amount, shall be entered into between the District and a member of the Board of Directors or between the District and the owner of 25% or more of the territory within the District unless a notice has been published for bids and such member or owner submits the lowest responsible and responsive bid;

(5) To borrow money and incur indebtedness and evidence the same by certificates, notes, or debentures, and to issue bonds, including revenue bonds, and to invest any moneys of the District in accordance with Part 6 of Article 75 of Title 24, C.R.S.;

(6) To acquire, dispose of, and encumber real and personal property including, without limitation, rights and interests in property, leases, and easements necessary to the functions or the operation of the District; except that the Board shall not pay more than fair market value and reasonable settlement costs for any interest in real property and shall not pay for any interest in real property which must otherwise be dedicated for public use or the District's use in accordance with any governmental ordinance, regulation, or law;

(7) To refund any bonded indebtedness as provided in Part 13 of Article 32, or Article 54 or 56 of Title 11, C.R.S.;

(8) To manage, control and supervise all of the business and affairs of the District as defined in the Special District Act directly or through a manager and/or an administrative staff as the Board deems appropriate in its sole discretion, including all construction, installation, operation, and maintenance of District improvements;

(9) To appoint, hire, and retain agents, employees, engineers, accountants, advisors, consultants and attorneys;

(10) To furnish services and facilities without the boundaries of the District and to establish fees, rates, tolls, penalties, or charges for such services and facilities as allowed by law;

(11) To accept or dispose of, on behalf of the District, title to real or personal property, and to accept gifts and conveyances made to the District upon such terms and conditions as the Board may approve;

(12) To adopt, amend and enforce bylaws, ~~standard operating procedures~~ and rules and regulations not in conflict with the constitution and laws of the State of Colorado for carrying out on the business, objects, and affairs of the Board and the District;

(13) To acquire, dispose of, or encumber fire stations, fire protection and firefighting equipment, and any interest therein, including leases and easements;

(14) To have and exercise the power of eminent domain and dominant eminent domain and, in the manner provided by Article 1 of Title 38, C.R.S., to take any property necessary to the exercise of the powers granted, both within and without the District;

(15) To undertake and operate as a part of the duties of the District an ambulance service, an emergency medical service, a rescue unit, a hazardous materials response unit and a diving and grappling service, including contracting or combining with other entities to provide such services as allowed by law;

(16) To adopt, amend and enforce fire codes, as the Board deems necessary, but no such code shall apply within any municipality or the unincorporated portion of any county unless the governing body of the municipality or county, as the case may be, adopts a resolution stating that such code or specific portions thereof shall be applicable within the District's boundaries;

(17) To receive and spend an impact fee or other similar development charge imposed pursuant to the provisions described in section 29-20-104.5, C.R.S.;

(18) To fix and from time to time increase or decrease fees and charges within its jurisdiction as follows, and the Board may pledge such revenue for the payment of any indebtedness of the District:

- a) Ambulance or emergency medical services;
- b) Requested or mandated inspections, including plan reviews;
- c) Hazardous incident responses; and,
- d) Services provided outside the jurisdiction of the District to the extent allowed by law.

(19) In areas of the District where a county or municipality has rejected the adoption of a fire code submitted by the District, to compel the owners of premises, whenever necessary for the protection of public safety, to install fire escapes, fire installations, fire proofing, automatic or other fire alarm apparatus, fire extinguishing equipment or other safety devices to the extent allowed by law;

(20) To create and maintain one or more paid firefighters' pension fund(s), under the provisions of Parts 2 and 4 of Article 30.5 of Title 31, C.R.S., subject to the provisions of Article 31 of Title 31, and one or more volunteer firefighter pension fund(s) under Part 11 of Article 30 of Title 31, C.R.S.; and,

(21) To authorize the use of electronic records or signatures and adopt rules, standards, policies, and procedures for use of electronic records or signatures pursuant to article 71.3 of title 24, C.R.S.;

(22) To establish, in its discretion, a system of civil service in the District to cover its paid employees who are directly employed by the District as full-time paid firefighters in accordance with applicable law; and,

(23) To have and exercise all rights and powers necessary or incidental or implied from the specific powers granted to the District by the Special District Act. Such specific powers should

not be considered as a limitation on any power necessary or appropriate to carry out the purposes and intent of the Special District Act.

**B. No Authority For Official Action By An Individual Board Member**

The Board can only act through a majority vote of a quorum of the Board at a properly noticed public meeting. Individual Board members have no power or authority to take any action or make any statement on behalf of the Board or the District, except as specifically authorized by the Board. Individual Board members do not have the power or authority to direct District employees to take any action. Individual Board members shall not give direction to the Fire Chief or other District employees except as specifically authorized by the Board.

**C. Board Communication with the Fire Chief and District Employees**

In order to foster an effective and efficient line of communication between the Fire Chief, Chief Staff, and the Board, communications regarding District business between the Board and employees of the District, and all requests for information regarding District business by the Board and individual Board members shall be directed to the Fire Chief.

To avoid multiple or inconsistent direction to the Fire Chief, individual members of the Board are encouraged, but not required, to communicate with the Fire Chief through the President of the Board with respect to District business. However, every member of the Board has the right, as an elected official, to speak directly with the Fire Chief. If a member of the Board other than the Board President intends to speak with the Fire Chief directly regarding District business, that member should, as a courtesy to the other members of the Board, and as soon as reasonably practicable under the circumstances, provide the other members of the Board with a courtesy phone call or email advising them of the need to make direct contact with the Fire Chief, the subject of the contact, and the information received or action taken as a result of the contact. The President of the Board shall advise the other members of the Board of his or her communications with the Fire Chief regarding District business in a reasonably prompt manner considering the nature of the contact. Any such Board communications must be undertaken to avoid a possible violation of the Open Meetings Law, so should be either discussed or sent between only two Board members and in no event should chain emails be used to allow more than three Board members to discuss a matter of public business (i.e., no "reply all" emails). Communications with the Fire Chief on matters other than District business are not subject to this provision.

The Board of Directors recognizes the need for an established and cohesive chain of command, and the need to support, and not undermine, the authority it has given the Fire Chief to manage the day-to-day operations and activities of the District. For example, the Board of Directors recognizes that smooth and efficient operations and activities of the District, including personnel matters that do not directly involve the Fire Chief, should be handled through the District's chain of command. Members may address matters directly to the Board only as permitted in, and pursuant to the provisions of, the relevant portions of the ~~Member Rules, Regulations and Benefits~~ Employee Handbook, as amended from time to time. Board members are encouraged to review the ~~District Member Rules, Regulations and Benefits Manual~~ Employee Handbook and the Collective Bargaining Agreement ("CBA") to better understand the corresponding regulations that apply to District employees and other members.

**D. Rights of Firefighters Under the Colorado Firefighter Safety Act.**

Firefighters have certain statutory rights pursuant to the Colorado Firefighter Safety Act (§ 29-5-201 and following, C.R.S.). Those rights include the ability to: (i) fully participate in the political process while off duty and not in uniform, including speaking with Board members and engaging in other legitimate political activities in the same manner as other Colorado citizens without discrimination, intimidation, or retaliation; and (ii) the right to meet and confer with management on operational concerns, not including compensation, without the need to have a recognized bargaining unit.

**CHAPTER III  
BOARD MEMBERSHIP**

**A. Qualifications – Definition of “Eligible Elector”**

To qualify as a Director of the District an individual must be an “eligible elector” of the District. To be an “eligible elector” of the District, an individual must be a registered voter of Colorado and:

- (1) A resident of the District; or
- (2) The owner, or the spouse or civil union partner of the owner, of taxable real or personal property situated within the boundaries of the District; or
- (3) A person obligated to pay taxes under a contract to purchase taxable property situated within the boundaries of the District.

Director qualifications must be met at the time of signing the self-nomination affidavit (or at the time of appointment by the District Board of Directors, if filling a vacancy), and must be maintained through a Director’s term of office in order to remain qualified to serve as a Director. A Director cannot receive compensation as an employee of the District.

**B. Director Oaths and Bonds**

Each Director must take an oath of faithful performance within 30 days of being elected or appointed. The oath must be administered by a qualified official, such as a Board Officer or a notary public, and filed with the Clerk and Recorder for Boulder County (the county in which this District was organized), the Organizational Case File at the County District Court, and the Division of Local Government.

Each Director also must be covered by file an individual, schedule or blanket surety bond of not less than \$1,000, with the Clerk of the Boulder County District Court. If the Director also serves as the Board Treasurer, a corporate fidelity bond of at least \$5,000 must also be filed with the Boulder County District Court. The District Board determines the actual amount of the bond. The District pays for the bonds, and handles the necessary filings on behalf of the Directors and Treasurer. The above surety bond requirements may be met through a blanket crime coverage insurance policy, at the discretion of the Board.

**C. Director Vacancies**

A Director position is deemed vacant if any of the following occurs, or as otherwise provided by law:

- (1) Failure of a qualified person to be elected to a Director's position at a special district election;
- (2) Failure to satisfy the oath and bond requirements;
- (3) Written resignation;
- (4) Failure to remain qualified for the office;
- (5) Conviction of a felony;
- (6) Removal from office or voidance of election by court (subject to appeal);
- (7) Failure to attend three consecutive regular Board meetings, unless approval of the absence is entered in the minutes, or the absence is excused by mental or physical disability or illness; or
- (8) Death.

The remaining Directors are required to appoint a qualified individual to fill the vacancy within 60 days. If the vacancy is not filled within 60 days, the Board of County Commissioners of Boulder County may make the appointment, but only after providing 30 days notice to the District of its intent to do so. An individual appointed to fill a vacancy serves as the Director until the next regular election (regardless of the remaining amount of time on the term to which they are appointed), at which time the seat is filled by election.

**D. Term Limits**

The Colorado Constitution prohibits a Director from serving more than two consecutive terms of office. Terms are considered consecutive unless separated by 4 or more years. Term limits apply only to elected four-year terms, not to interim terms that arise by appointment to fill a vacancy or to elected two-year terms created due to a vacancy. The Colorado Constitution allows the voters to remove Director term limits. The District has not sought voter approval to remove Director term limits.

**E. Mandatory Filings**

There are a number of annual statutory filings that Directors should be aware of. The majority of the filings do not require any specific action from the Board and are handled at the staff level, in consultation with legal. However, Directors should familiarize themselves with filing deadlines to assist in confirming the filings are completed. A list of major deadlines is included in the Appendix to these Bylaws.

**F. Fiduciary Obligations**

By statute, and under the common law, each Director serves as a fiduciary to the District, as defined below:

The holding of public office or employment is a public trust, created by the confidence which the electorate reposes in the integrity of public officers, members of the general assembly, local government officials, and employees. A public officer, member of the general assembly, local government official, or employee shall carry out his duties for the benefit of the people of the state. \* \* \* A public officer, member of the general assembly, local government official, or employee whose conduct departs from his fiduciary duty is liable to the people of the state as a trustee of property and shall suffer such other liabilities as a private fiduciary would suffer for abuse of his trust.

C.R.S. § 24-18-103(1) and (2).

This fiduciary obligation does not extend to each individual resident of the District, but rather to the District itself. As a fiduciary, a Director has the duty to exercise the utmost good faith, business sense and good judgment on behalf of the District. Each Director must place the interests of the District above his or her self-interests. A Director is prohibited from taking personal advantage of a situation to benefit him/herself or prejudice the District.

**G. Compensation and Expense Reimbursement**

1. Directors may receive per meeting compensation as permitted by statute. Under the current statutory limits, District Directors may receive \$100 per meeting, with an annual cap of \$2,400. Reimbursement of a Director's actual expenses is not considered compensation.
2. Actual expenses incurred by Directors acting in their official capacity for the District may be reimbursed pursuant to District policy and IRS guidelines.
3. Individual Board members must obtain approval from the Board of Directors to attend any conference or meeting that will result in use of District funds. Approval for attendance and approval for reimbursement, if any, must be obtained from the Board in advance. Examples of conferences and meetings for which District funds are spent are conferences and meetings sponsored by the Special District Association of Colorado, the Colorado Municipal League and

other conferences or meetings that are intended to provide knowledge and information related to special district issues and solutions.

4. The District's annual Budget shall include a separate line item for payment of expenses related to, and reimbursement of, out-of-pocket expenses incurred by individual Directors for attendance at Board-approved meetings and conferences.
5. This policy provision shall be deemed amended without further action of the Board to conform to any changes in the law regarding compensation or expense reimbursement.

#### **H. Gifts**

The Colorado Constitution prohibits the District from making a donation or grant to or in aid of a private individual or entity. District support for charitable or non-profit community events is not prohibited; however, such contributions must be reasonably related directly or indirectly to the purposes for which the Fire District was organized.

**I. Bylaws, ~~Rules & Regulations~~, and Policies**

The Board may, but is not required to, adopt bylaws to govern certain aspects of Board membership. The Board has adopted these Bylaws for that purpose and all Directors are expected to comply with these Bylaws. These Bylaws may be amended, changed or repealed by a majority vote of a quorum of the Board at a properly noticed public meeting.

The Board is authorized to adopt, and has adopted, ~~Rules and Regulations that set forth the Board's policies with respect to certain policies~~ to guide the administration, operation and management of the District. In the ~~Employee Handbook Rules and Regulations~~, the Board has authorized the Fire Chief to implement the policies established by the Board through ~~Standard Administrative Operating Guidelines ("SAOGs") and Emergency Operating Guidelines ("EOGs")~~, as amended by the Fire Chief from time to time. Like the Board Bylaws, the ~~Member Rules and Regulations Employee Handbook or District Policies~~ may be amended, changed or repealed by a majority vote of a quorum of the Board at a properly noticed public meeting.

**J. Director Recall**

Any Director who has held office for at least six (6) months during his or her current term may be recalled from office by the District's eligible electors, as permitted by law. A petition signed by the lesser of 300 or 40% of the eligible electors demanding the recall of the Director must be filed with the District's designated election official. The election of a successor will be held at the same time as the recall election. The recall election will be conducted in accordance with the Election Codes.

**CHAPTER IV  
BOARD MEETINGS**

**A. Calling the Meeting**

**Designation of Time and Place:**

The Board must take formal action, by motion or resolution, at the first regular meeting of each year designating the time and place for all regular Board meetings, and designating at least one posting place within the District where notice of the meetings will be posted, which may include the website of the District, as permitted by law.

**Notice to Directors:**

All Directors must be notified of any regular or special meeting of the Board.

**Agenda Process:**

If a Director would like to add an item to a meeting Agenda, the Director should discuss the item with the Board President at least 48 hours in advance of the meeting for which the addition is proposed. The Board President will confer with the Fire Chief to determine whether the addition

is appropriate. Any Director, during a meeting, may also request the addition of an Agenda item for the next regular Board meeting.

**Notice to public:**

**1. 24-hour Notice**

Notice of the time and place of a regular or special meeting must be posted at the designated posting place(s) at least twenty-four (24) hours prior to the meeting. The notice must contain specific agenda information, where possible, and shall specifically state if any of the following acts will be taken at the meeting:

- a. a final determination to issue or refund general obligation indebtedness;
- b. consolidation of the District;
- c. dissolution of the District;
- d. filing a plan for adjustment of debt under federal bankruptcy law;
- e. entering a private contract with a Director; or
- f. not making a scheduled bond payment.

**2. Requested Notice**

The District must keep a list of all individuals requesting notice of meetings, and provide reasonable advance notice to those individuals. Once an individual has requested individualized notice, he or she must be included on the list for two years. What constitutes "reasonable" notice is left to the District's discretion. Inadvertent failure to provide notice to a listed person will not invalidate the meeting or actions taken at the meeting.

**B. Open to the Public**

Under the Colorado Sunshine Law, all meetings of three or more Board members held for the purpose of discussing public business or taking a formal Board action must be open to the public, and proper notice of the meeting provided. While the Colorado Sunshine Law does not apply to chance meetings or social gatherings at which discussion of public business is not the central purpose; all Board members are encouraged to act with discretion to avoid the appearance of a Sunshine Law violation and reach out to legal counsel if there is an event at which 3 or more Board members plan to attend. The Colorado Sunshine Law requirements also apply to any regular or special meeting of the Board, including study sessions. They do not apply to staff meetings where a quorum of the Board is not present.

All meetings of the Board—whether characterized as study sessions, special meetings or otherwise—are open to the public, including reporters, attorneys and any other representatives. Portions of meetings may be conducted out of the presence of the public (Executive Sessions) if the portion of the meeting not held in public is allowed by the Colorado Sunshine Law.

### C. Rules of Procedure

To the extent practicable, the District uses the latest edition of *Robert's Rules of Order* as a procedural guide for conducting meetings, with the following amendments:

- (1) The reading of the text of minutes, financial statements, or proposed Resolutions into the record is not required; and
- (2) Any Director, including the President of the Board, may make or second a Motion, and may vote on any Motion.
- (3) In the absence of the President at a meeting, the following officers shall conduct the meeting and perform the duties of the President in descending order:
  - a. Vice President
  - b. Secretary

Note: If the President, Vice President and Secretary are not present there will not be a quorum.

### D. Voting and Quorum

A simple majority, or "quorum," of the Board is necessary before the District may commence a meeting and take any official act or vote. The District has a five (5) member Board. Three (3) members constitute a quorum. Proxy voting is not permitted.

### E. Attendance

Directors must attend Board meetings. A Director may attend a meeting by telephone or other electronic means, so long as the Director is able to hear and be heard and has access to all materials necessary for the meeting. However, as set forth below in IV(G), Directors must be physically present, in-person to attend an executive session of the Board.

A Director who fails to attend three consecutive regular meetings is automatically disqualified to serve as a Director, unless approval of absence is entered in the minutes, or the absence is excused by mental or physical disability or illness. Director absences must be identified in the official meeting minutes and must state whether the absence was excused or unexcused.

### F. Minutes

Within a reasonable time, the minutes of regular, special and emergency board meetings, and study sessions, and copies of all resolutions and motions adopted by the Board at the regular, special and emergency meetings, shall be prepared and approved by the Board, and placed in a visual text format that may be electronically transmitted for that purpose and shall be attested to by the Recording Secretary. The official, approved record of the minutes shall be available for public inspection.

## G. Executive Sessions

An executive or "closed" session of the Board may only be called at a regular or special meeting of the Board. An Executive Session may not be called at a study session. Executive Sessions must be called by an affirmative vote of *two-thirds* of the quorum present at a public meeting. The public is not permitted in an executive session. ~~All members of the Board may attend all Executive Sessions.~~ In order to maintain the confidentiality of the executive session, only Board members that are physically present, in-person at the meeting may attend an executive session and only those individuals that are necessary for the topic(s) being discussed during the executive session ~~will~~should be permitted to attend the executive session in addition to the Board members.

Executive sessions should be noted on the agenda for all meetings whenever possible. Before going into an executive session, the Chairperson of the Board must announce, and the minutes reflect, the specific citation(s) to the portion(s) of the open meetings law that allows the Board to meet in an executive session:

- (1) C.R.S. § 24-6-402(4)(a), "Discuss the purchase, acquisition, lease, transfer or sale of any property interest";
- (2) C.R.S. § 24-6-402(4)(b), "Receive advice of Legal Counsel (specific legal question) ";
- (3) C.R.S. § 24-6-402(4)(c), "Discuss a matter required to be kept confidential by the following State or Federal law, rule or regulation: (must cite specific statute or rule) ";
- (4) C.R.S. § 24-6-402(4)(d), "Discuss specialized details of security arrangements or investigations";
- (5) C.R.S. § 24-6-402(4)(e), "Determine the District's position on matters that may be subject to negotiations; developing strategy for negotiations; and instructing negotiators";
- (6) C.R.S. §24-6-402(4)(f), "Discuss personnel matters":
  - a) Exception: If the employee who is the subject of the executive session has requested an open meeting (if the personnel matter involves more than one employee, all of the employees must request an open meeting);
  - b) Exception: Personnel matters do not include discussions concerning Board members;
  - c) Exception: Personnel matters do not include general personnel policies such as the Employee HandbookRules and Regulations, SOGP's, etc.
- (7) C.R.S. § 24-6-402(4)(g), "Consider documents protected by the mandatory nondisclosure provisions of the "Public Records Act".

No Board action shall be taken while in Executive Session. The discussion in an Executive Session shall be limited to the reason(s) for which the Executive Session was called. All discussions in Executive Session shall be held in strict confidence by every individual attending the Executive Session and shall not be disclosed to any third person or entity without the affirmative majority

vote of a quorum of the Board members at a properly noticed meeting, except when required by law.

Each Executive Session shall be electronically recorded, unless the District's legal counsel states on the record that an Executive Session, or a portion of the Executive Session, constitutes an attorney-client communication, in which case the portion of the Executive Session constituting an attorney-client communication shall not be recorded. The electronic recording of an Executive Session shall be destroyed on the 91<sup>st</sup> day after the Executive Session, unless an affirmative majority vote of a quorum of the Board members at a properly noticed meeting directs otherwise or as otherwise required by law.

#### **H. Resolutions and Motions**

Official Board action may be taken through the adoption of a resolution, or a motion duly made and passed by a majority vote of a quorum of the Board at a properly noticed meeting, or on rare occasions, at an Emergency Meeting. Except where a resolution is specifically required by a statute, ordinance or other law, a Board motion has the same legal effect as a resolution.

#### **I. Emergency Board Meetings**

An "emergency" is defined as "an unforeseen combination of circumstances or the resulting state that calls for immediate action" *Lewis v. Town of Nederland*, 934 P.2d 848 (Colo. App. 1996), cert. den. (March 17, 1997). In the rare circumstance in which 24-hour prior notice cannot be posted and emergency action is required, the Board may meet by legally permitted means (i.e., in person or electronically) with as much notice to the public as is reasonably possible under the circumstances. Any emergency action shall be ratified at the next regular or special meeting of the Board.

### **CHAPTER V DIRECTORS AND OFFICERS**

#### **A. Director Qualifications and Terms**

The Board shall be comprised of five Directors, who shall be eligible electors of the District. The term of each Director shall be determined by law through elections held in compliance with the applicable provisions of the Colorado Local Government Election Code, C.R.S. § 1-13.5-101 et seq., the Uniform Election Code of 1992, C.R.S. § 1-1-101, et seq. and the Special District Act. Each Director shall sign an oath of office and, at the District's expense, furnish a faithful performance surety bond or other appropriate blanket surety coverage in a sum of not less than \$1,000.00.

#### **B. Director's Performance of Duties**

A District Director shall perform duties as a Director, including duties as a member of any committee of the Board in which the Director may serve, in good faith, in a manner in which the

Director reasonably believes to be in the best interest of District, and with such care as an ordinarily prudent person in a like position would use under similar circumstances. In performing his/her duties, the Director shall be entitled to rely on information, opinions, reports, or statements, including financial statements and other financial data, in each case prepared or presented by persons and groups listed in the subparagraphs of this subsection; but the Director shall not be considered to be acting in good faith if he/she has knowledge concerning the matter in question that would cause such reliance to be unwarranted. A person who so performs the Director's duties shall not have any liability by reason of being or having been a Director of the District. Those persons and groups upon whose information, opinions, reports, and statements a Director is entitled to rely are:

(1) One or more officers or members of the District whom the Director reasonably believes to be reliable and competent in the matters presented;

(2) Legal counsel, public accountants, auditors, or other persons as to matters which the Director reasonably believes to be within such persons' professional or expert competence; and

(3) A committee of the Board upon which the Director does not serve, duly designated in accordance with the provisions of these Bylaws, as to matters within its designated authority, which committee the Director reasonably believes to merit confidence.

#### **C. Election of Officers**

The Board shall elect from its membership a President, a Vice-President, a Secretary, and a Treasurer, who shall be the officers of the Board. The officer positions of Secretary and Treasurer may be held by a single Board member. The Board also may elect a Recording Secretary, who does not have to be a Director. The Board also may elect an Assistant Secretary, who does have to be a Director. The officers shall be elected by an affirmative vote of a majority of a quorum of the Board at a properly noticed meeting. The election of the officers shall be conducted: 1) biennially at the first regular meeting of the Board following the regular biennial election of the Directors as required by law; or 2) upon the affirmative vote of a majority of the Board calling for an election of officers. Each elected officer shall serve a two-year term, which term shall expire upon the election of the officer's successor or upon reelection to that office.

#### **D. Vacancies**

A vacancy in a Director position shall be filled by an affirmative vote of a majority of a quorum of the remaining Directors at a properly noticed meeting, and in accordance with the Special District Act. The appointed individual must be an eligible elector, and shall serve until the next regular special district election, as established by the Special District Act.

#### **E. Resignation and Removal**

Directors may be removed from office only through the recall provisions set forth in the Election Codes and the Special District Act. A Director may resign at any time by submitting a written

notice of resignation to the President. The Board's acceptance of the resignation shall not be necessary to make it effective.

**F. President/Chairperson**

The President shall be the Chairperson of the Board and preside at all meetings. The President has no greater authority than any other Director, and, unless specifically authorized by an affirmative vote of a majority of a quorum of the Board at a properly noticed meeting of the Board, has no authority to take action or make statements on behalf of the Board, or to direct Chief Staff or District members regarding District affairs. Except as otherwise specifically authorized by an affirmative vote of a majority of a quorum of the Board at a properly noticed meeting of the Board, the President shall sign all contracts, deeds, notes, warrants and other instruments on behalf of the District that have been approved by an affirmative vote of a majority of a quorum of the Board at a properly noticed meeting of the Board. The Board may authorize the Fire Chief to execute routine contracts for goods and services as necessary for the efficient provision of same.

**G. Vice-President**

The Vice President shall preside at any meeting at which the President/Chairperson cannot be present. If specifically authorized by an affirmative vote of a majority of a quorum of the Board at a properly noticed meeting, the Vice President may sign all contracts, deeds, notes, warrants and other instruments on behalf of the District that have been approved by an affirmative vote of a majority of a quorum of the Board at a properly noticed meeting of the Board. The Vice-President has no greater authority than any other Director, and, unless specifically authorized by an affirmative vote of a majority of a quorum of the Board at a properly noticed meeting of the Board, has no authority to take action or make statements on behalf of the Board, or to direct Chief Staff or District members regarding District affairs.

**H. Secretary**

The Secretary shall preside at any meeting at which the President and Vice-President cannot be present. The Secretary has no greater authority than any other Director, and, unless specifically authorized by an affirmative vote of a majority of a quorum of the Board at a properly noticed meeting of the Board, has no authority to take action or make statements on behalf of the Board, or to direct Chief Staff or District members regarding District affairs. The Secretary shall be responsible for the records of the District; may act as Secretary at meetings of the Board and record all votes; shall be responsible for composing a record of the proceedings of the Board in a visual text format that can be electronically transmitted and kept for that purpose, which shall be an official record of the Board; and shall perform all duties incident to that office. The Secretary shall be the custodian of the District seal, and shall have the power to affix such seal to and attest all contracts and instruments authorized to be executed by the Board.

**I. Treasurer**

The Treasurer has no greater authority than any other Director, and, unless specifically authorized by an affirmative vote of a majority of a quorum of the Board at a properly noticed meeting of the

Board, has no authority to take action or make statements on behalf of the Board, or to direct Chief Staff or District members regarding District affairs. The Treasurer shall be chairperson of the Budget Committee and the Audit Committee, if the Board creates such committees. The Treasurer shall keep or cause to be kept strict and accurate accounts of all money received by and disbursed for and on behalf of the District in permanent records. The Treasurer shall file with the Clerk of the Court, at the expense of the District, a corporate fidelity bond in an amount determined by the Board of not less than \$100,000.00, conditioned on the faithful performance of the duties of the Treasurer's office.

Commented [JC1]: This is in excess of the statutory requirement (\$5,000), but is fine to have as a specific policy requirement.

#### J. Assistant Secretary

If the Board chooses to elect an Assistant Secretary, the Assistant Secretary shall perform the duties of the Secretary when the Secretary is unavailable or unable to perform such duties. The Assistant Secretary has no greater authority than any other Director, and, unless specifically authorized by an affirmative vote of a majority of a quorum of the Board at a properly noticed meeting of the Board, has no authority to take action or make statements on behalf of the Board, or to direct Chief Staff or District members regarding District affairs.

#### K. Recording Secretary

The Board shall have the authority to appoint a Recording Secretary, who need not be a member of the Board of Directors, and who shall be responsible for recording all votes and composing a record of the proceedings of the Board in a visual text format that can be electronically transmitted and kept for that purpose, which shall be the official record of the Board. The Recording Secretary shall not be required to take an oath of office, and shall not be required to post a performance bond.

Commented [DB2]: Does this need to match language in the minutes section?

Commented [JC3]: Yes, good catch!

#### L. Additional Duties

The Board officers shall perform such other duties and functions as may from time to time be required by the Board, by these Bylaws, or by the District's Employee Handbook rules and regulations, or by special exigencies, which shall later be ratified by the Board.

#### M. Fire Chief

The Board shall appoint a Fire Chief to serve for such term and upon such conditions, including compensation, as the Board may establish. The Fire Chief shall have general supervision over the administration of the affairs, employees and business of the District and shall be charged with the hiring and discharging of employees and the management of District properties. The Fire Chief shall have all the authority and responsibility vested in the position by Section 32-1-1002(3), C.R.S. The Fire Chief shall report monthly to the Board on the administration and operations of the District.

## CHAPTER VI CONFLICT OF INTEREST

**A. Disclosure Required**

Any Director shall disqualify himself/herself from voting on any issue in which he/she has a conflict of interest, unless the Director has first disclosed the conflict of interest as required by law to the Board and the Secretary of State, and then only may vote if his/her participation is necessary to obtain a quorum or otherwise enable the Board to act.

If the Director does not vote, he/she also shall refrain from attempting to influence the decisions of other members of the Board in voting on the matter.

In addition, the Special District Act prohibits a Director receiving workers' compensation benefits awarded in the line of duty as a volunteer firefighter or pension payments to retired firefighters to vote on issues involving the Director's disability or pension payments.

The Special District Act also requires a Director who owns at least 20% of the undeveloped land within the District to disclose this fact before each meeting. The disclosure must be recorded in the minutes of each meeting. "Undeveloped land" means real property, which has not been subdivided or which has no improvements constructed upon it, excluding real property dedicated for park, recreation or open space purposes. No contract for work or material, regardless of amount may be entered into between the District and a Board member or a person owning twenty-five percent or more of the territory within the District unless notice for bids is published and the Director or owner is the lowest responsible bidder.

A Director has failed to properly disclose a conflict of interest if he or she votes or exercises any substantial discretionary function in connection with a government contract, without having given 72 hours actual advance written notice to the Secretary of State and to the District Board. Directors with a conflict of interest or possible conflict of interest should raise the issue with the Board President and request that legal counsel for the District provide an opinion on the conflict prior to any meeting at which the conflict may arise.

**B. Acts Constituting a Conflict of Interest**

A potential conflict of interest exists when a Director is an executive officer, or owns or controls, directly or indirectly, an interest in a private company that does business with the District.

District Board members, as local government officials (elected or appointed), or District employees, cannot:

- (1) Disclose or use confidential information acquired in the course of their official duties in order to further their personal financial interests.
- (2) Accept gifts of substantial value or of substantial economic benefit tantamount to a gift of substantial value, which would tend to improperly influence a "reasonable person" in his public position to depart from the faithful and impartial discharge of his/her public duties or which he/she knows or which a reasonable person in his/her

position should know under the circumstances is primarily for the purpose of rewarding him/her for official action he/she has taken.

- (3) Engage in a substantial financial transaction for his/her private business purposes with a person whom he/she inspects or supervises in the course of his/her official duties.
- (4) Perform an official act directly and substantially affecting his/her economic benefit, a business or other undertaking in which he/she either has a substantial financial interest or is engaged as counsel, consultant, representative or agent.
- (5) Be interested in any contract made in his/her official capacity or by any body, agency, or board of which he/she are a member or employee.
- (6) Be a purchaser at any sale or vendor at any purchase made by him/her in his/her official capacity.

The following exceptions are not considered to be conflicts of interest:

- (1) A Director holding a minority interest in a corporation contracting with the District is not considered "interested" in such contract;
- (2) Contracts in which the Director has disclosed a personal interest and has not voted thereon; and
- (3) A Director may vote, notwithstanding any other prohibition, if participation is necessary to obtain a quorum or otherwise enable the Board to act, and if the Director complies with the voluntary disclosure procedures required by law.

#### **C. Guides to Ethical Conduct**

Colorado law (C.R.S. § 24-18-101), sets forth the following "guides" for Director, officer and public employee conduct:

- (1) A local government official or employee should not acquire or hold an interest in any business or undertaking which he has reason to believe may be directly and substantially affected to its economic benefit by official action to be taken by the local government agency over which he has substantial authority.
- (2) A local government official or employee should not, within six (6) months following the termination of his office or employment, obtain employment in which he will take direct advantage, unavailable to others, of matters with which he was directly involved during his term of employment.
- (3) A local government official or employee should not perform an official act directly and substantially affecting a business or other undertaking to its economic detriment when he has a substantial financial interest in a competing firm or undertaking.

**D. Effect of Existence of Potential Conflict of Interest**

Failing to disclose a potential conflict of interest is a class 2-misdemeanor. Any contract, vote or other official act in which a Director had a potential conflict, not cured by disclosure, may result in the avoidance of the act or the contract being void.

**CHAPTER VII  
ELECTIONS**

The Special District Act, the Colorado Local Government Election Code and/or the Uniform Election Code of 1992 apply to a District election (the "Election Codes"). The provisions of the Special District Act and the Election Codes are very detailed. In addition, the Election Codes are amended frequently. As a result, a comprehensive discussion of the election provisions contained in the Election Codes and the Special District Act is beyond the scope and purpose of these Bylaws. The regular elections for the District Board of Director seats are always held in May. ~~Historically, the regular elections were held in even-numbered years, but 2022 will be the final even-year election. Beginning in 2023, all regular special district elections will be in May~~ of odd-numbered years. An additional outline of election terminology and process is included in the Appendix of these Bylaws.

**CHAPTER VIII  
STATEMENT OF PURPOSE**

The District was originally established in 1960, which was before any requirement that special districts have a "service plan" that delineates their major operational functions. In 1985, the General Assembly passed a law that required all existing districts that did not have a service plan to file a "statement of purpose" with the county in which the district was established. As a result, the District operates under a Statement of Purpose and does not have a Service Plan. The Statement of Purpose provides a more general overview of the services the District provides.

**A. Following Statement of Purpose**

The District must follow, to the extent practicable, its adopted Statement of Purpose. Failure to perform an obligation set forth in the Statement of Purpose in mandatory language when it is practicable to do so may result in legal action against the District to enforce the Statement of Purpose. Notice of a proposed District activity, published one time in a newspaper of general circulation, may limit certain types of legal actions which may be brought against the District for material departures from the Statement of Purpose, unless such action is brought within 45 days after publication of such notice. Application of these two legal theories and the law which applies to amendment and material modification of a Statement of Purpose is complex and District legal counsel should be consulted on a case-by-case basis.

**B. Amendment and Modification**

The Statement of Purpose may be amended to reflect changed circumstances or conditions of the District. A "material modification" to the Statement of Purpose must be approved by the Board of County Commissioners or City Council. A "material modification," includes but is not limited to:

- (1) any addition to the types of services provided;
- (2) a decrease in the level of services;
- (3) a decrease in the financial ability of the District to discharge indebtedness;
- (4) a decrease in the need for organized service in the area; or
- (5) an inclusion of property into a new county or city, if so determined by the Board of County Commissioners or City Council.

## **CHAPTER IX FINANCIAL MATTERS**

### **A. Fees and Charges**

Unlike other types of special districts, pursuant to state statute, Fire Protection Districts may only impose fees or charges within its jurisdiction for all purposes authorized by law, including but not limited to:

- (1) Ambulance or emergency medical services; and,
- (2) Requested or mandated inspections (some requested plan reviews for Fire Code compliance are considered a part of the inspection process).

All unpaid inspection fees and charges constitute a perpetual lien against the property served. The lien is entitled to priority over other encumbrances such as prior recorded deeds of trust (but not tax liens). A penalty may be assessed against all delinquencies in payment, together with the assessment of interest not to exceed one percent per month. Service may be discontinued against any property whose owner is delinquent in the payment of fees or charges.

The District also charges, on a contract basis, for standby medical services (for example, the Colorado National Speedway and bicycle events).

The District also received reimbursement for services rendered by its National Wildland Team.

In addition, the District may impose fees, rates, tolls, penalties, or charges for services or facilities furnished outside its boundaries.

### **B. The Annual Budget, Mill Levy and Revenue and Spending Limitations**

In November 1997 the voters approved a Ballot Issue that removed the revenue and spending limits imposed by TABOR and State statute. As a result, historically, the District may keep and spend

all revenue generated by its mill levy and other sources. However, as of the 2026 budget year, a new statutory revenue limit applies to the District and limits District revenue growth to 10.5% over any 2-year assessment cycle, as further set forth in applicable law.

The Board must fix a rate of levy of taxes (“mill levy”) and certify that mill levy to Boulder and Weld Counties no later than December 15 of each year.

The District must adopt an annual Budget before certifying its mill levy each year. The Fire Chief is responsible for preparing the proposed Budget. The Fire Chief must prepare and submit the proposed Budget to the Board on or before October 15 of each year. The assessor for each County must certify the assessed valuation for real and personal property within the District by August 25 of each year. By December 10 of each year, each assessor must provide the District with any change in the assessed valuations provided by the assessor in August of that year.

Upon receipt of the proposed Budget from the Fire Chief, and prior to adoption, the Board must hold a public meeting to consider the proposed Budget and receive public comments on the proposed Budget. The Board shall make changes, additions, deletions and corrections to the proposed Budget as it deems appropriate, and the Board shall adopt the Budget by December 15 of each year.

**C. Budget Administration By Fire Chief**

The Board approves annual Budgets as a whole. It is the responsibility of the Fire Chief to administer the annual Budgets in a manner that the total amount of annual expenditures do not exceed the total amount of the Budget. Line items in the Budgets are intended to be financial management guidelines for the Fire Chief, District staff and the Board. The Fire Chief, as Chief Executive Officer of the District, is authorized to spend more or less than the amounts set forth in the line items of the annual Budgets without prior approval of the Board.

**D. Reporting Budget Line Item Variances**

The Fire Chief shall advise the Board when it appears there will be Budget line item variance of \$50,000 or more.

**E. Appropriations**

The District’s expenditures must be made in accordance with the District’s annual appropriation of funds, as set forth in its approved budget. Any action or expenditure made beyond the appropriated sum is invalid and void.

The amount of appropriated funds may be supplemented or adjusted during the year, through adoption of an Amended Budget only under certain circumstances. The same public hearing process required for the annual budget must be conducted before the Board adopts an Amended Budget.

**CHAPTER X  
AUDITS**

The Board is required to have the District's financial statements audited annually. The audit must be made as of the end of each fiscal calendar year, or more frequently if some special reason exists. The audit report must be completed by June 30 and filed with the State Auditor not later than 30 days after the District receives the report.

## **CHAPTER XI LIABILITY**

### **A. Federal and State Tort Claims**

"Torts" are wrongful actions that cause harm to an individual, entity, or property. There is an extensive body of Federal law covering a wide-array of "torts." In general, the Colorado Governmental Immunity Act does not protect the District from Federal tort claims. Some examples of Federal tort claims are discrimination claims, deprivation of constitutional or statutory rights (i.e., "Section 1983" cases, and other civil rights cases by citizens or employees), antitrust, securities violations, Federal labor and wage actions, and environmental cases.

With certain narrow exceptions, the Governmental Immunity Act bars all State tort claims against the District, and its directors, officers and employees. For those tort claims where liability may be imposed, the liability is limited on a per person, and per occurrence basis. The Governmental Immunity Act may require the District to indemnify its directors, officers and employees, under certain circumstances.

### **B. Contract and Wage Claims and Criminal Acts**

Contract claims are not barred by the Governmental Immunity Act. Wage claims, whether under Federal or state law, are not barred by the Governmental Immunity Act. Public officials, however, generally are not personally liable for the contracts or wage obligations of the governmental entity.

The Governmental Immunity Act offers no protection from criminal actions. Common potential areas of criminal exposure include:

- (1) entering into a prohibited transaction;
- (2) failing to disclose conflicts of interest;
- (3) misuse of official information;
- (4) malfeasance; or
- (5) issuing a false certificate or document.

## **CHAPTER XII CONTRACTS**

There are unique requirements for various types of contracts which the District may enter into. Generally, the Board should approve all contracts. Additional information on some of the unique contract requirements for special districts are included in the Appendix to these Bylaws.

### **CHAPTER XIII BOUNDARY CHANGES**

The Special District Act contains a number of ways that the Districts' boundaries may be legally changed.

In general, there are four procedures by which property can be included into the District:

- (1) The fee owner(s) of 100% of any real property capable of being served by the District may file a petition for inclusion of that property with the Board; or,
- (2) A petition filed by the lesser of 20% or two hundred of the taxpaying electors within the affected area; or,
- (3) The Board of Directors adopting a resolution proposing the inclusion of the affected area; however, no single tract or parcel constituting more than 50% of the total area to be included may be included without the consent of the owner of that parcel; or,
- (4) A "district-to-district" transfer of real property from a fire protection district to the District.

Property may be excluded from the District by any one of the following procedures:

- (1) The fee owner(s) of 100% of the real property petition the District for exclusion of the Property; or,
- (2) A municipality may, under certain circumstances, including annexation and the ability to provide the same or better services, exclude territory from the District, or,
- (3) A "district-to-district" transfer of real property from the District to another fire protection district.

### **CHAPTER XIV TABOR**

#### **A. Introduction**

As previously stated, the voters approved a Ballot Issue in November 1997, which removed the revenue and spending limits imposed by TABOR and State statute; however, other TABOR requirements still apply to the District.

#### **B. Financial Limitations**

Under TABOR, the District is required to obtain voter approval to increase its mill levy above the current mill levy, except in certain instances for debt service on general obligation bonds, pension

payments and final court judgments. TABOR also requires advance voter approval to create new District debt or financial obligations that extend beyond the current fiscal year, including general obligation and revenue bonds.

Voter approval is not required for refinancing debt at a lower interest rate, obligations with adequate present cash reserves pledged irrevocably and held for payments in future fiscal years, and qualifying lease-purchase agreements.

TABOR prohibits incurring multiple fiscal year financial obligations without voter approval. All multi-year contracts requiring the expenditure of District funds require voter approval unless adequate cash reserves are pledged to finance the obligation or the contract is expressly contingent upon annual budgeting and appropriation.

**CHAPTER XV  
MODIFICATION OF BYLAWS**

These Bylaws supersede any prior Bylaws adopted by the Board. These Bylaws may be altered, amended, or repealed by a majority vote of a quorum of the Board at a properly noticed regular meeting or at any special meeting of the Board called for that purpose with prior notice to the Board members of the proposed changes. The Board should review these Bylaws at least every four (4) years.

**CHAPTER XVI  
SEVERABILITY**

If any provision of these Bylaws or the application thereof is held invalid, such invalidity shall not affect the provisions or applications of these Bylaws which can be given effect without the invalid provision or application. To this end, the provisions of these Bylaws are deemed severable.

Adopted this 197th day of May 2026.

**MOUNTAIN VIEW FIRE PROTECTION DISTRICT**

By: \_\_\_\_\_  
Colleen Whitlowhad Christian, Board President

ATTEST:

By: \_\_\_\_\_

| Todd Venrick ~~Colleen Whitlow~~, Board Secretary



**APPENDIX TO BYLAWS**

[Insert Appendix Table of Contents]

**Annual Filing Deadlines**

<b>ACTION</b>	<b>OFFICE</b>	<b>DEADLINE</b>
A current, accurate map of the District boundaries § 32-1-306, C.R.S.	Division of Local Government, County Assessor, County Clerk and Recorder	January 1
Transparency Notice §§ 32-1-104 and 32-1-809, C.R.S.	District Website, Board of County Commissioners, County Assessor, County Treasurer, County Clerk and Recorder, governing body of any municipality in which District is located, Division of Local Government	January 15
Resolution designating where the District's agenda notice posting place shall be § 24-6-402(2)(c), C.R.S.	None	First meeting of the Board of Directors of each year
Certified copy of adopted budget § 29-1-113(1), C.R.S.	Division of Local Government	No later than January 31 (enact Resolution adopting budget by December 15, if certifying mill levy)
Report of outstanding non-rated public securities as of the end of the fiscal year § 11-58-105, C.R.S.	Division of Local Government.	March 1
Application for audit exemption (if applicable) § 29-1-604, C.R.S.	State Auditor	March 31
Audit report § 29-1-606, C.R.S.	State Auditor	30 days after report is received, but not later than July 31
Certificate of Election results § 1-11-103, C.R.S.	Division of Local Government. File with Division of Securities and Board of County Commissioners if debt authorization election.	Within 30 days after election day
Annual Report § 32-1-207(3)(c), C.R.S.	Board of County Commissioners, any municipality in which District is located, Division of Local Government, State Auditor, and County Clerk	Upon request of Board of County Commissioners or Municipality
Certification of mill levy § 39-5-128(1), C.R.S.	Board of County Commissioners	December 15

<b>ACTION</b>	<b>OFFICE</b>	<b>DEADLINE</b>
Resolution Appropriating Sums of Money § 29-1-108(2), C.R.S.	None required, but recommend filing with Division of Local Government as part of Budget	Adopt prior to Certification of mill levies (12/15)

## **Complaint Procedures for Various Member Groups**

### **Firefighter Complaints under Firefighter Safety Act.**

Employees may present complaints to the District without Union intervention under certain circumstances prescribed by law. However, employees have no right to present complaints directly to individual Board members pursuant to C.R.S. § 29-5-207(2)(a).

#### **a. Scope.**

This Section does not apply to any aspect of any corrective action, disciplinary action or termination of employment/service, or any personnel decision relating to payroll, appointment, hiring, promotion, or performance reviews, or any action a member perceives as illegal discrimination, harassment, or retaliation. Such matters should be addressed in accordance with the policies and procedures, if available, outlined in the relevant portions of the Member Rules, Regulations and Benefits Handbook, or Collective Bargaining Agreement, as may be amended from time to time.

Complaints made pursuant to C.R.S. § 29-5-207(2) shall be made pursuant to this Section.

#### **b. Informal Problem and Complaint Resolution.**

A member must first address the member with whom they have the dispute and attempt to resolve the dispute or complaint directly. If the informal means of problem and complaint resolution are not successful, the member may utilize the dispute resolution procedures set forth below.

#### **c. Dispute and Complaint Resolution Procedures.**

After satisfying Section (b) above, the member may submit a written dispute or complaint to the Fire Chief, or if the dispute involves the Fire Chief to the Board President.

The member shall submit his/her written dispute or complaint within 6 business days of the issue or event that is the reason for the dispute or complaint. The written dispute or complaint shall be placed in a sealed envelope. If the dispute or complaint is being submitted to the Fire Chief, the sealed envelope should be marked "Confidential Dispute Resolution for the Fire Chief." If the dispute or complaint is being submitted to the Board, then the sealed envelope should be marked "Confidential – Dispute Resolution for the Board President." In either case, the sealed envelope should be delivered to the District's administrative office.

The written dispute or complaint shall, at a minimum, state the following:

- (1) The date of the disputed issue, event or complaint, and the date the member has submitted the written dispute or complaint;
- (2) The name of the member filing the written dispute or complaint;

- (3) A description of the dispute or complaint; how, when and where it arose; the parties involved; and its present status, including a description of the steps the member took to resolve the dispute or complaint on an informal basis;
- (4) All documents or other materials supporting the member's position; and
- (5) The relief sought or a proposal for resolution of the dispute or complaint.

If the dispute or complaint is submitted to the Fire Chief, he/she will advise the member of his/her receipt of the dispute or complaint. The Fire Chief may make such investigation as he/she deems appropriate under the circumstances and issue a written decision as soon as possible. The Fire Chief's decision is the final decision on the dispute or complaint, and the member shall not attempt to appeal it to the Board.

If the dispute or complaint involves the Fire Chief and is submitted to the Board President, the Board shall establish a two-member committee of the Board and the committee shall advise the member that it has received the dispute or complaint. The committee also shall notify the Fire Chief of the dispute or complaint and provide the Fire Chief the opportunity to provide a written response. The committee may conduct such investigation as it deems appropriate under the circumstances, and will provide the Board with a written recommendation as soon as practicable. The Board will issue a written decision as soon as possible.

Employee Complaint Procedure under District Policy.

## ELECTION OVERVIEW

### A. Ballot Issues and Ballot Questions

The term "Ballot Issues" refers to an issue presented to the voters that comes within Article X, Section 20 of the Colorado Constitution, commonly known as "Amendment 1" or "TABOR," including requests to increase the District's mill levy, issue bonds or undertake other forms of indebtedness, or remove the revenue and spending limits imposed by TABOR.

The term "Ballot Questions" refers to a question presented to the voters that does not involve a monetary issue within TABOR, such as whether to remove Director term limits.

### B. Coordinated Elections

Coordinated elections are those elections held in November of each year in which the County Clerk and Recorders are responsible for coordinating and managing the election process. If the District wants to take part in a coordinated election, at least 100 days prior to the scheduled coordinated election, the District must take official action and notify the County Clerk and Recorders in writing of its intent to take part in the coordinated election. Then, at least 70 days prior to the date of the coordinated election, the District must enter into an Intergovernmental Agreement with each County that must include at least the following information:

- (1) An allocation of responsibilities between the District and the County Clerk and Recorders; and
- (2) A provision for the sharing of expenses based upon "actual cost."

### C. Regular Elections

The District must hold regular elections on the first Tuesday after the first Monday in May in as required by law for the purpose of electing Directors to the Board. The District may opt to include Ballot Issues or Ballot Questions on the regular election ballot; however, if a Ballot Issue is on the regular election ballot, the election must be held by mail ballot. As discussed below, if there is no Ballot Issue or Ballot Question to be presented to the voters, and no Director position to be filled, or if there are only enough candidates to fill the vacant Director positions, the District may cancel the election.

### D. Special Elections

Special elections can be held on the first Tuesday after the first Monday of February, May, October or December of any year, or on the first Tuesday in November of odd-numbered years. Under circumstances of impossibility or impracticability, a court may order a special election to be conducted on a different election date. Ballot Issues can only be presented at November or regular elections, by mail ballot.

### E. Independent Mail Ballot Elections

The District may conduct an independent (non-coordinated) election by mail ballot. The District's Designated Election Official is required to have on file, either at the District's principal offices or at the Designated Election Official's principal office, a written plan for conducting the independent mail ballot election no later than 55 days prior to the election.

#### **F. Polling Place Elections**

The District may conduct regular or special elections by polling place, when the election is held for the purpose of electing Directors to the Board of Directors and/or when the election involves one or more Ballot Questions. However, elections that will include a TABOR Ballot Issue (including Ballot Issues presented during a regular election) cannot be conducted by polling place election and must be held by mail ballot election.

#### **G. Designated and Coordinated Election Officials**

For all coordinated elections, the County Clerk and Recorders for the Counties in which the District has territory are the coordinated election officials responsible for complying with notice and other statutory requirements, unless an Intergovernmental Agreement specifies otherwise.

The District must appoint a designated election official to conduct non-coordinated elections and assist in the conduct of coordinated elections. The designated election official does not have to be a Board member and may be an independent contractor hired to perform the duties by the District.

#### **H. Cancellation of Election**

If the only matter before the electors is the election of Directors, and if, at the close of business on the sixty-third day before the election or at any time thereafter, there are not more candidates than offices to be filled at the election, including candidates filing affidavits of intent to be a write-in candidate, the designated election official, if instructed by Resolution of the Board, shall cancel the election and declare the candidates elected.

If the only matter before the electors is the consideration of a Ballot Issue and/or a Ballot Question, the Board may cancel the election no later than 25 days prior to a coordinated November election or at any time prior to any other election.

No later than twenty-five days before an election conducted as a coordinated election in November, and at any time prior to any other elections, the Board may by Resolution withdraw one or more Ballot Issues or Ballot Questions from the ballot. In such case, the Ballot Issues and Ballot Questions are deemed to have not been submitted and votes cast on the Ballot Issues and Ballot Questions will either not be counted or be deemed invalid by action of the Board.

If the electors are to consider both the election of Directors to office and Ballot Issues or Ballot Questions, the election may be canceled by the Board only in the event (1) that at the close of business on the sixty-third day before the election or at any time thereafter, there are not more candidates than offices to be filled at the election, including candidates filing affidavits of intent

to be a write-in candidate, and (2) that all ballot issues or ballot questions have been withdrawn from the ballot.

No election may be cancelled in part, except to the extent permitted by C.R.S. § 1-13.5-513(2).

#### **I. Fair Campaign Practices Act Limitations**

The Fair Campaign Practices Act, C.R.S. §1-45-101, et seq. (the "Act"), imposes certain limitations on District Directors, officers and employees with respect to campaign lobbying and contributions.

The Act prohibits the District, and its Directors, officers and employees, from making any contribution to a campaign involving the nomination, retention or election of any person to public office. The Act prohibits the District, and its Directors, officers and employees, from using public moneys received from any source for the purpose of urging electors to vote for or against any State-wide or local ballot issue or referred measure.

The Act does permit the following limited actions:

- (1) A Board member or employee of the District may respond to questions regarding a candidate or ballot issue as long as the question was unsolicited;
- (2) A Board member or employee who has policy-making responsibilities may expend not more than fifty dollars (\$50.00) of public moneys in the form of letters, telephone calls, or other activities incidental to expressing his or her opinion on any candidate or ballot issue;
- (3) The District may expend public moneys to present a written factual summary which contains a summary of the arguments for and against any proposal of official concern before the electorate in the District's jurisdiction. The summary cannot contain conclusions or opinions in favor of or against any particular ballot issue. It must simply and fairly summarize the issues for and against the proposed issue;
- (4) An elected official is permitted to express a personal opinion on any issue regardless of whether his or her opinion was solicited. When expressing a personal opinion the elected official must make it clear that the opinion is a personal opinion, not the opinion of the governmental entity, and he or she must not identify himself or herself in a way that would create confusion with respect to whether the opinion is personal or that of the governmental entity to which the elected official was elected;
- (5) The District Board may, by majority vote, pass a resolution or take a position of advocacy on any candidate, State-wide or local ballot issue, or referred measure, and the District may report the passage of such resolution through established, customary means, other than paid advertising; and
- (6) District Board members, officers, employees and volunteers also may expend personal funds, make personal contributions and use personal time to urge electors to vote for or against any candidate, State-wide or local ballot issue, or referred measure; however, such activity must be performed only during personal time and cannot be done on behalf of or through the District.

## CONTRACT MATTERS

### A. Construction Contracts

#### Publication and Bid Requirements:

The Special District Act requires the District to publish notice of bids for "...all construction contracts for work or materials or both involving an expense of \$60,000 or more of public moneys." C.R.S. § 32-1-1001(1)(d). The District may reject any and all bids, and if it appears that the District can perform the work or secure material for less than the lowest bid, it may do so. As discussed below, it is entirely appropriate for a District Board to approve a contract without soliciting bids where the contract does not involve a construction project estimated to exceed \$60,000.

#### Bonds and Retainage:

The District is not required by State law to require the contractor to provide a bid bond; however, requiring a bid bond is a good practice as it provides some protection from a contractor withdrawing a low bid. A bid bond in the amount of five percent of the amount bid is often required, depending upon the circumstances. However, as a practical matter, the cost of the bid bond is usually passed back to the District through the costs set forth in the bid.

State law requires every contractor awarded a public contract for more than \$50,000 to execute an adequate labor and materials bond, as well as a performance bond in the amount of at least one-half of the contract amount. State law also requires public construction contracts over \$150,000 to contain certain statutory retainage provisions, typically five percent retainage. Typically, the five percent retainage must be held until the following final payment procedures are completed.

(1) Upon completion of the project – usually identified by receipt of a Certificate of Completion from the engineer or architect – a notice of final payment must be published twice. This notice announces that final payment will be made to the contractor on a designated settlement date, which is more than ten days after the second publication. If no claims are made, payment in full to the contractor may be made on the settlement date; or

(2) If a claim is properly made by a subcontractor or supplier, then the District must withhold sufficient funds to ensure satisfaction of that claim until the claim is withdrawn, paid, or 90 days have passed. If within 90 days, the subcontractor or supplier has not filed a lawsuit, then the retainage must be remitted to the contractor. If a lawsuit is commenced, the District may be able to deposit the money with the Court to avoid the cost and inconvenience of being a party to the litigation.

#### Appropriations Clause:

The District may not contract for a public works project in an amount in excess of the amount "appropriated" by the District for the project. All construction contracts must contain clauses which state that money has been appropriated and that any change order increase must be accompanied by a further written assurance that appropriations are sufficient. Except as

specifically limited by State statute, all contracts are subject to budget and appropriations by the Board.

**B. Contracts and Purchase – No Bids Required**

Except for the construction contracts discussed above, the District is not required to perform a bidding or publication process for any contracts, including but not limited to contracts for the purchase of vehicles, equipment, non-construction materials, real and other personal property, leases, advisory and professional services. The District may use a bid or publication process for any contract or purchase even though it is not required by law.

**C. Board Approval of Contracts**

Except as set forth in Section D below, all contracts shall be approved by the Board.

**D. Authority of Fire Chief to Enter Into Contracts and Authorize Purchases**

The Fire Chief is the Chief Executive Officer of the District. As Chief Executive Officer it is the responsibility of the Fire Chief to make purchases and enter into contracts for services and equipment incident to the day-to-day business and operations of the District. To facilitate the business and operations of the District, the Fire Chief is authorized to enter into contracts and make purchases up to \$50,000 each for items that are, in the reasonable judgment of the Fire Chief, included in the Budget. In determining the amount of authority granted to the Fire Chief to enter into contracts and authorize expenditures without further Board approval, the Board considered the nature of the business and operations of the District and the materiality of the amount authorized in relation to the total amount of the annual Budgets of the District, and determined \$50,000 is reasonable.



# MOUNTAIN VIEW FIRE RESCUE

TRUST • TEAMWORK • PROFESSIONALISM

## Upcoming Board Items

<b>May 19 Meeting:</b>	Board Meeting
<b>May 21 Ceremony:</b>	Station 14 Topping Out Ceremony, at noon.
<b>May 28 Graduation:</b>	Fire Academy Graduation. 10345 Ute Hwy, Longmont, CO 80504, starting at 5:30 pm
<b>June 16 Meeting:</b>	Pension and Regular Board meetings
<b>July 21 Ceremony:</b>	Promotional Pinning Ceremony, Administrative offices at 4:30 in the Colorado room
<b>July 21 Meeting:</b>	Board Meeting
<b>August 18 Meeting:</b>	Board Meeting
<b>September 15 Meeting:</b>	Pension and Regular Board Meetings
<b>October 13 Ceremony:</b>	Promotional Pinning Ceremony, Administrative offices at 4:30 in the Colorado room
<b>October 13 Meeting:</b>	Board Meeting. Earlier in the month, due to the Budget Presentation Deadlines.
<b>November 17 Meeting:</b>	Board Meeting
<b>December 8 Meeting:</b>	Pension and Regular Board Meetings. Earlier in the month, due to the Budget adoption deadlines.

*Please review the Community Outreach calendars for more event opportunities.*



PLEASE JOIN US AS WE CELEBRATE

# GRADUATING CLASS OF 2026-1



THURSDAY, MAY 28, 5:30PM

LifeBridge Church  
10345 Ute Hwy Longmont, CO 80504