



City Council Regular Meeting Agenda

Monday, April 27, 2026

City Hall - 1711 Miner Street, Idaho Springs, CO 80452

Tel: (303) 567-4421 Fax: (303) 567-4955

Video from Meetings are viewable on the City's Website.

You must join the Zoom Meeting (<https://us02web.zoom.us/j/84204473555>)
to participate in a meeting remotely.

1. **Work Session Agenda (6:00 PM)**
 - a. Parking Plan Update
 - b. Parking Fees Update
 - c. Water Restrictions
 - d. Riverside Drive Closure
2. **Call to Order Regular Meeting (7:00 P.M.)**
3. **Roll Call**
4. **Pledge of Allegiance**
5. **Agenda Approval**
 - a. Motion to approve the agenda of April 27th, 2026
6. **Conflict of Interest**
7. **Approval of Minutes**
 - a. Motion to approve the minutes from April 13th, 2026
8. **Approval of Bills**
 - a. Motion to approve bills through April 27th, 2026.
9. **Public Comment**
10. **Unscheduled Public Comment**
11. **Liquor Licensing Authority**
 - a. **PUBLIC HEARING:** Application for a New Hotel & Restaurant Liquor License for The Miners Den LLC, DBA The Miners Den located at 1743 Miner Street, Idaho Springs, CO 80452
12. **Finance Officer**
 - a. March 2026 Financial Statements

13. Resolutions

14. Ordinance First Reading

15. Ordinance Second Reading

- a. **PUBLIC HEARING:** Ordinance #6, Series 2006 An Ordinance Adopting by reference the 2024 editions of the following codes: International Building Code, International Residential Code for One and Two-Family dwellings, International Mechanical Code, International Fuel Gas Code, International Plumbing Code, International Energy Conservation Code, International Swimming Pool and Spa Code, International Property Maintenance Code, and the 2023 editions of the Colorado Model Electrical Code and National Electrical Code; Adopting amendments thereto; repealing all ordinances in conflict therewith; stating the penalties for violating the same; and making conforming amendments to Chapters 18 and 19 of the Idaho Springs Municipal Code.

16. City Attorney

17. City Administrator

18. Administration Department

- a. Assistant City Administrator – Staff report submitted with one request for action
A motion to approve the City of Idaho Springs Parking Rate Structure
- b. Community Development Planner - Staff report submitted with no requests for action.
- c. Deputy City Clerk – No staff report submitted

19. Police Department

- a. Staff Report 04.27.26 No requests for action

20. Public Works Department

- a. Staff Report with one request for action: Move to approve Quote from Roof Tech Restoration for the repair of concrete overhang on WRRF roof for \$14,000 from line item #52-72-7310.

21. Committee Reports

22. City Clerk/Treasurer

23. Mayor/Council

24. Executive Session

- a. Executive session under C.R.S. section 24-6-402(4)(b) to confer with the City's

attorneys to receive legal advice and information concerning the City's water interests and the negotiation of the Comcast franchise agreement.

25. Adjourn

In-person and remote meeting public attendance and participation instructions:

Participation

- To provide scheduled public comment, either in person or remotely, please fill out and return the Public Comment Form on the City's website. All requests must be submitted to the City Clerk (cityclerk@idahospringsco.com) by 6 p.m. (Six) the Wednesday before the scheduled meeting.
- To provide unscheduled public comment, please join the Zoom Meeting, identify yourself with your full first and last name, and use the "Raise Hand" feature to indicate your desire to speak.

General Guidelines

- Each public comment, whether scheduled or unscheduled, is limited to three (3) minutes.
- Council typically does not provide feedback during public comment sessions.
- If you would like to provide materials for Council to review along with your Comment, please sign up for Scheduled Public Comment and provide those materials to the City Clerk by the Wednesday Deadline.

CITY OF IDAHO SPRINGS, COLORADO
PARKING PLAN

(Effective ~~5/11/268/11/2025~~)

This Parking Plan governs the parking of vehicles within the City of Idaho Springs, Colorado. Parking in violation of this Plan is unlawful as provided by Section 21-4 of the Idaho Springs Municipal Code.

Section 1. Parking motor vehicles on private ground.

No person shall park or stand a motor vehicle or other personal property on premises of another or in the lawful possession of another without the permission of the owner or person in possession thereof. Any vehicles parked in excess of 72 hours may be deemed abandoned.

Section 2. Parking lot use.

No person shall perform maintenance work on vehicles or otherwise use the city parking lots for any other purpose than parking vehicles or repairing temporarily disabled vehicles, unless approved by the City Council.

Section 3. Stopping, standing, or parking in alleys.

No person shall stop, stand or park a vehicle within an alley in a business district, except for the expeditious loading or unloading of materials; and no person shall stop, stand or park a vehicle in any other alley in such a manner or under such conditions as to leave available less than ten (10) feet of the roadway for the free movement of vehicular traffic.

No person shall stop, stand, or park a vehicle within an alley in such a position as to block the driveway or entrance to any abutting property.

Section 4. City parking lot hours.

Except as otherwise provided herein, no person shall park any vehicle for more than twelve (12) consecutive hours in any City Parking Lot unless otherwise designated by official signs. Vehicles registered with residential parking permits and vehicles owned by and registered to political subdivisions of the state of Colorado, including their departments, agencies, etc., are excepted from this time limitation. For the purposes of this Parking Plan, the Parking Lots in the following locations shall be deemed to be "City Parking Lots":

- a. The North side of Water Street between 14th and 17th Avenues
- b. On the Southwest corner of 16th Avenue and Colorado Blvd.
- c. On the North side of Riverside Drive, the posted areas in the 3200 and 3300 blocks
- d. The South side of Idaho Street between 12th Avenue and 13th Avenue
- e. The east side of Highway 103 across from Carlson Elementary School
- f. The north side of Colorado Boulevard in the 1800 block

g. Visitor Center at Colorado Boulevard and Miner Street

f.h.

Section 5. Handicap parking.

Notice of handicap parking spaces shall be given by posting a single approved sign giving notice of the applicable restrictions, and any time or other limitations thereon, at the front of the space or on a wall or fence beside the space. When possible, the curb in the handicap parking space shall be painted blue.

To be legally parked in a handicap parking space, a vehicle must display an approved appropriate hang tag or license plate.

Permanent handicapped parking spaces shall be provided as follows:

- a. There shall be the following number of handicap parking spaces in the following city parking lots:
 - i. One (1) space in the lot located at 13th Avenue and Idaho Street; and
 - ii. Two (2) spaces in the lot bordered by 15th and 17th Avenues, Water Street and the area known as the “Walking Mall” behind the buildings on the south side of Miner Street between 15th and 17th Avenues.
- b. There shall be one (1) handicap parking space on the west side of 14th Avenue immediately south of Center Alley, in front of the Library. Handicap parking in this space shall be limited to three (3) hours.
- c. There shall be two (2) handicap parking spaces on the east side of 14th Avenue just north of Miner Street adjacent to the Senior Center between the hours of 8:00 a.m. and 5:00 p.m., Monday through Friday.
- d. There shall be one (1) handicap parking spaces on the north side of Colorado Boulevard, beginning at a point fifteen (15) feet east of the hydrant at the corner of Colorado Boulevard and 16th Avenue.
- e. There shall be one (1) handicap parking space on the west side of 15th Avenue, beginning at the point thirty-four feet (34') north of the north edge of the sidewalk at the corner of Colorado Boulevard and 15th Avenue.
- f. There shall be one (1) handicap parking space on the east side of 17th Avenue, beginning at the point fifteen (15) feet south of the corner of Miner Street and 17th Ave.
- g. There shall be one (1) handicap parking space in the parking lot for the Visitor and Heritage Center.
- h. There shall be one (1) handicap parking space on the north side of Colorado Boulevard in the parking lot for Courtney-Ryley-Cooper Park.
- i. There shall be one (1) handicap parking space on the south side of the 2800 block of Colorado Boulevard just east of Miner Street.
- j. There shall be one (1) handicap parking space on the north side of the 2900 block of Colorado Boulevard just east of Gilson Street.

The City Council may by resolution designate temporary handicap parking spaces to accommodate persons with disabilities who do not have off-street parking available on their property, or whose off-street parking does not permit reasonable access for them.

- k. Such designation shall be requested on forms provided by the city.
- l. Such designation shall be for one (1) year from the date of the resolution approving the same and may be extended one (1) year at a time by making renewal application on forms provided by the city.
- m. If the person for whom such designation was approved dies, relocates, recovers, or becomes rehabilitated with regard to such person’s disability, the authority for the designation shall be immediately revoked and the signs removed.

Section 6. Fifteen (15) & Thirty (30) - Minute Parking Spaces.

Fifteen (15) and/or Thirty (30) – Minute Parking Spaces are hereby established with signage at the following locations:

- Miner Street, north side in front of Library Book Depository
- 14th Avenue, west side, first space south of Miner Street
- 15th Avenue, east side, first space south of Miner Street
- 16th Avenue west side, first space north of Miner Street
- 16th Avenue east side, first space north of Center Alley
- 17th Avenue, west side, first space north of Miner Street
- One space in front of 2736 Colorado Boulevard
- One space in front of 2745 Colorado Boulevard
- Two spaces in front of 2801 Colorado Boulevard
- Two spaces in front of 2812 Colorado Boulevard
- Two spaces in front of 2818 Colorado Boulevard

Section 7. Loading zones.

Loading zones are hereby established in the following locations and parking in such locations is prohibited except to load or unload passengers or materials:

<i>Name of street or alley</i>	<i>Portion affected (terminal limits)</i>
15 th Avenue at Miner Street	Southwest corner, as designated by an official sign, from 8:00 a.m. to 5:00 p.m., except Sat., Sun., and Holidays
16 th Avenue at Miner Street	Northeast corner, as designated by an official sign, from 8:00 a.m. to 5:00 p.m., except Sat., Sun., and Holidays

17 th Avenue at Miner Street	Southwest corner, as designated by an official sign, from 8:00 a.m. to 5:00 p.m., except Sat., Sun., and Holidays
14 th Avenue to 15 th Avenue	Northwest corner of 14 th Avenue to private parking lot at northeast corner before 15 th Avenue, on Idaho Street, as designated by an official sign, from 8:00 a.m. to 5:00 p.m., except Sat., Sun., and Holidays.
Idaho Street	Northwest corner of 14 th Avenue to private parking lot at northeast corner before 15 th Avenue, on Idaho Street, as designated by an official sign, from 8:00 a.m. to 5:00 p.m., except Sat., Sun., and Holidays.
City Parking Lots	As designated by official signs.

The City Council may, by resolution, authorize the Public Works Superintendent to designate special parking zones for loading and unloading passengers or materials and to delete such special parking zones by posting or removing appropriate signs.

When official signs are erected giving notice thereof, no person shall park a vehicle for the purpose of loading or unloading materials within the “Downtown Historic District” * except during the following hours:

Loading of Materials Restricted to 5:00 A.M.-10:00 A.M.

*For purposes of this parking restrictions, the Downtown Historic District shall be The Historic Preservation District of the City, as designated and defined by Section 22-3 of the Idaho Springs Municipal Code from time to time.

All of Blocks 7,8,15,16,20,22,25,28 and 33; the West 1 foot of Lot 9, all of Lots 10,11 and 12, Bloc 9; and the South 40 feet of Lots 1 and 2, Block 17; all within the City of Idaho Springs, County of Clear Creek, Colorado.

Section 8. Parking on certain streets.

Vehicles may be parked on the east side of 8th Avenue from High Street north to the city limits, facing a southerly direction with the left-hand wheels parallel to and within twelve (12) inches of the left-hand curb or as close as practicable to the right edge of the left-hand shoulder.

Section 9. Stopping, standing, or parking during certain hours on certain streets.

When official signs are erected giving notice thereof, no person shall stop, stand, or park a vehicle between the hours specified herein on any day. As defined by the Model Traffic Code currently in force within the City upon any of the streets as follows:

<i>Name of street</i>	<i>Portion affected (terminal limits) Regulations in effect: from – to</i>
Miner Street	From Miner Street Bridge to 13 th Avenue from 3:00 a.m. to 7:00 a.m.
Colorado Boulevard	From 2800-2900 block 3:00 a.m. to 7:00 a.m.
Colorado Boulevard	2000 block in spaces designated for fire department use only

Section 10. Parking prohibited at all times on certain streets.

When official signs are erected giving notice thereof, no person shall at any time park a vehicle upon any of the following described streets or parts thereof:

<i>Name of street</i>	<i>Portion affected (terminal limits)</i>
Virginia Street	North side from Canyon Street to west city limits, 19 th Avenue to Canyon Street
Wall Street	South side from 19 th Avenue to 23 rd Avenue
	South side from 14 th Avenue to 16 th Avenue
Idaho Street	South side from 13 th Avenue to 15 th Avenue
	<u>North side from 12th to 13th Avenues</u>
Riverside Drive	Virginia Canyon Flume to 23 rd Avenue south side
Miner Street	South side from Miner Street Bridge East to Miner Street and Colorado Junction at the 2300 Block
	South side from 3 rd Avenue to 1 st Avenue
	South side from 8 th Avenue to 10 th Avenue
Canyon Street	North from Virginia Street to city limits, on either side
11 th Avenue	East side of 11 th Avenue from Idaho Street to Miner Street
12 th Avenue	East and west sides of 12 th Avenue from Idaho Street to Miner Street. West side of 12 th Avenue accesses recreation center off-street parking
13 th Avenue	East side of 13 th Avenue, northerly 40 feet from Virginia Street to city limits. Fire lane.
	East side of 13 th Avenue between Idaho Street and Colorado Boulevard, except for school loading
14 th Avenue	West side of 14 th Avenue from the north boundary of Highway I-70 to the south boundary of Water Street (extended)

15 th Avenue	East side of 15 th Avenue northward from Virginia Street to the city limits. Fire lane.
20 th Avenue	West side of 20 th Avenue from Miner Street to Colorado Boulevard
Idaho Street	Miner Street to 11 th Avenue
Water Street	South side: 14 th Avenue to 15 th Avenue-from the west boundary of 14 th Avenue to a point 80 feet east thereof
High Street	North side of High Street from 8 th Avenue to 9 th Avenue North side of High Street from 8 th Avenue to a point 73 feet west of 8 th Avenue North side and south side of High Street from 7 th Avenue to a point 200 feet east of 7 th Avenue. Fire lane.
Edwards Street	On the north side between 27 th Avenue and 27 th Place On the south side from 25 th Avenue to the I-70 underpass in accordance with the provisions of the Model Traffic Code currently in effect within the City.
Colorado Boulevard	South side: from the west line of 13 th Avenue, west to a point 60 feet west of said west line of 13 th Avenue
Riverside Drive	Both sides between 23 rd Avenue and the Greenway Bridge over Clear Creek at the west end of the Riverside Townhomes

Section 11. Parking time limited on certain streets.

In accordance with the Model Traffic Code currently in effect within the City and when official signs are erected giving notice thereof, no person shall park a vehicle for a period of time longer than the time periods listed below between the hours listed below upon any streets or parts of streets as follows:

<i>Name of street</i>	<i>Portion affected (terminal limits)</i>
14 th Avenue	West side between Miner Street and Center Alley – one-hour limit
17 th Avenue	East side between Miner Street and Idahoe Mall – one-hour limit

Section 12. Bus/~~Rafting~~Recreational Activities/Oversize Vehicle Loading/Unloading & Parking.

In accordance with the Model Traffic Code currently in effect within the City and when official signs are erected giving notice thereof:

- a. There shall be a Bus Stop for CDOT Bustang, CDOT Pegasus, Clear Creek County Roundabout, and Greyhound on the south side of Idaho Street beginning at a point seventy-eight (78) feet west of the stop sign at 13th Avenue.
- b. There shall be one (1) tour bus loading/unloading space on the north side of Miner Street in front of the Central Hose House, beginning at the eastern edge of the curb cut and extending 47.1 feet to the west.
- c. There shall be three (3) oversized and six (6) regular fifteen (15) minute loading and unloading spaces for tour bus and rafting loading/unloading spaces~~recreational activities~~ on the north side of Colorado Boulevard just west of 23rd Avenue and across the street from the Visitor and Heritage Center.
- d. Oversize vehicle parking as designated with signage and pavement markings at the City Parking Lot on Highway 103.

Section 13. Parking on certain streets during adverse weather conditions.

Vehicles may be parked on the North side of Wall Street from 19th to 23rd Avenue facing east due to the steep slope during inclement weather conditions for reasons of safety.

Section 14. Paid parking on certain streets.

The following streets are designated for paid parking between 10:00 a.m. and 6:00 p.m. every day, unless posted otherwise such as for a residential property:

- Miner Street between 12th Avenue and Clear Creek
- Idaho Street south side between 11th and 12th Avenues
- 12th Avenue east side between Miner and Idaho Streets
- 13th Avenue between Center Alley and Miner Street
- 14th Avenue between Colorado Boulevard and Idaho Street
- 15th Avenue between Colorado Boulevard and Idahoe Mall
- 16th Avenue between Virginia Street~~Colorado Boulevard~~ and Idahoe Mall
- 17th Avenue between Center Alley and Idahoe Mall
- Colorado Boulevard between 13th Avenue and the roundabout at Interstate 70 Exit 2419, except where otherwise posted
- Soda Creek Road between Montane Drive and the north driveway entrance to the Indian Hot Springs

- For businesses along Colorado Boulevard that do not have their own offsite parking, the City may install additional signage in front of the businesses in the City's right of way stating "Customer Parking Only During Business Hours."

Section 15. Paid parking lots.

The following parking lots are designated for paid parking between 10:00 a.m. and 6:00 p.m. every day:

- Downtown West Parking Lot south of Idaho Mall between 14th and 15th Avenues
- Downtown Central Parking Lot south of Idaho Mall between 15th and 16th Avenues
- Downtown East Parking Lot south of Idaho Mall between 16th and 17th Avenues
- Downtown North Parking Lot southwest of Colorado Boulevard and 16th Avenue
- Transit Center Parking Lot southwest of 13th Avenue and Idaho Street
- Highway 103 Parking Lot south of Interstate 70
- City Hall Parking Lot (weekends and holidays only)
- City Parking Lot in the 1800-1900 block of Colorado Boulevard
- Visitor Center Parking Lot southwest of Colorado Boulevard and Miner Street, except for the spaces designated for the Visitor Center only

Section 16. Parking Lots for City Parks

The following parking lots are designated for active users of the designated City park and shall have specific signage to that effect:

- Courtney-Ryley-Cooper Park
- Shelly-Quinn Park

Section 17. Residential Permit Parking Areas.

The following areas—exclusive of the streets designated for paid parking--are designated residential permit parking areas and are restricted to registered residents and their guests, unless posted otherwise:

- The area bounded by Wall Street to the north, Miner Street to the south, 13th Avenue to the east and West Colorado Boulevard to the west.
- The area bounded by Wall Street to the north, Center Alley to the south, 17th Avenue to the east, and 13th Avenue to the west.
- The area bounded by Wall Street to the north, Riverside Drive to the south, 23rd Avenue to the east, and 17th Avenue to the west.
- Miner Street between Clear Creek and Colorado Boulevard.
- Miner Street between the Visitor Center and Safeway.
- Miner Street, 2400-2800 blocks
- Edwards Street, 2300-2700 blocks
- 25th Avenue
- 27th Avenue

- 27th Place
- Spruce Lane
- Miner Circle
- Riverside Drive between the Greenway bridge at the west end of the Riverside Townhomes and the east end of Riverside Drive at the cul de sac.

Section 187. Discount Partnership Program (Business-Set Discount).

Businesses opt into a discount program and display a "Branded Participating in Parking Discounts" decal in their window, using new Visit Idaho Springs branding.

- Discounts are determined by the business (e.g., \$1 off, \$5 off, etc.)
- The ParkIS app and City promotions will highlight participating locations
- Customers can look for the icon and receive exclusive in-store discounts by showing proof they paid for parking.
- Example: "Show us your parking receipt and get \$3 off your purchase"



**City of Idaho Springs, CO
Parking Rate Structure**

Adopted by City Council March 23, 2026, updated April 27th, 2026.

General Parking Rates

First Half Hour	\$0.50
Second Half Hour	\$1.75
Third Half Hour	\$2.00
Fourth Half Hour	\$2.00
Fifth Half Hour	\$2.00
Two Hours	\$6.00
Every Additional Hour	\$5.00
<u>Hwy 103 Lot (per hour)</u>	<u>\$1.00</u>

Special Event & Lodging Parking Rates

Fourth of July	\$20.00 (flat rate)
Furling Fest	\$20.00 (flat rate)
Race Day Parking	\$12.00 (flat rate)
Downtown Lodging Rates	\$15.00 per 24-hour period (flat rate)

Other

- Normal enforcement during when municipal lots are more than 50% occupancy and during special events.
- “Light Touch” enforcement approach when municipal lots are below 50% occupancy and along Miner Street during non-peak periods.

**Light Touch is defined as prioritizing an education-first ambassador approach before issuing citations.*

**CITY OF IDAHO SPRINGS
CITY OF IDAHO SPRINGS WATER
ACTIVITY ENTERPRISE
Clear Creek County, Colorado**

Resolution No. 9, Series 2026

A RESOLUTION ADOPTING PHASE ONE WATER USE RESTRICTIONS AND GUIDELINES

WHEREAS, pursuant to Chapter 12 of the Idaho Springs Municipal Code (“Code”), the City maintains its water and waste water facilities as an enterprise known as the Idaho Springs Water Activity Enterprise (the “Enterprise”); and

WHEREAS, the Idaho Springs City Council (“Council”) also serves as the governing body of the Enterprise; and

WHEREAS, pursuant to Section 12-107 of the Idaho Springs Municipal Code (“Code”), the Council may “by resolution or ordinance adopt, amend, impose and suspend water conservation and curtailment orders and other rules and regulations concerning the delivery and use of potable water within the City”; and

WHEREAS, the State of Colorado is experiencing one of its driest and warmest years on record, with snowpack currently at or near historic lows across the State's major collection basins; and

WHEREAS, Colorado Governor Polis activated Phase 2 of Colorado's Drought Response Plan on March 17, 2026, and many Colorado cities and towns have already adopted and begun to enforce mandatory water use restrictions in response to current and projected 2026 drought conditions; and

WHEREAS, to be a responsible steward of the City’s precious water resources, the Council finds that it is prudent to adopt an initial set (Phase One) of water use restrictions and guidelines with the goal of achieving voluntary water conservation to a degree that future use restrictions this year may become unnecessary; and

WHEREAS, the Council further declares that it nonetheless reserves the option and ability to impose additional and more stringent water use restrictions in the future, if facts and conditions warrant the same in order to protect and manage the City’s water resources this extraordinarily dry year.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL FOR THE CITY OF IDAHO SPRINGS, COLORADO, ACTING ALSO AS THE GOVERNING BODY OF THE ENTERPRISE, AS FOLLOWS:

Section 1. The above and foregoing recitals are specifically incorporated herein as findings and determinations of the City Council.

Section 2. The Council hereby adopts and approves the following Phase One Water Use Restrictions and Guidelines, to become effective as of [REDACTED], 2026.

PHASE ONE WATER USE RESTRICTIONS

Grass Watering Restrictions.

- Watering of grass is limited to three (3) days per week.
- Watering of grass is prohibited between the hours of 10:00 a.m. and 6:00 p.m.

Irrigation of Trees, Shrubs, Vegetables and other plants and landscaping.

- Trees, shrubs, vegetables and other plants and landscaping may be watered any day by means of a hand-held hose or low-volume non-spray irrigation, but not between 10:00 a.m. and 6:00 p.m.

Irrigation System Installation, Operation, and Repair.

- An irrigation system may be operated outside the watering schedule for installation, repair, or reasonable maintenance, so long as the system is attended throughout the period of operation and water waste does not occur.

Washing of Vehicles.

- Personal Vehicles. At locations other than commercial car washes, washing of personal vehicles shall be done using a bucket or a hand-held hose equipped with an automatic shut-off nozzle.
- Fleet Vehicles. Vehicles in commercial operations or fleets may be washed no more than once per week, unless public health or safety requires more frequent washing.
- Commercial Car Washes. Commercial car washes shall practice efficient use of water.

Washing of Impervious Surfaces.

- Power Washing by Individuals. Power washing is limited to three (3) days a week, except for immediate health or safety reasons. Cleaning without water should be done prior to power washing.
- Commercial Power Washing. Commercial enterprises for whom cleaning with water is an essential element of their business are not subject to the three-days-per-week restriction, but they must clean without water prior to power washing, use only high-efficiency equipment, and assure that water waste does not occur.

Violations and Enforcement.

- Pursuant to Code Sec. 12-107(B), a violation of the above Water Use Restrictions constitutes a prohibited act under the Code and a noncriminal (civil) offense. Each day during which prohibited conduct or conditions occurs constitutes a separate and distinct offense.
- Because the goal of these Restrictions is conserve water and, if necessary, change behavior to accomplish the same, Staff is directed to issue a warning to violators for their first offense.

- For second (and subsequent) offenses that result in citation to the Idaho Springs Municipal Court, violators may be sentenced to a fine of up to two thousand six hundred fifty dollars (\$2,650.00) per offense. Violators shall not be subject to imprisonment.

PHASE ONE WATER USE GUIDELINES

The following are Water Use Guidelines. While violations of these Guidelines do not constitute a civil offense nor subject a violator to fines and prosecution, voluntary compliance with these Guidelines is strongly encouraged.

- Watering of grass during permissible days and times (see the Restrictions above) shall be done with the minimum amount of water and time (per zone, as applicable) as may reasonably be done. A suggested watering period per yard or per zone is 15-20 minutes.
- Bulk water customers should adopt water conservation measures and avoid water waste to the best of their ability. Observed bulk water waste or a significant increase in bulk water usage may lead the City to curtail or eliminate bulk water distributions. Customers are therefore encouraged to take and use the minimum amount possible from the bulk water station.
- The City will comply with the same Water Use Restrictions imposed on customers to the maximum extent possible without subjecting the City's parks, fields, trees or similar public landscape assets to irreversible loss or significant damage.
- If it becomes necessary for the City to water outside the permissible hours or days in order to prevent irreversible loss or significant damage to City assets, the City shall do so in the most water-conscious manner it is able.
- Each user of City water is encouraged to minimize consumption and eliminate waste as much as reasonably possible. Big and small efforts all contribute to water conservation. The City water system is for the benefit of the entire community. Now, the entire community is needed to help safeguard and protect this important City resource.

RESOLVED, APPROVED and ADOPTED this 27th day of April, 2026.

CITY OF IDAHO SPRINGS, COLORADO

Chuck Harmon, Mayor

ATTEST:

Jennie Kim, City Clerk



TO: Idaho Springs City Council
FROM: Dylan Graves, Community Development Planner
SUBJECT: Riverside Drive Between Argo and Gilson Bridge
MEETING DATE: April 27, 2026 – Work Session

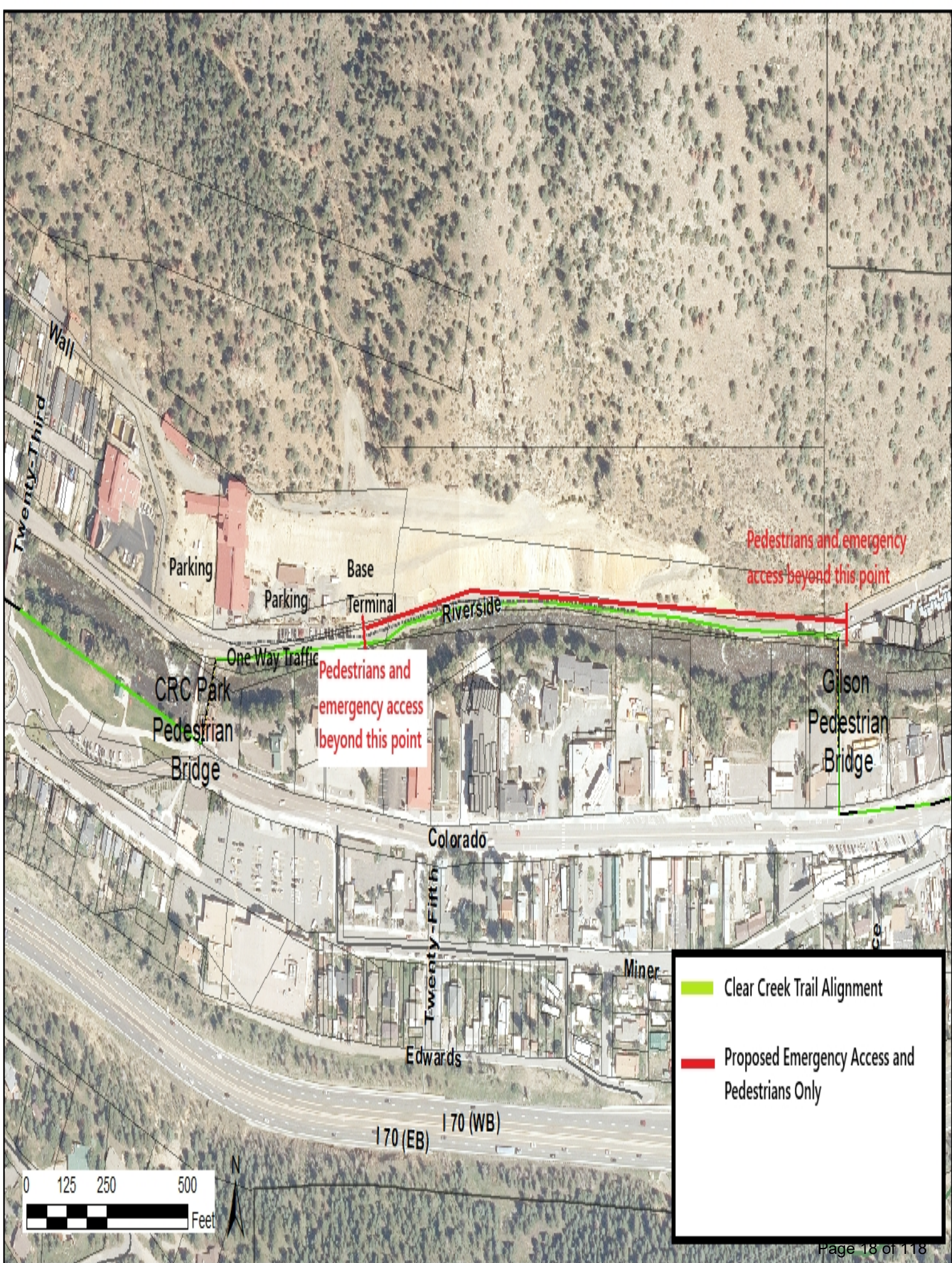
This memo is intended to set up the work session item related to the Riverside Drive closure. Andy asked me to put together a few maps showing potential locations for a “permanent” closure of Riverside Drive east of the Argo parking lots until the Gilson bridge, which are attached. I thought it would be wise to provide a bit of context for these maps, as described below.

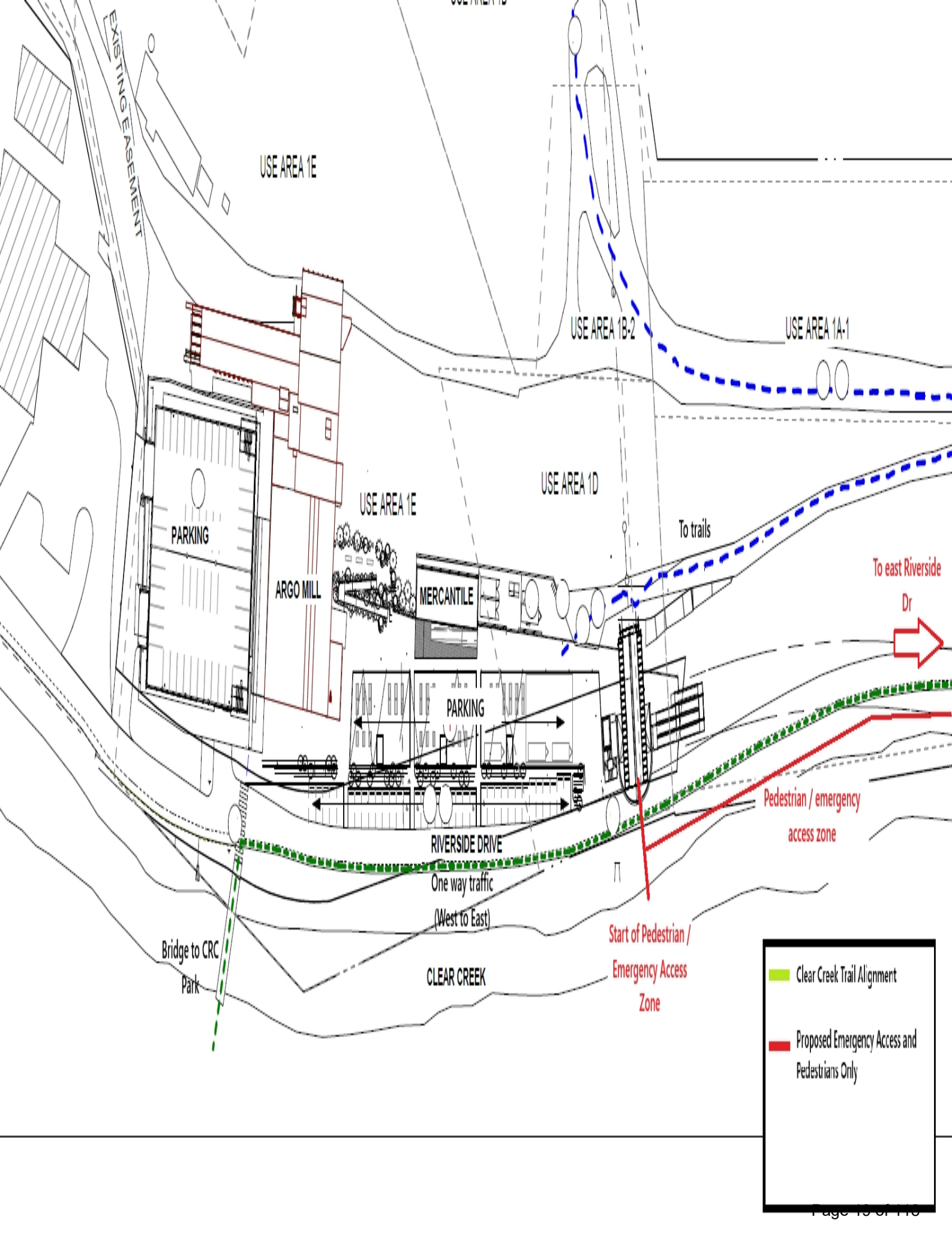
This area would become a pedestrian and emergency access only zone going forward. The closure would be for about 1,500 feet of Riverside Drive. Access to the Argo and Virginia Canyon Mountain Park trailhead would be to the west from the 23rd Avenue bridge, and access to the residences on the eastern end of Riverside Drive would be via the Gilson Street bridge.

A potential benefit of this closure is that it keeps Argo and Virginia Canyon Mountain Park visitors from accessing the park via the Gilson Street bridge, reducing potential conflicts between residents on that eastern portion of Riverside Drive and visitors to the city.

Another potential benefit of this closure relates to the Clear Creek Trail that runs through this corridor. Historically, this has been the only part of the Clear Creek Trail through the city that has been “share the road.” By closing this portion of Riverside Drive to vehicular traffic, this is mostly eliminated.

The proposed closure would be at the base of the gondola terminal, just east of their parking area in front of the Mercantile building. There would be a small portion between the terminal and the pedestrian bridge to CRC Park (approximately 500 feet) that would still be “share the road” so that visitors can access the parking areas. I spoke with the Argo development team, who mentioned that their plan is to have this section of Riverside Drive function as a one-way drive from West to East, meaning that Clear Creek Trail users would only need to contend with one-way traffic, rather than two-way traffic.

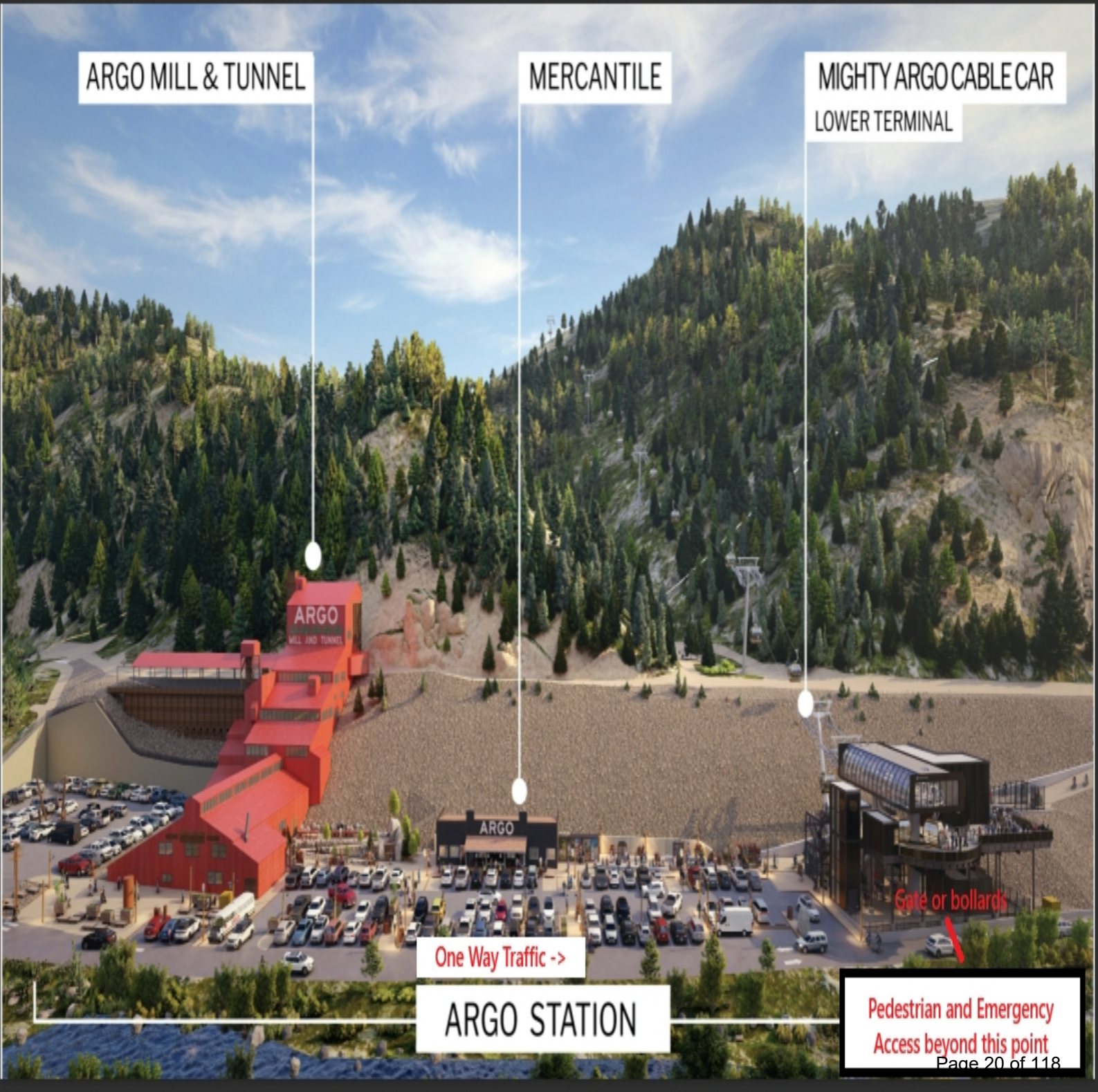




ARGO MILL & TUNNEL

MERCANTILE

MIGHTY ARGO CABLE CAR
LOWER TERMINAL



One Way Traffic ->

ARGO STATION

Pedestrian and Emergency
Access beyond this point

**IDAHO SPRINGS CITY COUNCIL
REGULAR MEETING
April 13, 2026**

The City Council of the City of Idaho Springs held a work session, regular meeting and executive session on April 13th, 2026, in the city council chambers. Mayor Chuck Harmon called the regular meeting to order at 7:15 p.m.

Answering the roll were: Mayor Chuck Harmon, Mayor Pro Tem Jeremy Jones, Councilmember Lisa Manifold, Councilmember Sharon Bassist, Councilmember Janine Mariani and Councilmember Kate Collier. Councilmember Jim Clark was absent. Staff present were City Administrator Andrew Marsh, Assistant City Administrator Guy Patterson, City Attorney Carmen Beery, Deputy City Clerk Wonder Martell, Community Development Planner Dylan Graves and Public Works Director Edward Sigward. Chief of Police Nathan Buseck was absent.

Mayor Harmon asked the room to be patient with him if his voice starts to crack as he has been battling bronchitis for over 8 weeks, so please hang in there with him.

The Pledge of Allegiance was recited by all present.

AGENDA APPROVAL

Mayor Harmon advised council that there were a few agenda amendments necessary.

1. Remove from the Approval of the bills the O'Hagen Meyer Invoice #661623 in the amount of \$1,988.00. This invoice will be paid by the City's Insurance company CIRSA, and CIRSA will invoice the City for this amount which is under the deductible.
2. Add an action item to the police department report for consideration of approval of the proof of the plaque for the new police station.
3. Add an item to the Mayor/Council section to select a date for the annual City Council retreat. Fridays did not work for some Council members into early June. Following are additional dates that DOLA Regional Manager Todd Leopold is available to facilitate:
 - Monday May 11th
 - Wednesday May 13th
 - Thursday May 14th
 - Monday June 8th
 - Wednesday June 10th

Mayor Harmon moved to approve the agenda as amended, Councilmember Mariani seconded, second followed by an all in favor roll call vote.

CONFLICT OF INTEREST

Mayor Harmon stated he has a conflict with a bill in his name and so they would be approving the bills with the exclusion of the bill paid to Charles Harmon.

APPROVAL OF MINUTES

Councilmember Manifold moved to approve the minutes of March 23rd, 2026, Mayor Pro Tem Jeremy Jones seconded. Second followed an all in favor voice vote.

APPROVAL OF BILLS

Mayor Pro Tem Jeremy Jones moved to approve the bill paid to Chuck Harmon from the March 23rd, 2026 meeting. Councilmember Mariani seconded, second followed by an all in favor roll call vote.

Councilmember Collier moved to approve the bills through April 13th, 2026, with the removal of Invoice #661623 for O'Hagan Meyer in the amount of \$1,988.00 per amended agenda. Councilmember Manifold seconded, second followed by an all in favor roll call vote.

PUBLIC COMMENT – SCHEDULED

Alex Bushnell 2117 Wall Street, Idaho Springs CO – Mr. Bushnell wanted to thank council for all of the attention that they are giving to his concerns about CRC Park. He is very interested in being involved with a park committee or group that could focus on the City's parks. Mr. Bushnell mentioned that there are still exposed plastic pipes at the park, there are exposed tree roots, the broken table was removed and not replaced. As a teacher and parent in this community he has a lot of interest in the state of the city's parks and playground. Mr. Bushnell wanted to give credit to the Code enforcement officer as he has ramped up enforcement of the CRC parking lot. Mr. Bushnell would like the city to maintain what we have and replace what has been removed. Before we consider new additions, Mr. Bushnell thinks there is real value in restoring what was originally there and making sure it's properly cared for. Mr. Bushnell thanked council for their time and expressed appreciation for the attention being given to this issue and he would like to be part of the solution moving forward.

UNSCHEDULED PUBLIC COMMENT

APPOINTMENTS TO CITY BOARDS AND COMMISSIONS

Mayor Chuck Harmon moved to appoint Patti Tyler to Alternate HPRC member. Councilmember Manifold seconded, second followed by an all in favor roll call vote. Mayor Harmon mentioned that he served with Patti for many years and she is a tremendous help. Councilmember Manifold agreed and stated that Patti Tyler is a great addition to HPRC.

LIQUOR LICENSING AUTHORITY

Public Hearing for an application for a New Entertainment Facility Liquor License for Miners Point Ventures, LLC dba The Mighty Argo located at 2350 Riverside Drive, Idaho Springs CO 80452. Mayor Pro Tem advised council that he had already approved this permit for the Fire Authority so he would not be attending this hearing.

Mayor Harmon opened the public hearing at 7:28 pm.

STAFF- Deputy City Clerk Wonder Matell went over her staff report with the authority. Ms. Martell advised council that the notice of this hearing was published in the Cler Creek Courant on April 2nd, 2026 (Exhibit A) and was posted on the premises on March 25th, 2026. This property is zoned PD (Planned Development) which permits the sale of alcohol beverages. Ms. Martell advised the authority that a successful petition was submitted to the city (Exhibit B) containing 30 resident signatures. Of those 26 signed in favor, 3 signed against and one signature was excluded as the signer resides outside the city limits of Idaho Springs. Deputy City Clerk Martell also advised the Authority that the Police Department cleared all of the applicants on this submittal and all of them are of character to hold a liquor license, there were no issues.

APPLICANT - Brandon Sandberg Attorney at Law, Dill Dill Carr Stonbraker & Hutchings, P.C.- 455 Sherman Street, Suite 300, Denver CO 80203. Mr. Sandberg stated that he was here representing the applicant and that there would be testimony from a couple of witnesses and with the authority's permission, Eva Garretson with Liquor Pros will testify on the petition results and the needs and desire survey, also the registered manager Ethan Mueller will be testifying, and other entities are here not necessarily to testify but to provide support as the General Manager Kyle Warden is also present. Mr. Sandberg also mentioned that owner Mary Jane Loevlie is also in attendance in case the authority has any questions for her. Mr. Sandberg asked the authority if it was ok for him to have Ms. Garretson testify first.

Eva Garretson – LiquorPros - 5515 Saddle Rock Place, Colorado Springs CO 80918

Deputy City Clerk Martell swore in Ms. Garretson. Ms. Garretson advised the authority that LiquorPros is a 3rd party petitioning company that has worked throughout Colorado and represented over 130 Jurisdictions. Ms.

Garretson stated that she has conducted over 4500 surveys and just as many hearings. Ms. Garretson also mentioned that they cannot guarantee results, they take around factual information, they work with the city clerk's office, and Wonder has been amazing to work with as Ms. Garretson has worked with many clerks' offices that don't really know what they are doing, and Wonder has been great. Ms. Garretson stated that Deputy City Clerk Wonder Martell advised them that they had to use the City's petition and Ms. Martell did provide that form for them. Ms. Garretson mentioned that when they were conducting this survey, they carried with them the Applicant website in case the residents were unaware of them or had any questions. Ms. Garretson stated that there were no questions, everyone they spoke to during the survey were aware of this business and of what was going on. Ms. Garretson also advised the authority that they carried a map of the city with them and they went door to door to conduct this survey. They made 120 attempts, 78 were not home, 12 did not participate, 30 said yes, 3 said no. None of the no answers wanted to provide why they stated no. Ms. Garretson also stated that she advised residents during that survey that there was a public hearing occurring if they had further questions. Ms. Garretson stated this is the only Entertainment Facility License, which shows a need and desire.

Councilmember Kate Collier stated this is the most thorough liquor authority meeting ever.

Ethan Mueller 1 South Ranch Road, Crested Butte Colorado

Mr. Mueller stated that he was hired by the Argo back in 2019 and in 2025 was promoted to Operations Lead. Mr. Mueller mentioned that he has worked with construction, has been part of hiring key staff and that he grew up in hospitality, and has spent a lot of time in the Ski Resort Industry. Mr. Mueller stated he has been working since he was 11 years old and there is not a position that he has not held. Mr. Mueller mentioned that the music venue will hold 200-300 people and offer an opportunity to get into nature in a very easy way. This is the evolution of Idaho Springs, Family Friendly, free local cable car rides (1 per day not the bikes), there will always be food available, and he provided the authority and staff with a sample menu from the venue.

Councilmember Kate Collier asked Mr. Mueller what the water situation is up there.

From the audience – Kyle Warden (GC for MACC) stated that they have a wastewater containment system up there for all of the grey water and are utilizing water delivery for potable water for use.

Mr. Mueller agreed and added that there will be recycling and composting and mostly using paper and aluminum. There will be 2 primary liquor locations.

1. Once patrons exit the cable car at the top, there will be a beer and wine area and then downstairs there will be a full bar offering additional spirits. Mr. Mueller stated that they are not looking to have a super extensive bar, alcohol is not the primary focus, but they intend to stay local in the range of alcohol. There will be about 70 employees. The management structure is the GC, Lead Lifts, Lead Culinary (food & Beverage), and a Lead Guest Services. There will always be a manager on duty. All of staff will be receiving training, and all staff will be certified. There is a 0 (zero) tolerance policy, 1 strike and your out. They will not accept any vertical ID's; training will include pictures of all states ID's and there is 1 drink per ID. All exits will have signage, and staff will be monitoring all of the exits. The prep kitchen is A1 Level behind the traditional bar, to the left of that kitchen below and below the bar area the closet is the primary liquor storage area under lock and key. Only management will have a key to the liquor storage.
2. At the ARGO Mill location, the licensed area is the pedestrian area, the sidewalk, the lower terminal and the Gondola cars. Mr. Mueller reiterated that this license also requests that the Cable Cars and the Cable Line to be licensed.

Councilmember Janine Maria asked if alcohol will be sold at the bottom or only the top.

Mr. Mueller replied and advised the authority that primarily on top but looking at some service at the lower station. Mr. Mueller stated that the liquor poster is still on site and that April 25th is the goal for opening. Initially it will be open for 8 hours a day to start.

Councilmember Lisa Manifold asked about the Gondola being licensed, meaning that patrons can drink in the Gondola cars?

Mr. Mueller advised the authority, that will be a limited offer, for special events and not every day. Held for special occasions. The guest services will be at the top and the bottom and will be helping control and monitor as well as the lift operators.

Mayor Harmon closed the Public Hearing at 8:01 PM and advised the authority that they could begin their deliberations.

Councilmember Manifold wanted to state that her main concern is containment, and drinking and falling. Mayor Harmon stated that this was a very thorough hearing, longer than usual, but very thorough.

MOTION:

Councilmember Mariani moved to approve the application for a New Entertainment Facility Liquor License for Miners Point Ventures, LLC dba The Mighty Argo located at 2350 Riverside Drive, Idaho Springs CO 80452. Councilmember Bassist seconded, second followed by an all in favor roll call vote (Mayor Pro Tem was not in attendance during this hearing and he did not participate in this vote). Motion carries.

FINANCE OFFICER.

RESOLUTIONS

ORDINANCE FIRST READING

ORDINANCE SECOND READING

CITY ATTORNEY

CITY ADMINISTRATOR

Staff report submitted with no requests for action. Councilmember Manifold asked Mr. Marsh to give an update on the Roundabout Service and asked about the meeting he had with the rafting outfitter. Mr. Marsh advised council that the Roundabout has raised the alarm about transit funding and the county is just letting us know. Mr. Marsh advised the meeting with the Rafting Outfitter went well and there were some suggestions on improvements, some done already (Public Works worked on the Put in at Highway 103), some small, there will be more to come.

ADMINISTRATIVE DEPARTMENT

Assistant City Administrator – Staff report submitted with no requests for action. Mr. Patterson advised that he had learned about repurposing places of worship that have closed at the DCI conference and that the City should keep that idea in mind.

Community Development Planner- Staff report submitted with no requests for action.

Deputy City Clerk – Staff report submitted with no requests for action.

POLICE DEPARTMENT

Staff report submitted with one request for action. Councilmember Collier moved to approve the plaque proof for the new Police Station with the correct spelling of Councilmember Bassist's first name (Sharon and not Sharron per the proof provided) Councilmember Mariani seconded, second followed by an all in favor roll call vote.

PUBLIC WORKS DEPARTMENT

Staff report submitted with two requests for action.

1. Councilmember Collier moved to approve quotes from A-Fast-Patch for the Mill and overlay of Virginia Street from 13th to 23rd for \$142,605.00 from line item #23-00-6016. Councilmember Bassist seconded, second followed by an all in favor roll call vote. Councilmember Manifold asked if this was to be done

this summer and then would they be moving west? Mr. Sigward advised council that they are doing the worst of the worst.

2. Councilmember Bassist moved to approve a new Fire Hydrant installed at The Fieldhouse Park (Former Football Field) for \$20,000.00 from line item #51-00-7320. Councilmember Mariani seconded, second followed by an all in favor roll call vote. Mr. Sigward advised council that there is currently a 4" line connected to an old not working hydrant that is connected to many pipes that go nowhere. This will allot the new hydrant to be connected to a new 8" line for fighting fires.

Councilmember Collier stated that Public Works has been at the Library and they removed over 65 bags of mulch that has blown from the former Carlson playground and cleaned up the streets. This looks great and she recommends that the City contacts the school and advise them that the property still belongs to them until sold and they need to maintain their property. Councilmember Collier gave thanks to the Public Works department for all their hard work.

COMMITTEE REPORTS

CITY CLERK/TREASURER

MAYOR/COUNCIL

Mayor Harmon reminded council that they had amended the agenda to add a selection of days to pick from to hold the annual city council retreat. Those dates are May 11th, May 13th, May 14th, June 8th and June 10th. City Council has agreed to have the retreat on Wednesday June 10th, hopefully at Tommyknocker Brewery (the location will be confirmed shortly) from 9am to 3pm with a working lunch. Mayor Harmon mentioned that it worked really well having the department heads present.

EXECUTIVE SESSION

Mayor Harmon moved to go into session under C.R.S. 24-6-402(4)(a),(b) and (e) to receive legal advice and information from the City Attorney concerning the City's taxing authority and personnel oversight; and to discuss the potential acquisition of real property and potentially instruct negotiators concerning the same. Councilmember Mariani seconded, second followed by an all in favor roll call vote.

ADJOURN

Mayor Harmon adjourned the executive session at 10:03 pm

Mayor Harmon adjourned the regular meeting at 10:03 pm.

Invoice	Type	Description	Invoice Date	Due Date	Total Cost	Terms	Period	GL Account
AlSCO - Denver Linen (13)								
3269113								
3269113	Invoice	Carpets	04/07/2026	04/17/2026	105.27	Open	04/26	10-30-5108
Total 3269113:					105.27			
3275777								
3275777	Invoice	Carpets	04/21/2026	05/01/2026	105.27	Open	04/26	10-30-5108
Total 3275777:					105.27			
Total AlSCO - Denver Linen (13):					210.54			
Aqua Aerobic Systems Inc (2261)								
1049853								
1049853	Invoice	plc processor	10/17/2025	04/30/2026	22,729.71	Open	04/26	52-00-5204
Total 1049853:					22,729.71			
Total Aqua Aerobic Systems Inc (2261):					22,729.71			
BackflowTech (1144)								
171740								
171740	Invoice	2060 Miner certificate	10/17/2025	04/30/2026	100.00	Open	04/26	10-21-5430
Total 171740:					100.00			
Total BackflowTech (1144):					100.00			
Browns Hill Engineering & Cont (1416)								
32292								
32292	Invoice	Starlink Service	04/07/2026	05/07/2026	340.00	Open	04/26	51-00-5335
Total 32292:					340.00			
32317								
32317	Invoice	Service WWTP	04/09/2026	05/09/2026	599.28	Open	04/26	52-00-5108
Total 32317:					599.28			
Total Browns Hill Engineering & Cont (1416):					939.28			
CIRSA (1511)								
1001091								
1001091	Invoice	Workmen's Comp Coverage - Ad	04/01/2026	05/16/2026	335.62	Open	04/26	10-20-5300
1001091	Invoice	Workmen's Comp Coverage - Par	04/01/2026	05/16/2026	671.23	Open	04/26	10-60-5300
1001091	Invoice	Workmen's Comp Coverage - PD	04/01/2026	05/16/2026	6,376.73	Open	04/26	10-30-5300
1001091	Invoice	Workmen's Comp Coverage - Stre	04/01/2026	05/16/2026	6,712.34	Open	04/26	10-10-5300
1001091	Invoice	Workmen's Comp Coverage - Wat	04/01/2026	05/16/2026	1,342.47	Open	04/26	51-00-5300
1001091	Invoice	Workmen's Comp Coverage - W	04/01/2026	05/16/2026	1,342.47	Open	04/26	52-00-5300
Total 1001091:					16,780.86			
1003982								
1003982	Invoice	Property Casualty Premium - Adm	04/01/2026	05/16/2026	14,930.91	Open	04/26	10-20-5301
1003982	Invoice	Property Casualty Premium - Park	04/01/2026	05/16/2026	14,930.91	Open	04/26	10-60-5301
1003982	Invoice	Property Casualty Premium - PD	04/01/2026	05/16/2026	102,657.73	Open	04/26	10-30-5301
1003982	Invoice	Property Casualty Premium - Stre	04/01/2026	05/16/2026	15,180.91	Open	04/26	10-10-5301
1003982	Invoice	Property Casualty Premium - Wat	04/01/2026	05/16/2026	30,241.06	Open	04/26	51-00-5301
1003982	Invoice	Property Casualty Premium - WW	04/01/2026	05/16/2026	30,241.06	Open	04/26	52-00-5301
Total 1003982:					208,182.58			

Invoice	Type	Description	Invoice Date	Due Date	Total Cost	Terms	Period	GL Account
1004123								
1004123	Invoice	Legal	04/03/2026	05/18/2026	1,988.00	Open	03/26	10-30-5314
Total 1004123:					1,988.00			
Total CIRSA (1511):					226,951.44			
CivicPlus LLC (2039)								
352170								
352170	Invoice	Ultimate Web Open Subscription	12/13/2025	01/12/2026	4,320.12	Open	04/26	10-20-5108
Total 352170:					4,320.12			
Total CivicPlus LLC (2039):					4,320.12			
Clear Creek County Clerk & Rec (61)								
0048565								
0048565	Invoice	Lien Releases	04/14/2026	05/14/2026	129.00	Open	04/26	10-20-5050
Total 0048565:					129.00			
Total Clear Creek County Clerk & Rec (61):					129.00			
Clear Creek Fire Authority (65)								
Q2 2026								
Q2 2026	Invoice	2nd Quarter	04/01/2026	05/15/2026	99,068.75	Open	04/26	10-50-5050
Total Q2 2026:					99,068.75			
Total Clear Creek Fire Authority (65):					99,068.75			
Clear Creek Supply (291)								
19262								
19262	Invoice	receptacle and outlet	03/09/2026	04/09/2026	18.28	Open	03/26	52-00-5204
Total 19262:					18.28			
19443								
19443	Invoice	oil and filter	03/17/2026	04/17/2026	18.52	Open	03/26	51-00-6007
Total 19443:					18.52			
19523								
19523	Invoice	saber drive	03/19/2026	04/19/2026	9.99	Open	03/26	10-60-5208
Total 19523:					9.99			
19970								
19970	Invoice	staple gun	04/02/2026	05/02/2026	34.99	Open	03/26	51-15-6025
Total 19970:					34.99			
20062								
20062	Invoice	battery for skidster	04/07/2026	05/07/2026	189.99	Open	04/26	10-10-6007
Total 20062:					189.99			
20114								
20114	Invoice	rotor and brakes 6181	04/08/2026	05/08/2026	106.88	Open	04/26	10-10-6150
Total 20114:					106.88			

	Invoice	Type	Description	Invoice Date	Due Date	Total Cost	Terms	Period	GL Account
20226									
	20226	Invoice	wd 40	04/13/2026	05/13/2026	21.98	Open	04/26	10-10-6007
Total 20226:						21.98			
6915									
	6915	Invoice	bushhing plow truck 6181	04/13/2026	05/13/2026	23.97	Open	04/26	10-10-6007
	6915	Invoice	oil filters skid 6190 6130	04/13/2026	05/13/2026	25.29	Open	04/26	10-10-6007
Total 6915:						49.26			
6921 - 2026									
	6921 - 2026	Invoice	goof off	04/13/2026	05/13/2026	13.99	Open	04/26	10-60-5209
Total 6921 - 2026:						13.99			
20274									
	20274	Invoice	vac trailer repair	04/14/2026	05/14/2026	15.54	Open	04/26	10-10-6007
Total 20274:						15.54			
20277									
	20277	Invoice	vac trailer repair	04/14/2026	05/14/2026	16.78	Open	04/26	10-10-6007
Total 20277:						16.78			
Total Clear Creek Supply (291):						496.20			
Colorado Analytical Lab (945)									
260325151									
	260325151	Invoice	Water - Drinking	04/08/2026	05/08/2026	792.00	Open	04/26	51-00-5201
Total 260325151:						792.00			
260407267									
	260407267	Invoice	total coliform P/A compl	04/08/2026	05/08/2026	207.00	Open	04/26	51-00-5201
Total 260407267:						207.00			
260407270									
	260407270	Invoice	E-coli Testing	04/08/2026	05/08/2026	24.30	Open	04/26	52-00-5201
Total 260407270:						24.30			
260407271									
	260407271	Invoice	bod-5	04/14/2026	05/14/2026	66.60	Open	04/26	52-00-5201
Total 260407271:						66.60			
260407274									
	260407274	Invoice	Water Testing	04/16/2026	05/16/2026	516.60	Open	04/26	52-00-5201
Total 260407274:						516.60			
Total Colorado Analytical Lab (945):						1,606.50			
Comcast (1486)									
0194987-452026									
	0194987-452026	Invoice	Pd internet	04/05/2026	04/30/2026	268.82	Open	04/26	10-30-5335
Total 0194987-452026:						268.82			

Invoice	Type	Description	Invoice Date	Due Date	Total Cost	Terms	Period	GL Account
Total Comcast (1486):					268.82			
Dietzler Construction Corp. (2154)								
2025.070.9								
2025.070.9	Invoice	Montane Park Water Tank Replac	04/13/2026	05/13/2026	14,573.05	Open	03/26	51-72-7320
Total 2025.070.9:					14,573.05			
Total Dietzler Construction Corp. (2154):					14,573.05			
Employee (2093)								
3.30.26								
3.30.26	Invoice	Drone School - Meals per diem	03/30/2026	04/30/2026	440.00	Open	03/26	10-30-5212
3.30.26	Invoice	Drone School Exam	03/30/2026	04/30/2026	175.00	Open	03/26	10-30-5212
Total 3.30.26:					615.00			
3.30.26.2								
3.30.26.2	Invoice	Drone School - Meals per diem	03/30/2026	04/30/2026	440.00	Open	03/26	10-30-5212
3.30.26.2	Invoice	Parking	03/30/2026	04/30/2026	52.00	Open	03/26	10-30-5212
Total 3.30.26.2:					492.00			
Total Employee (2093):					1,107.00			
Halsey Architecture and Planning LLC (2118)								
2024.102.01								
2024.102.01	Invoice	Furnishing and Fixture Planning	04/20/2026	05/20/2026	5,118.00	Open	03/26	21-00-6026
Total 2024.102.01:					5,118.00			
Total Halsey Architecture and Planning LLC (2118):					5,118.00			
HDR Engineering, Inc (1605)								
1200814102								
1200814102	Invoice	Mobility Hub	04/06/2026	05/06/2026	71,287.25	Open	03/26	59-70-5108
Total 1200814102:					71,287.25			
Total HDR Engineering, Inc (1605):					71,287.25			
HRS Water Consultants (851)								
31440								
31440	Invoice	Idaho Springs Reservoir	04/14/2026	05/15/2026	1,071.00	Open	03/26	52-00-5104
Total 31440:					1,071.00			
Total HRS Water Consultants (851):					1,071.00			
Insight Public Sector Inc. (2277)								
1101378503								
1101378503	Invoice	55" TV and brackets	04/10/2026	05/10/2026	6,366.65	Open	04/26	21-00-6026
Total 1101378503:					6,366.65			
Total Insight Public Sector Inc. (2277):					6,366.65			
JVA Incorporated (1110)								
29383								
29383	Invoice	On Call Services Environmental	03/31/2026	04/30/2026	1,116.00	Open	03/26	52-00-5108
Total 29383:					1,116.00			

Invoice	Type	Description	Invoice Date	Due Date	Total Cost	Terms	Period	GL Account
Total JVA Incorporated (1110):					1,116.00			
Matthew Bender & Co (696)								
0099044915-2026								
0099044915-2026	Invoice	Marijuana Laws & Regs	03/31/2026	04/28/2026	126.43	Open	03/26	10-30-5108
Total 0099044915-2026:					126.43			
Total Matthew Bender & Co (696):					126.43			
McDonald Farms (1588)								
0185066								
0185066	Invoice	WasteWater Hauled to Landfill	04/14/2026	05/14/2026	1,314.00	Open	04/26	52-00-5250
Total 0185066:					1,314.00			
0185836								
0185836	Invoice	WasteWater Hauled to Landfill	04/20/2026	05/05/2026	1,314.00	Open	04/26	52-00-5250
Total 0185836:					1,314.00			
Total McDonald Farms (1588):					2,628.00			
Peak Digital Office Solutions (409)								
74342								
74342	Invoice	Meter Bill	04/03/2026	04/18/2026	91.53	Open	03/26	10-20-5309
Total 74342:					91.53			
74349								
74349	Invoice	Meter Rental	04/04/2026	04/19/2026	136.50	Open	04/26	10-20-5309
Total 74349:					136.50			
Total Peak Digital Office Solutions (409):					228.03			
Pitney Bowes (1758)								
3322392861								
3322392861	Invoice	meter rental	04/08/2026	05/27/2026	189.24	Open	04/26	10-20-5310
Total 3322392861:					189.24			
09861563-4092026								
09861563-4092026	Invoice	Postage	04/09/2026	05/06/2026	114.99	Open	03/26	10-20-5310
09861563-4092026	Invoice	Postage - W	04/09/2026	05/06/2026	50.00	Open	03/26	51-00-5310
09861563-4092026	Invoice	Postage - WW	04/09/2026	05/06/2026	50.00	Open	03/26	52-00-5310
Total 09861563-4092026:					214.99			
Total Pitney Bowes (1758):					404.23			
Postmaster (341)								
2026								
2026	Invoice	Annual permit #6	03/20/2026	04/30/2026	185.00	Open	02/26	51-00-5310
2026	Invoice	Annual permit #6	03/20/2026	04/30/2026	185.00	Open	02/26	52-00-5310
Total 2026:					370.00			
Total Postmaster (341):					370.00			
S&B Carwash (534)								
16								
16	Invoice	Car Wash	04/15/2026	05/15/2026	379.35	Open	03/26	10-30-6100

Invoice	Type	Description	Invoice Date	Due Date	Total Cost	Terms	Period	GL Account
Total 16:					379.35			
Total S&B Carwash (534):					379.35			
SAFEbuilt, LLC Lockbox #88135 (1041)								
3570391								
3570391	Invoice	Building Permits	03/31/2026	04/30/2026	1,476.97	Open	03/26	10-22-5000
Total 3570391:					1,476.97			
Total SAFEbuilt, LLC Lockbox #88135 (1041):					1,476.97			
THK Associates (1669)								
6306800								
6306800	Invoice	Affordable Residential	04/01/2026	05/01/2026	5,137.13	Open	03/26	10-20-5108
Total 6306800:					5,137.13			
6306801								
6306801	Invoice	Affordable Residential	04/01/2026	05/01/2026	740.00	Open	03/26	10-20-5108
Total 6306801:					740.00			
Total THK Associates (1669):					5,877.13			
TK Elevator Corporation (1578)								
4800001969								
4800001969	Invoice	Fuel Surcharge	04/17/2026	05/17/2026	100.00	Open	04/26	10-21-5430
Total 4800001969:					100.00			
Total TK Elevator Corporation (1578):					100.00			
Treatment Technology (1078)								
197353								
197353	Invoice	caustic soda	04/07/2026	05/07/2026	905.30	Open	04/26	51-00-6216
197353	Invoice	Drum, Delivery and Cleaning Char	04/07/2026	05/07/2026	110.00	Open	04/26	51-00-6216
Total 197353:					1,015.30			
Total Treatment Technology (1078):					1,015.30			
Upper Clear Creek Watershed (260)								
2026								
2026	Invoice	Membership Dues	04/01/2026	04/15/2026	2,062.00	Open	04/26	51-00-5304
Total 2026:					2,062.00			
Total Upper Clear Creek Watershed (260):					2,062.00			
USA Blue Book (376)								
01015629								
01015629	Invoice	Dpd dispenser and ph buffer	04/09/2026	05/09/2026	149.73	Open	04/26	51-00-6207
01015629	Invoice	Dpd dispenser and ph buffers	04/09/2026	05/09/2026	149.73	Open	04/26	52-00-6207
Total 01015629:					299.46			
01018657								
01018657	Invoice	Pump parts	04/14/2026	05/14/2026	75.26	Open	04/26	51-00-5204
Total 01018657:					75.26			

Invoice	Type	Description	Invoice Date	Due Date	Total Cost	Terms	Period	GL Account
Total USA Blue Book (376):					374.72			
VISA (1827)								
ADMIN - 432026								
ADMIN - 432026	Invoice	google extra storage	04/03/2026	04/28/2026	19.99	Open	03/26	10-40-6010
ADMIN - 432026	Invoice	missing receipts	04/03/2026	04/28/2026	542.99	Open	03/26	10-10-6010
Total ADMIN - 432026:					562.98			
BUSECK-432026								
BUSECK-432026	Invoice	express toll	04/03/2026	04/28/2026	45.59	Open	03/26	10-30-5108
BUSECK-432026	Invoice	military metal art - signs	04/03/2026	04/28/2026	3,162.01	Open	03/26	21-00-6026
BUSECK-432026	Invoice	postage	04/03/2026	04/28/2026	14.90	Open	03/26	10-30-5310
BUSECK-432026	Invoice	postage	04/03/2026	04/28/2026	17.90	Open	03/26	10-30-5310
BUSECK-432026	Invoice	postage	04/03/2026	04/28/2026	7.45	Open	03/26	10-30-5310
BUSECK-432026	Invoice	postage	04/03/2026	04/28/2026	7.45	Open	03/26	10-30-5310
BUSECK-432026	Invoice	usdod coins - coins	04/03/2026	04/28/2026	784.00	Open	03/26	10-30-5350
Total BUSECK-432026:					4,039.30			
HARMON - 432026								
HARMON - 432026	Invoice	downtown colorado	04/03/2026	04/28/2026	35.00	Open	03/26	10-20-5212
Total HARMON - 432026:					35.00			
MARSH - 432026								
MARSH - 432026	Invoice	missing receipts	04/03/2026	04/28/2026	238.19	Open	03/26	10-10-6010
Total MARSH - 432026:					238.19			
PATTERSON-432026								
PATTERSON-432026	Invoice	Amazon - Cocain detection wipes	04/03/2026	04/28/2026	40.97	Open	03/26	10-30-6015
PATTERSON-432026	Invoice	Amazon - Doorbell	04/03/2026	04/28/2026	27.98	Open	03/26	10-20-7010
PATTERSON-432026	Invoice	Amazon - Fentanyl detection wipe	04/03/2026	04/28/2026	73.98	Open	03/26	10-30-6015
PATTERSON-432026	Invoice	Amazon - meth detection safety w	04/03/2026	04/28/2026	69.98	Open	03/26	10-30-6015
PATTERSON-432026	Invoice	Camca membership -Smith	04/03/2026	04/28/2026	50.00	Open	03/26	10-40-5212
PATTERSON-432026	Invoice	refund amazon shipping	04/03/2026	04/28/2026	6.99	Open	03/26	10-30-6015
PATTERSON-432026	Invoice	rockslide brewpub - may a GP din	04/03/2026	04/28/2026	52.36	Open	03/26	10-20-5305
Total PATTERSON-432026:					308.28			
PD - 432026								
PD - 432026	Invoice	edco awards	04/03/2026	04/28/2026	135.85	Open	03/26	10-30-5215
Total PD - 432026:					135.85			
PW-432026								
PW-432026	Invoice	pulsar	04/03/2026	04/28/2026	240.00	Open	03/26	10-10-5335
Total PW-432026:					240.00			
SIGWARD - 432026								
SIGWARD - 432026	Invoice	mcdonalds	04/03/2026	04/28/2026	37.07	Open	03/26	51-00-5305
SIGWARD - 432026	Invoice	smokin yards	04/03/2026	04/28/2026	131.51	Open	03/26	51-00-5305
Total SIGWARD - 432026:					168.58			
WATER-4032026								
WATER-4032026	Invoice	Amazon - air pressure regulator	04/03/2026	04/28/2026	39.98	Open	03/26	52-00-5204
WATER-4032026	Invoice	Amazon - bucket	04/03/2026	04/28/2026	36.93	Open	03/26	52-00-6004
WATER-4032026	Invoice	amazon - coveralls	04/03/2026	04/28/2026	34.98	Open	03/26	52-00-6022
WATER-4032026	Invoice	Amazon - external hard drive	04/03/2026	04/28/2026	38.49	Open	03/26	52-00-7010
WATER-4032026	Invoice	Amazon - external hard drive	04/03/2026	04/28/2026	38.49	Open	03/26	51-00-7010

Invoice	Type	Description	Invoice Date	Due Date	Total Cost	Terms	Period	GL Account
Total WATER-4032026:					188.87			
Total VISA (1827):					5,917.05			
Grand Totals:					478,418.52			

Report GL Period Summary

GL Period	Amount
04/26	367,622.99
03/26	110,425.53
02/26	370.00
Grand Totals:	478,418.52

Vendor number hash:	0
Vendor number hash - split:	0
Total number of invoices:	0
Total number of transactions:	0

CLERK'S ADMINISTRATIVE REPORT

DATE: April 27, 2026

TO: Idaho Springs Liquor Authority

FROM: Wonder Martell, Deputy City Clerk

SUBJECT: Application for new Hotel & Restaurant liquor license for The Miners Den, LLC dba The Miners Den located at 1743 Miner Street, Idaho Springs, CO 80452

NOTICE OF PUBLIC HEARING AND POSTING

In accordance with C.R.S. § 44-3-311, the Notice of Public Hearing to be held by the Liquor Authority concerning the above-referenced application (the "Application") was published in the Clear Creek Courant on April 16, 2026 (Exhibit A), and was posted on the premises on April 9, 2026

RESULTS OF INVESTIGATION:

In accordance with C.R.S. §§ 44-3-312 and 44-3-313, City Staff has conducted an investigation of the statutory criteria for the issuance of a new liquor license of the class proposed by the application. The results of such investigation are as follows:

1. Neither this location nor any location within five hundred (500) feet has been denied an application for the same class of license within the past two years on the grounds that the reasonable requirements of the neighborhood and the desires of the adult inhabitants were satisfied by existing outlets.
2. The applicant is entitled to possession of the premises by virtue of a property lease.
3. The zoning of the premises is HD, which permits the sale of alcohol beverages.
5. The premises is located more than five hundred (500) feet from any middle or secondary school or the principal campus of any college, university or seminary, in conformance with C.R.S. § 12-47-313(1)(d)
7. Liquor Establishments in the neighborhood are as follows: Hotel and Restaurant, 9; Brew Pub, 2; Beer and Wine, 3; Retail Liquor Stores, 2; FMB&W, 5; Club License, 1; Tavern, 4; Limited Winery, 1; Sales Room, 1; Vintners, 1.
8. A petition concerning the proposed premises has been submitted with 55 resident signatures. Of those, 43 signed in favor of the new license; 0 signed against the new license. 12 signatures from the petition have been excluded as those signers reside outside

the city limits of Idaho Springs or they did not provide a physical address of their residence.

9. All State and local application and license fees have been submitted.

10. The applicant has applied for a City business license.

SUGGESTED MOTION:

Staff recommends that the application be approved and suggests the following motion

"I move to approve the application for a new Hotel & Restaurant Liquor License for The Miner Den, LLC dba The Miners Den for the premises located at 1743 Miner Street, Idaho Springs, Colorado, for the following reasons:

- 1) All required materials have been submitted, and all fees paid.
- 2) The Licensing Authority accepts the findings contained in the City Clerk's Administrative Report presented during the public hearing.
- 3) The Authority has considered the reasonable requirements of the neighborhood; the desires of the adult inhabitants as evidenced by the record; the number and type of existing outlets in the City; and all other pertinent matters affecting the applicants' qualifications; and finds that the applicants are qualified to hold the requested license and the needs and desires of the City support the same."

OTHER OPTIONS:

CONTINUANCE

If the Authority finds that it lacks sufficient information and evidence to make a decision, it may continue the hearing on the matter. If possible, the motion to continue should direct City Staff and/or the Applicant, as appropriate, to provide the additional sought information or evidence.

A motion to continue must include the continued hearing date and time.

DENIAL

If the Authority determines that the required criteria are not met, the Authority may move to deny the application. The motion for denial should include the specific criteria that are not met, the facts that establish the same, and direct the City Attorney's Office to prepare written findings that reflect the decision which would be returned to the Authority to approve at its next meeting.

Colorado Community Media 750
W. Hampden Ave. Suite 514
Englewood, CO 80110



City of Idaho Springs ***
PO Box 907
Idaho Springs CO 80452

AFFIDAVIT OF PUBLICATION

State of Colorado }
County of Clear Creek } ss

This Affidavit of Publication for the Clear Creek Courant, a weekly newspaper, printed and published for the County of Clear Creek, State of Colorado, hereby certifies that the attached legal notice was published in said newspaper once in each week, for 1 successive week(s); and the first publication of said notice was in the issue of said paper dated 4/16/2026 the last of which publication was made 4/16/2026, and that copies of each number of said paper in which said Public Notice was published were delivered by carriers or transmitted by mail to each of the subscribers of said paper, according to their accustomed mode of business in this office.

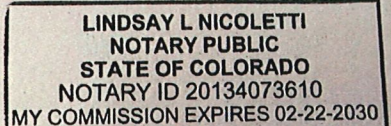
For the Clear Creek Courant

State of Colorado }
County of Arapahoe } ss

The above Affidavit and Certificate of Publication was subscribed and sworn to before me by the above named Erin Adams, director of said newspaper, who is personally known to me to be the identical person in the above certificate on 4/16/2026. Erin Adams has verified to me that she has adopted an electronic signature to function as her signature on this document.

20134073610-969609

Lindsay L Nicoletti
Notary Public
My commission ends February 22, 2030



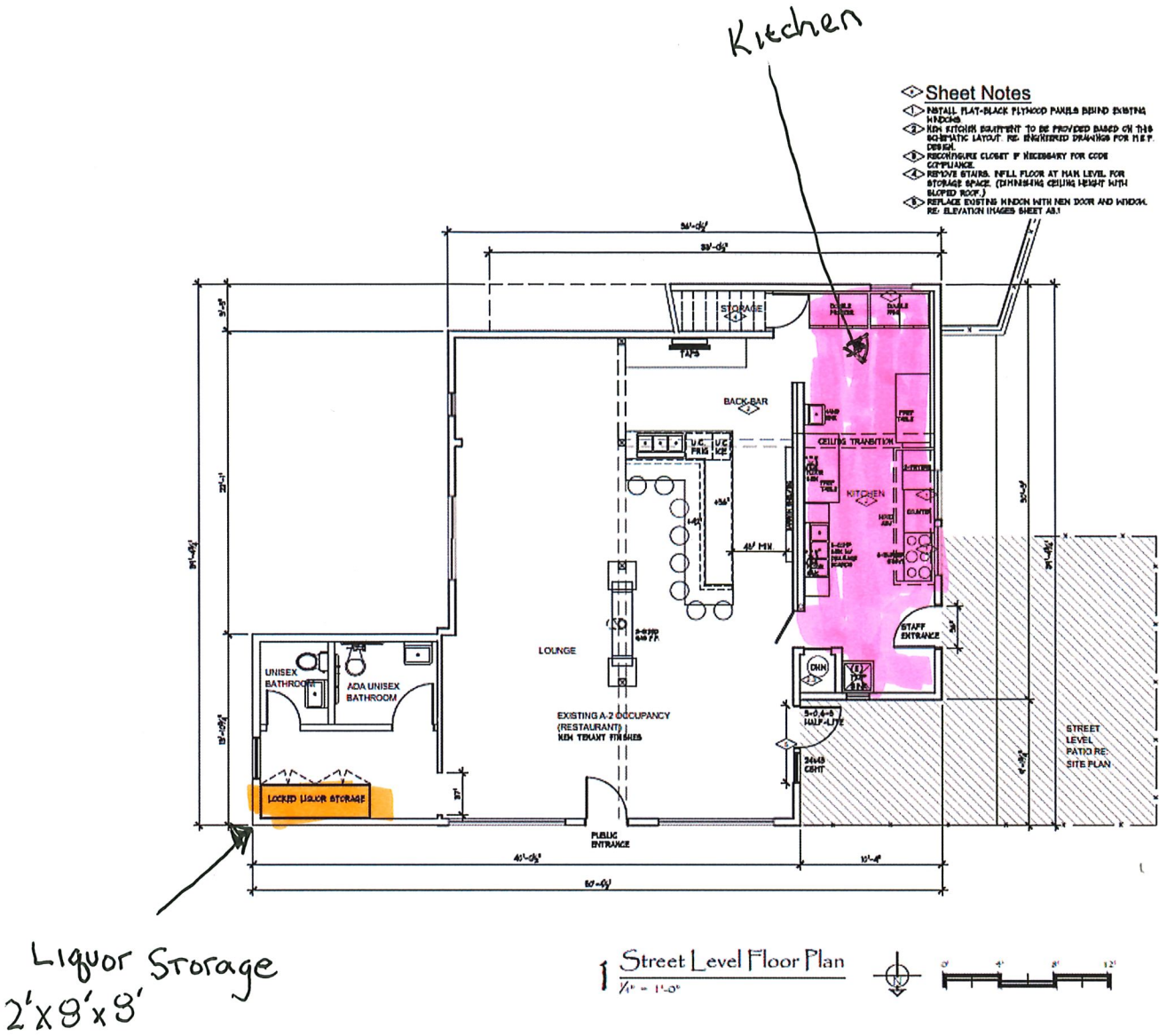
Public Notice

Notice of Public Hearing Idaho Springs Liquor Licensing Authority

Pursuant to the liquor laws of Colorado, the Idaho Springs Liquor Licensing Authority will hold a public hearing on Monday April 27th, 2026 to consider an application for a new Hotel and Restaurant License for The Miners Den, LLC, dba The Miners Den located at 1743 Miner Street, Idaho Springs, CO 80452. The public hearing will be held in City Hall, 1711 Miner St., at 7:00 p.m. Date of application: 03/19/2026. Officers: Carla Boucher. The application is available for inspection during normal business hours in the office of the City Clerk. Interested persons may appear at the hearing and voice their opinion in favor of or in opposition to the applications.

/s/Wonder Martell
Deputy City Clerk

Legal Notice No. CCC1280
First Publication: April 16, 2026
Last Publication: April 16, 2026
Publisher: Clear Creek Courant



Liquor Storage
2'x9'x8'

Tom J. Peterson
Architect

PO Box 1111
Colorado Springs, CO 80901
303.441.1111
tjpeterson@tjpeterson.com
tjpeterson.com

Existing Restaurant Upgrades
1750 Miner Street
Colorado Springs, CO 80902

DATE: 11/12/20
DESIGNED BY: TJ Peterson
DRAWN BY: TJ Peterson

A2.1

TRIPLE NET COMMERCIAL LEASE AGREEMENT

1743 Miner Street, Idaho Springs, Colorado 80452

THIS TRIPLE NET COMMERCIAL LEASE AGREEMENT (this "Lease") is entered into as of April 1, 2026 (the "Effective Date") by and between Miner Street Building Owner, LLC, a Colorado limited liability company (the "Landlord"), and The Miners Den LLC, a Colorado limited liability company ("Tenant").

RECITALS

WHEREAS, Landlord is the owner of that certain parcel of real property located at 1743 Miner Street, Idaho Springs, Colorado 80452, together with all buildings and improvements situated thereon (collectively, the "Property"); and

WHEREAS, upon the terms and conditions set forth herein, Landlord desires to lease to Tenant, and Tenant desires to lease from Landlord, certain portions of the Property consisting of: (i) approximately one thousand three hundred seventy-nine (1,379) square feet of street-level interior building space (the "Interior Premises"); (ii) approximately eight hundred (800) square feet of exterior area adjacent to the west side of the building at street level, including the street-level patio area and adjacent walkway (the "West Patio"); (iii) approximately one thousand one hundred (1,100) square feet of exterior patio area located adjacent to the south side of the building at the garden/lower level of the Property (the "South Patio"); and (iv) a non-exclusive right to use designated parking areas located on the Property, subject to Landlord's reasonable rules and regulations (the "Parking Areas"), and together with the Interior Premises, the West Patio, and the South Patio, collectively, the "Premises"), all as more particularly depicted on Exhibit A attached hereto and made a part hereof.

AGREEMENTS

NOW, THEREFORE, in consideration of the foregoing Recitals, incorporated herein by reference, the mutual covenants, promises, and undertakings set forth in this Lease, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Landlord and Tenant agree as follows:

I. DEMISE AND TERM

1.1 Demise. Landlord hereby leases to Tenant, and Tenant hereby leases from Landlord, the Premises, subject to the terms and conditions set forth herein. In addition to the Premises, Landlord grants Tenant and its agents and invitees a nonexclusive license to use the common areas of the Property, such as parking areas, outdoor patio areas, streets, driveways, sidewalks, curbs, loading areas, lighting facilities, and all other areas situated on or in the Property, regardless of if such areas are inside or outside of the building (the "Common Areas"). Tenant's use of the Common Areas is subject to the commercially reasonable rules Landlord may establish from time-to-time, which rules shall be uniformly enforced by Landlord on a non-discriminatory basis. All of the obligations of Landlord and Tenant set forth herein are binding and shall be in full force and effect as of the Effective Date.

1.2 Initial Term. The initial term of this Lease shall be ten (10) years (the "Initial Term"), commencing on the earlier of (i) the date Tenant first opens for business in the Premises, or (ii) one hundred eighty (180) days after Landlord delivers possession of the Premises to Tenant (the "Commencement Date").

1.3 Option to Renew. Tenant shall have the option to extend the Initial Term for two (2) consecutive periods of five (5) years each (each, a “Renewal Term”). Tenant shall provide Landlord with written notice of Tenant’s exercise of its option to extend the Term not less than six (6) months prior to the then-current Expiration Date. If Tenant timely exercises its option to extend the Term, this Lease shall continue in full force and effect during such Renewal Term on the same terms and conditions as set forth herein, except that Monthly Rent during each Renewal Term shall increase annually by three percent (3%). As used in this Lease, any reference to the “Term” shall include the Initial Term together with each Renewal Term exercised by Tenant.

1.4 Early Termination. Beginning after the third (3rd) Lease Year, Tenant may terminate this Lease early by providing Landlord with at least six (6) months’ prior written notice, paying all Rent due through the effective date of surrender, and delivering the Premises to Landlord vacant and in good condition, ordinary wear and tear excepted. Such termination shall not release Tenant from any obligations that expressly survive the expiration or termination of this Lease, including the TI Loan (as defined below).

II. DELIVERY AND CONDITION OF PREMISES

Tenant agrees to accept possession of the Premises in its “AS-IS” condition on the Commencement Date; provided, however, Landlord hereby represents, warrants, and covenants to Tenant that: (i) upon delivery, the Premises will be structurally sound, watertight, and have all electrical, mechanical, utility and other building systems serving the Premises in good working order; and (ii) as of the Commencement Date, and throughout the entire Term, the Premises shall comply with all applicable federal, state, and local laws, statutes, ordinances, rules and regulations (collectively “Laws”), and that any repairs, replacements, or other improvements that are or become necessary for such compliance, shall be Landlord’s sole responsibility.

III. TENANT’S PERMITTED USE AND OPERATIONS

3.1 Permitted Use. Tenant shall use the Premises solely for the operation of a bar, tavern, restaurant, or similar hospitality establishment including the sale of alcoholic beverages, food service, entertainment, and related activities. Tenant shall continuously operate the Premises as an active hospitality venue during the Term of this Lease and shall maintain operating hours consistent with comparable establishments in the area.

3.2 Parking. Tenant shall have the right to use up to twelve (12) parking spaces for staff and limited customer use. Landlord reserves the right to implement and enforce reasonable parking management programs, including paid parking, provided that Tenant’s allotted parking spaces remain available for Tenant’s use.

3.3 Signage. During the Term, Tenant shall have the right to install and maintain signage on the exterior of the building and within the Premises, subject to compliance with all applicable Laws and Tenant obtaining the necessary municipal permits for the same. All of Tenant’s signs shall be constructed, maintained, and installed by Tenant at Tenant’s sole expense. Upon the expiration of this Lease, Tenant shall remove all such signage and repair any physical damages (ordinary wear and tear excepted) caused by such removal.

3.4. Patio and Outdoor Areas. Tenant may operate an outdoor patio or seating area, subject to all required municipal approvals, permits, and liquor-licensing requirements. Landlord reserves the right to modify, relocate, or reconfigure any outdoor areas from time to time to the extent reasonably necessary to comply with applicable laws, regulations, or physical requirements imposed in connection with liquor-license approval, provided that Tenant retains reasonable access to and use of such areas.

3.5 Licensed Premises. For purposes of liquor licensing and alcohol service, the areas of the Premises under the control of Tenant for the sale, service, and consumption of alcoholic beverages (the “Licensed Premises”) shall consist of: (i) approximately seven hundred (700) to eight hundred (800) square feet of the Interior Premises designated for customer bar and seating areas, expressly excluding kitchen, storage, and other back-of-house areas; (ii) approximately eight hundred (800) square feet of the West Patio; and (iii) approximately one thousand one hundred (1,100) square feet of the South Patio. Tenant shall maintain control over the Licensed Premises in compliance with all applicable laws and liquor licensing requirements, including required physical boundaries, staff supervision, and operational controls imposed by the applicable licensing authority. The configuration of the Licensed Premises may be reasonably modified by Landlord from time to time, provided that Tenant retains substantially similar licensed service areas and such modification is subject to, and does not violate, applicable liquor licensing approvals and requirements.

IV. RENT AND TAXES

4.1 Rent. Commencing on the Commencement Date, Tenant shall pay rent to Landlord for the Premises in equal monthly installments (“Monthly Rent”) to Landlord pursuant to the following schedule:

Lease Year	Annual Rate	Monthly Rent
1	\$63,600.00	\$5,300.00
2	\$65,508.00	\$5,459.00
3	\$67,473.24	\$5,622.77
4	\$69,497.40	\$5,791.45
5	\$71,582.40	\$5,965.20
6	\$73,729.80	\$6,144.15
7	\$75,941.76	\$6,328.48
8	\$78,219.96	\$6,518.33
9	\$80,566.56	\$6,713.88
10	\$82,983.60	\$6,915.30

As used in this Lease, the term: (a) “Additional Rent” means all sums due hereunder other than Monthly Rent, and (b) “Rent” means Monthly Rent together with all Additional Rent and Percentage Rent. Notwithstanding anything contained herein to the contrary, Rent for any partial month during the Term shall be prorated on a per diem basis, based upon the number of days in such month that Tenant occupied the Premises.

4.2 Operating Expenses and Real Estate Taxes.

(a) As used in this Lease, the term “Tenant’s Proportionate Share” shall mean one hundred percent (100%).

(b) Commencing on the Commencement Date, Tenant shall pay to Landlord as Additional Rent hereunder, Tenant’s Proportionate Share of all expenses incurred and paid by Landlord in connection with the ownership, management, maintenance, operation, and repair of the Property and Common Areas, including: (i) real property taxes and assessments levied or assessed by any lawful authority on the Property (“Real Estate Taxes”); (ii) insurance premiums and deductible amounts under any insurance policy covering the Property, (iii) electricity, water, sewer, gas, telephone, cable, and other utility charges for the Common Areas or those supplied to the Property generally and not to any specific tenant

therein, (iv) lawn care, landscaping, and snow and ice removal, (v) trash removal; and (vi) non-capital repairs or replacements required for the normal operation of the Property (collectively, "Operating Expenses");

(c) Tenant's Proportionate Share of Operating Expenses shall be paid to Landlord on an estimated monthly basis, it being agreed that, unless Landlord has a good faith reason to believe otherwise, such estimate shall be based off actual Operating Expenses for the previous calendar year. Within ninety (90) days following the end of each calendar year during the Term, Landlord shall furnish Tenant with a statement of all Operating Expenses for the previous calendar year indicating the computation of Tenant's Proportionate Share of Operating Expenses for such calendar year and the payments made by Tenant during such calendar year (the "Statement"). If Tenant's aggregate estimated monthly payments actually paid to Landlord for the calendar year are greater than Tenant's Proportionate Share of Operating Expenses for such calendar year, Landlord shall promptly pay the excess to Tenant or shall apply the excess to any past due amounts owing from Tenant to Landlord; if the payments made are less than Tenant's Proportionate Share, Tenant shall pay the difference to Landlord within thirty (30) days of its receipt of such statement.

4.3 Payment of Rent. Monthly Rent shall be due and payable on the first (1st) day of each calendar month during the Term, and shall be paid to Landlord at the notice address set forth in Section 15.1 or such other address as Landlord may provide Tenant reasonable advance notice of in writing. Rent for any partial month during the Term shall be prorated on a per diem basis, based upon the number of days in such month that Tenant occupied the Premises.

4.4 Late Payments. If any installment of Monthly Rent shall not be paid within ten (10) business days of when due, then prior to Tenant's actual payment of such past-due amounts, Landlord shall have the right, upon written notice to Tenant, to assess a late fee equal to three percent (3%) of the amount then due to cover Landlord's additional administrative costs and expenses.

4.5 Utilities. Landlord shall provide or cause to be provided to the Premises, water, sewage, gas, electricity, telephone and internet service. Tenant shall pay for all separately metered utilities exclusively serving the Premises, and Landlord shall pay for all other utilities (subject to reimbursement through Operating Expenses for utilities serving Common Areas). Unless Landlord provides the Property with trash dumpster service, Tenant shall be responsible, at Tenant's expense, for obtaining its trash removal service for the Premises. Notwithstanding the foregoing, Landlord shall be responsible, at its sole cost and expense, for the payment and satisfaction of any utility impact fees with respect to the Premises and the Property.

4.6 Percentage Rent. In addition to Base Rent, Tenant shall pay Percentage Rent equal to five percent (5%) of Gross Revenue exceeding \$1,000,000 during any Lease Year. Tenant shall provide Landlord with monthly sales reports and an annual statement of Gross Revenue certified by Tenant's authorized representative. As used herein, "Gross Revenue" means the total amount of all sales, receipts, and revenues of every kind arising from or attributable to Tenant's business operations at the Premises, whether received in cash, by credit card, electronically, or otherwise, and whether collected or uncollected, including without limitation: (i) sales of food, beverages, and alcoholic beverages; (ii) charges for entertainment or cover fees; (iii) sales of merchandise; and (iv) all other amounts received by Tenant in connection with its use or operation of the Premises. Gross Revenue excludes: (i) sales taxes collected and remitted to governmental authorities, (ii) tips paid to employees, (iii) refunds and returns, and (iv) third-party delivery platform fees retained by such platforms.

4.7 Audit. Landlord shall have the right, upon reasonable notice and during normal business hours, and no more than once per year, to inspect Tenant's books and records relating to its Gross Revenue.

If any audit reveals an underpayment of more than three percent (3%), Tenant shall reimburse Landlord for the reasonable costs of the audit in addition to the underpaid rent.

4.8 Guaranty. As an inducement for Landlord to enter into this Lease, Tenant shall cause Kenny Cobern (the “Guarantor”) to execute and deliver to Landlord a written guaranty of Tenant’s obligations under this Lease (the “Guaranty”), in form and substance reasonably approved by Landlord. The Guarantor shall unconditionally guaranty the full and timely performance of all obligations of Tenant under this Lease, including without limitation the payment of Rent, Percentage Rent, and all other monetary obligations. The Guaranty shall remain in full force and effect for the duration of the Term of this Lease and any extension thereof, and shall not be released, impaired, or affected by any amendment to this Lease, any forbearance by Landlord, or any assignment or subletting by Tenant unless expressly released in writing by Landlord.

V. INSURANCE AND INDEMNITY

5.1 Tenant’s Insurance. Tenant shall, at its sole cost and expense, procure and maintain commercial general liability insurance with limits of not less than Two Million Dollars (\$2,000,000) in the aggregate, and liquor liability insurance with limits of not less than One Million Dollars (\$1,000,000). All such policies shall name Landlord as an additional insured.

5.2 Indemnity. Subject to the terms of Section 5.3 below, Tenant shall indemnify, defend, and hold harmless Landlord from and against any and all claims, demands, actions, liabilities, damages, costs, and expenses (including reasonable attorneys’ fees) (collectively, “Damages”) arising from (i) injuries to persons or damage to or loss of property occurring in or about the Premises, (ii) any activity, work, or thing done, permitted, or suffered by Tenant or any of the Tenant Parties, or (iii) any breach or default by Tenant under this Lease, except to the extent such Damages are caused by the negligence or willful misconduct of Landlord or its agents, employees, or contractors..

5.3 Subrogation Waiver. Each policy of property insurance which Tenant obtains for the Premises, and which Landlord obtains covering the Premises, shall include a clause or endorsement denying the insurer any right of subrogation against the other party thereto to the extent that rights have been waived by the insured party prior to the occurrence of injury or loss. Landlord and Tenant each waive any rights of recovery against the other for injury or loss due to hazards caused by a covered peril under property insurance required to be maintained pursuant to this Lease or which such party actually maintains.

5.4 Subordination and Non-Disturbance. The Property may now or in the future be encumbered with a mortgage or deed of trust. Any such mortgage or trust deed whether now or hereafter in force, together with all renewals, extensions, modifications, consolidations, and replacements thereof, is herein called a “Mortgage” and the holder of any such Mortgage or the beneficiary under any such trust deed is herein called a “Mortgagee”. This Lease shall be, and Tenant accepts this Lease, subject and subordinate to any Mortgage now or hereafter placed upon the Property, and to any renewals and extensions thereof and Tenant shall attorn to any party succeeding to Landlord’s interest in the Property, whether by purchase, foreclosure, deed in lieu of foreclosure, or otherwise; provided, however, Tenant’s subordination and attornment is first subject to such Mortgagee’s written agreement (in form and substance reasonably acceptable to Tenant) that after a foreclosure (or a deed in lieu of foreclosure) the rights of Tenant hereunder shall remain in full force and effect during the remainder of the Term, so long as Tenant is not in default beyond any applicable notice and cure periods and continues to recognize and perform all of the covenants and conditions of this Lease as and when the same become due. If the Property is encumbered with a mortgage or deed of trust on the Effective Date, Landlord shall provide Tenant with a non-disturbance agreement in form and substance reasonably satisfactory to Tenant, executed by the holder of such mortgage or deed of trust within thirty (30) days after the Effective Date.

VI. CASUALTY

6.1 Casualty. In the event all or a portion of the Premises is damaged by fire, explosion, or other casualty (a "Casualty"), this Lease shall remain in full force and effect and Landlord shall, subject to availability of insurance proceeds, cause such damage to be repaired or restored, and will notify Tenant, in writing, within thirty (30) days after the date of such Casualty, of Landlord's reasonable estimate as to the amount of time required to substantially complete such repair or restoration work. Notwithstanding the foregoing, in connection with any Casualty, Tenant shall have the right to terminate this Lease upon written notice to Landlord if: (a) in the commercially reasonable opinion of Tenant, the Casualty renders all or a material portion of the Premises untenable for the Permitted Use, and the Premises is not able to be fully repaired or restored within ninety (90) days after the date of such Casualty; or (b) the Casualty occurs within the final twelve (12) months of the then-current Term. Following any Casualty, Rent shall be proportionally abated during any period in which all or a portion of the Premises is rendered untenable, and Tenant is not actually open and operating from such damaged portions. If Tenant terminates this Lease as permitted above, then Landlord shall be entitled to retain any insurance proceeds payable by reason of such damage or destruction.

VII. CONDEMNATION

7.1 Condemnation. If all of the Property shall be taken or condemned for a public or quasi-public use or purpose by a competent authority, this Lease shall terminate of the date of such taking. If less than all of the Property shall be taken or condemned for a public or quasi-public use or purpose by a competent authority, this Lease shall remain in full force and effect and Landlord shall have no obligation to make any repairs or alterations to the Property as necessary to render the remaining portions of the Property useable; provided, however, if such taking prevents Tenant in its reasonable judgment from being able to use the Premises for its business, Tenant shall have the right to terminate this Lease as of the date of such taking. Any award, compensation, or damages shall be paid to and be the sole property of Landlord. Rent shall be abated with respect to any portion of the Premises so taken.

VIII. MAINTENANCE AND ALTERATIONS; ALLOWANCE

8.1 Tenant Maintenance. Tenant shall, at its sole cost and expense, maintain the interior of the Premises in good condition and repair, including all plumbing, electrical systems, HVAC equipment, fixtures, furniture, and equipment located within and serving the Premises.

8.2 Landlord Maintenance. Landlord shall, at Landlord's sole cost and expense (except when permitted to be reimbursed through Operating Expenses pursuant to the terms of this Lease), maintain and repair the structural components of the building, including the roof, foundation, and structural walls.

8.3 Alterations. Tenant shall not make any alterations, additions, and improvements (collectively, "Alterations") on the Premises without Landlord's consent, which consent shall not be unreasonably withheld, conditioned, or delayed. Notwithstanding the foregoing, Landlord's consent shall not be required for any Alteration that are nonstructural (i.e. do not involve changes to the structural elements of the Premises) and do not involve changes to the exterior of the building, or are otherwise of a cosmetic nature such as painting, wallpapering, hanging pictures, and installing carpeting.

8.4 Tenant Improvement Allowance. Landlord agrees to make available to Tenant a tenant improvement financing facility in an amount not to exceed One Hundred Fifty Thousand Dollars (\$150,000), pursuant to a separate loan agreement between Landlord and Tenant (the "TI Loan"). The TI Loan shall accrue interest at eight percent (8%) per annum during the draw period and shall amortize in equal monthly installments over sixty (60) months following the expiration of such draw period. The TI

Loan shall be secured by a UCC-1 financing statement filed against Tenant's personal property and trade fixtures, and shall be cross-defaulted with this Lease, such that any default under the TI Loan shall constitute a default under this Lease, and any default under this Lease shall constitute a default under the TI Loan. The TI Loan shall otherwise be advanced, repaid, administered, and enforced in accordance with the terms and conditions of the separate loan agreement.

IX. ASSIGNMENT AND SUBLETTING

9.1 Assignment and Subletting. Tenant shall not assign this Lease or sublet all or any portion of the Premises without Landlord's prior written consent, which consent shall not be unreasonably withheld, conditioned, or delayed. Notwithstanding the foregoing, Tenant may sublease the Premises during morning hours to a breakfast or coffee operator, subject to Landlord's prior written approval, which shall not be unreasonably withheld. Any approved assignment or sublease shall not relieve Tenant of its obligations under this Lease unless expressly agreed to in writing by Landlord.

X. LIENS AND ENCUMBRANCES

Tenant shall keep the Premises free of mechanics liens arising from Tenant's work or improvements.

XI. ENVIRONMENTAL COMPLIANCE

Tenant shall comply with all applicable environmental laws and regulations and shall not use, store, generate, or dispose of any hazardous materials on or about the Premises, except in compliance with such laws and only in quantities customarily used in the ordinary course of Tenant's business.

XII. QUIET ENJOYMENT

So long as no Event of Default by Tenant has occurred and is then continuing, Tenant's quiet and peaceable enjoyment of the Premises for the entire Term hereof shall not be disturbed or interfered with by Landlord or by any person claiming by, through, or under Landlord.

XIII. SURRENDER & HOLDOVER

13.1 Surrender. Upon the expiration of the Term or the earlier termination of this Lease or of Tenant's right to possession of the Premises, Tenant will at once surrender and deliver up the Premises to Landlord, broom swept and in good condition and repair, reasonable wear and tear and loss by fire or other casualty excepted. Tenant shall deliver to Landlord all keys to all doors therein. All Alterations, temporary or permanent, made in or upon the Premises by Tenant that Tenant has elected not to remove shall become Landlord's property and shall remain upon the Premises on any such expiration or termination, without compensation, allowance, or credit to Tenant. Landlord shall accept such Alterations as-is, without any representation or warranty from Tenant (express or implied), and Tenant shall not be responsible for any costs or expenses relating to the repair, replacement or removal of the same.

13.2 Holding Over. Tenant shall have no right to occupy the Premises or any portion thereof after the expiration of the Term or after the earlier termination of the Lease. In the event Tenant or any party claiming by, through, or under Tenant holds over, Landlord may exercise any and all remedies available to it at law or in equity to recover possession of the Premises, and to recover direct damages. For each and every month or partial month that Tenant or any party claiming by, through, or under Tenant remains in occupancy of all or any portion of the Premises after the expiration of the Term or after termination of this Lease or Tenant's right to possession, Tenant shall pay, as minimum damages and not

as a penalty, monthly rental at a rate equal to one hundred fifty percent (150%) of the rate of the Rent payable by Tenant hereunder immediately prior to the expiration of the Term or the earlier termination of this Lease or of Tenant's right to possession.

XIV. DEFAULT; REMEDIES

14.1 Default by Tenant. The occurrence of any one or more of the following shall be considered an "Event of Default" by Tenant under this Lease:

(a) Tenant shall default in any payment of Rent, and any such default shall continue for fifteen (15) business days after notice thereof in writing to Tenant;

(b) Tenant's abandonment or vacation of the Premises;

(c) Tenant shall be adjudged an involuntary bankrupt, or a decree or order approving, as properly filed, a petition or answer filed against Tenant asking reorganization of Tenant under the Federal bankruptcy laws as now or hereafter amended, or under the laws of any state, shall be entered, and any such decree or judgment or order shall not have been vacated or set aside within ninety (90) days after the date of entry or granting thereof;

(d) Loss, suspension, or revocation of Tenant's liquor license for a period exceeding thirty (30) consecutive days; or

(e) Tenant fails to perform or observe any other term, condition, covenant or obligation required to be performed or observed by Tenant under this Lease, and such failure continues for more than thirty (30) days after written notice thereof from Landlord; provided, however, that if the nature of Tenant's failure is such that more than thirty (30) days are reasonably required for Tenant to complete its cure, then no Event of Default shall be deemed to have occurred so long as Tenant commenced its efforts to cure within such thirty (30) day period and thereafter diligently pursues and completes such cure within a commercially reasonable time.

14.2 Remedies. Upon the occurrence of an Event of Default, Landlord may terminate this Lease, recover possession of the Premises, and pursue any and all remedies available at law or in equity, including without limitation the recovery of unpaid Rent and all damages arising from Tenant's default..

14.3 Landlord's Right to Cure. Landlord may, but shall not be obligated to, cure any Event of Default by Tenant, and whenever Landlord so elects, all reasonable out-of-pocket costs and expenses paid by Landlord in curing such Event of Default, including reasonable attorneys' fees, shall be repaid by Tenant as Additional Rent together with Tenant's next monthly payment of Rent.

14.4 Remedies Cumulative. No remedy herein or otherwise conferred upon or reserved to Landlord shall be considered to exclude or suspend any other remedy but the same shall be cumulative and shall be in addition to every other remedy given hereunder, or now or hereafter existing at law or in equity or by statute, and every power and remedy given by this Lease to Landlord may be exercised from time to time and so often as occasion may arise or as may be deemed expedient.

XV. MISCELLANEOUS

15.1 Notices. All notices, communications, and deliveries under this Lease shall be made in writing signed by or on behalf of the party making the same, shall specify the Section under this Lease pursuant to which it is given or being made, and shall be delivered personally or by electronic transmission

or sent by registered or certified mail (return receipt requested) or by next day courier (with evidence of delivery and postage and other fees prepaid) as follows:

To Landlord:

Miner Street Building Owner, LLC
1395 Red Butte Drive
Aspen, Colorado 81611
Attention: Vincent Burkett
Email: Vince.burkett@redbutte.com

To Tenant:

The Miners Den LLC
1743 Miner Street
Idaho Springs, Colorado 80452
Attention: Carla Boucher
Email: Julieancarla@yahoo.com

with a copy to:

Taft Stettinius & Hollister LLP
111 E. Wacker Drive, Suite 2600
Chicago, Illinois 60601
Attention: Ivan H. Golden
Email: igolden@taftlaw.com

or to such other representative or at such other address of a party as such party may furnish to the other parties in writing. Any notice which is delivered personally or by electronic transmission in the manner provided herein shall be deemed to have been duly given to the party to whom it is directed upon actual receipt by such party or its agent. Any notice which is addressed and mailed in the manner herein provided shall be conclusively presumed to have been duly given to the party to which it is addressed at the close of business, local time of the recipient, on the fourth business day after the day it is so placed in the mail, on the first business day after placed in the mail if sent by overnight courier, or on the day it is sent if sent by electronic transmission, or, if earlier, the time of actual receipt.

15.2 Force Majeure. As used herein, “Force Majeure” is defined as strikes, lockouts, sit-downs, material or labor restrictions by any governmental authority, pandemics, unusual transportation delays, riots, floods, washouts, explosions, earthquakes, fire storms, weather (including wet grounds or inclement weather which prevents construction), acts of the public enemy, wars, insurrections, any government restrictions imposed in connection with the foregoing, and any other cause not reasonably within the control of Landlord or Tenant (as applicable) or which by the exercise of due diligence Landlord or Tenant (as applicable) is unable to prevent or overcome. Neither party shall be required to perform any covenant or obligation in this Lease, or be liable in damages to the other party, if the performance or non-performance of the covenant or obligation is delayed, caused, or prevented by a Force Majeure event.

15.3 Time of Essence. Time is of the essence of this Lease, and all provisions herein relating thereto shall be strictly construed.

15.4 Law Applicable. This Lease shall be governed by the laws of the State of Colorado.

15.5 Covenants Binding on Successors. All of the covenants, agreements, conditions, and undertakings contained in this Lease shall extend and inure to and be binding upon the heirs, executors, administrators, successors, and assigns of the respective parties hereto, the same as if they were in every case specifically named, and wherever in this Lease reference is made to either of the parties hereto, it shall be held to include and apply to, wherever applicable, the heirs, executors, administrators, successors, and assigns of such party. Nothing herein shall be construed to grant or confer upon any person or persons, firm, corporation, or governmental authority, other than the parties hereto, their heirs, executors, administrators,

successors, and assigns, any right, claim, or privilege by virtue of any covenant, agreement, condition, or undertaking in this Lease contained.

15.7 Attorneys' Fees; Damages. In the event of any action or proceeding brought by either party against the other under this Lease, the prevailing party shall be entitled to recover all fees and expenses, including the reasonable fees of its attorneys, in such action or proceeding, including costs of appeal, if any. In addition, and notwithstanding anything herein to the contrary, in no event shall either party be awarded punitive, consequential, or speculative damages in connection with a breach or default by the other party under this Lease.

15.8 Authority. Each of Landlord and Tenant represents and warrants to the other party that it is duly formed and in good standing, and has full corporate, partnership or limited liability company power and authority, as the case may be, to enter into this Lease and has taken all corporate, partnership, or limited liability company action, as the case may be, necessary to carry out the transaction contemplated herein, so that when executed, this Lease constitutes a valid and binding obligation of Landlord and Tenant enforceable in accordance with its terms.

15.9 Amendments and Counterparts. None of the covenants, terms, or conditions of this Lease, to be kept and performed by either party, shall in any manner be altered, waived, modified, changed, or abandoned except by a written instrument, duly signed and delivered by the other party. This Lease may be executed in any number of counterparts, each of which when so executed and delivered shall be an original, but all of which shall together constitute one and the same instrument. Execution of this Lease by electronic means or transmission of an executed counterpart of this Lease by PDF or any other electronic means shall be binding as an original.

19.10 Estoppel Certificates. Tenant shall, within ten (10) days after Landlord's written request, execute and deliver to Landlord (or Landlord's lender or prospective purchaser, as applicable) an estoppel certificate certifying such factual matters regarding this Lease and the Premises as may reasonably be requested.

19.11 Relationship of the Parties. Nothing contained herein shall be deemed or construed by the parties hereto, nor by any third party, as creating the relationship of principal and agent, or of partnership or joint venture, by the parties hereto, it being understood and agreed that no provision contained in this Lease or any acts of the parties hereto shall be deemed to create any relationship other than the relationship of landlord and tenant.

19.12 Severability. If any term or provision of this Lease shall to any extent be held invalid or unenforceable, the remaining terms and provisions of this Lease shall not be affected thereby, but each term and provision of this Lease shall be valid and be enforced to the fullest extent permitted by law.

19.13 Radius Restriction. During the Term of this Lease, Tenant shall not, directly or indirectly, own, operate, manage, or otherwise participate in the ownership or operation of any bar, tavern, or similar establishment located within a three (3)-mile radius of the Premises, without Landlord's prior written consent.

[Signature Page Follows]

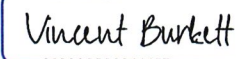
IN WITNESS WHEREOF, Landlord and Tenant have caused the foregoing Lease to be duly executed and delivered, and made effective as of the day and year first written above.

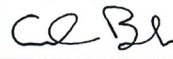
LANDLORD:

TENANT:

Miner Street Building Owner, LLC,
a Colorado limited liability company

The Miners Den LLC,
a Colorado limited liability company

Signed by:
By: 
Name: Vincent Burkett
Title: Managing Member

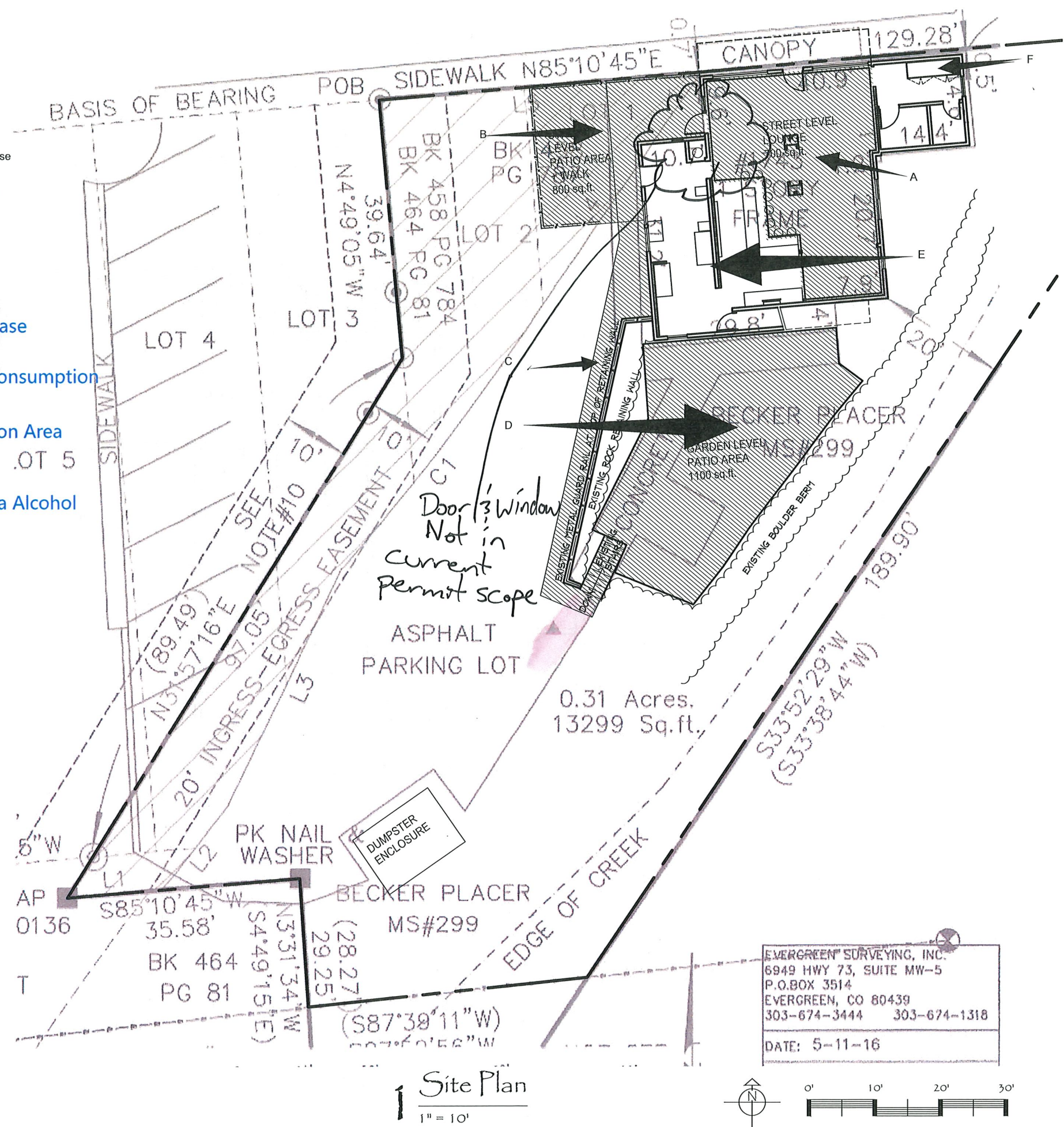
Signed by:
By: 
Name: Carla Boucher
Title: Manager

Requested Area Designation for Lease and Liquor License Purposes

- A - Interior Street Level Alcohol Consumption Area
- B - West Patio Alcohol Consumption Area
- C - West Walkway
- D - South Lower Level Garden Area Alcohol Consumption Area
- E - Kitchen and Back Bar Area
- F - Locked Liquor Storage Area

Requested Area Designation for Lease and Liquor License Purposes:

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Tom J. Peterson
Architect
P.O. Box 656
Georgetown, CO 80444
303-877-2977
tjpetersonarchitect@gmail.com
tjparhitect.com

Existing Restaurant Upgrades
1740 Miner Street
Idaho Springs, CO 80452

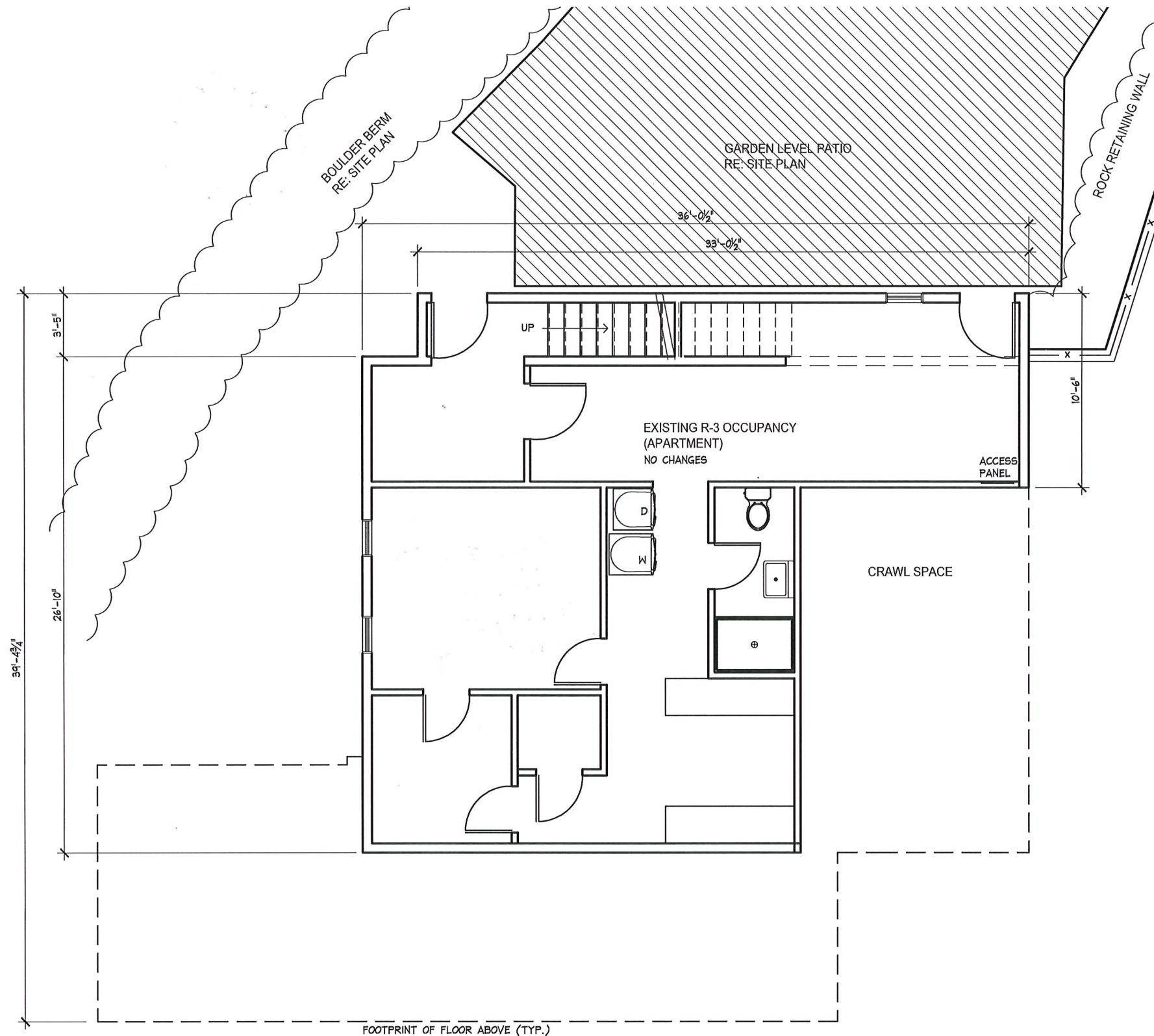
© Copyright
Tom J. Peterson, Architect

DATES:
3-12-26 Schematic
3-24-26 Liquor License

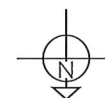
EVERGREEN SURVEYING, INC.
6949 HWY 73, SUITE MW-5
P.O. BOX 3514
EVERGREEN, CO 80439
303-674-3444 303-674-1318
DATE: 5-11-16

1 Site Plan
1" = 10'

A1.1



1 Garden Level Floor Plan
1/4" = 1'-0"



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tjparchitect.com

Existing Restaurant Upgrades

1740 Miner Street
Idaho Springs, CO 80452

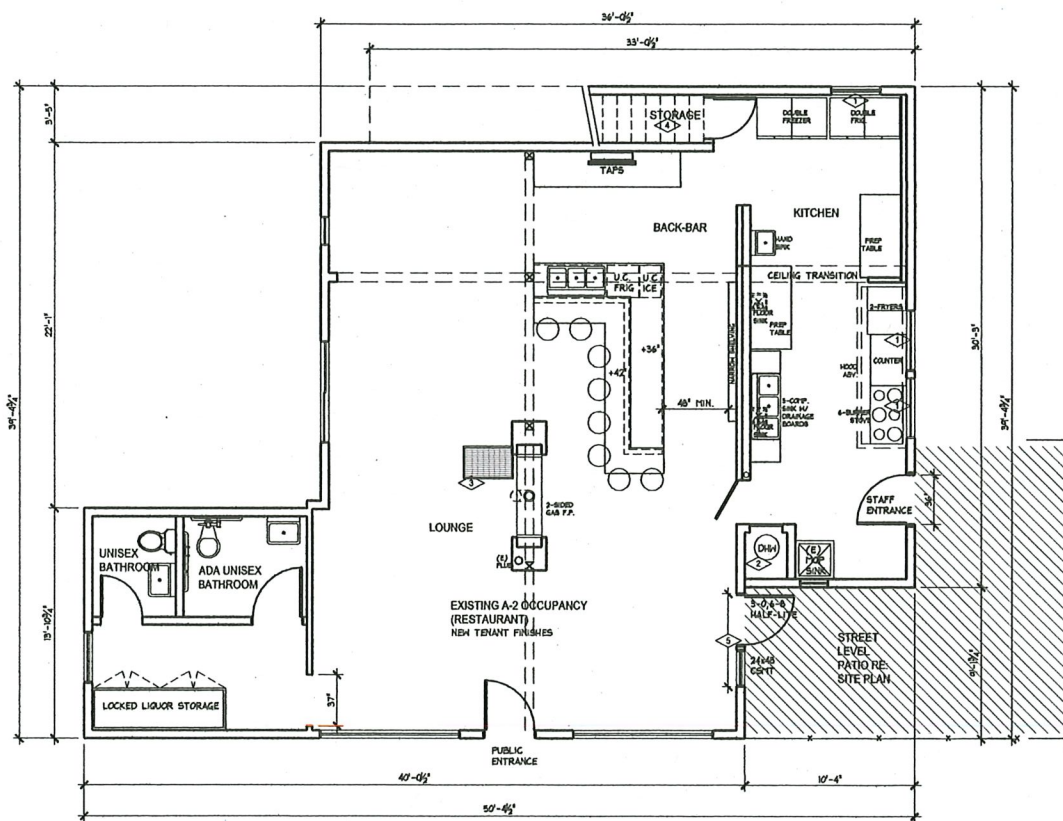
© Copyright
Tom J. Peterson, Architect

DATES:
3-12-26 Schematic
3-24-26 Liquor License

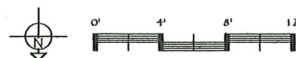
A2.0

Sheet Notes

1. INSTALL FLAT-BLACK PLYWOOD PANELS BEHIND EXISTING WINDOWS.
2. RE. MECHANICAL PLANS FOR NEW EQUIPMENT. RECONFIGURE CLOSET IF NECESSARY FOR CODE COMPLIANCE.
3. EXIST. FLOOR GRILL. RE. MECHANICAL FOR NEW EQUIPMENT UTILIZING EXISTING SPACES.
4. ABANDON STAIRS. INFILL FLOOR AT MAIN LEVEL FOR STORAGE SPACE. (DIMINISHING CEILING HEIGHT WITH SLOPED ROOF.)
5. REPLACE EXISTING WINDOW WITH NEW DOOR AND WINDOW. RE. ELEVATION IMAGES SHEET A3.1



1 Street Level Floor Plan
 $\frac{1}{4}" = 1'-0"$



Tom J. Peterson
 Architect

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 Georgetown, CO 80444
 303-477-1177
 tpetersonarchitect@gmail.com
 tpetersonarchitect.com

Existing Restaurant Upgrades

1740 Miner Street
 Idaho Springs, CO 80432

D. Copyright
 Tom J. Peterson Architect

DATES:
 5-12-24 Schematic
 5-18-24 Liquor License

A2.1



3 South Perspective
no scale Back of building



1 North Perspective
no scale Front of building



2 West Perspective
no scale Side of building

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Existing Restaurant Upgrades

1740 Miner Street
Idaho Springs, CO 80452

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Tom J. Peterson Architect

DATES:
3-12-24 Schematics
3-18-24 Liquor License

A3.1

CITY OF IDAHO SPRINGS
COMBINED CASH INVESTMENT
MARCH 31, 2026

COMBINED CASH ACCOUNTS

01-00-1110	OPERATING CHECKING -0056	(35,360.37)
01-00-1111	MONEY MARKET -3504	113,626.34
01-00-1112	XPRESS DEPOSIT ACCOUNT	160,137.21
01-00-1113	PETTY CASH CHECKING ACCOUNT	24,765.89
01-00-1115	EVERGREEN NAT'L-- PR CKG -2114	251,120.20
01-00-1117	COLOTRUST--GENERAL -8001	445,782.86
01-00-1118	COLOTRUST--RAMP FUND -8002	38,565.01
01-00-1119	CSAFE--GENERAL -97-01	24,625.85
01-00-1176	CASH CLEARING - COURT	242.93
01-00-1178	CASH CLEARING - ACCTS REC.	(863.18)
TOTAL COMBINED CASH		1,022,642.74
01-00-1000	COMBINED CASH FUND	(1,022,642.74)

TOTAL UNALLOCATED CASH .00

CASH ALLOCATION RECONCILIATION

10	ALLOCATION TO GENERAL FUND	(432,756.08)
15	ALLOCATION TO HANSEN'S CEMETERY TRUST FUND	10,399.56
20	ALLOCATION TO RAMP FUND (COLORADO BLVD)	701,977.83
21	ALLOCATION TO IMPROVEMENT FUND	(1,268,341.12)
22	ALLOCATION TO CONSERVATION TRUST FD LOTTERY	140,982.43
23	ALLOCATION TO 1% STREET SALES TAX	1,529,031.85
51	ALLOCATION TO WATER FUND	(377,604.34)
52	ALLOCATION TO WASTEWATER FUND	(229,243.23)
59	ALLOCATION TO PARKING ENTERPRISE FUND	948,195.84
TOTAL ALLOCATIONS TO OTHER FUNDS		1,022,642.74
ALLOCATION FROM COMBINED CASH FUND - 01-00-1000		(1,022,642.74)

ZERO PROOF IF ALLOCATIONS BALANCE .00

CITY OF IDAHO SPRINGS
BALANCE SHEET
MARCH 31, 2026

GENERAL FUND

ASSETS

10-00-1000	CASH - COMBINED FUND	(432,756.08)	
10-00-1120	CASH W/COUNTY TREASURER	93,935.15	
10-00-1150	A/R--BILLED ACCOUNTS	(4,799.34)	
10-00-1165	OTHER RECEIVABLES	313,634.65	
10-00-1167	PROPERTY TAXES RECEIVABLE	277,991.00	
10-00-1170	A/R--COURT	(3,831.00)	
10-00-1171	LEASE RECEIVABLE	453,861.19	
10-00-1580	SUSPENSE	.86	
	TOTAL ASSETS		698,036.43

LIABILITIES AND EQUITY

LIABILITIES

10-00-2015	ACCRUED PAYROLL PAYABLE	20,457.63	
10-00-2020	ACCOUNTS PAYABLE	2,344.30	
10-00-2120	DEFERRED PROPERTY TAXES	277,991.00	
10-00-2141	DEF'D INFLOW OF RES--2017VERI	126,387.68	
10-00-2142	DEF'D INFLOW OF RES--2012VERI	327,473.51	
10-00-2221	MEDICARE PAYABLE	40.76	
10-00-2222	FEDERAL WITHHOLDINGS PAYABLE	129.91	
10-00-2230	HEALTH INSURANCE PAYABLE	36,196.00	
10-00-2231	DENTAL INSURANCE PAYABLE	1,569.20	
10-00-2234	FPPA CONTRIBUTIONS PAYABLE	4,111.63	
10-00-2235	DEFERRED COMP PAYABLE	(2,168.28)	
10-00-2236	UNEMPLOYMENT PAYABLE	1,262.82	
10-00-2237	MISC PAYROLL PAYABLE	104.28	
10-00-2238	LIFE INSURANCE PAYABLE	176.12	
10-00-2239	VISION - PAYABLE	212.00	
10-00-2401	DEVELOPER LIABILITIES	(1,366.54)	
	TOTAL LIABILITIES		794,922.02

FUND EQUITY

10-00-2600	FUND BALANCE	266,806.45	
	UNAPPROPRIATED FUND BALANCE:		
	REVENUE OVER EXPENDITURES - YTD	(363,692.04)	
	BALANCE - CURRENT DATE	(363,692.04)	
	TOTAL FUND EQUITY		(96,885.59)
	TOTAL LIABILITIES AND EQUITY		698,036.43

CITY OF IDAHO SPRINGS
REVENUES WITH COMPARISON TO BUDGET
FOR THE 3 MONTHS ENDING MARCH 31, 2026

GENERAL FUND

	YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTU	YTD ACTUAL	BUDGET	PCNT
<u>PROPERTY, SALES & USE TAXES</u>						
10-00-3110 PROPERTY TAXES	58,996.39	60,607.95	63,731.88	67,836.83	282,237	24.0
10-00-3111 INTEREST -DELINQUENT PROP TAX	.00	12.81	.00	.00	0	.0
10-00-3120 SPECIFIC OWNERSHIP TAX	5,648.16	5,962.80	2,325.70	6,152.55	25,000	24.6
10-00-3130 SALES TAX (1/2)	418,593.04	429,256.28	131,830.32	417,265.96	2,433,600	17.2
10-00-3135 BUILDING USE TAX (2/3)	3,086.34	3,064.22	690.62	3,980.30	25,000	15.9
10-00-3136 MOTOR VEHICLE USE TAX	20,466.94	16,062.81	8,065.57	20,772.58	80,000	26.0
10-00-3182 FRANCHISE-PUBLIC SERVICE	29,760.31	36,476.46	10,337.95	31,711.72	106,000	29.9
10-00-3183 FRANCHISE-CABLE--COMCAST	2,688.15	2,316.37	.00	2,172.20	23,000	9.4
10-00-3184 FRANCHISE-QWEST/CENTURYLINK	119.50	81.00	.00	64.25	200	32.1
TOTAL PROPERTY, SALES & USE TAXES	539,358.83	553,840.70	216,982.04	549,956.39	2,975,037	18.5
<u>LICENSES & PERMITS</u>						
10-00-3211 LIQUOR LICENSE	1,321.25	2,276.25	2,850.00	3,768.75	7,000	53.8
10-00-3216 BUSINESS LICENSE FEE	2,175.00	1,830.00	1,035.00	5,757.50	36,000	16.0
10-00-3218 SHOPPING BAG FEES	3,890.97	2,195.82	.00	1,827.12	5,000	36.5
10-00-3221 BUILDING PERMITS	5,698.10	7,155.15	1,404.68	11,149.96	100,000	11.2
10-00-3222 CONTRACTOR'S LICENSE	2,700.00	3,000.00	600.00	3,500.00	11,000	31.8
10-00-3225 FINGERPRINTS	.00	.00	.00	15.00	0	.0
10-00-3227 REPORTS/COPIES/FAX	777.75	175.00	177.50	362.50	2,500	14.5
10-00-3229 OTHER LICENSES/PERMITS	7,575.00	11,347.00	2,145.00	9,545.00	70,000	13.6
10-00-3240 PLAN REVIEW/COMMISSION FEES	5,073.77	2,625.76	427.16	987.59	50,000	2.0
TOTAL LICENSES & PERMITS	29,211.84	30,604.98	8,639.34	36,913.42	281,500	13.1
<u>OTHER TAXES</u>						
10-00-3301 MOTOR VEHICLE REG. FEES	1,468.92	1,463.73	520.24	1,431.96	7,000	20.5
10-00-3304 MARIJUANA SPECIAL SALES TAX	15,513.59	11,730.91	958.41	2,769.47	50,000	5.5
10-00-3305 STATE SHARED CIGARETTE TAX	1,190.52	1,077.47	352.02	927.27	4,800	19.3
10-00-3306 COUNTY ROAD & BRIDGE TAX	83,063.98	74,269.09	.00	83,697.59	425,000	19.7
10-00-3307 SEVERENCE TAX	.00	.00	.00	.00	70,000	.0
10-00-3309 HIGHWAY USERS TAX	16,588.47	17,603.30	4,552.42	16,604.08	65,000	25.5
10-00-3380 DOLA GRANT EIAF 9689-B & B	3,488.22	8,146.70	.00	.00	75,000	.0
10-00-3382 TOURISM MANAGEMENT GRANT	.00	.00	.00	.00	40,000	.0
TOTAL OTHER TAXES	121,313.70	114,291.20	6,383.09	105,430.37	736,800	14.3
<u>FINES</u>						
10-00-3550 FINES	19,295.00	120,060.05	36,741.01	93,773.68	460,000	20.4
TOTAL FINES	19,295.00	120,060.05	36,741.01	93,773.68	460,000	20.4

CITY OF IDAHO SPRINGS
REVENUES WITH COMPARISON TO BUDGET
FOR THE 3 MONTHS ENDING MARCH 31, 2026

GENERAL FUND

	YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTU	YTD ACTUAL	BUDGET	PCNT
<u>MISCELLANEOUS</u>						
10-00-3601 INTEREST EARNED	15,016.65	5,916.16	(642.09)	(1,507.58)	15,000	(10.1)
10-00-3604 DONATIONS	.00	.00	.00	.00	2,500	.0
10-00-3610 CEMETERY FEES	.00	1,750.00	.00	.00	5,000	.0
10-00-3620 LEASES/RENT	19,294.11	16,138.31	10,724.40	30,899.38	68,000	45.4
10-00-3680 REIMBURSEMENT/REFUNDS	8,519.92	6,629.32	.00	874.91	70,000	1.3
10-00-3690 MISCELLANEOUS REVENUE	1,103.10	9,871.50	15,667.73	25,492.03	30,000	85.0
TOTAL MISCELLANEOUS	43,933.78	40,305.29	25,750.04	55,758.74	190,500	29.3
TOTAL FUND REVENUE	753,113.15	859,102.22	294,495.52	841,832.60	4,643,837	18.1

CITY OF IDAHO SPRINGS
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 3 MONTHS ENDING MARCH 31, 2026

GENERAL FUND

	YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTU	YTD ACTUAL	BUDGET	PCNT
<u>STREETS EXPENDITURES</u>						
10-10-4102 SALARIES	6,033.60	12,429.60	5,309.60	15,928.80	69,020	23.1
10-10-4103 HOURLY	28,171.52	26,472.24	12,740.94	31,790.40	99,136	32.1
10-10-4104 OVERTIME	3,673.59	2,119.99	1,029.16	2,163.49	10,000	21.6
10-10-4201 FICA	2,226.74	2,418.03	1,137.56	2,952.87	10,426	28.3
10-10-4202 MEDICARE	520.70	567.34	266.06	690.63	2,438	28.3
10-10-4203 HEALTH INS.	7,321.79	7,115.04	2,871.36	8,614.08	33,754	25.5
10-10-4204 LIFE INS.	56.70	47.25	19.18	57.54	198	29.1
10-10-4205 DEFERRED COMP	2,003.90	2,539.68	941.75	2,706.06	10,269	26.4
10-10-4206 UNEMPLOYMENT INS.	74.43	82.04	38.15	99.77	388	25.7
10-10-4207 DISABILITY INSURANCE	426.44	391.96	131.70	270.32	1,629	16.6
10-10-4209 DENTAL INSURANCE	285.00	225.08	101.20	303.60	1,176	25.8
10-10-5103 ENGINEERING	.00	.00	.00	.00	1,000	.0
10-10-5106 IT SERVICES	.00	.00	.00	1,407.63	0	.0
10-10-5108 OTHER PROFESSIONAL SERVICES	7,408.68	8,479.86	1,990.25	6,255.06	40,000	15.6
10-10-5202 DISPOSAL-TRASH	1,653.84	508.60	501.86	2,080.16	4,500	46.2
10-10-5207 MAINT./REPAIRS-SERVICES	8,256.66	.00	.00	.00	7,500	.0
10-10-5208 MAINT./REPAIRS-BUILDING	1,173.84	1,144.76	.00	.00	2,500	.0
10-10-5212 TRAINING	.00	.00	.00	.00	500	.0
10-10-5213 MEDICAL	.00	160.00	328.50	328.50	200	164.3
10-10-5215 EMPLOYEE INCENTIVE	.00	.00	.00	.00	1,000	.0
10-10-5300 CIRSA W/C INSURANCE	9,476.96	6,398.98	.00	6,712.34	29,144	23.0
10-10-5301 CIRSA P/C INSURANCE	12,673.52	24,217.36	.00	16,720.40	59,724	28.0
10-10-5303 TELEPHONE	432.55	632.75	145.23	434.76	2,000	21.7
10-10-5304 DUES & PUBLICATIONS	421.99	238.99	.00	.00	400	.0
10-10-5305 TRAVEL & MEALS	.00	.00	.00	.00	100	.0
10-10-5306 EQUIPMENT RENTAL	.00	.00	.00	.00	500	.0
10-10-5310 POSTAGE	.00	78.03	.00	.00	100	.0
10-10-5313 ADVERTISING	.00	.00	.00	400.00	100	400.0
10-10-5314 INSURANCE CLAIMS	.00	1,255.11	.00	.00	2,000	.0
10-10-5325 PRINTING	.00	69.43	.00	103.68	100	103.7
10-10-5330 COMMUNICATION EQUIPMENT	.00	761.88	.00	.00	100	.0
10-10-5335 CELL/INTERNET SERVICE	951.60	1,741.36	559.42	1,437.66	5,500	26.1
10-10-6001 ELECTRICITY & GAS	16,304.22	20,617.13	1,113.91	21,121.13	67,000	31.5
10-10-6007 MATERIALS/SUPPLIES/EQUIP	616.41	359.72	.00	.00	5,500	.0
10-10-6010 MATERIALS/SUPPLIES/OFFICE	94.95	328.46	218.26	342.44	2,000	17.1
10-10-6012 GAS/OIL-EQUIPMENT	1,283.31	849.54	.00	104.24	4,500	2.3
10-10-6020 TOOLS	121.76	306.38	.00	.00	1,500	.0
10-10-6022 SAFETY ITEMS	.00	.00	.00	.00	500	.0
10-10-6040 OCCUPATIONAL EQUIP/SAFETY	.00	122.21	.00	.00	500	.0
10-10-6050 WATER/SEWER	936.55	763.53	330.06	1,010.46	5,300	19.1
10-10-6085 STREET LAMPS	2,828.69	10,134.22	.00	.00	20,000	.0
10-10-6091 SIGNS	15,191.50	738.44	.00	.00	10,000	.0
10-10-6093 PAINT	.00	.00	.00	.00	1,000	.0
10-10-6095 SAND/GRAVEL	.00	.00	.00	.00	1,000	.0
10-10-6096 ASPHALT/CURB & GUTTER--R&M	.00	.00	.00	1,200.00	0	.0
10-10-6097 DOWNTOWN PAVERS	.00	.00	.00	.00	150	.0
10-10-6098 TREE TRIMMING	.00	.00	.00	.00	5,000	.0
10-10-6099 SALTED SAND	4,765.99	.00	.00	.00	15,000	.0
10-10-6150 FLEET MAINT	1,517.53	250.91	1,206.26	1,258.23	8,000	15.7
10-10-6191 FLEET FUEL	3,984.74	2,938.65	1,060.92	2,804.45	12,000	23.4
10-10-6192 FLEET TIRES	471.91	247.80	.00	.00	3,000	.0
10-10-6193 FLEET SUPPLIES	189.35	1,197.15	.00	.00	3,000	.0

CITY OF IDAHO SPRINGS
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 3 MONTHS ENDING MARCH 31, 2026

GENERAL FUND

	YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTU	YTD ACTUAL	BUDGET	PCNT
10-10-7010 OFFICE EQUIPMENT/COMPUTER	.00	.00	.00	.00	1,000	.0
10-10-7011 COMPUTER SOFTWARE	59.97	.00	678.00	678.00	0	.0
TOTAL STREETS EXPENDITURES	141,610.93	138,949.50	32,719.33	129,976.70	561,352	23.2

CITY OF IDAHO SPRINGS
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 3 MONTHS ENDING MARCH 31, 2026

GENERAL FUND

	YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTU	YTD ACTUAL	BUDGET	PCNT
<u>ADMINISTRATION EXPENDITURES</u>						
10-20-4101 MAYOR/COUNCIL	8,880.00	8,880.00	8,820.00	8,820.00	52,560	16.8
10-20-4102 SALARY	79,414.50	50,781.19	17,204.96	51,614.88	260,512	19.8
10-20-4103 HOURLY	38,169.92	34,357.47	11,512.44	23,497.35	75,089	31.3
10-20-4104 OVERTIME	135.38	244.28	.00	72.24	500	14.5
10-20-4201 FICA	7,573.95	5,527.12	2,253.25	4,986.98	20,807	24.0
10-20-4202 MEDICARE	1,771.44	1,294.45	526.98	1,166.35	4,866	24.0
10-20-4203 HEALTH INS.	20,083.60	16,755.39	4,524.92	13,617.00	82,470	16.5
10-20-4204 LIFE INS.	126.35	84.91	25.55	76.65	354	21.7
10-20-4205 DEFERRED COMP	7,817.93	3,674.74	1,341.64	3,986.39	16,136	24.7
10-20-4206 UNEMPLOYMENT	228.57	161.91	46.40	139.35	656	21.2
10-20-4207 DISABILITY INSURANCE	1,054.16	685.29	201.58	599.52	2,645	22.7
10-20-4209 DENTAL INSURANCE	666.00	451.73	137.10	411.30	1,882	21.9
10-20-5050 COUNTY TREASURER'S FEES	1,179.93	1,212.42	1,274.63	1,399.73	5,500	25.5
10-20-5101 LEGAL	36,643.58	39,566.40	16,841.80	30,421.19	140,000	21.7
10-20-5102 AUDIT	4,250.00	6,306.56	.00	.00	6,500	.0
10-20-5103 ENGI'RING SVCES--DEVEL REVIEW	420.00	316.80	.00	.00	1,000	.0
10-20-5104 FINANCIAL SERVICES	10,688.14	4,045.94	.00	.00	12,000	.0
10-20-5105 PLANNING SERVICES	5,220.00	173.91	.00	.00	10,000	.0
10-20-5106 IT SERVICES	6,662.13	6,778.14	1,403.24	4,204.62	20,000	21.0
10-20-5107 SURVEYING	16,430.00	.00	.00	.00	5,000	.0
10-20-5108 OTHER CONTRACTUAL SERVICES	6,466.55	6,384.32	10,604.06	24,009.53	100,000	24.0
10-20-5207 REPAIR/MAINT.-SERVICES	.00	.00	.00	.00	1,000	.0
10-20-5208 REPAIR/MAINTENANCE-BUILDING	27.43	102.56	.00	.00	2,000	.0
10-20-5210 MEETING EXPENSE	475.49	182.50	.00	.00	1,500	.0
10-20-5212 EDUCATION & TRAINING	3,667.00	4,780.20	.00	(285.00)	8,000	(3.6)
10-20-5215 EMPLOYEE INCENTIVE	140.00	390.00	.00	.00	1,900	.0
10-20-5220 ELECTION	.00	.00	.00	.00	1,000	.0
10-20-5225 BOARDS & COMMISSIONS	.00	1,012.18	.00	.00	1,500	.0
10-20-5300 CIRSA W/C INSURANCE	473.84	319.95	.00	335.62	1,457	23.0
10-20-5301 CIRSA P/C INSURANCE	12,423.52	23,967.39	.00	16,470.41	59,724	27.6
10-20-5303 TELEPHONE	432.55	453.02	145.23	434.76	1,800	24.2
10-20-5304 DUES & MEMBERSHIPS	4,016.00	5,846.00	350.00	4,380.59	9,500	46.1
10-20-5305 TRAVEL & MEALS	48.00	1,833.13	.00	.00	8,000	.0
10-20-5309 CONTRACT OFFICE EQUIP.	1,364.01	657.85	442.27	578.77	5,500	10.5
10-20-5310 POSTAGE, SHIPPING, BOX RENT	447.74	236.81	.00	189.24	2,000	9.5
10-20-5312 LEGAL PUBLICATIONS	2,595.28	1,408.69	66.56	744.73	2,000	37.2
10-20-5313 ADVERTISING	706.12	189.86	.00	380.00	1,500	25.3
10-20-5314 INSURANCE CLAIMS	.00	.00	.00	.00	1,000	.0
10-20-5316 RECORDING DOCUMENTS	373.00	132.35	.00	86.00	1,200	7.2
10-20-5322 CODIFICATION	3,118.00	3,273.90	.00	.00	4,000	.0
10-20-5325 PRINTING	.00	101.59	.00	323.59	1,000	32.4
10-20-5335 CELL/INTERNET SERVICE	1,230.23	2,142.76	597.23	1,792.03	7,500	23.9
10-20-6001 ELECTRICITY & GAS	1,608.43	1,592.01	.00	1,323.85	5,000	26.5
10-20-6010 MATERIALS/SUPPLIES/OFFICE	1,193.56	743.19	233.12	490.93	3,000	16.4
10-20-6020 FLAGS	.00	.00	.00	.00	500	.0
10-20-6050 WATER/SEWER	620.67	521.60	580.05	1,353.39	5,500	24.6
10-20-6060 REFUNDS	1,000.00	.00	.00	.00	1,000	.0
10-20-6500 MISCELLANEOUS EXPENSE	.00	.00	.00	.00	2,000	.0
10-20-7010 OFFICE EQUIPMENT/COMPUTERS	70.49	592.03	.00	1,570.00	3,000	52.3
10-20-7011 COMPUTER SOFTWARE	.00	1,667.11	1,482.00	1,482.00	1,000	148.2
10-20-7020 PUBLIC ENGAGEMENT	9,121.50	.00	.00	.00	0	.0
10-20-8010 MISC. CASH OVER/SHORT	.00	1.11-	.00	(.01)	0	.0

CITY OF IDAHO SPRINGS
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 3 MONTHS ENDING MARCH 31, 2026

GENERAL FUND

	YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTU	YTD ACTUAL	BUDGET	PCNT
TOTAL ADMINISTRATION EXPENDITURES	299,034.99	239,828.54	80,615.01	200,673.98	962,558	20.9
COMMUNITY PROMOTION						
10-21-5030 HSIS/ VISITOR CENTER	15,000.00	15,000.00	15,000.00	15,000.00	60,000	25.0
10-21-5032 EVENTS	1,100.00	150.00	540.00	540.00	68,000	.8
10-21-5033 K-GOAT ANNUAL FEE	.00	.00	.00	.00	3,500	.0
10-21-5036 MAYOR & COMMISSIONER AWARDS	.00	.00	.00	.00	2,000	.0
10-21-5038 MISC. ORGANIZATION REQUEST	.00	967.38	.00	.00	10,000	.0
10-21-5039 BEAUTIFICATION	.00	.00	.00	.00	9,500	.0
10-21-5040 HOLIDAY DECORATING	.00	.00	.00	.00	21,609	.0
10-21-5041 HISTORIC SITES & FACILITIES	.00	.00	.00	.00	5,000	.0
10-21-5050 4TH OF JULY	17,305.00	.00	.00	.00	0	.0
10-21-5055 GRANTS	.00	.00	10,000.00	10,000.00	10,000	100.0
10-21-5108 OTHER CONTRACTUAL SERVICES	.00	33,775.00	1,533.33	10,798.32	21,000	51.4
10-21-5109 WEBSITE & MARKETING	.00	.00	9,700.10	9,700.10	70,000	13.9
10-21-5430 VISITOR CTR BLDG MAINTENANCE	1,055.51	15,859.42	.00	2,572.46	10,000	25.7
10-21-7600 CONTINGENCY	.00	.00	.00	.00	1,000	.0
TOTAL COMMUNITY PROMOTION	34,460.51	65,751.80	36,773.43	48,610.88	291,609	16.7
BUILDING INSPECTOR						
10-22-5000 OPERATIONS CONTRACTUAL	8,035.49	8,507.02	1,476.97	2,511.97	75,000	3.4
10-22-5108 OTHER PROFESSIONAL SERVICES	.00	.00	.00	.00	1,000	.0
TOTAL BUILDING INSPECTOR	8,035.49	8,507.02	1,476.97	2,511.97	76,000	3.3

CITY OF IDAHO SPRINGS
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 3 MONTHS ENDING MARCH 31, 2026

GENERAL FUND

	YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTU	YTD ACTUAL	BUDGET	PCNT
<u>POLICE EXPENDITURES</u>						
10-30-4102 SALARIES	29,404.80	35,966.40	12,240.00	36,720.00	111,389	33.0
10-30-4103 HOURLY WAGES--SWORN	134,057.12	133,578.46	59,045.99	170,586.29	586,346	29.1
10-30-4104 OVERTIME--REGULAR	4,447.37	4,394.11	1,560.83	4,234.80	15,000	28.2
10-30-4105 HOLIDAY	5,133.28	4,344.32	.00	7,712.40	15,000	51.4
10-30-4106 OVERTIME--HOLIDAY WORKED-SWORN	8,018.63	6,325.60	.00	6,859.67	21,000	32.7
10-30-4108 BONUS PAY	.00	.00	.00	1,000.00	1,000	100.0
10-30-4109 HOURLY WAGES--CIVILIAN	45,434.08	38,358.14	13,795.40	38,850.29	138,427	28.1
10-30-4110 OVERTIME--HOLIDAY WKD-CIVILIAN	.00	.00	.00	979.26	2,000	49.0
10-30-4201 FICA	2,840.74	2,374.08	806.77	2,483.38	8,582	28.9
10-30-4202 MEDICARE	3,150.99	3,089.96	1,208.27	3,726.54	12,124	30.7
10-30-4203 HEALTH INS.	33,043.20	35,369.60	11,947.20	35,841.60	157,081	22.8
10-30-4204 LIFE INS.	247.80	227.92	72.52	217.56	912	23.9
10-30-4205 DEFERRED COMP	2,164.74	2,184.54	743.48	2,230.14	9,200	24.2
10-30-4206 UNEMPLOYMENT	451.85	445.93	173.27	533.83	1,900	28.1
10-30-4207 DISABILITY INSURANCE	1,989.10	1,897.55	743.28	1,901.67	8,300	22.9
10-30-4209 DENTAL INSURANCE	1,635.20	1,993.60	657.60	1,972.80	8,261	23.9
10-30-4210 PENSION FPPA	19,366.79	21,252.95	8,473.04	29,518.74	92,582	31.9
10-30-5101 LEGAL	.00	1,424.50	172.50	2,160.50	5,000	43.2
10-30-5105 OTHER CONTRACT SERVICES	107,578.51	52,389.25	.00	53,955.90	198,851	27.1
10-30-5106 IT SERVICES	.00	.00	.00	1,407.63	0	.0
10-30-5108 OTHER PROFESSIONAL SERVICES	57,949.09	43,467.11	11,360.79	35,292.61	90,000	39.2
10-30-5109 POLYGRAPH/PSY EXAM	.00	425.70	.00	.00	2,000	.0
10-30-5207 REPAIR/MAINT-SERVICES	.00	.00	.00	.00	1,000	.0
10-30-5208 REPAIRS/MAINTENANCE/BLDG.	770.63	49.00	20.98	32.96	2,000	1.7
10-30-5212 TRAINING	879.94	4,555.17	3,348.00	7,283.24	18,000	40.5
10-30-5213 MEDICAL/BLOOD DRAW	.00	.00	.00	.00	1,000	.0
10-30-5215 EMPLOYEE INCENTIVE	30.00	275.00	.00	.00	2,000	.0
10-30-5300 CIRSA W/C INSURANCE	9,003.12	6,079.03	.00	6,376.73	27,687	23.0
10-30-5301 CIRSA P/C INSURANCE	56,294.58	85,046.41	10,312.24	114,509.48	410,631	27.9
10-30-5303 TELEPHONE	432.55	426.87	145.22	434.75	1,800	24.2
10-30-5304 DUES & PUBLICATIONS	1,381.12	505.00	.00	455.00	2,000	22.8
10-30-5305 TRAVEL & MEALS	.00	.00	.00	12.00	1,000	1.2
10-30-5309 CONTRACT OFFICE EQUIP.	364.09	273.89	57.98	123.73	1,500	8.3
10-30-5310 POSTAGE, SHIPPING, BOX RENT	11.56	162.74	.00	54.87	500	11.0
10-30-5314 INSURANCE CLAIMS	.00	.00	1,988.00	2,639.08	5,000	52.8
10-30-5325 PRINTING	556.16	250.95	.00	2,567.14	3,200	80.2
10-30-5326 TOWING	.00	300.00	.00	.00	1,000	.0
10-30-5330 COMMUNICATIONS EQUIPMENT	553.34	570.00	.00	.00	1,000	.0
10-30-5335 CELL/INTERNET SERVICE	2,299.48	4,981.44	253.88	3,421.47	10,000	34.2
10-30-5350 PUBLIC EDUCATION/RELATIONS	207.66	1,237.35	.00	.00	4,000	.0
10-30-6001 ELECTRICITY & GAS	1,279.13	3,353.11	.00	902.36	5,000	18.1
10-30-6010 MATERIALS/SUPPLIES/OFFICE	1,844.44	559.83	168.02	394.81	2,500	15.8
10-30-6015 MATERIALS/SUPPLIES-INVESTIG.	602.65	1,066.16	.00	48.22	1,700	2.8
10-30-6022 SAFETY ITEMS	.00	.00	.00	.00	1,000	.0
10-30-6030 UNIFORMS	1,919.50	3,224.49	.00	1,900.65	15,000	12.7
10-30-6040 OCCUPATIONAL EQUIP/SAFETY	940.00	100.00	.00	31.69	9,000	.4
10-30-6045 AMMUNITION	1,237.70	.00	.00	.00	4,000	.0
10-30-6050 WATER/SEWER	1,248.49	609.28	635.73	1,235.14	3,700	33.4
10-30-6100 FLEET MAINTENANCE	11,091.23	7,935.48	5,605.00	24,095.62	30,000	80.3
10-30-6191 FLEET FUEL	8,062.85	9,159.48	3,726.80	8,721.45	33,000	26.4
10-30-6192 FLEET TIRES	.00	806.32	.00	375.99	3,000	12.5
10-30-6193 FLEET SUPPLIES	1,744.92	379.27	5.33	168.33	2,000	8.4

CITY OF IDAHO SPRINGS
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 3 MONTHS ENDING MARCH 31, 2026

GENERAL FUND

	YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTU	YTD ACTUAL	BUDGET	PCNT
10-30-7010 COMPUTERS / OFFICE EQUIPMENT	.00	.00	.00	.00	3,000	.0
10-30-7011 COMPUTER SOFTWARE	16,074.40	11,691.06	3,263.00	46,596.51	30,000	155.3
TOTAL POLICE EXPENDITURES	575,742.83	533,107.05	152,531.12	660,566.83	2,121,173	31.1

COURT EXPENDITURES

10-40-4103 HOURLY	6,889.73	4,778.65	1,609.76	4,829.19	16,347	29.5
10-40-4104 OVERTIME	106.76	129.31	.00	.00	200	.0
10-40-4201 FICA	417.91	292.84	95.50	286.50	1,207	23.7
10-40-4202 MEDICARE	97.72	68.48	22.34	67.02	285	23.5
10-40-4203 HEALTH INS.	950.40	690.44	261.13	783.38	3,135	25.0
10-40-4204 LIFE INS.	10.50	6.72	2.24	6.72	42	16.0
10-40-4205 DEFERRED COMP	206.67	143.37	48.30	144.90	606	23.9
10-40-4206 UNEMPLOYMENT	13.99	9.82	3.22	9.66	41	23.6
10-40-4207 WORKMANS COMP	70.80	45.84	16.01	47.35	186	25.5
10-40-4209 DENTAL INSURANCE	37.20	24.57	8.70	26.10	104	25.1
10-40-5101 LEGAL FEES	112.50	.00	.00	.00	200	.0
10-40-5110 JUDGE RETAINER	4,800.00	4,800.00	1,600.00	4,800.00	19,200	25.0
10-40-5115 PROSECUTER	4,671.75	4,683.54	1,563.37	4,690.11	18,734	25.0
10-40-5209 JURY/WITNESS FEES	.00	.00	.00	.00	100	.0
10-40-5212 TRAINING	.00	.00	.00	.00	100	.0
10-40-5304 DUES & PUBLICATIONS	.00	.00	.00	.00	50	.0
10-40-5310 POSTAGE	.00	.00	.00	.00	50	.0
10-40-5320 INTERPRETORS	.00	50.84	15.58	15.58	100	15.6
10-40-5325 PRINTING	.00	.00	.00	.00	25	.0
10-40-6010 MATERIALS/SUPPLIES-MISC.	119.97	.00	.00	.00	200	.0
10-40-6030 CLOTHING/ROBE	.00	.00	.00	.00	30	.0
10-40-6035 RESTITUTION	.00	.00	757.07	757.07	100	757.1
TOTAL COURT EXPENDITURES	18,505.90	15,724.42	6,003.22	16,463.58	61,042	27.0

FIRE DEPARTMENT

10-50-5050 CONTRIBUTION TO CCCESD	74,968.75	77,385.00	.00	99,068.75	396,275	25.0
TOTAL FIRE DEPARTMENT	74,968.75	77,385.00	.00	99,068.75	396,275	25.0

CITY OF IDAHO SPRINGS
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 3 MONTHS ENDING MARCH 31, 2026

GENERAL FUND

	YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTU	YTD ACTUAL	BUDGET	PCNT
<u>PARKS EXPENDITURES</u>						
10-60-4103 HOURLY	20,906.02	21,487.40	5,491.20	16,250.52	74,030	22.0
10-60-4104 OVERTIME	3,174.71	2,488.94	1,055.34	2,676.96	11,511	23.3
10-60-4105 HOLIDAY	498.96	513.84	.00	.00	913	.0
10-60-4201 FICA	1,493.35	1,483.83	392.86	1,134.44	4,590	24.7
10-60-4202 MEDICARE	349.27	347.02	91.88	265.31	1,073	24.7
10-60-4203 HEALTH INS.	1,900.80	2,157.60	816.00	2,448.00	9,795	25.0
10-60-4204 LIFE INS.	42.00	33.60	4.20	12.60	107	11.8
10-60-4205 DEFERRED COMP	642.16	660.03	164.74	487.53	2,882	16.9
10-60-4206 UNEMPLOYMENT	49.17	48.99	13.10	37.86	189	20.0
10-60-4207 DISABILITY INSURANCE	223.33	218.35	54.61	133.45	743	18.0
10-60-5108 OTHER PROFESSIONAL SERVICES	.00	.00	.00	.00	40,000	.0
10-60-5202 DISPOSAL	.00	937.16	518.01	1,019.87	5,000	20.4
10-60-5207 REPAIR/MAINT-SERVICES	.00	132.18	.00	.00	10,000	.0
10-60-5208 MAINT./REPAIRS-BUILDING	46.97	2,012.77	319.58	319.58	2,000	16.0
10-60-5209 VANDALISM MAINTENANCE	.00	.00	.00	.00	500	.0
10-60-5210 GREENWAY MAINTENANCE	.00	.00	.00	.00	1,000	.0
10-60-5211 TRAIL MAINTENANCE-VCMP	.00	5,709.24	.00	.00	10,000	.0
10-60-5212 TRAINING	.00	.00	.00	.00	100	.0
10-60-5213 MEDICAL	.00	.00	.00	.00	100	.0
10-60-5215 EMPLOYEE INCENTIVE	.00	.00	.00	.00	250	.0
10-60-5300 CIRSA W/C INSURANCE	947.70	639.90	.00	671.23	2,915	23.0
10-60-5301 CIRSA P/C INSURANCE	.00	.00	.00	14,930.91	59,724	25.0
10-60-5305 TRAVEL & MEALS	.00	.00	.00	.00	100	.0
10-60-5306 EQUIPMENT RENTAL	.00	.00	.00	.00	500	.0
10-60-5335 CELL/INTERNET SERVICE	72.53	239.49	.00	81.48	1,000	8.2
10-60-6001 ELECTRICITY & GAS	2,379.43	2,955.04	.00	1,652.19	7,500	22.0
10-60-6010 MATERIALS/SUPPLIES-MISC.	3,234.04	2,478.76	.00	2,145.65	9,000	23.8
10-60-6012 GAS, OIL-EQUIPMENT	23.34	140.06	.00	.00	500	.0
10-60-6020 TOOLS	.00	453.69	.00	.00	1,000	.0
10-60-6022 SAFETY ITEMS	.00	.00	134.99	134.99	300	45.0
10-60-6040 OCCUPATIONAL EQUIP/SAFETY	.00	.00	.00	.00	300	.0
10-60-6045 SPRINKLER PARTS	.00	.00	9.99	9.99	1,800	.6
10-60-6050 WATER/SEWER	2,067.27	2,036.68	1,085.43	2,303.90	16,000	14.4
10-60-6085 LAMP POSTS	.00	.00	.00	.00	250	.0
10-60-6091 SIGNS	.00	.00	.00	.00	250	.0
10-60-6093 PAINT	.00	.00	.00	.00	150	.0
10-60-6095 SAND / GRAVEL	.00	.00	.00	.00	300	.0
10-60-6098 TREE REPLACEMENT & TRIMMING	.00	.00	.00	.00	9,000	.0
10-60-6099 SALTED SAND	.00	.00	.00	.00	1,600	.0
10-60-6150 FLEET MAINT	2,690.46	.00	.00	.00	2,000	.0
10-60-6191 FLEET FUEL	777.04	1,171.09	362.73	471.85	3,500	13.5
10-60-6192 FLEET TIRES	.00	.00	.00	.00	1,000	.0
10-60-6193 FLEET SUPPLIES	.00	639.42	.00	.00	1,000	.0
10-60-6200 PARKS MAINT. & PARTS	1,065.57	1,429.89	421.70	421.70	8,000	5.3
10-60-6204 WEED CONTROL	.00	.00	.00	.00	500	.0
10-60-6206 CHEMICALS/FERTILITZER	.00	.00	.00	.00	500	.0
10-60-6207 CHEM/PESTICIDES/HERBICIDES	.00	.00	.00	.00	150	.0
10-60-7007 EQUIPMENT PURCHASE	.00	.00	.00	.00	1,000	.0
TOTAL PARKS EXPENDITURES	42,584.12	50,414.97	10,936.36	47,610.01	304,622	15.6

CITY OF IDAHO SPRINGS
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 3 MONTHS ENDING MARCH 31, 2026

GENERAL FUND

	YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTU	YTD ACTUAL	BUDGET	PCNT
<u>CEMETERY EXPENDITURES</u>						
10-70-7100 CEMETERY MAINTENANCE	.00	.00	.00	41.94	5,000	.8
TOTAL CEMETERY EXPENDITURES	.00	.00	.00	41.94	5,000	.8
TOTAL FUND EXPENDITURES	1,194,943.52	1,129,668.30	321,055.44	1,205,524.64	4,779,631	25.2
NET REVENUE OVER EXPENDITURES	441,830.37-	270,566.08-	(26,559.92)	(363,692.04)	135,794-	(267.8)

CITY OF IDAHO SPRINGS
BALANCE SHEET
MARCH 31, 2026

HANSEN'S CEMETERY TRUST FUND

ASSETS

15-00-1000	CASH - COMBINED FUND	10,399.56	
	TOTAL ASSETS		10,399.56

LIABILITIES AND EQUITY

FUND EQUITY

15-00-2600	FUND BALANCE	10,360.52	
	UNAPPROPRIATED FUND BALANCE: REVENUE OVER EXPENDITURES - YTD	39.04	
	BALANCE - CURRENT DATE	39.04	
	TOTAL FUND EQUITY		10,399.56
	TOTAL LIABILITIES AND EQUITY		10,399.56

CITY OF IDAHO SPRINGS
REVENUES WITH COMPARISON TO BUDGET
FOR THE 3 MONTHS ENDING MARCH 31, 2026

HANSEN'S CEMETERY TRUST FUND

	YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTU	YTD ACTUAL	BUDGET	PCNT
MISCELLANEOUS						
15-00-3601 INTEREST EARNED	84.57	86.89	12.99	39.04	300	13.0
TOTAL MISCELLANEOUS	84.57	86.89	12.99	39.04	300	13.0
TOTAL FUND REVENUE	84.57	86.89	12.99	39.04	300	13.0
NET REVENUE OVER EXPENDITURES	84.57	86.89	12.99	39.04	300	13.0

CITY OF IDAHO SPRINGS
BALANCE SHEET
MARCH 31, 2026

RAMP FUND (COLORADO BLVD)

ASSETS

20-00-1000	CASH - COMBINED FUND	701,977.83	
	TOTAL ASSETS		701,977.83

LIABILITIES AND EQUITY

LIABILITIES

20-00-2015	ACCRUED PAYROLL PAYABLE	15.56	
20-00-2020	ACCOUNTS PAYABLE	(169.20)	
	TOTAL LIABILITIES		(153.64)

FUND EQUITY

20-00-2600	FUND BALANCE	699,036.84	
	UNAPPROPRIATED FUND BALANCE: REVENUE OVER EXPENDITURES - YTD	3,094.63	
	BALANCE - CURRENT DATE	3,094.63	
	TOTAL FUND EQUITY		702,131.47
	TOTAL LIABILITIES AND EQUITY		701,977.83

CITY OF IDAHO SPRINGS
REVENUES WITH COMPARISON TO BUDGET
FOR THE 3 MONTHS ENDING MARCH 31, 2026

RAMP FUND (COLORADO BLVD)

		<u>YTD ACTUAL 2024-</u>	<u>YTD ACTUAL 2025-</u>	<u>PERIOD ACTU</u>	<u>YTD ACTUAL</u>	<u>BUDGET</u>	<u>PCNT</u>
	<u>MISCELLANEOUS</u>						
20-00-3601	INTEREST EARNED	8,635.56	8,337.07	1,057.91	3,482.15	25,000	13.9
	TOTAL MISCELLANEOUS	8,635.56	8,337.07	1,057.91	3,482.15	25,000	13.9
	TOTAL FUND REVENUE	8,635.56	8,337.07	1,057.91	3,482.15	25,000	13.9

CITY OF IDAHO SPRINGS
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 3 MONTHS ENDING MARCH 31, 2026

RAMP FUND (COLORADO BLVD)

	YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTU	YTD ACTUAL	BUDGET	PCNT
20-00-4103 ADMINISTRATIVE HOURLY	.00	298.65	100.60	301.82	1,262	23.9
20-00-4104 OVERTIME	.00	8.08	.00	.00	8	.0
20-00-4201 FICA	.00	18.29	5.96	17.88	77	23.2
20-00-4202 MEDICARE	.00	4.29	1.40	4.20	18	23.3
20-00-4203 HEALTH INS.	.00	43.15	16.32	48.96	173	28.3
20-00-4204 LIFE INS.	.00	.42	.14	.42	2	21.0
20-00-4205 RETIREMENT	.00	8.96	3.02	9.06	38	23.8
20-00-4206 UNEMPLOYMENT	.00	.61	.20	.60	2	30.0
20-00-4207 DISABILITY INSURANCE	.00	2.87	1.00	2.96	0	.0
20-00-4209 DENTAL INSURANCE	.00	1.53	.54	1.62	0	.0
20-00-6016 ASPHALT, CURB & GUTTER	.00	.00	.00	.00	200,000	.0
TOTAL DEPARTMENT 00	.00	386.85	129.18	387.52	201,580	.2
TOTAL FUND EXPENDITURES	.00	386.85	129.18	387.52	201,580	.2
NET REVENUE OVER EXPENDITURES	8,635.56	7,950.22	928.73	3,094.63	176,580-	1.8

CITY OF IDAHO SPRINGS
BALANCE SHEET
MARCH 31, 2026

IMPROVEMENT FUND

ASSETS

21-00-1000	CASH - COMBINED FUND	(1,268,341.12)	
21-00-1120	CASH W/COUNTY TREASURER	3,998.29	
21-00-1165	OTHER RECEIVABLES	19,440.55	
	TOTAL ASSETS		(1,244,902.28)

LIABILITIES AND EQUITY

LIABILITIES

21-00-2015	ACCRUED PAYROLL PAYABLE	510.63	
21-00-2020	ACCOUNTS PAYABLE	416,683.98	
21-00-2021	RETAINAGE PAYABLE	37,952.36	
	TOTAL LIABILITIES		455,146.97

FUND EQUITY

21-00-2600	FUND BALANCE	(885,881.58)	
	UNAPPROPRIATED FUND BALANCE: REVENUE OVER EXPENDITURES - YTD	(814,167.67)	
	BALANCE - CURRENT DATE	(814,167.67)	
	TOTAL FUND EQUITY		(1,700,049.25)
	TOTAL LIABILITIES AND EQUITY		(1,244,902.28)

CITY OF IDAHO SPRINGS
REVENUES WITH COMPARISON TO BUDGET
FOR THE 3 MONTHS ENDING MARCH 31, 2026

IMPROVEMENT FUND

	YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTU	YTD ACTUAL	BUDGET	PCNT
<u>TAXES</u>						
21-00-3130 SALES TAX (1/4)	209,296.52	214,628.14	65,915.16	208,632.99	1,216,800	17.2
21-00-3135 BUILDING USE TAX (1/3)	1,547.69	2,094.63	345.30	1,990.14	15,000	13.3
21-00-3136 MOTOR VEHICLE USE TAX	10,233.46	8,031.41	4,032.78	10,386.29	40,000	26.0
TOTAL TAXES	221,077.67	224,754.18	70,293.24	221,009.42	1,271,800	17.4
<u>MISCELLANEOUS</u>						
21-00-3601 INTEREST EARNED	5,904.00	2,698.08	(1,584.69)	(4,643.85)	8,000	(58.1)
21-00-3695 SALE OF EQUIPMENT/INS. PROCEED	.00	.00	.00	.00	250,000	.0
TOTAL MISCELLANEOUS	5,904.00	2,698.08	(1,584.69)	(4,643.85)	258,000	(1.8)
<u>SOURCE 37</u>						
21-00-3769 AFFODABLE HSG GRANT--IHOP--FED	90,970.78-	.00	.00	.00	0	.0
21-00-3773 DOLA GRANT-EIAF 9908PD RENOVAT	.00	.00	97,539.18	97,539.18	0	.0
21-00-3774 DOLA GRANT-EIAF 9908 POLICE	.00	.00	.00	.00	800,000	.0
TOTAL SOURCE 37	90,970.78-	.00	97,539.18	97,539.18	800,000	12.2
<u>INTERFUND TRANSFERS</u>						
21-00-3922 TRANSFER FROM CTF	.00	.00	.00	.00	120,000	.0
TOTAL INTERFUND TRANSFERS	.00	.00	.00	.00	120,000	.0
TOTAL FUND REVENUE	136,010.89	227,452.26	166,247.73	313,904.75	2,449,800	12.8

CITY OF IDAHO SPRINGS
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 3 MONTHS ENDING MARCH 31, 2026

IMPROVEMENT FUND

	YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTU	YTD ACTUAL	BUDGET	PCNT
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IMPROVEMENT FUND EXPENDITURES

21-00-4102	ADMINISTRATIVE SALARY	.00	9,118.54	3,261.92	9,785.76	31,825	30.8
21-00-4103	ADMINISTRATIVE HOURLY	.00	298.65	100.60	301.82	1,262	23.9
21-00-4104	OVERTIME	.00	8.08	.00	.00	8	.0
21-00-4201	FICA	.00	584.99	200.92	602.76	2,498	24.1
21-00-4202	MEDICARE	.00	136.86	47.00	141.00	500	28.2
21-00-4203	HEALTH INS.	.00	1,341.55	465.76	1,402.56	5,366	26.1
21-00-4204	LIFE INS.	.00	5.88	1.96	5.88	20	29.4
21-00-4205	RETIREMENT	.00	486.01	194.86	584.58	1,234	47.4
21-00-4206	UNEMPLOYMENT	.00	19.58	6.72	20.16	70	28.8
21-00-4207	DISABILITY INSURANCE	.00	79.15	26.78	80.00	0	.0
21-00-4209	DENTAL INSURANCE	.00	54.81	14.46	43.38	0	.0
21-00-5102	AUDIT	.00	.00	.00	.00	408	.0
21-00-5103	ENGINEERING--AFFORDABLE HSG	22,331.50	608.00	.00	.00	0	.0
21-00-6013	CITY HALL FURNISHING/EQUIPMENT	219.90	.00	.00	.00	0	.0
21-00-6023	PARK IMPROVEMENTS-CRC	.00	569.70	.00	.00	0	.0
21-00-6024	VCMP TRAILS CONSTRUCTION	164,149.84	210,390.72	.00	89,551.30	0	.0
21-00-6026	PD EQUIPMENT	.00	114,570.90	.00	29,958.57	108,000	27.7
21-00-6028	STREETSCAPE/MALL IMPROVEMENTS	6,101.00	.00	.00	.00	0	.0
21-00-6032	SHELLY QUINN PARK	8,617.31	45,246.31	.00	.00	0	.0
21-00-7041	MUSEUM BUILDING IMPROVEMENT	10,000.00	.00	.00	.00	0	.0
21-00-7042	LIBRARY BUILDING IMPROVEMENT	20.77	.00	.00	.00	0	.0
21-00-7043	LAND ACQUISITION	.00	761,000.00	.00	.00	0	.0
21-00-7044	PW FACILITY PROJECT	559,421.02	528.00	.00	.00	0	.0
21-00-7045	POLICE STATION IMPROVEMENTS	103,035.00	82,744.44	390,928.86	988,592.00	2,500,000	39.5
TOTAL IMPROVEMENT FUND EXPENDITURE		873,896.34	1,227,792.17	395,249.84	1,121,069.77	2,651,191	42.3

HSF PROJECTS

21-61-7040	CITY HALL IMPROVEMENTS	156,797.70	.00	.00	.00	0	.0
21-61-7042	SITES & FACILITIES IMPROVEMENT	3,390.00	1,373.40	7,002.65	7,002.65	0	.0
TOTAL HSF PROJECTS		160,187.70	1,373.40	7,002.65	7,002.65	0	.0

TOTAL FUND EXPENDITURES

	1,034,084.04	1,229,165.57	402,252.49	1,128,072.42	2,651,191	42.6
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NET REVENUE OVER EXPENDITURES

	898,073.15-	1,001,713.31-	(236,004.76)	(814,167.67)	201,391-	(404.3)
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CITY OF IDAHO SPRINGS
BALANCE SHEET
MARCH 31, 2026

CONSERVATION TRUST FD LOTTERY

ASSETS

22-00-1000	CASH - COMBINED FUND	140,982.43	
	TOTAL ASSETS		140,982.43

LIABILITIES AND EQUITY

FUND EQUITY

22-00-2600	FUND BALANCE	137,254.70	
	UNAPPROPRIATED FUND BALANCE: REVENUE OVER EXPENDITURES - YTD	3,727.73	
	BALANCE - CURRENT DATE	3,727.73	
	TOTAL FUND EQUITY		140,982.43
	TOTAL LIABILITIES AND EQUITY		140,982.43

CITY OF IDAHO SPRINGS
REVENUES WITH COMPARISON TO BUDGET
FOR THE 3 MONTHS ENDING MARCH 31, 2026

CONSERVATION TRUST FD LOTTERY

		YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTU	YTD ACTUAL	BUDGET	PCNT
	<u>INTERGOVERNMENTAL</u>						
22-00-3358	CONSERVATION TRUST FUNDS	3,059.71	2,595.02	3,206.47	3,206.47	10,000	32.1
	TOTAL INTERGOVERNMENTAL	3,059.71	2,595.02	3,206.47	3,206.47	10,000	32.1
	<u>MISCELLANEOUS</u>						
22-00-3601	INTEREST EARNED	955.94	1,070.86	176.15	521.26	1,000	52.1
	TOTAL MISCELLANEOUS	955.94	1,070.86	176.15	521.26	1,000	52.1
	TOTAL FUND REVENUE	4,015.65	3,665.88	3,382.62	3,727.73	11,000	33.9

CITY OF IDAHO SPRINGS
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 3 MONTHS ENDING MARCH 31, 2026

CONSERVATION TRUST FD LOTTERY

	YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTU	YTD ACTUAL	BUDGET	PCNT
<u>CONSERVATION FUND EXPENDITURES</u>						
22-00-8240 PROJECTS	.00	.00	.00	.00	120,000	.0
TOTAL CONSERVATION FUND EXPENDITUR	.00	.00	.00	.00	120,000	.0
TOTAL FUND EXPENDITURES	.00	.00	.00	.00	120,000	.0
NET REVENUE OVER EXPENDITURES	4,015.65	3,665.88	3,382.62	3,727.73	109,000-	3.4

CITY OF IDAHO SPRINGS
BALANCE SHEET
MARCH 31, 2026

1% STREET SALES TAX

ASSETS

23-00-1000	CASH - COMBINED FUND	1,529,031.85	
23-00-1165	OTHER RECEIVABLES	142,717.81	
	TOTAL ASSETS		1,671,749.66

LIABILITIES AND EQUITY

LIABILITIES

23-00-2015	ACCRUED PAYROLL PAYABLE	15.56	
	TOTAL LIABILITIES		15.56

FUND EQUITY

23-00-2600	FUND BALANCE	1,458,017.14	
	UNAPPROPRIATED FUND BALANCE: REVENUE OVER EXPENDITURES - YTD	213,716.96	
	BALANCE - CURRENT DATE	213,716.96	
	TOTAL FUND EQUITY		1,671,734.10
	TOTAL LIABILITIES AND EQUITY		1,671,749.66

CITY OF IDAHO SPRINGS
REVENUES WITH COMPARISON TO BUDGET
FOR THE 3 MONTHS ENDING MARCH 31, 2026

1% STREET SALES TAX

		YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTU	YTD ACTUAL	BUDGET	PCNT
	<u>SOURCE 31</u>						
23-00-3133	SALES TAX (1/4) STREETS CIP	209,296.52	214,628.13	65,915.16	208,632.97	1,216,800	17.2
	TOTAL SOURCE 31	209,296.52	214,628.13	65,915.16	208,632.97	1,216,800	17.2
	<u>SOURCE 36</u>						
23-00-3601	INTEREST EARNED	12,991.78	10,574.95	1,910.40	5,471.51	40,000	13.7
	TOTAL SOURCE 36	12,991.78	10,574.95	1,910.40	5,471.51	40,000	13.7
	TOTAL FUND REVENUE	222,288.30	225,203.08	67,825.56	214,104.48	1,256,800	17.0

CITY OF IDAHO SPRINGS
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 3 MONTHS ENDING MARCH 31, 2026

1% STREET SALES TAX

	YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTU	YTD ACTUAL	BUDGET	PCNT
23-00-4103 ADMINISTRATIVE HOURLY	.00	298.65	100.60	301.82	1,262	23.9
23-00-4104 OVERTIME	.00	8.08	.00	.00	8	.0
23-00-4201 FICA	.00	18.29	5.96	17.88	51	35.1
23-00-4202 MEDICARE	.00	4.29	1.40	4.20	12	35.0
23-00-4203 HEALTH INS.	.00	43.15	16.32	48.96	173	28.3
23-00-4204 LIFE INS.	.00	.42	.14	.42	1	42.0
23-00-4205 RETIREMENT	.00	8.96	3.02	9.06	38	23.8
23-00-4206 UNEMPLOYMENT	.00	.61	.20	.60	2	30.0
23-00-4207 DISABILITY INSURANCE	.00	2.87	1.00	2.96	0	.0
23-00-4209 DENTAL INSURANCE	.00	1.53	.54	1.62	0	.0
23-00-5101 LEGAL AND PROFESSIONAL	.00	.00	.00	.00	250	.0
23-00-5102 AUDIT	.00	.00	.00	.00	226	.0
23-00-5103 ENGINEERING	100,457.55	.00	.00	.00	20,000	.0
23-00-6016 ASPHALT, CURB & GUTTER	.00	.00	.00	.00	500,000	.0
23-00-8114 NOTES PAYABLE BONDS - PRIN	.00	.00	.00	.00	290,000	.0
23-00-8115 NOTES PAYABLE BONDS-INT	.00	.00	.00	.00	378,313	.0
TOTAL DEPARTMENT 00	100,457.55	386.85	129.18	387.52	1,190,336	.0
TOTAL FUND EXPENDITURES	100,457.55	386.85	129.18	387.52	1,190,336	.0
NET REVENUE OVER EXPENDITURES	121,830.75	224,816.23	67,696.38	213,716.96	66,464	321.6

CITY OF IDAHO SPRINGS
BALANCE SHEET
MARCH 31, 2026

WATER FUND

ASSETS

51-00-1000	CASH - COMBINED FUND	(377,604.34)	
51-00-1150	A/R--BILLED ACCOUNTS	46,898.08	
51-00-1161	UTILITY ACCOUNTS RECEIVABLE	189,145.32	
51-00-1165	OTHER RECEIVABLES	72,035.82	
51-00-1201	DEPOSIT ON EQUIPMENT	46,630.00	
51-00-1300	LEASE ASSET - SBITAS	194,550.10	
51-00-1310	ACCUMULATED DEPRECIATION-LEASE	(191,194.78)	
51-00-1350	CONSTRUCTION IN PROGRESS	2,801,447.14	
51-00-1610	LAND	522,238.83	
51-00-1620	WATER RIGHTS	10,440.00	
51-00-1630	IMPROVEMENTS OTHER THAN BLDGS	18,813,555.95	
51-00-1631	ACCUMULATED DEPRECIATION	(10,349,261.48)	
51-00-1640	MACHINERY & EQUIPMENT	501,370.16	
	TOTAL ASSETS		12,280,250.80

LIABILITIES AND EQUITY

LIABILITIES

51-00-2010	ACCR'D COMP'D ABS--LT	20,089.55	
51-00-2011	ACCR'D COMP'D ABS-CURR PORTION	2,232.17	
51-00-2015	ACCRUED PAYROLL PAYABLE	3,113.78	
51-00-2020	ACCOUNTS PAYABLE	(39,311.75)	
51-00-2021	RETAINAGE PAYABLE	98,869.74	
51-00-2143	LEASE LIABILITY	2,474.95	
51-00-2251	2004 CWCB NOTE PAYABLE--LT	378,000.68	
51-00-2254	2004 CWCB LOAN ACCR'D INT PAYA	16,346.43	
51-00-2255	2004 CWCB NOTE PAYABLE--CURR	54,778.01	
	TOTAL LIABILITIES		536,593.56

FUND EQUITY

51-00-2600	FUND BALANCE	9,337,909.04	
51-00-2611	CONTRIBUTED CAPITAL	150,585.00	
51-00-2612	CONTRIB CAPITAL - GRANTS	583,086.00	
	UNAPPROPRIATED FUND BALANCE:		
51-00-2900	RETAINED EARNINGS	1,692,302.74	
	REVENUE OVER EXPENDITURES - YTD	(20,225.54)	
	BALANCE - CURRENT DATE	1,672,077.20	
	TOTAL FUND EQUITY		11,743,657.24
	TOTAL LIABILITIES AND EQUITY		12,280,250.80

CITY OF IDAHO SPRINGS
REVENUES WITH COMPARISON TO BUDGET
FOR THE 3 MONTHS ENDING MARCH 31, 2026

WATER FUND

		YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTU	YTD ACTUAL	BUDGET	PCNT
<u>CARRY OVER</u>							
51-00-3130	SALES TAX	104,648.25	107,314.06	32,957.57	104,316.47	608,400	17.2
	TOTAL CARRY OVER	104,648.25	107,314.06	32,957.57	104,316.47	608,400	17.2
<u>CHARGES FOR SERVICES</u>							
51-00-3411	USAGE FEES	203,371.78	217,638.15	115.21	211,773.82	1,341,343	15.8
51-00-3415	LATE CHARGES	152.15-	3,772.92	(109.91)	4,594.07	20,000	23.0
51-00-3421	SERVICE CHARGE	.00	.00	618.75	1,318.75	200	659.4
51-00-3422	TAP FEES	.00	.00	.00	.00	50,000	.0
	TOTAL CHARGES FOR SERVICES	203,219.63	221,411.07	624.05	217,686.64	1,411,543	15.4
<u>FINES/LEASES</u>							
51-00-3500	WATER LEASE	.00	24,711.78	(20,385.42)	(20,323.97)	50,000	(40.7)
	TOTAL FINES/LEASES	.00	24,711.78	(20,385.42)	(20,323.97)	50,000	(40.7)
<u>MISCELLANEOUS</u>							
51-00-3601	INTEREST EARNED	21,234.90	5,481.01	(471.79)	(1,491.88)	15,000	(10.0)
51-00-3606	HAULED/BULK WATER	8,930.30	27,696.23	23,452.14	43,810.18	250,000	17.5
51-00-3690	NSF FEES	.00	.00	30.00	45.00	0	.0
51-00-3699	OTHER INCOME	100.00	.00	.00	.00	500	.0
	TOTAL MISCELLANEOUS	30,265.20	33,177.24	23,010.35	42,363.30	265,500	16.0
<u>SOURCE 38</u>							
51-00-3894	EIAF 9787 MATTIE DAM	.00	.00	.00	.00	1,000,000	.0
	TOTAL SOURCE 38	.00	.00	.00	.00	1,000,000	.0
	TOTAL FUND REVENUE	338,133.08	386,614.15	36,206.55	344,042.44	3,335,443	10.3

CITY OF IDAHO SPRINGS
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 3 MONTHS ENDING MARCH 31, 2026

WATER FUND

	YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTU	YTD ACTUAL	BUDGET	PCNT
<u>OPERATIONAL EXPENDITURES</u>						
51-00-4102 SALARIES	11,892.00	26,594.34	6,513.52	19,540.56	89,588	21.8
51-00-4103 HOURLY	22,179.91	27,683.26	4,342.88	21,871.38	144,565	15.1
51-00-4104 OVERTIME	1,153.39	568.24	867.47	1,919.60	4,000	48.0
51-00-4105 HOLIDAY	274.80	327.60	.00	418.05	1,020	41.0
51-00-4201 FICA	2,056.70	3,210.44	682.92	2,549.71	14,517	17.6
51-00-4202 MEDICARE	481.07	754.53	159.72	596.33	3,395	17.6
51-00-4203 HEALTH INS.	8,841.01	12,849.65	2,714.53	10,041.98	61,290	16.4
51-00-4204 LIFE INS.	44.64	58.87	9.45	35.35	240	14.7
51-00-4205 DEFERRED COMP	2,955.29	4,374.29	738.08	2,823.91	20,000	14.1
51-00-4206 UNEMPLOYMENT	71.06	110.96	23.46	87.54	300	29.2
51-00-4207 DISABILITY INSURANCE	372.43	511.72	63.62	302.20	2,000	15.1
51-00-4209 DENTAL INSURANCE	304.80	425.44	58.24	230.72	1,890	12.2
51-00-5000 PLANT OPERATIONS CONTRACTUAL	.00	17,158.50	.00	3,240.00	75,000	4.3
51-00-5101 LEGAL	495.70	224.03	618.00	2,008.50	3,000	67.0
51-00-5102 AUDIT	2,125.00	3,981.56	.00	.00	3,000	.0
51-00-5103 DESIGN/ENGINEERING	456.00	.00	.00	.00	5,000	.0
51-00-5104 FINANCIAL SERVICES	6,427.06	2,763.97	.00	.00	12,000	.0
51-00-5106 IT CONSULTING	.00	.00	701.63	2,102.32	10,000	21.0
51-00-5108 OTHER PROFESSIONAL FEES	10,184.72	5,404.63	2,278.16	13,732.65	30,000	45.8
51-00-5109 PROCESS CONTROL EQUIPMENT	.00	735.63	.00	.00	4,000	.0
51-00-5201 LAB TESTS	1,288.80	1,509.20	245.70	712.80	6,000	11.9
51-00-5202 TRASH DISPOSAL	892.19	420.56	.00	507.24	2,500	20.3
51-00-5204 REPAIR/MAINT-PLANT	509.50	650.94	.00	.00	5,000	.0
51-00-5206 CH. CK. SAN DIST. MAINT FEE	.00	.00	206.00	609.00	0	.0
51-00-5207 REPAIR/MAINT.-SERVICES	2,931.64	3,543.22	.00	3,543.38	10,000	35.4
51-00-5208 REPAIR/MAINT. - INSTRUMENTS	688.88	1,062.22	750.49	750.49	4,000	18.8
51-00-5209 INSTRUMENT CALIBRATION	16,830.00	18,212.80	11,730.00	11,730.00	22,000	53.3
51-00-5212 TRAINING	2,874.98	.00	.00	.00	3,000	.0
51-00-5215 EMPLOYEE INCENTIVE	35.00	85.00	.00	.00	500	.0
51-00-5300 CIRSA W/C INSURANCE	1,895.40	1,279.80	.00	1,342.47	5,828	23.0
51-00-5301 CIRSA P/C INSURANCE	6,210.91	11,983.68	.00	31,010.81	119,447	26.0
51-00-5302 DISCHARGE PERMITS/LICENSES	175.18	227.91	201.00	201.00	2,400	8.4
51-00-5303 TELEPHONE	419.37	647.23	72.62	932.94	2,500	37.3
51-00-5304 DUES & PUBLICATIONS	412.00	2,062.00	.00	443.00	2,500	17.7
51-00-5309 CONTRACT OFFICE EQUIPMENT	24,714.00	8,238.00	1,620.00	1,620.00	30,000	5.4
51-00-5310 POSTAGE	825.64	741.95	.00	.00	2,500	.0
51-00-5313 ADVERTISING	.00	.00	.00	890.00	0	.0
51-00-5325 PRINTING	959.22	34.73	.00	51.85	0	.0
51-00-5335 CELL/INTERNET SERVICE	1,648.11	610.56	2,715.05	3,684.93	5,000	73.7
51-00-6001 ELECTRICITY & GAS	26,830.79	27,644.41	6,623.56	24,336.93	70,000	34.8
51-00-6004 MATERIALS/SUPPLIES/PLANT	84.62	.00	.00	.00	2,000	.0
51-00-6007 MATERIALS/SUPPLIES/EQUIP	16.00	.00	23.57	23.57	1,000	2.4
51-00-6010 MATERIALS/SUPPLIES/OFFICE	.00	172.25	.00	.00	500	.0
51-00-6012 GAS/OIL-EQUIPMENT	710.74	.00	.00	.00	1,000	.0
51-00-6022 SAFETY ITEMS	.00	150.62	.00	.00	800	.0
51-00-6025 TOOLS & SUPPLIES	.00	.00	.00	.00	200	.0
51-00-6040 OCCUPATIONAL EQUIP/SAFETY	.00	.00	.00	.00	400	.0
51-00-6150 FLEET REPAIR & MAINTENANCE	45.81	14.37	.00	32.77	1,000	3.3
51-00-6191 FLEET FUEL	554.91	426.52	81.40	380.29	2,000	19.0
51-00-6192 FLEET TIRES	.00	.00	.00	.00	1,200	.0
51-00-6201 CHEMICALS-CHLORINE	4,034.44	3,197.60	.00	1,998.40	18,000	11.1
51-00-6207 CHEMICALS/LAB	307.72	.00	.00	.00	2,000	.0

CITY OF IDAHO SPRINGS
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 3 MONTHS ENDING MARCH 31, 2026

WATER FUND

	YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTU	YTD ACTUAL	BUDGET	PCNT
51-00-6210 CHEMICALS-MISC.	.00	5,684.16	4,391.58	4,391.58	8,000	54.9
51-00-6215 CHEMICALS - CITRIC ACID	.00	.00	.00	.00	2,000	.0
51-00-6216 CHEMICALS-SODIUM HYDROXIDE	.00	905.30	.00	552.65	4,000	13.8
51-00-6500 MISCELLANEOUS EXPENSES	.00	431.00	.00	.00	0	.0
51-00-7010 OFFICE EQUIP/COMPUTERS	2,475.00	.00	180.00	180.00	2,000	9.0
51-00-7011 COMPUTER SOFTWARE	54.03	.00	147.00	147.00	0	.0
TOTAL OPERATIONAL EXPENDITURES	168,740.46	197,673.69	48,759.65	171,573.90	824,080	20.8

DISTRIBUTION EXPENDITURES

51-15-4102 SALARIES	9,050.40	3,107.40	.00	.00	0	.0
51-15-4103 HOURLY	9,154.63	10,936.50	2,895.09	9,626.17	74,670	12.9
51-15-4104 OVERTIME	1,388.30	760.10	360.66	794.24	4,000	19.9
51-15-4201 FICA	1,177.82	885.03	197.40	627.13	4,630	13.5
51-15-4202 MEDICARE	275.49	207.00	46.17	146.69	1,083	13.5
51-15-4203 HEALTH INS.	2,247.91	2,102.00	450.90	1,352.70	9,080	14.9
51-15-4204 LIFE INS.	25.25	20.33	5.08	15.26	90	17.0
51-15-4205 DEFERRED COMP	1,510.57	959.80	129.70	527.98	3,200	16.5
51-15-4206 UNEMPLOYMENT	38.56	29.60	6.51	20.85	170	12.3
51-15-4207 DISABILITY INSURANCE	208.20	134.71	19.94	50.41	500	10.1
51-15-4209 DENTAL INSURANCE	84.30	71.30	13.60	40.80	273	15.0
51-15-5205 REPAIR/MAINT-DISTRIBUTION	75.64	.00	.00	.00	5,000	.0
51-15-5206 REPAIR/MAINT HYDRANTS	.00	.00	.00	.00	1,000	.0
51-15-5212 TRAINING	.00	.00	.00	170.00	0	.0
51-15-6003 MATERIALS/SUPPLIES/RESERVOIR	.00	.00	.00	184.22	3,000	6.1
51-15-6005 MATERIALS/SUPPLIES/DISTRIB.	149.38	162.86	3,243.50	4,137.71	5,000	82.8
51-15-6006 MATERIALS/SUPPLIES/HYDRANT	.00	.00	.00	.00	3,000	.0
51-15-6022 SAFETY ITEMS	.00	.00	.00	.00	500	.0
51-15-6025 TOOLS	.00	49.78	34.99	34.99	500	7.0
51-15-6150 FLEET REPAIR & MAINTENANCE	.00	.00	.00	.00	30,000	.0
51-15-7006 METERS/ANTENNA READ BOX	27,538.80	.00	294.09	4,325.23	50,000	8.7
TOTAL DISTRIBUTION EXPENDITURES	52,925.25	19,426.41	7,697.63	22,054.38	195,696	11.3

DEPARTMENT 72

51-72-7310 WTP UPGRADES	97,157.48	.00	.00	.00	50,000	.0
51-72-7320 WATER DISTRIBUTION PROJECTS	88,717.55	779,839.78	14,573.05	94,066.45	3,650,000	2.6
TOTAL DEPARTMENT 72	185,875.03	779,839.78	14,573.05	94,066.45	3,700,000	2.5

CAPITAL EXP. PROJECTS

51-73-7315 CAPITAL OUTLAY - EQUIPMENT	.00	.00	.00	.00	15,000	.0
51-73-7325 VIRGINIA CANYON WATER SYS IMPR	.00	238,765.30	.00	.00	0	.0
TOTAL CAPITAL EXP. PROJECTS	.00	238,765.30	.00	.00	15,000	.0

CITY OF IDAHO SPRINGS
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 3 MONTHS ENDING MARCH 31, 2026

WATER FUND

		YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTU	YTD ACTUAL	BUDGET	PCNT
<u>DEBT SERVICE</u>							
51-79-8140	2004 CWCN NOTE--PRINCIPAL	49,576.09	52,112.25	.00	54,778.01	54,778	100.0
51-79-8141	2004 CWCN NOTE--INTEREST	26,997.16	24,461.00	.00	21,795.24	21,795	100.0
TOTAL DEBT SERVICE		76,573.25	76,573.25	.00	76,573.25	76,573	100.0
TOTAL FUND EXPENDITURES		484,113.99	1,312,278.43	71,030.33	364,267.98	4,811,349	7.6
NET REVENUE OVER EXPENDITURES		145,980.91-	925,664.28-	(34,823.78)	(20,225.54)	1,475,906-	(1.4)

CITY OF IDAHO SPRINGS
BALANCE SHEET
MARCH 31, 2026

WASTEWATER FUND

ASSETS

52-00-1000	CASH - COMBINED FUND	(229,243.23)	
52-00-1150	A/R--BILLED ACCOUNTS	2,500.00	
52-00-1161	UTILITY ACCOUNTS RECEIVABLE	166,344.17	
52-00-1165	OTHER RECEIVABLES	71,358.90	
52-00-1201	DEPOSIT ON EQUIPMENT	65,157.00	
52-00-1300	LEASE ASSET - SBITAS	46,439.56	
52-00-1310	ACCUMULATED DEPRECIATION-LEASE	(43,084.24)	
52-00-1610	LAND VALUE	616,889.16	
52-00-1630	IMPROVEMENTS OTHER THAN BLDGS	21,810,613.72	
52-00-1631	ACCUMULATED DEPRECIATION	(8,409,670.66)	
52-00-1640	MACHINERY & EQUIPMENT	403,878.57	
TOTAL ASSETS			14,501,182.95

LIABILITIES AND EQUITY

LIABILITIES

52-00-2010	ACCR'D COMP'D ABS-LT	20,089.55	
52-00-2011	ACCR'D COMP'D ABS-CURR PORTION	2,232.17	
52-00-2015	ACCRUED PAYROLL PAYABLE	3,113.75	
52-00-2020	ACCOUNTS PAYABLE	(864.12)	
52-00-2143	LEASE LIABILITY	2,474.95	
52-00-2530	2019 CWRPDA LOAN	2,370,284.61	
52-00-2531	2019 CWRPDA LOAN--CURR PORTION	97,008.39	
52-00-2532	2019 CWRPDA ACCR'D INT PAY	2,056.08	
52-00-2550	2020 CWRPDA LOAN--LT	2,515,615.83	
52-00-2551	2020 CWRPDA LOAN--CURR PORTION	96,284.44	
52-00-2552	2020 CWRPDA ACCR'D INT PAY	2,176.58	
TOTAL LIABILITIES			5,110,472.23

FUND EQUITY

52-00-2600	FUND BALANCE	7,948,865.00	
52-00-2611	PLANT INVESTMENT FEES	124,940.00	
52-00-2612	CAPITAL GRANT	464,981.00	
UNAPPROPRIATED FUND BALANCE:			
52-00-2900	RETAINED EARNINGS	810,258.30	
	REVENUE OVER EXPENDITURES - YTD	41,666.42	
BALANCE - CURRENT DATE			851,924.72
TOTAL FUND EQUITY			9,390,710.72
TOTAL LIABILITIES AND EQUITY			14,501,182.95

CITY OF IDAHO SPRINGS
REVENUES WITH COMPARISON TO BUDGET
FOR THE 3 MONTHS ENDING MARCH 31, 2026

WASTEWATER FUND

		YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTU	YTD ACTUAL	BUDGET	PCNT
	<u>CARRY OVER</u>						
52-00-3130	SALES TAXES	104,648.24	107,314.05	32,957.57	104,316.47	608,400	17.2
	TOTAL CARRY OVER	104,648.24	107,314.05	32,957.57	104,316.47	608,400	17.2
	<u>CHARGES FOR SERVICES</u>						
52-00-3411	USER FEES	169,066.72	221,641.36	.00	202,687.04	1,266,025	16.0
52-00-3415	LATE CHARGES	110.83-	3,047.18	(9.59)	3,839.99	16,000	24.0
52-00-3421	SERVICE	.00	350.21-	279.50	148.76	0	.0
52-00-3422	TAP FEES	.00	.00	.00	.00	20,000	.0
	TOTAL CHARGES FOR SERVICES	168,955.89	224,338.33	269.91	206,675.79	1,302,025	15.9
	<u>MISCELLANEOUS</u>						
52-00-3601	INTEREST EARNED	14,810.57	6,652.59	(286.42)	(1,200.68)	10,000	(12.0)
52-00-3699	OTHER INCOME	800.00	700.00	3,100.00	3,300.00	4,800	68.8
	TOTAL MISCELLANEOUS	15,610.57	7,352.59	2,813.58	2,099.32	14,800	14.2
	TOTAL FUND REVENUE	289,214.70	339,004.97	36,041.06	313,091.58	1,925,225	16.3

CITY OF IDAHO SPRINGS
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 3 MONTHS ENDING MARCH 31, 2026

WASTEWATER FUND

	YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTU	YTD ACTUAL	BUDGET	PCNT
<u>OPERATIONAL EXPENDITURES</u>						
52-00-4102 SALARIES	11,892.00	26,594.34	6,513.52	19,540.56	89,588	21.8
52-00-4103 HOURLY	22,179.81	27,683.23	4,342.88	21,871.35	144,565	15.1
52-00-4104 OVERTIME	1,153.34	568.20	867.44	1,919.53	6,000	32.0
52-00-4105 HOLIDAY	274.80	327.60	.00	418.05	825	50.7
52-00-4201 FICA	2,056.55	3,210.24	682.90	2,549.59	14,517	17.6
52-00-4202 MEDICARE	480.86	754.35	159.71	596.28	3,395	17.6
52-00-4203 HEALTH INSURANCE	8,841.00	12,849.63	2,714.51	10,041.94	59,588	16.9
52-00-4204 LIFE INS.	44.61	58.87	9.45	35.35	229	15.4
52-00-4205 DEFERRED COMP	2,955.25	4,374.27	738.06	2,823.84	18,548	15.2
52-00-4206 UNEMPLOYMENT	70.88	110.80	23.43	87.45	484	18.1
52-00-4207 DISABILITY INSURANCE	372.35	511.62	63.61	302.15	2,011	15.0
52-00-4209 DENTAL INSURANCE	304.80	438.84	58.24	230.72	1,834	12.6
52-00-5000 PLANT OPERATIONS CONTRACTUAL	1,562.62	4,780.00	81.00	3,244.00	52,200	6.2
52-00-5101 LEGAL	.00	.00	.00	.00	1,000	.0
52-00-5102 AUDIT	2,125.00	3,981.56	.00	.00	4,000	.0
52-00-5103 DESIGN/ENGINEERING	.00	.00	.00	.00	2,000	.0
52-00-5104 FINANCIAL SERVICES	5,344.05	2,666.46	1,071.00	2,037.00	18,000	11.3
52-00-5106 IT CONSULTING	.00	.00	701.63	2,102.31	4,000	52.6
52-00-5108 OTHER PROFESSIONAL FEES	10,184.73	6,869.37	6,310.22	7,461.70	20,000	37.3
52-00-5109 PROCESS CONTROL EQUIPMENT	.00	735.63	.00	.00	2,000	.0
52-00-5201 LAB TESTS	1,973.71	1,654.22	571.50	1,374.31	10,000	13.7
52-00-5202 DISPOSAL-TRASH	1,359.00	1,875.12	453.00	1,359.00	6,200	21.9
52-00-5204 REPAIR/MAINT.-PLANT	220.86	239.11	654.38	2,575.16	6,000	42.9
52-00-5206 CH. CREEK SAN DIST MAINT FEE	1,171.00	894.00	.00	.00	0	.0
52-00-5207 REPAIR/MAINT-SERVICES	3,340.22	5,293.50	.00	4,075.50	10,000	40.8
52-00-5208 REPAIR MAINT - INSTRUMENTS	3,502.18	5,120.91	1,679.21	1,679.21	10,000	16.8
52-00-5209 INSTRUMENT CALIBRATION	21,849.25	25,004.80	.00	25,450.00	33,000	77.1
52-00-5212 TRAINING	2,345.00	150.00	.00	85.00	2,000	4.3
52-00-5213 MEDICAL	.00	.00	.00	600.00	0	.0
52-00-5215 EMPLOYEE INCENTIVE	35.00	.00	.00	.00	300	.0
52-00-5250 SLUDGE REMOVAL	8,169.00	4,037.00	7,124.00	11,018.50	40,000	27.6
52-00-5300 CIRSA W/C INSURANCE	1,895.39	1,279.80	.00	1,342.47	5,828	23.0
52-00-5301 CIRSA P/C INSURANCE	6,210.91	11,983.68	.00	31,010.81	119,447	26.0
52-00-5302 DISCHARGE PERMITS/LICENSES	.00	.00	.00	.00	6,500	.0
52-00-5303 TELEPHONE	432.16	828.28	72.62	595.25	2,300	25.9
52-00-5305 TRAVEL & MEALS	.00	71.89	.00	.00	150	.0
52-00-5309 CONTRACT OFFICE EQUIPMENT	4,860.00	1,620.00	1,620.00	1,620.00	5,000	32.4
52-00-5310 POSTAGE & SHIPPING	825.63	741.95	.00	.00	2,500	.0
52-00-5314 INSURANCE CLAIMS	.00	8,083.97	.00	.00	2,000	.0
52-00-5325 PRINTING	.00	34.73	.00	51.85	500	10.4
52-00-5335 CELL/INTERNET SERVICE	7,781.61	8,061.35	.00	5,038.39	30,000	16.8
52-00-5390 UCCWA	.00	.00	.00	.00	2,062	.0
52-00-6001 UTILITIES	51,784.14	27,517.73	12,214.92	38,005.04	180,000	21.1
52-00-6004 MATERIALS/SUPPLIES/PLANT	1,833.70	392.34	.00	504.99	3,000	16.8
52-00-6007 MATERIALS/SUPPLIES/EQUIP	.00	.00	.00	.00	2,000	.0
52-00-6010 MATERIALS/SUPPLIES/OFFICE	156.19	431.87	.00	26.91	1,000	2.7
52-00-6012 GAS/OIL-EQUIPMENT	1,595.40	14.59	.00	.00	2,100	.0
52-00-6022 SAFETY ITEMS	.00	246.29	.00	.00	500	.0
52-00-6025 TOOLS	.00	115.94	603.56	2,014.39	500	402.9
52-00-6030 UNIFORMS	.00	.00	.00	.00	200	.0
52-00-6040 OCCUPATIONAL EQUIP/SAFETY	.00	.00	.00	.00	500	.0
52-00-6150 FLEET MAINT	113.52	58.94	.00	.00	1,000	.0

CITY OF IDAHO SPRINGS
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 3 MONTHS ENDING MARCH 31, 2026

WASTEWATER FUND

	YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTU	YTD ACTUAL	BUDGET	PCNT
52-00-6191 FLEET FUEL	554.92	426.53	81.40	380.29	2,000	19.0
52-00-6192 FLEET TIRES	.00	.00	.00	.00	1,500	.0
52-00-6193 FLEET SUPPLIES	5.99	.00	.00	.00	250	.0
52-00-6201 CHEMICALS-CHLORINE	.00	.00	.00	.00	200	.0
52-00-6205 CHEMICALS-SULFUR DIOXIDE	.00	.00	.00	.00	350	.0
52-00-6206 CHEMICALS-POLYMER	.00	.00	.00	4,996.01	15,000	33.3
52-00-6207 CHEMICALS/LAB	1,333.51	659.65	90.62	1,259.43	5,000	25.2
52-00-6210 CHEMICALS-MISC.	4,342.61	.00	.00	.00	15,000	.0
52-00-6500 MISCELLANEOUS EXPENSES	.00	475.00	.00	.00	5,000	.0
52-00-7010 OFFICE EQUIP/COMPUTER	2,475.00	.00	.00	.00	1,000	.0
52-00-7011 COMPUTER SOFTWARE	47.98	.00	147.00	147.00	100	147.0
TOTAL OPERATIONAL EXPENDITURES	200,056.53	203,828.20	49,649.81	210,471.33	974,771	21.6
COLLECTIONS EXPENDITURES						
52-16-4102 SALARIES	9,050.40	3,107.40	.00	.00	0	.0
52-16-4103 HOURLY	9,154.59	10,936.49	2,895.07	9,626.10	74,670	12.9
52-16-4104 OVERTIME	1,388.27	760.08	360.65	794.22	4,000	19.9
52-16-4201 FICA	1,177.73	885.07	197.38	627.06	4,630	13.5
52-16-4202 MEDICARE	275.47	206.94	46.15	146.61	1,083	13.5
52-16-4203 HEALTH INSURANCE	2,247.89	2,102.00	450.90	1,352.70	8,453	16.0
52-16-4204 LIFE INS.	25.15	20.27	5.07	15.19	90	16.9
52-16-4205 DEFERRED COMP	1,510.53	959.81	129.66	527.91	3,077	17.2
52-16-4206 UNEMPLOYMENT	38.46	29.57	6.52	20.82	170	12.3
52-16-4207 DISABILITY INSURANCE	208.13	134.65	19.95	50.41	488	10.3
52-16-4209 DENTAL INSURANCE	84.30	71.30	13.60	40.80	273	15.0
52-16-5205 REPAIR/MAINT.-COLLECTION	.00	.00	.00	1,777.30	75,000	2.4
52-16-6005 MATERIALS/SUPPLIES/COLLECTION	.00	1,277.66	.00	12.71	3,000	.4
52-16-6022 SAFETY ITEMS	.00	.00	.00	.00	750	.0
52-16-6025 TOOLS	.00	.00	.00	.00	1,000	.0
TOTAL COLLECTIONS EXPENDITURES	25,160.92	20,491.24	4,124.95	14,991.83	176,684	8.5
DEPARTMENT 72						
52-72-7310 WWTP UPGRADES	.00	13,400.93	.00	45,962.00	50,000	91.9
52-72-7320 WW COLLECTION PROJECTS	.00	643,955.97	.00	.00	0	.0
TOTAL DEPARTMENT 72	.00	657,356.90	.00	45,962.00	50,000	91.9
CAPITAL EXP. PROJECTS						
52-73-7315 CAPITAL OUTLAY EQUIPMENT	.00	.00	.00	.00	15,000	.0
TOTAL CAPITAL EXP. PROJECTS	.00	.00	.00	.00	15,000	.0

CITY OF IDAHO SPRINGS
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 3 MONTHS ENDING MARCH 31, 2026

WASTEWATER FUND

		YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTU	YTD ACTUAL	BUDGET	PCNT
<u>DEBT SERVICE</u>							
52-79-8101	2020 CWRPDA--PRINCIPAL	.00	.00	.00	.00	96,284	.0
52-79-8102	2020 CWRPDA--INTEREST	.00	.00	.00	.00	12,939	.0
52-79-8109	2019 CWRPDA--PRINCIPAL	.00	.00	.00	.00	97,008	.0
52-79-8110	2019 CWRPDA--INTEREST	.00	.00	.00	.00	12,215	.0
TOTAL DEBT SERVICE		.00	.00	.00	.00	218,446	.0
TOTAL FUND EXPENDITURES		225,217.45	881,676.34	53,774.76	271,425.16	1,434,901	18.9
NET REVENUE OVER EXPENDITURES		63,997.25	542,671.37-	(17,733.70)	41,666.42	490,324	8.5

CITY OF IDAHO SPRINGS
BALANCE SHEET
MARCH 31, 2026

PARKING ENTERPRISE FUND

ASSETS

59-00-1000	CASH - COMBINED FUND	948,195.84	
59-00-1165	OTHER RECEIVABLES	30,859.37	
59-00-1178	CASH CLEARING - ACCTS REC.	165.68	
59-00-1350	CONSTRUCTION IN PROGRESS	1,162,627.44	
59-00-1610	LAND	914,000.00	
59-00-1630	IMPROVEMENTS OTHER THAN BLDGS	131,081.13	
	TOTAL ASSETS		3,186,929.46

LIABILITIES AND EQUITY

LIABILITIES

59-00-2010	ACCR'D COMP ABS--LT	4,316.13	
59-00-2011	ACCR'D COMP ABS--CURRENT	479.57	
59-00-2015	ACCRUED PAYROLL PAYABLE	926.09	
59-00-2020	ACCOUNTS PAYABLE	34,325.20	
59-00-2140	ACCRUED INTEREST	17,137.50	
59-00-2560	LEASE PURCH PAY--1856 COLO-LT	218,750.00	
59-00-2561	LEASE PURCH PAY-1856 COLO-CURR	218,750.00	
59-00-2565	LEASE PURCH PAY-HARMON PROP-LT	9,750.00	
59-00-2566	LEASE PURCH PAY--HARMON--CURR	9,750.00	
	TOTAL LIABILITIES		514,184.49

FUND EQUITY

	UNAPPROPRIATED FUND BALANCE:		
59-00-2900	RETAINED EARNINGS	2,923,127.00	
	REVENUE OVER EXPENDITURES - YTD	(250,382.03)	
	BALANCE - CURRENT DATE		2,672,744.97
	TOTAL FUND EQUITY		2,672,744.97
	TOTAL LIABILITIES AND EQUITY		3,186,929.46

CITY OF IDAHO SPRINGS
REVENUES WITH COMPARISON TO BUDGET
FOR THE 3 MONTHS ENDING MARCH 31, 2026

PARKING ENTERPRISE FUND

		YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTU	YTD ACTUAL	BUDGET	PCNT
	<u>CHARGES FOR SERVICES</u>						
59-00-3491	PARKING FEES	109,559.33	103,629.09	37,962.79	107,344.06	970,000	11.1
	TOTAL CHARGES FOR SERVICES	109,559.33	103,629.09	37,962.79	107,344.06	970,000	11.1
	<u>MISCELLANEOUS</u>						
59-00-3601	INTEREST EARNED	6,019.92	8,119.12	1,185.11	3,911.41	35,000	11.2
	TOTAL MISCELLANEOUS	6,019.92	8,119.12	1,185.11	3,911.41	35,000	11.2
	<u>SOURCE 37</u>						
59-00-3791	FEDERAL HIGHWAY ADMIN GRANT	.00	.00	58,805.25	58,805.25	1,710,000	3.4
	TOTAL SOURCE 37	.00	.00	58,805.25	58,805.25	1,710,000	3.4
	<u>SOURCE 38</u>						
59-00-3891	P.I.L.O. CONSTRUCTION	333.34	500.01	166.67	500.01	2,000	25.0
	TOTAL SOURCE 38	333.34	500.01	166.67	500.01	2,000	25.0
	TOTAL FUND REVENUE	115,912.59	112,248.22	98,119.82	170,560.73	2,717,000	6.3

CITY OF IDAHO SPRINGS
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 3 MONTHS ENDING MARCH 31, 2026

PARKING ENTERPRISE FUND

	YTD ACTUAL 2024-	YTD ACTUAL 2025-	PERIOD ACTU	YTD ACTUAL	BUDGET	PCNT
<u>CAPITAL EXPENSES</u>						
59-70-4102 SALARIES	.00	12,464.71	4,434.88	13,304.64	46,379	28.7
59-70-4103 ADMINISTRATIVE HOURLY	.00	3,775.03	1,406.72	4,220.16	107,469	3.9
59-70-4104 OVERTIME	.00	56.83	.00	10.32	227	4.6
59-70-4201 FICA	.00	1,000.17	345.77	1,038.10	4,268	24.3
59-70-4202 MEDICARE	.00	235.10	80.79	242.55	2,231	10.9
59-70-4203 HEALTH INS.	.00	2,721.61	1,003.75	3,016.54	11,332	26.6
59-70-4204 LIFE INS.	.00	13.86	4.34	13.02	53	24.6
59-70-4205 RETIREMENT	.00	694.24	307.74	917.71	2,127	43.2
59-70-4206 UNEMPLOYMENT INS.	.00	33.92	11.68	35.06	144	24.4
59-70-4207 DISABILITY INSURANCE	.00	140.49	48.96	145.76	575	25.4
59-70-4209 DENTAL INSURANCE	.00	95.45	30.58	91.74	396	23.2
59-70-5102 AUDIT	.00	.00	.00	.00	204	.0
59-70-5104 FINANCIAL SERVICES	.00	.00	.00	.00	1,260	.0
59-70-5108 DESIGN/ENGINEERING	9,700.00	106,815.50	83,105.58	147,044.16	1,710,000	8.6
59-70-7901 CAPITAL PROJECTS	.00	.00	.00	.00	1,000,000	.0
59-70-7906 CAPITAL PROJ - PARKING IMPROVE	.00	.00	.00	.00	50,000	.0
TOTAL CAPITAL EXPENSES	9,700.00	128,046.91	90,780.79	170,079.76	2,936,665	5.8
<u>DEBT SERVICE</u>						
59-79-8140 LEASE PURCH 1856 COLO-PRINCIPA	.00	218,750.00	218,750.00	218,750.00	218,750	100.0
59-79-8141 LEASE PURCH 1856 COLO--INT	.00	32,812.50	21,875.00	21,875.00	21,875	100.0
59-79-8145 LEASE PURCH HARMON-PRINCIPAL	.00	9,750.00	9,750.00	9,750.00	9,750	100.0
59-79-8146 LEASE PURCH HARMON-INTEREST	.00	1,462.50	488.00	488.00	488	100.0
TOTAL DEBT SERVICE	.00	262,775.00	250,863.00	250,863.00	250,863	100.0
TOTAL FUND EXPENDITURES	9,700.00	390,821.91	341,643.79	420,942.76	3,187,528	13.2
NET REVENUE OVER EXPENDITURES	106,212.59	278,573.69-	(243,523.97)	(250,382.03)	470,528-	(53.2)

CITY OF IDAHO SPRINGS
Clear Creek County, Colorado

Ordinance No. 6 , Series 2026

AN ORDINANCE ADOPTING BY REFERENCE THE 2024 EDITIONS OF THE FOLLOWING CODES: INTERNATIONAL BUILDING CODE, INTERNATIONAL RESIDENTIAL CODE FOR ONE- AND TWO-FAMILY DWELLINGS, INTERNATIONAL MECHANICAL CODE, INTERNATIONAL FUEL GAS CODE, INTERNATIONAL PLUMBING CODE, INTERNATIONAL ENERGY CONSERVATION CODE, INTERNATIONAL SWIMMING POOL AND SPA CODE, INTERNATIONAL PROPERTY MAINTENANCE CODE, INTERNATIONAL EXISTING BUILDING CODE, AND THE 2023 EDITIONS OF THE COLORADO MODEL ELECTRIC READY AND SOLAR READY CODE AND NATIONAL ELECTRICAL CODE; ADOPTING AMENDMENTS THERETO; REPEALING ALL ORDINANCES IN CONFLICT THEREWITH; STATING THE PENALTIES FOR VIOLATING THE SAME; AND MAKING CONFORMING AMENDMENTS TO CHAPTERS 18 AND 19 OF THE IDAHO SPRINGS MUNICIPAL CODE

WHEREAS, pursuant to Part 2, Article 16, Title 31 of the Colorado Revised Statutes, the City of Idaho Springs (“City”) possesses the authority to adopt uniform codes by reference; and

WHEREAS, pursuant to this authority, the City previously adopted the 2018 editions of various building and technical codes and codified such adopted codes in Chapters 18 and 19 of the Idaho Springs Municipal Code (“Code”); and

WHEREAS, in furtherance of the public health, safety, and welfare of City residents, guests, and visitors, the City Council desires to update its ordinances to include the 2023 and 2024 editions of the International Codes (“Codes”) as recommended by the City’s Building Official and Fire Code Official; and

WHEREAS, after due and proper notice in accordance with C.R.S. § 31-16-203, the City Council conducted a public hearing on the adoption of the Codes by reference, at which time all interested parties were given the opportunity to be heard; and

WHEREAS, copies of the Codes adopted by reference herein were filed in the office of the City Clerk at least fifteen (15) days preceding the hearing and remain there for public inspection at Idaho Springs City Hall, 1711 Miner Street, Idaho Springs, Colorado 80452; and

WHEREAS, based upon its review of the Codes referenced herein and all evidence and testimony presented on the matter, the City Council finds and determines that the Codes adopted hereby, as amended herein will further the health, safety, and welfare of the inhabitants of the City.

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF IDAHO SPRINGS, COLORADO, AS FOLLOWS;

Section 1. Article II of Chapter 19 of the Code, concerning technical building codes and building regulations, is hereby repealed and re-enacted to read in its entirety as follows:

ARTICLE II Technical Codes

Section 19-11. Adoption.

The following codes, one (1) copy of each of which is on file in the office of the City Clerk, are hereby adopted by reference as if set out verbatim in this Article, subject to the deletions and amendments herein specified:

- (1) International Building Code, 2024 Edition as published by the International Code Council, 500 New Jersey Avenue, NW, 6th Floor, Washington, DC 20001, Chapters 1 through 44 inclusive and Appendix I.
- (2) International Residential Code for One- and Two-Family Dwellings, 2024 Edition as published by the International Code Council, 500 New Jersey Avenue, NW, 6th Floor, Washington, DC 20001, Chapters 1 through 44 inclusive and Appendices BB, BF, BH, BI and BJ.
- (3) International Mechanical Code, 2024 Edition, as published by the International Code Council, 500 New Jersey Avenue, NW, 6th Floor, Washington, DC 20001, Chapters 1 through 15 inclusive.
- (4) International Fuel Gas Code, 2024 Edition as published by the International Code Council, 500 New Jersey Avenue, NW, 6th Floor, Washington, DC 20001, Chapters 1 through 8 inclusive.
- (5) International Plumbing Code, 2024 Edition as published by the International Code Council, 500 New Jersey Avenue, NW, 6th Floor, Washington, DC 20001, Chapters 1 through 15 inclusive.
- (6) International Energy Conservation Code (IECC), 2024 Edition as published by the International Code Council, 500 New Jersey Avenue, NW, 6th Floor, Washington, DC 20001, IECC - Commercial Provisions Chapters 1 through 6 inclusive and IECC - Residential Provisions Chapters 1 through 6.
- (7) International Swimming Pool and Spa Code, 2024 Edition as published by the International Code Council, 500 New Jersey Avenue, NW, 6th Floor, Washington, DC 20001, Chapters 1 through 11 inclusive.
- (8) International Property Maintenance Code, 2024 Edition as published by the International Code Council, 500 New Jersey Avenue, NW, 6th Floor, Washington, DC 20001, Chapters 1 through 8 inclusive.

- (9) International Existing Building Code, 2024 Edition as published by the International Code Council, 500 New Jersey Avenue, NW, 6th Floor, Washington, DC 20001, Chapters 1 through 16 inclusive.
- (10) Colorado Model Electric Ready and Solar Ready Code, 2023 Edition as published by Colorado Energy Office, 1600 Broadway, Suite 1960, Denver, CO 80202-4955, Chapters 1 through 5 inclusive.
- (11) National Electric Code, most current edition adopted by the state of Colorado, as published by the National Fire Protection Association, 1 Batterymarch Park, Quincy, MA 02269, Chapters 1 through 8 inclusive

Section 19-12. Amendments to the International Building Code.

The following amendments to the 2024 Edition of the International Building Code ("IBC") are hereby adopted:

- (A) IBC Section 101.1. IBC Section 101.1 (Title) is amended by the addition of the term "City of Idaho Springs" where indicated.
- (B) IBC Section 101.4.3. IBC Section 101.4.3 (Plumbing) is amended by deletion of the last sentence.
- (C) IBC Section 104.2.4.1. IBC Section 104.2.4.1 (Flood Hazard Areas) is amended by replacing the words "building official" with "City."
- (D) IBC Section 105.1. IBC Section 105.1 (Required) is amended by replacing the words "building official" with "City."
- (E) IBC Section 109.6. IBC Section 109.6 (Refunds) is amended by deleting the Section in its entirety and replacing the Section with the following:

The City may authorize refunding any fee paid hereunder which was erroneously paid or collected. The City may authorize refunding of not more than 75 percent (75%) of the permit fee paid when no work has been done under a permit issued in accordance with this Code. The City may authorize refunding of not more than 75 percent (75%) of the plan review fee paid when an application for a permit for which a plan review fee has been paid is withdrawn or cancelled before any plan review is commenced. The City shall not authorize refunding of any fee paid except on written application filed by the original permittee not later than 180 days after the date of fee payment.

- (F) IBC Section 113. IBC Section 113 (Means of Appeals) is amended by deleting the Section in its entirety and replacing it with the following:

113.1 General. The City's Variance Board appointed by the City Council shall serve as the Board of Appeals to hear and decide appeals of orders, decisions or determinations made by the building official relative to the application and interpretation of this code.

113.2 Limitations on authority. An application for appeal shall be based on a claim that the true intent of this code or the rules legally adopted thereunder have been incorrectly interpreted, the provision of this code do not fully apply, or an equally good or better form of construction is proposed. The Board shall not have the authority to waive requirements of this code.

(G) IBC Section 202. IBC Section 202 (Definitions) is amended by addition of the following:

"Sleeping Room" (Bedroom) Any enclosed habitable space within a dwelling unit, which complies with the minimum room dimension requirements of IBC Section 1207 and contains a closet, an area that is useable as a closet, or an area that is readily convertible for use as a closet. Living rooms, family rooms and other similar habitable areas that are so situated and designed so as to clearly indicate these intended uses, shall not be interpreted as sleeping rooms.

(H) IBC Section 1612.3 IBC Section 1612.3 (Establishment of flood hazard areas) is amended by the insertion of "Clear Creek County, Colorado (including the City of Idaho Springs)" where indicated and the date of "December 20, 2019" where indicated.

Section 19-13. Amendments to the International Mechanical Code.

The following amendments to the 2024 Edition of the International Mechanical Code ("IMC") are hereby adopted:

(A) IMC Section 101.1. IMC Section 101.1 (Title) is amended by the addition of the term "City of Idaho Springs" where indicated

Section 19-14. Amendments to the International Plumbing Code.

The following amendments to the 2024 edition of the International Plumbing Code ("IPC") are hereby adopted:

(A) IPC Section 101.1. IPC Section 101.1 (Title) is amended by the addition of the term "City of Idaho Springs" where indicated

(B) IPC Section 305.4.1. IPC Section 305.4.1.(Sewer Depth) is amended by filling in both areas where indicated to read "12 inches (305 mm)"

(C) IPC Section 903.1. IPC Section 903.1 (Roof Extension) is amended by filling in "6 inches (152.4 mm)" where indicated in the second sentence

Section 19-15. Amendments to the International Residential Code.

The following amendments to the 2024 International Residential Code (“IRC”) are hereby adopted:

- (A) IRC Section R101.1. IRC Section R101.1 (Title) is amended by the addition of the term "City of Idaho Springs" where indicated.
- (B) IRC Section R104.2.3.1. IRC Section R104.2.3.1 (Flood Hazard Areas) is amended by replacing the words "building official" with "City."
- (C) IRC Section R105.1. IRC Section R105.1 (Required) is amended by replacing the words "building official" with "City."
- (D) IRC Section R108.5. IRC Section R108.5 (Refunds) is amended by deleting the section in its entirety and replacing the section with the following:

The City may authorize refunding any fee paid hereunder which was erroneously paid or collected. The City may authorize refunding of not more than 75 percent (75%) of the permit fee paid when no work has been done under a permit issued in accordance with this Code. The City may authorize refunding of not more than 75 percent (75%) of the plan review fee paid when an application for a permit for which a plan review fee has been paid is withdrawn or cancelled before any plan reviewing is done. The City shall not authorize refunding of any fee paid except on written application filed by the original permittee not later than 180 days after the date of fee payment.

- (E) IRC Section R112. IRC Section R112 (Means of Appeals) is amended by deleting the section in its entirety and replacing it with the following:

R112.1 General. The City's Variance Board appointed by the City Council shall serve as the Board of Appeals to hear and decide appeals of orders, decisions or determinations made by the building official relative to the application and interpretation of this code.

112.2 Limitations on authority. An application for appeal shall be based on a claim that the true intent of this code or the rules legally adopted thereunder have been incorrectly interpreted, the provision of this code do not fully apply, or an equally good or better form of construction is proposed. The Board shall not have the authority to waive requirements of this code.

- (F) IRC Section R202. IRC Section R202 (Definitions) is amended by addition of the following:

"Sleeping Room (Bedroom): Any enclosed habitable space within a dwelling unit, which complies with the minimum room dimension requirements of IRC Sections R304 and R305 and contains a closet, an area that is useable as a closet, or an area

that is readily convertible for use as a closet. Living rooms, family rooms and other similar habitable areas that are so situated and designed so as to clearly indicate these intended uses, shall not be interpreted as sleeping rooms.”

(G) IRC Table R301.2 (1). IRC Table R301.2 (1) is filled to provide the following:

Table R301.2(1) Climatic and Geographic Design Criteria

Ground Snow Load	Wind Speed (mph)	Seismic Design Category	Subject to Damage From			Winter Design Temp	Ice Shield Underlayment Required	Flood Hazard	Air Freezing Index	Mean Annual Temp
			Weathering	Frost Line Depth	Termite					
60 psf	174	B	Severe	36 in.	Slight to Moderate	1	YES	Per City Ordinance	1000	45°F

(H) IRC Section R401.2. IRC Section R401.2 (Requirements) is amended by the addition of the following:

Where soils reports show the need for it, foundations shall be designed and the construction drawings stamped by a Colorado registered design professional. The foundation design must be based on an engineer's soils report. The drawings must be noted with the engineering firm name, specific location for design and soils report number. A site certification prepared by State of Colorado registered design professional is required for setback verification on all new Group R Division 3 occupancies.

(I) IRC Section R405.1. IRC Section R405.1 (Concrete or masonry foundations) is amended with the addition of the following after the first sentence:

All foundation drains shall be designed and inspected by a State of Colorado registered design professional.

(J) IRC Section G2415.12. IRC Section G2415.12 (Minimum burial depth) is amended by the addition of the following:

All plastic fuel gas piping shall be installed at a minimum of 18 inches (457 mm) below grade.

(K) IRC Section G2415.12.1. IRC Section G2415.12.1 (Individual outside appliances) is deleted in its entirety.

(L) IRC Section G2417.4.1. IRC Section G2417.4.1 (Test pressure) is amended by changing "3 psig" to "10 psig."

(M) IRC Section P2603.5.1. IRC Section P2603.5.1 (Sewer depth) is amended by filling in both areas where indicated to read "36 inches (914.4 mm)."

Section 19-16. Amendments to the International Fuel Gas Code.

The following amendments to the 2024 Edition of the International Fuel Gas Code ("IFGC") are hereby adopted:

(A) IFGC Section 101.1. IFGC Section 101.1 (Title) is amended by the addition of the term "City of Idaho Springs" where indicated.

(B) IFGC Section 404.12. IFGC Section 404.12 (Minimum Burial Depth) is amended by the addition of the following: All plastic fuel gas piping shall be installed a minimum of 18 inches (457 mm) below grade.

(C) IFGC Section 404.12.1. IFGC Section 404.12.1 (Individual outside appliances) is deleted in its entirety.

(D) IFGC Section 406.4.1. IFGC 406.4.1 (Test Pressure) is amended by changing 3 psig to 10 psig.

Section 19-17. Amendments to the Colorado Model Electric Ready and Solar Ready Code.

The following amendments to the 2023 Edition of the Colorado Model Electric Ready and Solar Ready Code ("MERSRC") are hereby adopted:

(A) MERSRC Section 101.1. MERSRC 101.1 (Title) is amended by the addition of the term "City of Idaho Springs" where indicated

(B) MERSRC Section 102.1.2. MERSRC 102.1.2 (Buildings Impacted by a Natural Disaster) is amended by the addition of the term "City of Idaho Springs" where indicated

(C) MERSRC Section 102.2. MERSRC 102.2 (Substantial Cost Differential Waiver) is amended by the addition of the term "City of Idaho Springs" where indicated

(D) MERSRC Section 108.4. MERSRC 108.4 (Failure to Comply) is amended by the addition of the term "City of Idaho Springs" where indicated

(E) MERSRC Section 109 MERSRC 109 (Board of Appeals) is amended by deleting the section in its entirety and replacing it with the following:

109.1 General. The City's Variance Board appointed by the City Council shall serve as the Board of Appeals to hear and decide appeals of orders, decisions or determinations made by the building official relative to the application and interpretation of this code.

109.2 Limitations on authority. An application for appeal shall be based on a claim that the true intent of this code or the rules legally adopted thereunder have been incorrectly interpreted, the provision of this code do not fully apply, or an equally good or better form of construction is proposed. The Board shall not have the authority to waive requirements of this code.

Sections 19-18 through 19-30 - RESERVED.

Section 2. Section 19-4 of the Code, concerning penalties for violating the various codes by adopted by reference and codified within Chapter 19 of the Code, is set forth in full below:

Sec. 19-4. - Penalty.

(A) It is unlawful for any person, firm or corporation to erect, construct, enlarge, alter, repair, move, improve, remove, convert, demolish, equip, use, occupy or maintain any building, structure or equipment in the City, or to cause or permit the same to be done, in violation of any of the primary or secondary codes as adopted by this Chapter. Maintenance of any condition which was unlawful at the time it was initiated and which would be unlawful under any of the primary and secondary codes adopted by this Chapter, if installed after the effective date hereof, shall constitute a continuing violation. Any person, firm or corporation violating any of the provisions of any of the primary or secondary codes as adopted hereby shall be deemed guilty of a separate offense for each and every day or portion thereof during which any violation of any of the provisions of any of the primary or secondary codes occurs or continues. Any violation of any provision of this Chapter or of any code adopted by this Chapter shall be subject to the general penalty provisions set forth in Section 1-8 of this Code.

(B) It is unlawful for any person, firm or corporation to erect, construct, enlarge, alter or change the use of any building or other structure within the City without first obtaining all permits required by any of the primary or secondary codes as adopted hereby. No permit shall be issued unless the plans for the proposed erection, construction, reconstruction, alteration or use fully conform to all zoning ordinances and other applicable regulations of the City.

(C) Any person, firm or corporation who commences to erect, construct, enlarge, alter or change the use of any building or other structure within the City without first obtaining all permits required by any of the primary or secondary codes as adopted hereby shall, in addition to all other applicable penalties, be liable for two (2) times the applicable permit fee for any such required permit(s).

Section 3. Subsection (C) of Section 1-8 of the Code, concerning general penalty provisions, also applies to all violations of Chapter 19 of the Code and the codes adopted by reference therein, and is set forth in full below:

(C) Except for the violations of Chapter 17 of this Code specified by paragraph (1) of this Subsection (C) and violations of the Model Traffic Code classified in Chapter 15 as criminal traffic offenses, and as otherwise provided, violations of any provision of this Code are noncriminal offenses and are civil matters. This Section shall control over any provision in the Code that provides for imprisonment but does not expressly state that the offense is criminal. Trial of noncriminal offenses shall be by the court. No defendant found civilly liable for a noncriminal offense shall be punished by imprisonment for such offense, but may be fined an amount not to exceed two thousand six hundred fifty dollars (\$2,650.00). Any person convicted of a criminal violation of any section of this Code shall be imprisoned for a period not to exceed three hundred sixty-four (364) days or fined an amount not to exceed two thousand six hundred fifty dollars (\$2,650.00), or both. With respect to violations of this Code which are continuous, a separate offense shall be deemed committed for each day the violation occurs or continues.

(1) Chapter 17 criminal offenses: the entirety of Article II, concerning "Offenses Against the Person;" 17-64, "Discharge of firearms, deadly weapons and destructive devices;" 17-131, "Obstructing Government Operations;" 17-132, "Resisting Arrest;" 17-133, "Obstructing a Peace Officer;" and 17-139 "Threatening Officers of the City."

Section 4. Severability. Should any one or more sections or provisions of this Ordinance or of any of the primary or secondary codes adopted by reference be judicially determined invalid or unenforceable, such judgment shall not affect, impair or invalidate the remaining provisions of this Ordinance or the codes adopted by reference hereby, the intention being that the various sections and provisions are severable.

Section 5. Repeal. Any and all ordinances or codes or parts thereof in conflict or inconsistent herewith are, to the extent of such conflict or inconsistency, hereby repealed; provided, however, that the repeal of any such ordinance or code or part thereof shall not revive any other section or part of any ordinance or code heretofore repealed or superseded and this repeal shall not affect or prevent the prosecution or punishment of any person for any act done or committed in violation of any ordinance hereby repealed prior to the effective date of this Ordinance.

INTRODUCED, READ AND ORDERED PUBLISHED at a Regular Meeting of the City Council of the City of Idaho Springs, Colorado, held on the 23rd day of March, 2026.

Chuck Harmon, Mayor

ATTESTED AND CERTIFIED:

Jennie Kim, City Clerk

PASSED, ADOPTED AND APPROVED, after public hearing and after publication, at a Regular Meeting of the City Council of the City of Idaho Springs, Colorado, held on the 27th day of April, 2026.

Chuck Harmon, Mayor

ATTESTED AND CERTIFIED:

Jennie Kim, City Clerk

TO: City Council
CC: City Administrator Andrew Marsh
FROM: Guy Patterson | Assistant City Administrator
DATE: 4/27/2026
SUBJECT: Assistant City Administrator Report
ATTACHMENTS:

- Business & Community Promotions Board Directors Report 4.20.26



REQUEST FOR ACTION:

*A motion to approve the City of Idaho Springs Parking Rate Structure

City of Idaho Springs Parking Plan (please see work session items)

On August 11, 2025, the Idaho Springs City Council adopted Resolution #26, Series 2025, A Resolution Adopting an Amended City Parking Plan. Since that time, there has been more work put into the plan and has resulted in the following recommendations.

Section 4. City parking lot hours

- Adding the Visitor Center at Colorado Boulevard and Miner Street to the list of parking areas deemed “City Parking Lots.”

Section 10. Parking prohibited at all times on certain streets

- Adding the north side of Idaho Street from 12th to 13th Avenues.

Section 12. Bus/Oversize Vehicle Loading/Unloading & Parking

- Amending the title of the section to read Bus/Recreational Activities/Oversize Vehicle Loading/Unloading & Parking
- Creating three (3) oversized and six (6) regular fifteen (15) minute loading and unloading spaces for tour bus and recreational activities. This is to promote rafts, bikes, etc. to unload in a safe area where they can stage on the grass instead of in the road.

Section 14. Paid Parking on certain streets

- Adding residential property as examples of “otherwise posted” parking spaces.
- Adding Idaho Street south side between 11th and 12th Avenues
- Adding 12th Avenue east side between Miner and Idaho Streets
- Adding 13th Avenue between Center Alley and Miner Street
- Amending “16th Avenue between Colorado Boulevard and Idahoe Mall” to instead be Virginia Street and Idahoe Mall.
- Adding the provision: For businesses along Colorado Boulevard that do not have their own offsite parking, the City may install additional signage in front of the businesses in the City’s right of way stating “Customer Parking Only During Business Hours.”

Section 16. Parking Lots for City Parks

- Addition of a new section. Courtney-Ryley-Cooper Park and Shelly-Quinn Park are designated for active users of the designated City park and shall have specific signage to that effect.

Idaho Springs Parking Rate Structure (please see work session items)

On March 23rd of this year, the City Council approved the Parking Rate Structure through a request for action from the Assistant City Administrator. This update adds the Hwy 103 Lot at a rate of \$1 per hour. This lot will be used mainly for over-sized vehicles to keep them from the downtown core.

Staff is requesting approval of this update as a simple motion.

AI Minutes

The Deputy Clerk is going to begin researching technology for AI assisted minutes. The hope is to use technology to her advantage to save her hours in her day.

Business and Community Promotions Board Meeting

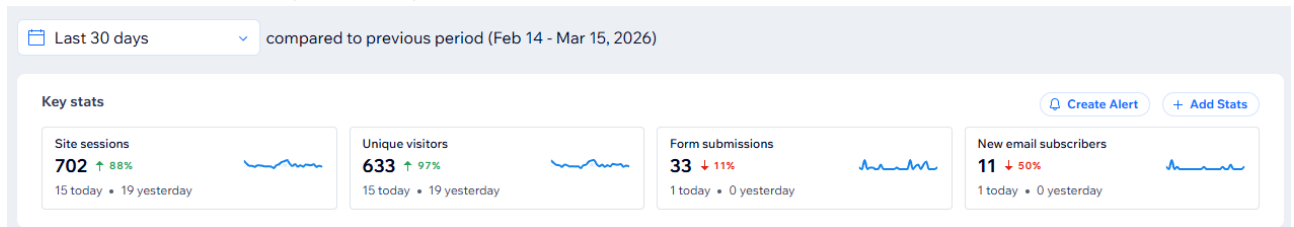
Overview & Key Updates

Since the March meeting, efforts have focused on finalizing and presenting key initiatives to City Council, including the Wayfinding Strategy and Parking Program updates, advancing spring marketing campaigns, and moving into active execution of the 2026 event season. Coordination continues across regional partners as we prepare for the ARGO opening, Miner Street Market launch, and increased spring and summer visitation.

1. Marketing & Branding Initiatives

a. Visit Idaho Springs Launch

Website: Continued development of SEO optimization is underway. Business listings are being actively reviewed and updated for accuracy. Email list growth continues, with increased engagement through both the main newsletter and the Idaho Springs Insider list, which is focused on events and visitor communication. We currently have 368 email subscribers, and 32 on our insider list and will continue growing this list as part of our 2026 engagement strategy. Last 30 days of analytics on the site.



b. Instagram & Facebook: We had 390 followers on Instagram, and 390 followers on Facebook in March. As of today we have 709 on Instagram and 521 on Facebook

c. Social Media Co-Op – Concept & Funding Strategy

As we continue to build momentum with Visit Idaho Springs marketing efforts, one of the biggest gaps we are experiencing is consistent, high-quality organic content. To address this, I have been working with a local content creator and social media manager, Matthew Munson of Creative Trajectory, who lives on Floyd Hill and has already contributed to improving our social presence. He has volunteered to do a social reset and this has shown strong early results with increased engagement. To sustain this growth will require a more structured and consistent content strategy. Based on several working sessions, we are exploring the development of a Social Media Co-Op model that would support both the City and local businesses.

The proposed structure would include an initial \$5,000 investment from BCPB to:

- Develop a full-year content calendar
- Capture and produce a library of high-quality photo and video assets
- Establish consistent posting cadence and brand voice
- Create a scalable system for ongoing content creation

From there, local businesses would have the opportunity to “buy in” to the co-op at a discounted rate. For example we could offer several different ranges:

- \$250/month participation could include
 - 2 professionally produced reels
 - 2 Social posts
- \$500/month participation could include:
 - 4 professionally produced reels
 - 4–8 social posts
 - Owned content assets for their own channels

This model allows businesses to access professional content at a lower cost while also contributing to a stronger, more unified destination marketing presence.

From a budget standpoint, I recommend we explore reallocating a portion of one-off organizational support requests toward this initiative. This would shift funding toward a more strategic, scalable marketing investment that benefits multiple businesses simultaneously and builds long-term capacity.

This approach supports:

- Consistent storytelling across the destination
- Increased organic reach and engagement
- Direct support for local businesses
- Better alignment with our broader marketing strategy

I am seeking Board guidance on moving forward with this model, including approval to reallocate funds toward the initial \$5,000 investment and to pilot the co-op structure for the 2026 season.

d. **Brand Asset Rollout**

- i. **Influencer Partnership** – We have several influencers in the pipeline for the Spring, Emily Buchtel with 104K followers will be here on May 4th for an easy mountain escape...highlighting how close Idaho Springs is and all the great experiences you can have here without needing to drive very far. We're especially looking to drive more midweek visitation and overnight stays, so a "spend a day (and night) with me". We also are lining up one in collaboration with Club Hotel for the Burro Races.

e. **Seasonal Marketing Strategy: February–April (Shoulder Season Activation)**

- i. **Spring Streaming Campaign:** The spring OTT/CTV campaign launched mid-March and is currently in its second phase. Early performance indicates strong visibility across targeted Denver metro audiences. The campaign will continue through mid-May, aligning with seasonal visitation trends and supported by social media amplification.

ii. **Great Day Colorado Media Partnership**

- March segment successfully completed
- April segment planned after the Cable car is open and to talk about connectivity from the ARGO-to downtown
- May segment planning underway

iii. **Print & Editorial Placement – Thirst Colorado:**

Summer and Fall ad placements have been approved. Creative development is finished and we have submitted our ad for the summer issue.



- f. **Trash Cans:** Design work is underway with the City's brand manager. Initial downtown rollout is planned for testing durability, placement, and public response ahead of broader expansion.
- g. **FieldHouse Welcome Postcard:** The FieldHouse Welcome Postcard has been printed and distributed, and new residents are actively receiving these as they move in. The postcard connects residents to local businesses through a QR code linking to exclusive offers and the Live Local page.

Outreach is ongoing for additional businesses to participate by providing special offers for new residents. The goal is to create early connection and encourage new locals to explore, support, and engage with the Idaho Springs business community.

2. Grants

- a. **Wayfinding Grant:** The Wayfinding & Branding Strategy was presented to City Council on March 23 and was adopted. We are now moving forward into implementation planning. Coordination with design and engineering teams is ongoing to align with Downtown Master Plan and CDOT requirements. The \$20,000 Tourism Management Grant will support Phase II work, including signage design, mapping, and execution planning. We are kicking off this project in May.
- b. **Digital Multimedia Historic Tour Grant:** Project coordination continues between partner organizations. Scope development and timeline refinement are underway, with next steps focused on content planning and site integration.
- c. **Trails to Towns:** The Trails to Towns grant initiative in partnership with CCCTB is actively ramping up and has now entered the design phase. The Design Committee has met to align on campaign direction, including content development, coordination with a graphic designer, and selection of a photographer and videographer to support the campaign rollout. Idaho Springs' focus within this regional effort will highlight accessible, walkable hiking experiences that connect directly to town. Key areas include the Greenway, the trail above the falls, and the cemetery loop, all emphasizing ease of access and connection to the downtown core. Messaging will also reinforce the importance of visiting responsibly and navigating the community correctly, while incorporating key destinations such as the ARGO and Virginia Canyon Mountain Park to support broader visitor flow and awareness.

3. Event Planning & Activations

- a. 2026 Sponsorship Development
 - i. Interstate Parking has committed to a \$3500 event season sponsorship.
 - ii. I have confirmed a \$5000 sponsorship from the Floyd Hill Construction companies for the 2026 event season.
- b. 2026 Event Calendar: The event calendar is moving into execution phase, with final adjustments being made to align with operational capacity, sponsorships, and parking strategies.
- c. An Activation Plan was approved by City Council and we will be starting to set up on Miner Street April 22-23
- d. **Spring and Summer Events:** ARGO Cable Car invite only ribbon cutting will be April 24th we are supporting this event and will have a presence to help educate all the new visitors to the site about how to fully experience Idaho Springs
 - Ongoing coordination for Outside Festival (May 29–31) in collaboration with CCCTB, CCEDC, and ARGO
 - Burro Races Family Fun Zone planning continues with Clear Creek Recreation
 - Clear Creek Cleanup will be May 16th and hosted at the Creekside Lot and Raft Season Kickoff moving into final planning stages
 - Clear Creek Fire has informed us that we will not have fireworks this year. We will be having a meeting next week to talk about alternatives. If you would like to participate please let me know.
- e. **RapidGrass – Event Model Evaluation:** Discussions continue regarding a revised festival model. Focus remains on ensuring financial sustainability and operational feasibility. We are still looking at October 2-3 and are working with all involved to get a finalized format and plan.

4. Business & Community Engagement

- a. **Community Conversation:** It is time to host our next Community Conversation, and I recommend we hold this one on the East End to focus on several timely and interconnected topics, including parking, the upcoming ARGO opening, and access and use of Virginia Canyon Mountain Park. In addition, it has been brought to my

attention that there is a need for clearer communication and discussion around food truck operations within the community. This conversation would provide an opportunity to better understand current challenges, expectations, and potential policy or operational alignment moving forward.

One of the key considerations is identifying an appropriate location to host this meeting on the East End. The Yards has worked, but space is be limited. At this time, I am not aware of another ideal location in that area that can comfortably accommodate the group and support meaningful discussion. This will be an important opportunity to proactively engage with the community as we move into a critical spring and summer transition period.

- b. **Parking Program Review & Mobility Strategy:** We are currently working on updates to the City’s parking signage and overall parking plan, which will be brought forward to City Council on April 27 for review and consideration.

Key updates include new paid parking signage on Idaho Street near the Recreation Center, proposed “Customer Parking Only During Business Hours” signage along Colorado Boulevard, removal of outdated 3-hour parking zones, and the addition of designated parking areas for City parks such as CRC Park and Shelly-Quinn Park.

Board members are encouraged to share any feedback as we finalize this for Council review.

5. **Budget:**

Website & Marketing Budget-Total Budget: \$70,000

Total Spent to Date: \$12,862.54

Remaining Budget: \$57,137.46

% of Budget Spent: 18.4%

Summary of Spend: Spending to date has focused on early-year foundational marketing efforts, including influencer partnerships, video content production, brand development, and initial campaign execution.

Events Budget-Total Budget: \$68,000

Total Spent to Date: \$540

Remaining Budget: \$67,460

% of Budget Spent: 0.8%

Spending to date reflects early-year activation, with costs associated with the 1st Quarter Community Conversation. The majority of event funding remains available as we move into peak planning and execution for the spring and summer season, including Miner Street Market, and signature events.

Grants Budget-Total Budget: \$10,000

Total Spent to Date: \$10,000

Remaining Budget: \$0

The full grant budget has been allocated toward the Trails to Towns Grant Match in partnership with CCCTB. This investment supports regional collaboration and strengthens our ability to leverage additional funding opportunities.

6. **Town Resiliency & Construction Impact**

a. **Traffic & CDOT Updates**

- i. **I-70 Traffic Counts:** I-70'are down nearly 20% mostly due to lack of snow. As you all know the construction on I-70 has been negatively affecting us as well
- ii. **I-70 Floyd Hill Project – Key Updates for Idaho Springs: We have been told that rock blasting should be ending by the end of April or early May. [Here is a link to the presentation they shared at the community meeting.](#)**

Residents and businesses are encouraged to sign up for text alerts by texting “floydhill” to 21000, and to use COtrip.org for real-time travel conditions.

- 1. [Informational Video](#) - Good for websites, display monitors, etc.

2. Fact Sheet in [English](#) and [Spanish](#) - Project background information
3. [Rock Scaling/Blasting FAQ](#)
4. [Map](#) - Depicts the Project area
5. [Social Media Graphic](#) - Details how to stay informed
6. [Project Website](#) - Recently updated with detailed Project information

b. Downtown Master Plan – Next Steps

Updates at today meeting. One-on-one meetings with the design team on scheduled for April 21st

c. Sales Tax Trends & Insights

- i. January 2026: \$329,635(-7.68%)
- ii. February 2026: \$383,533.08 (-1.02%)

	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	Mo. To Mo. Comparison	YTD Comparison	Current YTD Total	Previous YTD Total
Jan	\$139,731.94	\$200,236.03	\$194,756.37	\$222,532.49	\$235,940.98	\$266,501.90	\$265,799.93	\$344,180.43	\$365,835.89	\$357,076.65	\$329,635.39	-7.68%	-7.68%	329,635.39	357,076.65
Feb	\$187,483.54	\$177,395.43	\$190,166.90	\$207,177.31	\$232,375.01	\$243,676.11	\$272,972.03	\$361,032.17	\$349,072.52	\$363,464.19	\$383,533.08	5.52%	-1.02%	713,168.47	720,540.84

FOOD/BEVERAGE	Restaurants, liquor stores, grocery, fast food
RETAIL/SERVICE	This category includes retail shops, hardware/general stores, Art , clothing, jewelry.
GAS/CONVENIENCE	Gas stations, convenience stores
REMOTE SALES/HOME DELIVERY	Pet Supplies, Grocery delivery, personal home delivery, remote sellers
CONSTRUCTION/BUILDING	Building supplies and services. None located inside th City of Idaho Springs
UTILITIES	Cable providers, phone providers and energy providers.
LODGING	Hotel, Motel, Short Term Rental, Employee Housing
OTHER	Leasing, financial, beauty, pharmaceutical, marijuana

2026

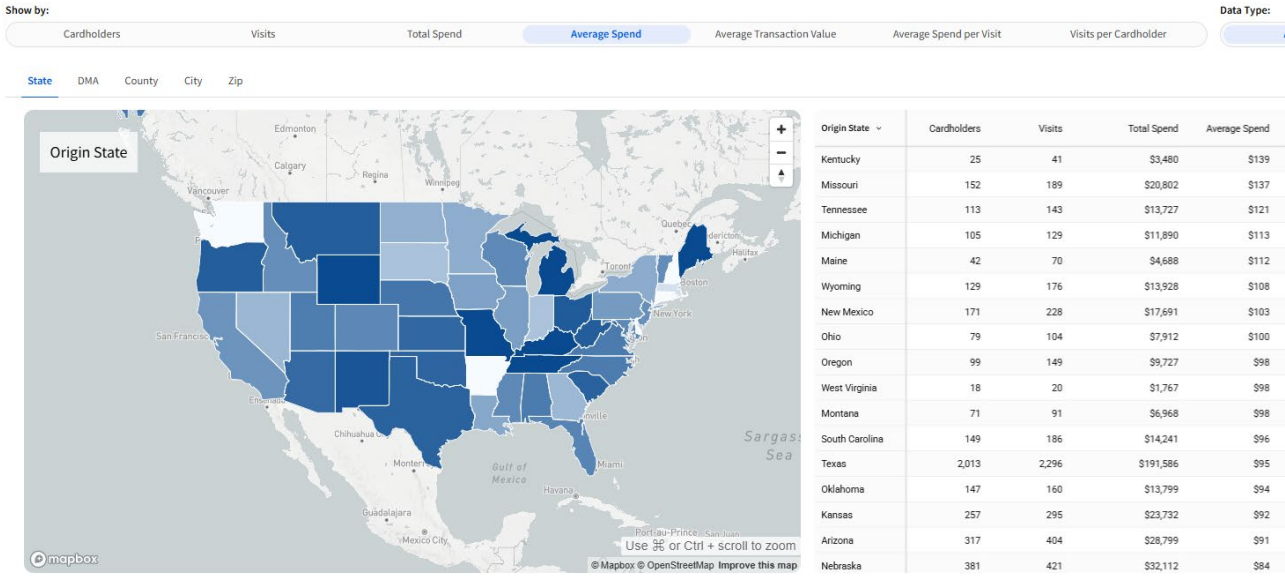
Time Frame	Categories	Amount	E	W	W over E
Jan-26	Food/Beverage	\$172,660.35	\$101,223.30	\$71,437.05	
	Retail/Service	\$25,331.77	\$8,342.51	\$16,989.26	
	Gas/Convenience	\$14,663.58	\$13,060.78	\$1,602.80	
	Remote Sales/Home Delivery	\$32,627.75	N/A	N/A	
	Construction/Building	\$21,480.27	N/A	N/A	
	Utilities	\$25,102.99	N/A	N/A	
	Lodging	\$13,044.51	N/A	N/A	
	Other	\$24,724.17	N/A	N/A	East
	Total	\$329,635.39	\$122,626.59	\$90,029.11	\$32,597.48

Time Frame	Categories	Amount	E	W	
Feb-26	Food/Beverage	\$181,820.46	\$111,414.20	\$70,406.26	
	Retail/Service	\$31,738.06	\$11,041.87	\$20,696.19	
	Gas/Convenience	\$40,874.78	\$16,177.47	\$24,697.31	
	Remote Sales/Home Delivery	\$37,823.82	N/A	N/A	
	Construction/Building	\$26,317.60	N/A	N/A	
	Utilities	\$20,376.85	N/A	N/A	
	Lodging	\$14,521.17	N/A	N/A	
	Other	\$30,060.34	N/A	N/A	East
	Total	\$383,533.08	\$138,633.54	\$115,799.76	\$22,833.78

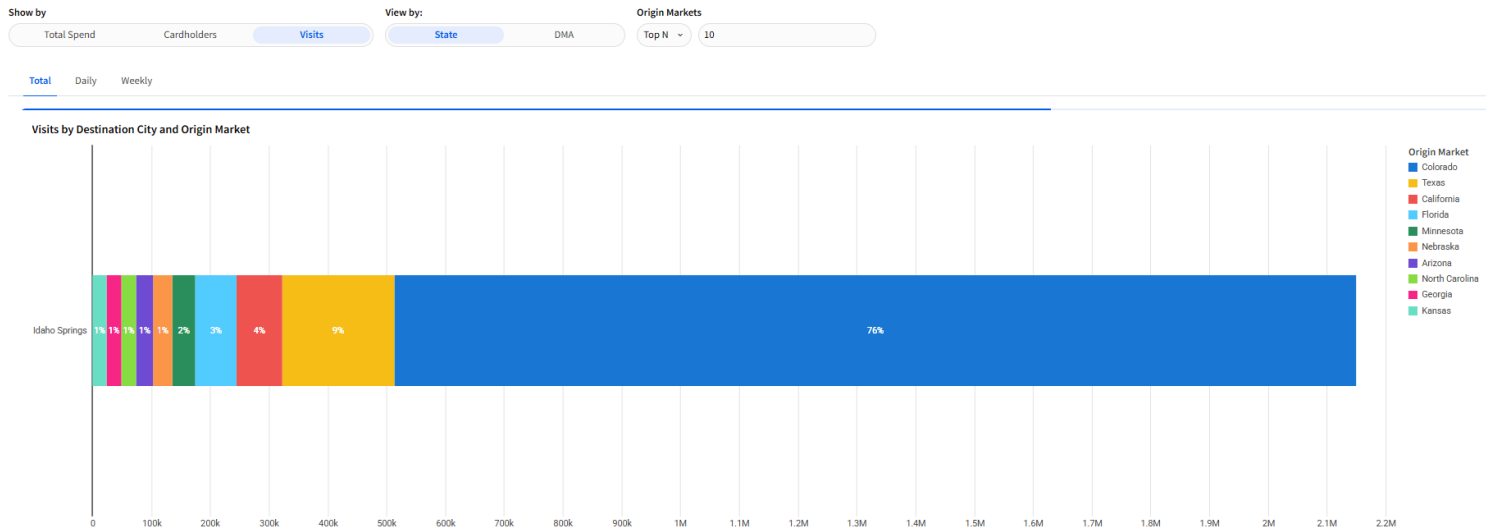
Arrivalist Cardholder Data – Visitor Spend & Origin Insights

Recent Arrivalist reporting for January-April 10th

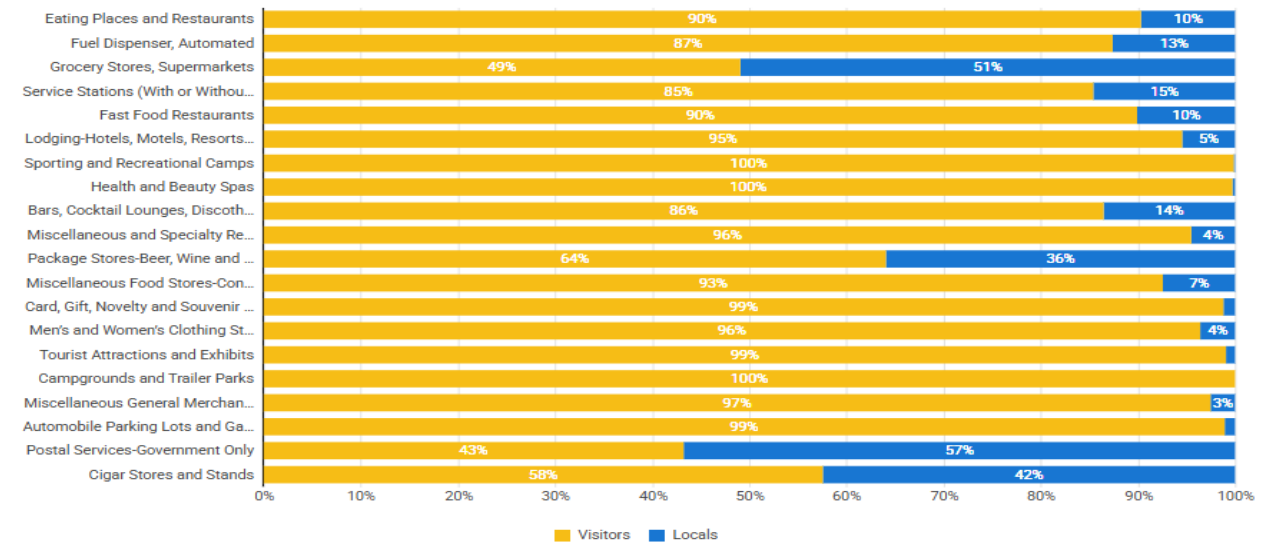
Origin Markets - Average Spend



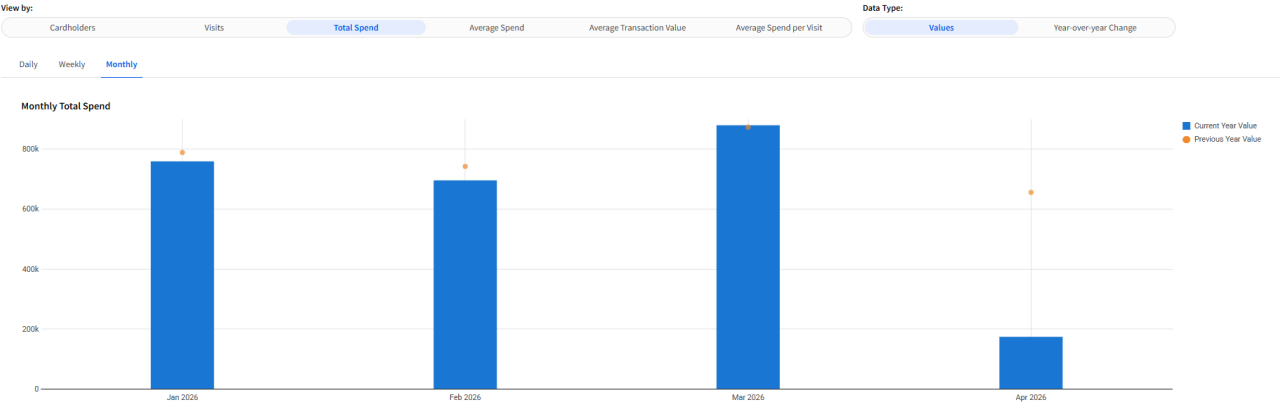
Top Destinations and Origin Markets



Locals and Visitors Share by Category



Year-over-Year Change





City of Idaho Springs
1711 Miner Street
P.O. Box 907
Idaho Springs, CO, 80452-0907
303.567.4421 | (f) 303.567-4955
www.idahospringsco.com

Community Development Planner Communication

Meeting Date: April 27, 2026
To: City Council Members
From: Dylan Graves, Community Development Planner
RE: Community Development Report
Request for Action: N/A

Here are a few update items that may be of interest since the last Council meeting:

Proposition 123 Compliance Update:

The city received confirmation last week that the Division of Housing and Department of Local Affairs have officially determined that the Fieldhouse Apartments meet the Proposition 123 requirements for the city's affordable housing commitment, which was established for the initial 3-year commitment cycle from 2024-2026. The commitment required the city to secure at least 22 new units of affordable housing to help meet the state's housing goals. Because the Fieldhouse Apartments development team accepted money through the Proposition 123 Equity Program, they were eligible as Proposition 123 units and count towards our commitment.

The next commitment cycle for Proposition 123 will be from 2027-2029 and the city will be eligible for this cycle, too. There will be discussion about the new commitment once the time comes.

A formal signed letter is attached for your review.

Upcoming Planning Commission Agenda

There is a lot on the agenda for the next Planning Commission meeting, which is scheduled for May 7. We have several applications under review, including a couple of CUPs, a minor subdivision, and the annexation and zoning of the parcels received from the Young Ranch as part of the Virginia Canyon Mountain Park land exchange. We will also be discussing parking, exterior lighting, and the next few sections of the Comprehensive Plan. So, it may be a longer meeting.



Apr 20, 2026

Dylan Graves, Community Development Planner
City of Idaho Springs, CO
1711 Miner Street
Idaho Springs, CO 80452

RE: City of Idaho Springs, CO - Full Compliance Confirmation with Proposition 123 Commitments

Dear Mr. Graves,

On behalf of the Proposition 123 Community Support Team within the Division of Housing, I am pleased to issue this formal confirmation of your jurisdiction's successful compliance with the key requirements established under Proposition 123 for the initial 3-year commitment cycle (2024-2026). The City of Idaho Springs may re-commit and remain eligible for Proposition 123 funding over the next 3-year cycle (2027-2029).

Your commitment to fostering accessible and efficient housing development is commendable. This approval signifies that the City of Idaho Springs has fully met its obligations in the following two critical areas:

1. Unit Count Commitment Attainment [22 units] - final submission approved on Apr 17, 2026
2. Implementation of Expedited Review - approved on Sep 26, 2025

Governor Jared S. Polis | Maria De Cambra, Executive Director | Tyler Jaeckel, Division Director

1313 Sherman St., Room 320, Denver, CO 80203

Phone: 303-864-7810 Fax: 303-864-7719 doh.colorado.gov

Strengthening Colorado Communities





COLORADO
Department of Local Affairs
Division of Housing

We commend the leadership and dedication of your planning, housing, and administrative teams in achieving this milestone. We look forward to our continued partnership in advancing community development and housing affordability.

Should you have any questions regarding this compliance confirmation or future requirements, please do not hesitate to contact us directly at DOLA_Prop123Support@state.co.us.

Sincerely,

Proposition 123 Community Support Manager
ashley.weesner@state.co.us
303.549.9382

Cc: Andrew Marsh, City Administrator; Charles Harmon, City Mayor
Todd Leopold - DOLA ; Pamela Gibson - DOLA ; Robyn DiFalco - DOLA ;
dola_prop123support@state.co.us

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Strengthening Colorado Communities





Idaho Springs Police Department

3000 Colorado Blvd. ★ Post Office Box 907

Idaho Springs, CO 80452

303-567-4291/303-567-1014 Fax

<https://www.idahospringsco.com/police-department>

To: Chuck Harmon, Mayor
City Council
From: Nate Buseck, Chief of Police
Date: April 22, 2026
Subject: Staff Report for April 27, 2026

Request for Action: None

Chief Buseck Attended: (04/13-04/27)

04/14/26	-	Home Grown Terrorism, online class
	-	Police station OAC
	-	Dept. Heads
04/15/26	-	Confronting challenging employees training
04/16/26	-	CCHAT/LE meeting
	-	Floyd Hill Project/First Responders Quarterly meeting
04/20/26	-	Community Promotions Board (online)
04/21/26	-	Police station, landscape coordination
04/22/26	-	Clear Creek Special Events Review meeting
04/23/26	-	CCSO, encryption update

Code Enforcement:

- Addressing abandoned vehicles and parking complaints
- Has issued 25 warnings to vehicles parked on city streets for expired registration
- Investigating Dog Bite case, as well Dog at Large calls

Staffing:

- ISPD has temporarily frozen one patrol position until 2027. Otherwise, fully staffed with 8 sworn officers.

Training:

04/13/26: One officer attended Rifle Operator Course (CCSO)
04/14 & 04/15: One Officer, attended Simunition Scenario Instructor and Safety Cert. Course (Thornton, CO)
04/15/26: Chief and Sergeants attended – Confronting Challenging Employees Training
04/17/26: Office Staff attended Meeting the Challenges of Evidence Storage (Online)

Upcoming Training:

*Commitment to...**I**ntegrity and **S**afety through constitutional **P**olicing and **D**edication to our community.*

05/27-05/29: One Officer will attend the Advanced Search & Seizure, Traffic Stops, and Advanced Criminal Investigation course (Littleton, CO)

06/22-06/26: One officer will attend Firearm Instructor Course (Highlands Ranch, CO)

Significant Incidents:

April 18, 2026, at about 7:00 AM, ISPD officers responded to a crash on eastbound I-70 near mile marker 240 involving a passenger bus of musicians and a truck. The incident led to the temporary closure of the right lane and the eastbound on-ramp. Luckily, no injuries were reported; neither the bus passengers nor the four people in the truck were hurt. Sun glare and driving too fast for conditions appear to be the main causes. No citations were issued, and both vehicles were towed.

On April 18, 2026, ISPD officers took a report from a local female regarding ongoing harassment from a former boyfriend. The suspect had sent messages containing threats of violence toward the victim and her place of employment. Due to the nature of the threats, officers determined there was a credible and imminent risk and obtained an emergency arrest warrant. With assistance from partnering law enforcement agencies, the suspect was located and arrested in a neighboring jurisdiction. The suspect was charged with menacing, harassment, and domestic violence.

On April 21, 2026, an ISPD officer on patrol in the historic district observed a known male subject driving past him. The officer recognized the individual as a habitual traffic offender with revoked driving privileges and initiated a traffic stop. A records check through dispatch confirmed the subject's status as revoked-habitual traffic offender. The driver was also unable to provide proof of insurance. He was cited for driving while revoked and failure to provide proof of insurance.



City of Idaho Springs Water Quality
1711 Miner Street
P.O. Box 907
Idaho Springs, CO 80452-0907
Telephone (303) 567-2400
FAX (303) 567-0124

TO: MAYOR and COUNCIL

FROM: Edward Sigward

DATE: 4/27/2026

Re. STAFF REPORT PUBLIC WORKS / WATER FACILITIES DEPARTMENTS

- Move to approve Quote from Roof Tech Restoration for the repair of concrete overhang on WRRF roof for \$14,000 from line item #52-72-7310.

WASTEWATER

	BOD	TSS	NH4	PO4	TIN
Goal	10	10	3	1	10
Current	3	5	0.11	0.59	1.62

- R#1 tank pumping/ cleaning
- Parts ordered for R#1 repair

WATER

Disinfectant Byproducts	TOC	COAGULANT dose	TOC removal	CL2 dose Actual	HAAS Annual average	TTHM Annual average
Goal	<2		25%	system residual (0.89)	<60	<80
Current	<1			Demand 1.91	32.65	37.87

- Montane Tank Construction – Began preparation for Zypex treatment to seal tank.
- Clearlogix Shed reroof Roof Tech Restoration – \$3,750

Distribution/ Collection

- Hydrant shutdown Fieldhouse park – 2 bad valves – Continued investigation
- Valve exercising
- Locates
- Meter/ Antenna replacements
- Valve box cleanouts

Streets

- Miner Street Market Setup
- Curb repair complete Miner St Market
- Street signs Miner + Colo Blvd

Parks

- Fertilize City Hall & Citizens parks lawns
- Old to New shop move
- Sprinkler line repairs Macy Ruth park

Building Maintenance

-

Roof Tech Restoration
10951 W. 71 Pl.
Arvada, CO 80004

4/02/2026

Property: Idaho Springs Public Works
980 County Rd.13
Idaho Springs, CO 80452

WORK PROPOSAL
INSTALL METAL ROOF AWNING

1. Clean and prep concrete awning for installation.
2. Frame, adhere and install wood framing on entire roof. Add pitch to roof .
3. Roof underlayment : Ice and water on entire roof.
4. Install 5 V metal roofing 26 gauge. Color : (Evergreen)
5. Install all metals necessary for roof.
6. Install seamless metal gutter and two downspouts.

TOTAL: \$14,000.00