



**TOWN OF CASTLE ROCK  
CONSTRUCTION CONTRACT  
(2026 Denver Basin Aquifer Wells Rehabilitation, Pumping  
Equipment Replacement, and Well Abandonment Project - CRW)**

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**THIS CONSTRUCTION CONTRACT** (“Contract”) is made between the **TOWN OF CASTLE ROCK**, a Colorado municipal corporation (“Town”), 100 N. Wilcox Street, Castle Rock, Colorado 80104 and **HYDRO RESOURCES – ROCKY MOUNTAIN, INC.**, a Delaware corporation, Building C 13027 Weld County Road 18, Fort Lupton, Colorado 80621 (“Contractor”).

In consideration of these mutual covenants and conditions, the Town and Contractor agree as follows:

**SCOPE OF WORK.** The Contractor shall execute the entire scope of work described in the Contract (“Work”).

**CONTRACT.** The Contract represents the entire and integrated agreement between the parties hereto and supersedes prior negotiations, written or oral representations and agreements. The Contract incorporates the following Contract Documents. In resolving inconsistencies among two or more of the Contract Documents, precedence will be given in the same order as enumerated.

**LIST OF CONTRACT DOCUMENTS**

The Contract Documents, except for Modifications issued or Amendments executed after execution of this Contract, are:

1. Change Orders
2. Notice to Proceed
3. Construction Contract
4. General Conditions of the Contract, attached as *Exhibit 1*
5. The following Addenda, if any:

Number	Date
1	01/08/2026
2	01/15/2026

6. Special Conditions of the Contract, if applicable
7. The following Specifications: The specifications set forth in the Invitation to Bid
8. The following Drawings/Reports: N/A
9. Notice of Award
10. Invitation to Bid: ITB 2026-01, dated December 18, 2025
11. Information and Instructions to Bidders
12. Notice of Substantial Completion
13. Notice of Construction Completion
14. Contractor’s Proposal, attached as *Exhibit 2*
15. Performance, and Labor and Material Payment Bonds
16. Performance Guarantee
17. Insurance Certificate, attached as *Exhibit 3*
18. Construction Schedule

**CONTRACT PRICE.** The Town shall pay the Contractor for performing the Work and the completion of the Project according to the Contract, subject to Change Orders as approved in writing by the Town,



under the guidelines in the General Conditions. The Town will pay **\$611,130.00** ("Contract Price"), to the Contractor, subject to full and satisfactory performance of the terms and conditions of the Contract. The Contract Price is provisional based on the quantities contained in the Proposal attached as *Exhibit 2*. The final Contract Price shall be adjusted to reflect actual quantities incorporated into the Work at the specified unit prices. The Town has appropriated money equal or in excess of the Contract Price for this work.

**COMPLETION OF WORK.** The Contractor shall begin Work covered by the Contract no later than ten (10) days from the date of the Notice to Proceed. Substantial Completion of the Work shall be made by or before **150 days** after issuance of the Notice to Proceed. The Town and Contractor recognize that time is of the essence of this Contract and that the Town will suffer financial loss if the Work is not completed by the Substantial Completion Date, plus any extensions thereof allowed in accordance with Article 12 of the General Conditions; the General Conditions are attached hereto and incorporated herein as *Exhibit 1*.

**LIQUIDATED DAMAGES.** If the Contractor fails to complete the Work by the date set for completion in the Contract, or if the completion date is extended by a Change Order, by the date set in the Change Order, the Town may permit the Contractor to proceed, and in such case, may deduct the sum of **\$750.00** for each day that the Work shall remain uncompleted from monies due or that may become due the Contractor. This sum is not a penalty but is a reasonable estimate of liquidated damages.

The parties agree that, under all of the circumstances, the daily basis and the amount set for liquidated damages is a reasonable and equitable estimate of all the Town's actual damages for delay. The Town expends additional personnel effort in administering the Contract or portions of the Work that are not completed on time, and has the cost of field and office engineering, inspecting, and interest on financing and such efforts and the costs thereof are impossible to accurately compute. In addition, some, if not all, citizens of Castle Rock incur personal inconvenience and lose confidence in their government as a result of public projects or parts of them not being completed on time, and the impact and damages, certainly serious in monetary as well as other terms, are impossible to measure.

**SERVICE OF NOTICES TO TOWN.** Notices to the Town are given if sent by registered or certified mail, postage prepaid, to the following address:

TOWN OF CASTLE ROCK – CASTLE ROCK WATER  
 Attn: Director of Castle Rock Water  
 175 Kellogg Court  
 Castle Rock, CO 80109

With a copy to:  
 Town Attorney  
 100 N. Wilcox Street  
 Castle Rock, CO 80104  
[Legal@crgov.com](mailto:Legal@crgov.com)

**INSURANCE PROVISIONS.** The Contractor must not begin any work until the Contractor obtains, at the Contractor's own expense, all required insurance as specified in the General Conditions. Such insurance must have the approval of the Town of Castle Rock as to limits, form and amount. *The Certificate of Insurance ("COI") must be submitted along with the executed contract as Exhibit 3.*

**RESPONSIBILITY FOR DAMAGE CLAIMS.** See Article 6 of the General Conditions in *Exhibit 1*.

The Contractor also agrees to pay the Town all expenses, including attorney's fees, incurred to enforce this Responsibility for Damage Claims clause.



Nothing in the **INSURANCE PROVISIONS of the General Conditions** shall limit the Contractor's responsibility for payment of claims, liabilities, damages, fines, penalties, and costs resulting from its performance or nonperformance under the Contract.

**STATUS OF CONTRACTOR.** The Contractor is performing all work under the Contract as an independent contractor and not as an agent or employee of the Town. No employee or official of the Town will supervise the Contractor. The Contractor will not supervise any employee or official of the Town. The Contractor shall not represent that it is an employee or agent of the Town in any capacity. **The Contractor and its employees are not entitled to Town Workers' Compensation benefits and are solely responsible for federal and state income tax on money earned.** This is not an exclusive contract.

**THIRD PARTY BENEFICIARIES.** None of the terms or conditions in the Contract shall give or allow any claim, benefit, or right of action by any third person not a party to the Contract. Any person, except the Town or the Contractor, receiving services or benefits under the Contract is an incidental beneficiary only.

**INTEGRATION.** This Contract integrates the entire understanding of the parties with respect to the matters set forth. No representations, agreements, covenants, warranties, or certifications, express or implied, shall exist as between the parties, except as specifically set forth in this Contract.

**DEFINITIONS.** The Definitions in the General Conditions apply to the entire Contract unless modified within a Contract Document.

**AMERICANS WITH DISABILITIES ACT.** Contractor agrees to ensure that any deliverables, work, services, or equipment developed, designed, constructed or produced pursuant to this Contract, to include website design services, will comply with all requirements of Title II of the Americans with Disabilities Act and, where applicable, Section 504 of the Rehabilitation Act, the Architectural Barriers Act, and the Colorado Anti-Discrimination Act. To the extent any deliverables, work, services, or equipment developed, designed, constructed or produced pursuant to this Contract fail to comply with the requirements of this Section, Contractor shall indemnify the Town in accordance with the terms of this Contract and, at the Town's option, shall re-visit, re-construct, or similar, the non-compliant deliverable, work, service, or equipment, or reimburse the Town for the cost associated with bringing the non-compliant deliverable, work, service or equipment into compliance.

**NO DISCRIMINATION IN EMPLOYMENT.** The Town is a governmental agency and, therefore, in connection with the performance of Work or Services under this Contract, Contractor shall not refuse to hire, discharge, promote or demote, or to discriminate in matters of compensation against any person otherwise qualified, solely because of race, color, religion, national origin, gender, age, military status, sexual orientation, gender identity or gender expression, marital status, or physical or mental disability, or any other protected class under Federal or State law; and Contractor shall insert the foregoing provision in any subcontracts hereunder.

**TITLE VI COMPLIANCE.** To the extent applicable, Contractor shall ensure its current and future compliance with Title VI of the Civil Rights Act of 1964, 42 U.S.C. § 2000d et seq., as amended, which prohibits the exclusion from participation, denial of the benefits of, or subjection to discrimination under programs and activities receiving federal financial assistance, of any person in the United States on the ground of race, color, or national origin.

**ADVERTISING AND PUBLIC DISCLOSURE.** Contractor shall not include any reference to this Contract or goods or services provided pursuant to this Contract in any of Contractor's advertising or public relations materials without first obtaining the written approval of the Town. Nothing herein, however, shall



preclude the transmittal of any information to officials of the Town, including without limitation, the Town Attorney, Town Manager, and the Town Council.

**VENUE, CHOICE OF LAW AND DISPUTES.** Venue for all legal actions shall lie in the District Court in and for the County of Douglas, State of Colorado, and shall be governed by the laws of the State of Colorado as well as the Charter and Municipal Code, rules, regulations, Executive Orders, and fiscal rules of the Town.

**AUTHORITY.** The individuals executing this Contract represent that they are expressly authorized to enter into this Contract on behalf of the Town and the Contractor and bind their respective entities. This Contract is executed and made effective as provided herein.

**LICENSES/TAXES.** Contractor affirms it is licensed to do business in the State of Colorado and is in good standing. Further, Contractor shall be solely responsible for paying all applicable taxes associated with or rising out of this Contract.

**CONFIDENTIALITY.** Contractor agrees that it shall treat as confidential all information provided by the Town regarding the Town's business and operations. All confidential information provided by the Town hereto shall be used by Contractor solely for the purposes of rendering services or work pursuant to this Contract and, except as may be required in carrying out the terms of this Contract, shall not be disclosed to any third party without the prior consent of the Town. The foregoing shall not be applicable to any information that is publicly available when provided or which thereafter becomes publicly available or which is required to be disclosed by any regulatory authority in the lawful and appropriate exercise of its jurisdiction over a party, any auditor of the parties hereto, by judicial or administrative process or otherwise by applicable law or regulation.

**ATTACHED EXHIBITS:**

- EXHIBIT 1 – TOWN OF CASTLE ROCK CONSTRUCTION CONTRACT GENERAL CONDITIONS
- EXHIBIT 2 – CONTRACTOR'S PROPOSAL
- EXHIBIT 3 – CONTRACTOR'S CERTIFICATE OF INSURANCE

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Executed this 17th day of February, 2026.

**ATTEST:**

**TOWN OF CASTLE ROCK**

\_\_\_\_\_  
Lisa Anderson, Town Clerk

\_\_\_\_\_  
Jason Gray, Mayor


**Approved as to form:**

**Approved as to content:**

\_\_\_\_\_  
Michael J. Hyman, Town Attorney

\_\_\_\_\_  
Mark Marlowe, Director of Castle Rock Water

**CONTRACTOR – HYDRO RESOURCES – ROCKY MOUNTAIN, INC.:**

By:   
(Signature)  
John Toler  
(Print Name)

Its: General Manager/VP - Rocky  
(Title)

State of Colorado  
County of Weld  
Signed before me this 11<sup>th</sup> day of February,  
2026.

TAMARA L TURNER  
NOTARY PUBLIC  
STATE OF COLORADO  
NOTARY ID 19904008998  
MY COMMISSION EXPIRES APRIL 10, 2028

Tamara L Turner  
My commission expires  
04/10/2028



**EXHIBIT 1**

**TOWN OF CASTLE ROCK  
CONSTRUCTION CONTRACT GENERAL CONDITIONS**

**SCOPE:** Since the General Conditions are general, some conditions may not apply to a particular Project.

**Article 1--DEFINITIONS AND ABBREVIATIONS**

- 1.1 Whenever used in the Bidding Documents and Contract Documents, the following terms shall have the following meanings, applicable to both the singular and plural:
  - 1.0.1 **Addenda:** Written changes to the Bidding Documents issued at least two days before the Opening of Bids which modify or interpret the Contract or changes the date set for the Opening of Bids.
  - 1.0.2 **Alternate Bid:** An Alternate Bid is an amount stated in the Bid added to or deducted from the base amount of the Bid when the Town accepts a corresponding change in project scope, materials or method of construction described in the Contract.
  - 1.0.3 **Bid:** The proposal the Bidder submits on the prescribed Bid Forms stating the prices for the Work to be performed.
  - 1.0.4 **Bid Forms:** The Bid Proposal, Bid Bond, Bid Schedule, Bidder's Qualifications and Data, Bidder's Officials Data, Non-Collusion Affidavit of Prime Bidder, and Subcontractors and Related Data.
  - 1.0.5 **Bidder.** The person, partnership, or corporation submitting a Proposal for the performance of the Work covered by the Contract.
  - 1.0.6 **Bidding Documents:** The Invitation to Bid, Bid Forms, Information and Instructions to Bidders, Specifications, Drawings, Sample Forms, Special and General Conditions and Addenda (if any).
  - 1.0.7 **Bonds:** Bid Bonds, Performance, and Labor and Material Payment Bonds or other instruments of security, furnished by the Contractor and its Surety according to the Contract.
  - 1.0.8 **Change Order:** A written modification of the Contract, issued after award to the Contractor, authorizing an addition, deletion or revision in the Work within the general scope of the Contract or authorizing an adjustment in the Contract Price or Contract Time, mutually agreed upon between the Town and the Contractor.
  - 1.1.9 **Claim:** A written demand for payment of money, extension of time, or other relief allowed by this Contract.
  - 1.0.10 **Completion Date:** The date the Contract specifies the Work is to be completed.



- 1.1.11 **Construction Completion:** Construction Completion of the Work occurs following Substantial Completion and when the Contractor has completed the Work in accordance with the Contract Documents, including completion of all punch lists and cleanup work, and the Contractor has submitted to the Owner:
- (a) an affidavit that payrolls, bills for materials and equipment, and other indebtedness connected with the Work have been paid or otherwise satisfied;
  - (b) a certificate evidencing that insurance required by the Contract Documents to remain in force after final payment is currently in effect;
  - (c) a written statement that the Contractor knows of no reason that the insurance will not be renewable to cover the period required by the Contract Documents;
  - (d) consent of surety, if any, to final payment;
  - (e) all operating and maintenance manuals;
  - (f) identification lists of all materials and equipment;
  - (g) inspection Certificates;
  - (h) record documents;
  - (i) demonstration by the Contractor to the Owner concerning the proper operation and maintenance of all equipment;
  - (j) documentation of any special warranties, such as manufacturers' warranties or specific Subcontractor warranties, and
  - (k) if required by the Contract Documents, other data establishing payment or satisfaction of obligations, such as receipts and releases and waivers of liens, claims, security interests, or encumbrances arising out of the Contract, to the extent and in such form as may be designated by the Owner.
- 1.0.12 **Contract:** The Construction Contract consisting of the Agreement for a Construction Contract and the incorporated Contract Documents.
- 1.0.13 **Contract Coordinator:** The authorized representative of the Town designated to act for the Town in processing the Award of Contracts, maintaining centralized official Contract documentation, providing administrative liaison/coordination, legal liaison/coordination via Town Attorney, and processing of Contract Payment authorizations as approved by the Project Manager.
- 1.0.14 **Contract Documents:** All the documents expressly incorporated into the Contract by the Agreement for Construction Contract, including but not limited to Addenda, Bid Forms, Change Orders, Town Project Final Acceptance, Drawings, General Conditions, Information and Instruction to Bidders, Insurance Certificates, Invitation to Bid, Notice of Award, Notice of Construction Completion, Notice to Proceed, Notice of Substantial Completion, Performance and Labor and Material Payment Bonds, Special Conditions, Supplemental Drawings and Schedules, and Technical Specifications. No one part of the



Contract Documents shall constitute the Contract, but the whole taken together shall be the Contract between the parties.

- 1.0.15 **Contract Price:** The total monies payable to the Contractor under the terms and conditions of the Contract.
- 1.0.16 **Contract Time:** The number of days stated in the Contract for the completion of the Project.
- 1.0.17 **Contractor:** The person, company, firm or corporation contracting with the Town to construct, erect, alter, install or repair any work or construction project.
- 1.0.18 **Date of Contract:** The execution date in the Agreement for a Construction Contract.
- 1.0.19 **Day:** A calendar day of twenty-four hours each.
- 1.1.20 **Defective:** Work and/or Materials that are unsatisfactory, faulty or deficient, do not conform to the Contract Documents, do not meet the requirements of any inspection, reference standard, test or approval referred to in the Contract Documents, or have been damaged prior to final payment (unless responsibility for the protection thereof has been assumed by Owner in accordance with this Contract).
- 1.0.21 **Drawings:** The part of the Contract prepared or approved by the Project Manager showing the characteristics and scope of the Work to be performed.
- 1.0.22 **Field Order:** A written order directing a change in the Project issued by the Project Manager to the Contractor during construction based on an emergent need and for no more than 5% of the Project Contingency, so long as within the Project Manager's signing authority. Field Orders shall be routed for appropriate Town-wide signatures within thirty days of execution of such Field Order for formal incorporation into the Contract.
- 1.0.23 **Inspector:** The Town's authorized representative assigned to make detailed inspection of the Work performed by the Contractor.
- 1.1.24 **Milestone:** A principal event specified in the Contract Documents relating to an intermediate completion date or time prior to Substantial Completion of all the Work.
- 1.0.25 **Notice of Award:** The written notice of the acceptance of the Bid from the Town to the successful Bidder.
- 1.0.26 **Notice of Construction Completion:** The written acknowledgment that construction is complete which starts the warranty period.
- 1.0.27 **Notice of Final Acceptance:** The written acceptance of Work performed under the Contract, following satisfactory conclusion of the warranty period.
- 1.0.28 **Notice to Proceed:** The written notice by the Town to the Contractor authorizing it to proceed with the Work which establishes the Contract commencement and Contract Coordinators.



- 1.0.29 **Notice of Substantial Completion:** The written notice of the date, as certified by the Project Manager, when the Project or a specified part is sufficiently completed, according to the Contract, so the Project or specified part can be used for the intended purposes.
- 1.0.30 **Owner.** The Town; see Section 1.1.42.
- 1.1.31 **Owner's Design Consultant:** The person, firm or corporation retained by Owner to provide engineering services as Owner's independent professional associate or consultant for the Work.
- 1.0.32 **Project:** The undertaking to be performed as provided in the Contract.
- 1.0.33 **Project Manager:** The authorized representative of the Town, known as the Project Manager, assigned to the Project to ensure that all Work is performed according to the terms and conditions of the Contract. Also see Article 10, "Project Manager's Responsibilities."
- 1.0.34 **Shop Drawings:** All Drawings, diagrams, illustrations, brochures, schedules, and other data prepared by the Contractor, a Subcontractor, manufacturer, Supplier or distributor which illustrate how specific portions of the Work will be fabricated or installed.
- 1.0.35 **Special Conditions:** Additions to the General Conditions containing instructions and conditions peculiar to an individual Project.
- 1.0.36 **Specifications:** A part of the Contract Documents consisting of written technical description of materials, equipment, construction systems, standards, and workmanship.
- 1.1.37 **Subcontract:** A contract between a Contractor and a Subcontractor.
- 1.0.38 **Subcontractor:** Any person, company, firm or corporation, having a subcontract with the Contractor to furnish and perform on-site labor, with or without furnishing materials for the project.
- 1.1.39 **Substantial Completion:** Substantial completion occurs when the Work (or a specified part thereof) has progressed to the point that it can be utilized for the purposes for which it is intended, as further specified in Article 14. The terms "substantially complete" and "substantially completed" as applied to any Work refer to Substantial Completion thereof. A certificate of occupancy alone is not evidence of Substantial Completion.

Substantial Completion for the Project is further defined as (i) that degree of completion of the Project's operating facilities or systems sufficient to provide the Owner the full time, uninterrupted, continuous beneficial operation of the Work; and (ii) all required functional, performance and acceptance or startup testing has been successfully demonstrated for all components, devices, equipment, and instrumentation and control to the satisfaction of the Owner's Design Consultant in accordance with the requirements of the Specifications; and (iii) all inspections required have been completed and identified conditions corrected.

Specific items of Work, which shall be completed prior to declaration of Substantial Completion date includes, but are not limited to the following:

- (a) Correction of all state, local, and other regulatory agencies defective work lists.



- (b) Operation and maintenance manuals have been received and approved by the Owner including, but not necessarily limited to, the following:
  - (i) Contractor's redline mark-ups to Owner's Design Consultant.
  - (ii) Operation and maintenance manuals, including service and maintenance agreements.
  - (iii) Equipment and data forms.
- (c) All special accessories have been provided that are required to place each item of equipment in full operation. These special accessory items include, but are not limited to, specified spare parts, valve operators, and other expendable items required for startup and operation of the operating facilities or systems as a whole.
- (d) All additional warranty or insurance coverage requirements have been provided.
- (e) All safety features are completed.
- (f) Any and all required occupancy permits have been issued by any governmental entity having jurisdiction.

Owner occupancy and use of substantially completed Work does not constitute final acceptance by the Owner of such Work.

- 1.0.40 **Supplier:** Any person or organization who supplies materials or equipment for the Work, including that fabricated to a special design, but who does not perform labor at the site.
- 1.0.41 **Surety:** The entity which is bound with and for the Contractor for the Performance of the Work and for the Labor and Material Bond.
- 1.1.42 **Town:** The Town of Castle Rock, in the State of Colorado, acting by and through its Mayor, Town Council, Town Manager, or other authorized representative.
- 1.0.43 **Unit Price:** An amount stated in the Bid as a price per unit of measurement for materials or services as described in the Contract.
- 1.1.44 **Unit Price Work:** Work to be paid for on the basis of unit prices.
- 1.1.45 **Warranty Work:** Work that is not in conformance with the Contract Documents. This includes Work that is defective.
- 1.0.46 **Work:** The construction and services required by the Contract, whether completed or partially completed, including all other labor, materials, equipment and services provided or to be provided by the Contractor to fulfill the Contractor's obligations. The Work may be the whole or a part of the Project.
- 1.1.47 **Written Amendment:** A change to the Contract Documents that is signed by Owner and Contractor on or after the Effective Date of the Contract and normally addresses non-



engineering or non-technical rather than strictly Work-related aspects of the Contract Documents. A Written Amendment may also add Work to the scope of the Contract.

- 1.1 **Abbreviations:** When the following abbreviations appear in the documents, they are defined as follows:

AASHTO	American Association of State Highway and Transportation Officials
ACI	American Concrete Institute
AISC	American Institute of Steel Construction
ANSI	American National Standards Institute
ASA	American Standards Association
ASCE	American Society of Civil Engineers
ASME	American Society of Mechanical Engineers
ASTM	American Society for Testing and Materials
AWS	American Welding Society
AWWA	American Water Works Association
CDOT	Colorado Department of Transportation
EPA	Environmental Protection Agency
MUTCD	Manual on Uniform Traffic Control Devices
OSHA	Occupational Safety & Health Administration

## **Article 2--PRELIMINARY MATTER**

- 2.1 **Notice to Proceed:** Following the execution of the Contract by the Parties, the Project Manager will give the Contractor written Notice to Proceed with the Work. The Contractor shall begin and continue the Work regularly and without interruption (unless otherwise directed in writing by the Project Manager) with the force necessary to complete the Work within the time stated in the Contract.
- 2.2 **Contractor's Understanding:** The Contractor agrees that, by careful examination, it is satisfied as to the nature and location of the Work, the conformation of the ground, the character, quality, and quantity of the materials to be encountered, the character of equipment and facilities needed before beginning and for the Project, the general and local conditions, and all other matters, which can in any way affect the Work under the Contract. No oral agreement with any officer, agent or employee of the Town either before or after the execution of the Contract shall affect or change any of the terms or obligations contained in the Contract.
- 2.3 **Contractor's Warranty:** The Contractor warrants that it has the knowledge, ability, experience, and expertise to perform the Work competently. The Contractor warrants the capacity of the Contractor's construction plant, personnel, and its ability to complete the Project within the allotted time.
- 2.4 **Contractor's License and Permits:** Contractor, or if applicable Subcontractor, shall be responsible for applying for, and obtaining all Town, County, State and/or Federal licenses and permits required to do the Work. Contractor will not be required to pay for Town permits, with the exception of the Temporary Erosion and Sediment Control (TESC) permit. All TESC permit fees must be paid by Contractor or Subcontractor as a condition to issuance of such TESC Permit.
- 2.5 **Schedules, Reports, and Records**



- 2.5.1 Before beginning construction, the Contractor shall submit to the Project Manager a Construction Progress Schedule, on a form approved by the Project Manager, showing all Work the Contractor and all Subcontractors will perform. The Project Manager may require the Contractor to substitute a Critical Path Method schedule (CPM), or bar graph type schedule. The Special Conditions will state when a CPM network schedule is required.
  - 2.5.2 The schedule shall be in enough detail for the Project Manager to readily determine the Work to be performed each day. When requested by the Project Manager, the Contractor shall update the schedule.
  - 2.5.3 Before beginning construction, the Contractor shall give the Project Manager the dates it expects to submit Shop Drawings, manufacturers' details, catalog cuts or other required special detail Drawings and also the dates of beginning manufacture, testing, delivery and installation of special equipment and materials.
- 2.6 **Contractor's Address:** The address in the Bid Proposal is designated as the place to which all communications to the Contractor will be delivered or mailed. The delivery at the listed address, in person or by certified mail, of any notice, letter or other communication to the Contractor, is adequate service upon the Contractor, and the date of the service is the date of delivery.
- 2.7 **Notification of Utility Owners**
- 2.7.3 The Contractor shall cooperate with Utility Owners to mitigate damage whenever the Contractor's work affects their utilities.
  - 2.7.4 The Contractor shall not excavate without first notifying the owners, operators or association of owners and operators having underground facilities in the area of such excavation. Notice may be given in person, by telephone or in writing. Notice to an association is notice to each member of the association.
  - 2.7.5 Contractor shall give notice of the commencement, extent, and duration of the excavation work at least two business days before beginning Work.
  - 2.7.6 If the Project affects fences, landscaping, mailboxes, driveways and other improvements, the Contractor shall notify the affected property owners or occupants IN WRITING at least two business days before beginning Work. The Contractor shall cooperate with the owners or occupants to reduce inconvenience where reasonably possible.
- 2.8 **Department of Revenue Forms**
- 2.8.1 It is the responsibility of the Contractor to apply for a Colorado State Sales and Use Tax Exemption Certificate from the State Dept. of Revenue and to use it when purchasing materials or supplies in connection with the Project.
  - 2.8.2 The Town's Tax Exemption Numbers are to be used only when obtaining the Contractor's own Tax Exemption Certificate for each specific Town project:
    - a. Federal Tax Exemption Number: 84-6000640
    - b. State of Colorado Tax Exemption Number: 98-05820-0000



## 2.9 Representations

- 2.9.1 The Contractor shall exercise reasonable care in preparing schedules and estimates. The Contractor, however, does not warrant or guarantee estimates and schedules except as otherwise indicated in the Contract Documents. The Contractor shall promptly report to the Owner's Design Consultant and Owner any nonconformity of the Drawings and Specifications with applicable laws, statutes, ordinances, codes, rules and regulations, or lawful orders of public authorities which is discovered by or made known to the Contractor as a request for information in such form as the Owner's Design Consultant may require.
- 2.9.2 Contractor hereby represents, promises, and warrants that Contractor is financially solvent and possesses sufficient experience, licenses, authority, personnel and working capital to complete the Work required hereunder.

## Article 3--DRAWINGS AND SPECIFICATIONS

### 3.1 Intent of Drawings and Specifications

- 3.1.1 In the Drawings and Specifications, the Town intends that the Contractor furnish all superintendence, labor, materials, tools, equipment, supplies, machinery and transportation necessary for the proper execution of the Work unless specifically noted otherwise. The Contractor shall do all the Work shown on the Drawings and described in the Specifications and all incidental Work reasonably necessary to complete the Project in a substantial and acceptable manner, and to complete fully the Work, ready for use, by the Town.
- 3.1.2 The Contractor shall complete all Work according to the Specifications and Plans, and in compliance with applicable laws of Colorado and ordinances of the Town.
- 3.1.3 In interpreting the Contract, words describing materials or work having a well-known technical or trade meaning, unless otherwise specifically defined, will be construed according to well-known meanings as recognized by engineers, architects, and the trades.
- 3.1.4 When the Contract refers to a provision of the General Conditions or another Contract Document, the Contract means the provision as amended or supplemented by other provisions of the Contract.
- 3.1.5 When the Specifications state the words "as directed," or "as required," or "as permitted," or words of like meaning, it is understood that the direction, requirement or permission of the Project Manager is intended. Similarly, the words **approved, acceptable or satisfactory** shall refer to approval by the Project Manager.
- 3.1.6 The Contract Documents are intended to be complementary, and Work called for on any Drawing and not mentioned in the Specifications, or Work described in the Specifications and not shown on any Drawing, is included under the Contract as if set forth in both the Specifications and Drawings.

- 3.2 **Copies of Drawings and Specifications Furnished:** The Project Manager will furnish to the Contractor, free of charge, four copies of Drawings and Specifications of the Work. All additional copies will be furnished at reproduction costs.



- 3.3 **Discrepancies in Drawings:** Contractor shall immediately report any discrepancies found between the Drawings and Specifications and site conditions or any errors or omissions in the Drawings or Specifications to the Project Manager, who shall promptly correct such error or omission IN WRITING. Any Work done by the Contractor after discovery of such discrepancies, errors or omissions is done at the Contractor's risk. In all cases, the Project Manager shall decide the intent of the Drawings and Specifications. The decision is final.
- 3.4 **Dimensions:** Figured dimensions shall govern over scaled dimensions.
- 3.5 **Drawings and Specifications at Job Site:** The Contractor shall keep one complete set of all Drawings and Specifications at the job-site, available to the Project Manager or the Manager's representative at all times.
- 3.6 **Shop Drawings**
- 3.6.6 The Contractor shall provide Shop Drawings, settings, schedules, and such other Drawings as may be necessary for the prosecution of the Work in the shop and in the field as required by the Drawings, Specifications or Project Manager's instructions.
- 3.6.7 The Contractor shall submit for approval four reproducible copies of all Shop Drawings and descriptive data as applicable showing all features not fully detailed on the Contract Plans but essential for a completely coordinated installation.
- 3.6.8 The Town's approval of Shop Drawings indicates only that the type and kind of equipment, general method of construction or detailing are satisfactory, but the Contractor may not construe the approval as a complete check. The Contractor has the responsibility for incorporating into the Work satisfactory materials and equipment meeting the requirements of the Contract Plans and Specifications, the proper dimensions, and the detailing of connections.
- 3.6.9 The review of Shop Drawings is only to check for compliance with the design concept of the Project and general compliance with the Contract Documents. Approval does not indicate the waiver of any contract requirement. Changes in the Work are authorized only by separate written Change Order.
- 3.7 **Record Documents:** The Contractor shall keep one record copy of all Addenda, Change Orders, Drawings, Field Orders, Modifications, and Shop Drawings and Specifications in good order. The Contractor shall record any changes made during construction on the record copies. The Contractor shall make a set of "Record Drawings" by marking this set of prints with all changes from the original Drawings as bid, including all Change Orders, alignment changes, depth changes of underground pipes and utilities, and all other items that are not the same as originally drawn. The Contractor shall keep the Record Drawings up to date as the Project progresses. The Project Manager may require, as a condition of the approval of the monthly progress payment, periodic inspection of the Record Drawings. The Contractor will deliver the Record Drawings to the Project Manager upon completion of the Project before Final Payment.
- 3.8 **Differing Site Conditions**
- 3.8.9 The Contractor shall promptly, before such conditions are further disturbed, notify the Project Manager in writing of:



- (a) Subsurface or latent physical conditions at the job-site differing materially from those indicated in the Contract; or
- (b) Unknown physical conditions at the job-site, of an unusual nature, differing materially from those ordinarily encountered and generally recognized as inherent in Work of the character provided for in the Contract.

3.8.10 Upon receipt of written notification from the Contractor of alleged differing site conditions, the Project Manager shall promptly investigate the conditions and if it finds the conditions materially differ, and so cause an increase or decrease in the Contractor's cost of or the time required for performance of any part of the Work under the Contract, an equitable adjustment will be made and the Contract modified in writing as provided for in Article 11 of these General Conditions.

- (a) No claim will be allowed under this Article unless the Contractor has given the written notice required in Article 3.8.1.
- (b) No claim will be allowed under this Article if Final Payment has been made.

### 3.9 Surveys

3.9.1 The Project Manager shall develop and arrange for all detail surveys necessary. The Contractor assumes full responsibility for construction according to the established lines and grades.

3.9.2 The Contractor shall carefully protect all monuments and property markers from disturbance or damage.

## **Article 4--AVAILABILITY OF RIGHT-OF-WAY**

### 4.1 Acquisition of Right-of-Way

4.1.1 Before issuance of Notice to Proceed, the Town shall obtain all land and right-of-way necessary for carrying out and completion of the Work to be performed pursuant to the Contract, unless otherwise mutually agreed.

4.1.2 The Town shall provide to the Contractor information which delineates and describes the lands owned and rights-of-way acquired, when necessary. The Contractor shall confine its operations within the areas designated by the Project Manager.

4.2 **Access to Right-of-Way:** The Town will provide right of access to all places necessary for the performance of the Work. Nothing contained in the Contract shall give the Contractor exclusive occupancy of the area provided by the Town. The Town, other Contractors of the Town and utility companies may enter upon or occupy portions of the land furnished by the Town for any purpose, but without unreasonably interfering with the completion of the Project. Joint occupancy or use of the territory shall not be the basis of any claim for delay or damages.

4.3 **State Highway Right-of-Way:** If any part of the Project is within the right-of-way of a roadway under the jurisdiction of the Colorado Division of Transportation (CDOT) the Town shall obtain the necessary permits from CDOT to perform such Work. Town, at its option may assign the responsibility to Contractor to obtain the necessary permits from CDOT to perform such Work.



The Contractor shall conform to all the requirements and restrictions indicated on the permit. The Contractor shall restore the area to its original condition, including reseeded if necessary, at the completion of the Project.

- 4.4 **Temporary Storage Facilities:** The Contractor may secure at its own expense, and without liability to the Town, use of any additional land that the Contractor may desire for temporary construction activities, and facilities, or storage of materials.

#### **Article 5--BONDS AND INSURANCE**

- 5.1 **Performance Bond and Labor and Material Payment Bond:** The Contractor shall, within ten days after receipt of the Notice of Award, and before the commencement of any operations hereunder execute the Contract and furnish the Town with separate Performance, and Labor and Material Payment Bonds each in a penal sum equal to the amount of the Contract Price, conditioned upon the Contractor's performance of all undertakings, covenants, terms, conditions, and agreements of the Contract, and upon the Contractor's prompt payment to all persons supplying labor and materials in the prosecution of the Work provided by the Contract. The Contractor and a corporate Bonding company, licensed to transact such business in the State of Colorado and acceptable to the Town, shall execute the Bonds. The Contractor bears the expense of these Bonds. If at any time the Surety on such Bonds becomes irresponsible or loses its right to do business in the State of Colorado, the Town may require another Surety, which the Contractor shall furnish within ten days after receipt of written notice to do so. Evidence of authority of an attorney-in-fact acting for the corporate Surety shall be provided in the form of a certificate as to its power of attorney and to the effect that it is not terminated and remains in full force and effect on the date of the Bonds. The form of the Bonds is subject to the Town's approval.

#### **5.2 Insurance**

- 5.2.2 The insurance requirements contained in the Contract shall not limit or redefine the obligations of the Contractor as provided elsewhere in the Contract.
- 5.2.2 Contractor agrees to procure and maintain, at its own cost, the following policy or policies of insurance. Contractor shall not be relieved of any liability, claims, demands or other obligations assumed pursuant to the Contract Documents by reason of its failure to procure or maintain insurance, or by reason of its failure to procure or maintain insurance in sufficient amounts, durations, or types.
- 5.2.3 Contractor shall procure and maintain, and shall cause each subcontractor of the Contractor to procure and maintain a policy the minimum insurance coverage listed below. Such coverage shall be procured and maintained with forms and insurers acceptable to the Town. All coverage shall be continuously maintained from the date of commencement of services hereunder. In the case of any claims-made policy, the necessary retroactive dates and extended reporting periods shall be procured to maintain such continuous coverage.

#### **5.3 Insurance Requirements**

- 5.3.1 **General Conditions:** Contractor agrees to secure, at or before the time of execution of this Agreement, the following insurance covering all operations, goods or services provided pursuant to this Agreement. Contractor shall keep the required insurance coverage in force at all times during the term of the Agreement, or any extension thereof, during any warranty period, and for eight (8) years after termination of the Agreement. The required insurance



shall be underwritten by an insurer licensed or authorized to do business in Colorado and rated by A.M. Best Company as A-VII or better. Each policy shall require notification to the Town in the event any of the required policies be canceled or non-renewed before the expiration date thereof. Such written notice shall be sent to the Town. Said notice shall be sent thirty (30) days prior to such cancellation or non-renewal unless due to non-payment of premiums for which notice shall be sent ten (10) days prior. If such written notice is unavailable from the insurer, Contractor shall provide written notice of cancellation, non-renewal and any reduction in coverage to the Town by certified mail, return receipt requested within three (3) business days of such notice by its insurer(s). Contractor shall be responsible for the payment of any deductible or self-insured retention. The insurance coverages specified in this Agreement are the minimum requirements, and these requirements do not lessen or limit the liability of the Contractor. The Contractor shall maintain, at its own expense, any additional kinds or amounts of insurance that it may deem necessary to cover its obligations and liabilities under this Agreement. All commercial and automobile liability policies shall have the following additional provisions:

- (a) Severability of interests or separation of insureds provision;
- (b) Provision that coverage is primary and non-contributory with other coverage maintained by the Town;
- (c) The underlying Agreement is an "insured contract" under the policy; and
- (d) Defense costs shall be outside the policy limits for liability coverage.

5.3.2 **Proof of Insurance:** Contractor may not commence services or work relating to the Agreement prior to placement of coverages required under this Agreement. Contractor certifies that the certificate of insurance attached as *Exhibit 3*, preferably an ACORD form, complies with all insurance requirements of this Agreement. The Town's acceptance of a certificate of insurance or other proof of insurance that does not comply with all insurance requirements set forth in this Agreement shall not act as a waiver of Contractor's breach of this Agreement or of any of the Town's rights or remedies under this Agreement. Each certificate shall identify the Project and shall provide that coverage afforded under the policies shall not be cancelled, terminated or materially changed until at least 30 days prior written notice has been given to the Town. If the words "endeavor to" appear in the portion of the certificate addressing cancellation, those words shall be stricken from the certificate by the agent(s) completing the certificate. The Town may require additional proof of insurance, including but not limited to policies and endorsements.

5.3.3 **Additional Insureds:** For Commercial General Liability, Automobile Liability, Contractors Pollution Liability (if required) and Excess Liability/Umbrella (if required), Contractor and subcontractor's insurer(s) shall include the Town, its elected and appointed officials, officers, employees, agents and volunteers acting within the course and scope of their duties for the Town, and the Town's Design Consultant for the Project, as additional insureds.

5.3.4 **Waiver of Subrogation:** For all coverages required under this Agreement, with the exception of Professional Liability – if required, Contractor's insurer shall waive subrogation rights against the Town, its elected and appointed officials, officers, employees, agents and volunteers acting within the course and scope of their duties for the Town, and the Town's Design Consultant for the Project.



- 5.3.5 **Subcontractors and Subconsultants:** All subconsultants, subcontractors, independent contractors, suppliers or other entities providing goods or services required by this Agreement shall be subject to all of the requirements herein. Contractor shall require all of its subcontractors and subconsultants of any tier to provide insurance coverage in types and amounts required by the Contractor, but in amounts of at least \$1,000,000 Commercial General Liability, Business Automobile Liability insurance of \$1,000,000 combined single limit, statutory Workers' Compensation coverage, and \$1,000,000 professional liability for any subcontractor performing design or engineering work. Contractor agrees to provide proof of insurance for all such subcontractors, subconsultants, independent contractors, suppliers or other entities upon request by the Town.
- 5.3.6 **Workers' Compensation and Employer's Liability Insurance:** Contractor shall maintain the coverage as required by statute for each work location and shall maintain Employer's Liability insurance with minimum limits of \$100,000 per occurrence for each bodily injury claim, \$100,000 per occurrence for each bodily injury caused by disease claim, and \$500,000 aggregate for all bodily injuries caused by disease claims.
- 5.3.7 **Commercial General Liability:** Contractor shall maintain a Commercial General Liability insurance policy with minimum limits of \$1,000,000 for each occurrence and \$2,000,000 products and completed operations aggregate, and \$2,000,000 general aggregate (per project). The policy shall provide coverage for all claims for bodily injury, property damage (including loss of use), products and completed operations, and contractual liability.
- 5.3.8 **Business Automobile Liability:** Contractor shall maintain Business Automobile Liability, or its equivalent, with minimum limits of \$1,000,000 combined single limit applicable to all owned, hired and non-owned vehicles used in performing services under this Agreement. If transporting wastes, hazardous material, or regulated substances, Contractor shall carry a pollution coverage endorsement and an MCS 90 endorsement on their policy. Transportation coverage under the Contractors Pollution Liability policy shall be an acceptable replacement for a pollution endorsement to the Business Automobile Liability policy.
- 5.3.9 **Contractor's Pollution Liability:** Contractor shall maintain minimum limits of \$1,000,000 per occurrence and \$2,000,000 policy aggregate. Policy to include bodily injury; property damage including loss of use of damaged property; defense costs including costs and expenses incurred in the investigation, defense or settlement of claims; and clean-up costs. Policy shall include a severability of interest or separation of insured provision (no insured vs. insured exclusion) and a provision that coverage is primary and non-contributory with any other coverage or self-insurance maintained by the Town.
- 5.3.10 **Additional Provisions:**
- 5.3.10.1 For claims-made coverage: The retroactive date must be on or before the contract date or the first date when any goods or services were provided to the Town, whichever is earlier.
- 5.3.10.2 Contractor shall advise the Town in the event any general aggregate or other aggregate limits are reduced below the required per occurrence limits. At their own expense, and where such general aggregate or other aggregate limits have



been reduced below the required per occurrence limit, the Contractor will procure such per occurrence limits and furnish a new certificate of insurance showing such coverage is in force.

- 5.3.11 **Governmental Immunity:** The parties understand and agree that the Town is relying on, and does not waive or intend to waive by any provision of this contract, the monetary limitations or any other rights, immunities, and protections provided by the Colorado Governmental Immunity Act, §24-10-101, et seq., C.R.S., as from time to time amended, or otherwise available to Town, its officers, or its employees.

## Article 6--INDEMNIFICATION

### 6.1 Responsibility for Damage Claims

- 6.1.1 The Contractor shall indemnify, save harmless, and defend the Town, its officers and employees, and the Town's Design Consultant for the Project, from and in all suits, actions or claims of any character brought because of: any injuries or damage received or sustained by any person, persons or property because of operations for the Town under the Contract; the Contractor's failure to comply with the provisions of the Contract; the Contractor's neglect of materials while constructing the Work; because of any act or omission, neglect or misconduct of the Contractor; because of any claims or amounts recovered from any infringements of patent, trademark, or copyright, unless the design, device, materials or process involved are specifically required by Contract; from any claims or amount arising or recovered under the "Workers' Compensation Act," by reason of the Contractor's failure to comply with the act; pollution or environmental liability; or any failure of the Contractor to comply with any other law, ordinance, order or decree. The Town may retain so much of the money due the Contractor under the Contract, as the Town considers necessary for such purpose, for the Town's use. If no money is due, the Contractor's Surety may be held until such suits, actions, claims for injuries or damages have been settled. Money due the Contractor will not be withheld when the Contractor produces satisfactory evidence that it and the Town are adequately protected by public liability and property damage insurance.
- 6.1.2 The Contractor also agrees to pay the Town all expenses incurred to enforce this "Responsibility for Damage Claim" agreement and if the insurer of the Contractor fails to provide or pay for the defense of the Town of Castle Rock, its officers and employees, as additional insured, the Contractor agrees to pay for the cost of that defense.
- 6.1.3 Nothing in the **INSURANCE PROVISIONS** shall limit the Contractor's responsibility for payment of claims, liabilities, damages, fines, penalties, and costs resulting from its performance or nonperformance under the Contract.
- 6.1.4 This indemnification obligation shall survive the expiration or termination of this Contract.

## Article 7--CONTRACTOR'S RESPONSIBILITIES

### 7.1 Control of the Work

- 7.1.1 When the Contractor is not present on the Project it shall have a Superintendent or other representative acceptable to the Town present who shall, during the absence of the Contractor, be its representative and have immediate charge of the Project. The Superintendent or representative shall have the Contractor's authority to act in its absence.



- 7.1.2 Any person employed on the Project who fails, refuses or neglects to obey the Superintendent or Contractor's other designated representative, shall, upon the order of the Project Manager, be at once removed from the Project and not again employed on any part of the Project.

## 7.2 **General Use of Subcontractors**

- 7.2.1 The Contractor may utilize the services of specialty Subcontractors on those parts of the Work which, under normal contracting practices, are performed by specialty Subcontractors.
- 7.2.2 The Contractor shall not sublet or subcontract any portion of the Work to be done under the Contract until approval of such action has been obtained from the Town.
- 7.2.3 The Contractor is fully responsible to the Town for the acts and omissions of its Subcontractors, and of persons either directly or indirectly employed by them.
- 7.2.4 Nothing contained in the Contract creates any contractual relationship between any Subcontractor and the Town.
- 7.2.5 The Contractor shall put appropriate provisions in all Subcontracts relative to the Work to bind Subcontractors to the terms of the Contract insofar as applicable to the Work of Subcontractors, and to give the Contractor the same power to terminate any Subcontractor that the Town may exercise over the Contractor.
- 7.2.6 The Contractor shall make available to each proposed Subcontractor, before the execution of the subcontract agreement, copies of the Contract Documents to which the Subcontractor will be bound, and, upon written request of the Subcontractor, identify to the Subcontractor terms and conditions of the proposed subcontract agreement which may be at variance with the Contract Documents. Subcontractors shall similarly make copies of applicable portions of such documents available to their respective proposed Sub-Subcontractors.

## 7.3 **Materials and Equipment Furnished by the Contractor**

- 7.3.1 The Contractor shall furnish and pay the cost of all of the necessary materials not furnished by the Town, all the superintendence, labor, tools, equipment, installation, maintenance, dismantling and removal of materials, supplies, temporary facilities, machinery and transportation. The Contractor shall perform all the work required for the construction of all structures listed and itemized under the Bid Schedule of the Bid in strict accordance with the plans, Specifications and requirements and any amendments thereto and supplemental plans and Specifications hereafter approved.
- 7.3.2 Unless otherwise provided for in the Specifications, all workmanship, equipment, materials, and articles incorporated in the Project are to be the best of their respective kinds, new and undamaged.
- 7.3.3 Materials, supplies or equipment to be incorporated into the Project shall not be purchased by the Contractor or any Subcontractor subject to chattel mortgage or under a conditional sales contract or other agreement by which an interest is retained by the seller.



- 7.3.4 The Contractor shall furnish the Project Manager, for the Manager's approval, the name of the manufacturer of machinery and other equipment for materials the Contractor contemplates incorporating in the Project. The Contractor shall also furnish information on capacities, efficiencies, sizes, etc., and other information as may be required by the Project Manager. The Contractor shall submit samples for approval when requested. Machinery, equipment, materials, and articles installed or used without the Project Manager's approval are at the risk of subsequent rejection.
- 7.3.5 The Contractor shall give the Project Manager three copies of all shop manuals, operating manuals, parts lists, classifications, catalog cuts, Specifications, warranties and guarantees for all equipment and machinery installed.
- 7.3.6 **Consideration of a product as an "equal" by the Project Manager may require that the manufacturer of such product furnish guarantees that extend beyond the usual product warranty time.** The refusal of a manufacturer to provide such guarantees is sufficient reason for rejecting the product.
- 7.4 **Patents and Copyrights**
- 7.4.1 The Contractor shall provide a suitable legal agreement with the patentee giving the Contractor the right to use any design, device, material, or process covered by letters patent or copyright, in the construction of the Project when the use has not been specified or required by the Drawings and Specifications. The Contractor shall file a copy of this agreement with the Town, if requested. The Contractor and the Surety shall indemnify, defend and save harmless the Town from all claims for infringements on patented design, devices, material, process or any trademark or copyright during the prosecution or after the completion of the Project.
- 7.4.2 If any design, device, material, process or product of a particular manufacturer covered by letters patent or copyright is specified for use by the Drawings and Specifications, the Town is responsible for any claims for infringement by reason of the use of such design, device, material, process or product of a particular manufacturer; but the Contractor shall pay any royalties or license fees required.
- 7.5 **Existing Utilities**
- 7.5.1 The Town has collected and shown on the Drawings available information on the location of existing underground, surface and overhead structures and utilities. However, the Town does not guarantee the results of the investigations are accurate or complete. It is the Contractor's responsibility to verify all locations of existing structures and utilities shown on the Drawings and to ascertain whether any other structures and utilities exist.
- 7.5.2 The Contractor shall support, and protect from injury, existing power lines, telephone lines, water mains, gas mains, sewers, cables, conduits, ditches, curbs, walks, pavements, driveways, and other structures in the vicinity of the Project which are not authorized to be removed until completion of the Project.
- 7.6 **Coordination with Utilities Departments**
- 7.6.1 The Contractor shall always coordinate its Work with Castle Rock Water. If it becomes necessary to close portions of any water or sewer system due to construction operations, a



minimum of 48 hours notification shall be given Castle Rock Water and whenever possible one week's notice should be given. It is the Contractor's responsibility to ensure continuity of the utilities.

- 7.6.2 All water from Castle Rock Water required for the Project will be provided at the Contractor's expense.

#### 7.7 **Laws and Ordinances**

- 7.7.1 The Contractor shall perform all obligations under the Contract in strict compliance with all federal, state, and municipal laws, rules, statutes, charter provisions, ordinances, and regulations, applicable to the performance of the Contractor under the Contract.
- 7.7.2 The Contractor shall obtain all other permits and licenses required in the prosecution of the Work.
- 7.7.3 IT IS UNLAWFUL AND UNETHICAL FOR ANY PERSON TO OFFER, GIVE OR AGREE TO GIVE ANY TOWN EMPLOYEE, TOWN OFFICIAL OR FORMER TOWN EMPLOYEE, OR FOR ANY TOWN EMPLOYEE, TOWN OFFICIAL OR FORMER TOWN EMPLOYEE TO SOLICIT, DEMAND, ACCEPT OR AGREE TO ACCEPT FROM ANOTHER PERSON, A GRATUITY OR AN OFFER OF EMPLOYMENT IN CONNECTION WITH ANY DECISION, APPROVAL, DISAPPROVAL, RECOMMENDATION OR PREPARATION OF ANY PART OF A PROGRAM REQUIREMENT OR A PURCHASE REQUEST, INFLUENCING THE CONTENT OF ANY SPECIFICATION OR PROCUREMENT STANDARD, RENDERING OF ADVICE, INVESTIGATION, AUDITING OR IN ANY OTHER ADVISORY CAPACITY IN ANY PROCEEDING OR APPLICATION, REQUEST FOR RULING, DETERMINATION, CLAIM OR CONTROVERSY, OR OTHER PARTICULAR MATTER, PERTAINING TO ANY PROGRAM REQUIREMENT OR A CONTRACT OR SUBCONTRACT, OR TO ANY SOLICITATION OR PROPOSAL THEREFOR.
- 7.7.4 IT IS UNLAWFUL AND UNETHICAL FOR ANY PAYMENT, GRATUITY OR OFFER OF EMPLOYMENT TO BE MADE BY OR ON BEHALF OF A SUBCONTRACTOR UNDER A CONTRACT TO THE PRIME CONTRACTOR OR HIGHER TIER SUBCONTRACTOR OF ANY PERSON ASSOCIATED THEREWITH, AS AN INDUCEMENT FOR THE AWARD OF A SUBCONTRACT OR ORDER.

#### 7.8 **Protection of Persons**

- 7.8.1 The Contractor is responsible for the health and safety of each and every person on or at the Work site. The Contractor shall take all necessary and reasonable precautions and actions to protect all such persons from injury, death or loss. The Contractor shall furnish, erect, and maintain at its own expense all necessary precautions for the protection of the Work and safety of the public through and around its construction operations.
- 7.8.2 Contractor shall prepare and implement a safety program complying with all of the requirements in this Section. Prior to the start of construction, Contractor shall provide the safety program to the Project Manager.
- 7.8.3 Prior to the start of construction, the Contractor shall provide the Project Manager with a statement signed by the Contractor's Superintendent that all Contractor Personnel have



been or will be briefed on the Contractor's safety program prior to being allowed on the Work site.

- 7.8.4 It is a condition of the Contract, and the Contractor shall make a condition of each Subcontract entered into pursuant to the Contract, that the Contractor and any Subcontractor shall not require any laborer, mechanic or other person employed in performance of the Contract to work in surroundings or under working conditions which are unsanitary, hazardous or dangerous to health or safety. The Contractor shall comply with all applicable safety rules and regulations adopted by the United States Department of Labor Occupational Safety and Health Administration (OSHA), the Industrial Commission of the State of Colorado, or the Town, whichever is most restrictive. The Town assumes no duty to ensure that the Contractor follows the safety regulations issued by OSHA or the State of Colorado.
- 7.8.5 The Town shall have the right at any time to request a safety compliance review of the Contractor's and its Subcontractor's safety policies, practices, and procedures. The Contractor shall provide to the Project Manager a complete copy of any OSHA correspondence, report, warning, citation, directive or notice within twenty-four (24) hours after it is received. The Contractor shall also provide the Project Manager a copy of any Contractor reply to any OSHA correspondence, report, warning, citation, directive or notice. This submittal is for informational purposes only and shall not alter the Contractor's responsibilities for safety of the Work site.
- 7.8.6 The Contractor shall provide written notice of any report of injury on the Work site to the Project Manager within forty-eight (48) hours after Contractor becomes aware of same. In addition, the Contractor shall provide verbal notice of the injury to the Project Manager immediately following the report of the injury. Contractor shall thereafter provide a copy of any investigation into the injury and a written statement of resolution of the injury, which should include but is not limited to, the cause of the injury and remediation steps the Contractor will take to prevent another similar injury.
- 7.8.7 The Contractor shall employ at the Work site a responsible qualified person whose duties shall include the protection of persons and property and the administration of the Contractor's safety program. This person must have safety training, a working knowledge of safety requirements, and experience administering safety programs. The Contractor shall provide the Project Manager with this person's name prior to the start of construction.
- 7.8.8 For operations involving trenching, excavation or any other underground construction, the Contractor's attention is specially directed to and its Work shall conform to the Construction Safety and Health Regulations, Part P Subparagraph 1926.650-653 by OSHA, latest revision.
- 7.8.9 The Contractor shall provide all necessary protective devices and safety precautions. Such devices and precautions may include but are not limited to: posting of danger signs warning against hazards such as, but not limited to, hoists, well holes, elevator hatchways, scaffolding, openings, stairways, trip and fall hazards and falling materials; placement of warning flares; equipment back-up alarms; installation of barricades; promulgation and application of safety regulations and employment of safety personnel and guards. Signs will not be considered to be an adequate substitute for physical protective barriers. The costs of all protective devices and the planning and implementing of safety precautions are considered to be included in the Contract Amount.



- 7.8.10 This Section shall be interpreted in its broadest sense for the protection of persons and property, and no act or omission to act by the Town, its officers, employees or agents, or by any consultant shall relieve the Contractor of its obligations and duties hereunder.

## 7.9 Protection of Property

- 7.9.1 The Contractor shall continuously and adequately protect the Work from damage, injury or loss arising in connection with the Contract. It shall repair or replace at its expense any such damage, injury or loss, except such as may be directly due to error in the Contract or caused by agents or employees of the Town. It shall provide and maintain at its expense all passageways, barricades, guard fences, lights, and other protection facilities required by public authority or local conditions.
- 7.9.2 The Contractor is responsible for protection of all public and private property on and adjacent to the site of the Work. It shall use every precaution necessary to prevent damage to curbs, sidewalks, driveways, trees, shrubs, sod, mailboxes, fences, and other private and public improvements. It shall protect carefully from disturbance or damage all land monuments and property markers until an authorized agent has witnessed or otherwise referenced their locations, and shall not remove them until directed.

## 7.10 Protection of Historical Sites

- 7.10.1 When the Contractor's excavating operations encounter remains of prehistoric people's dwelling sites or artifacts of historical or archeological significance, the Contractor shall temporarily discontinue the operations, and immediately advise the Project Manager. The Project Manager will contact archeological authorities to determine the disposition of the items in question. When directed, the Contractor shall excavate the site in such a manner as to preserve the artifacts encountered and remove them for delivery to the custody of the proper authorities. Such excavation is considered, and paid for, as extra Work.

## 7.11 Responsibility to Repair

- 7.11.1 Should any existing property be damaged, the Contractor shall immediately notify the owner of such property. Unless authorized in writing by the owner of the property or directed by the Project Manager, the Contractor shall not attempt to make repairs. Written authorization from the owner to make repairs must be so worded as to save the Town harmless from any responsibility whatsoever relative to the sufficiency of the repairs. The Contractor shall give the Project Manager a copy of the written authorization to make repairs.
- 7.11.2 When any direct or indirect damage or injury is done to any public or private property or utility by or on account of any act, omission, neglect or misconduct in the execution of the Work, the Contractor shall restore the damaged property at its own expense to a condition equal to or better than that existing before such damage or injury.
- 7.11.3 The Contractor shall replace any materials and equipment lost, stolen, damaged or otherwise rendered useless during the performance of Work on the Project.

## 7.12 Traffic Control



- 7.12.1 The Contractor shall arrange Work to disrupt traffic as little as possible. All traffic Control Devices used shall conform to the latest edition of the Manual of Uniform Traffic Control Devices, (MUTCD). Except as otherwise permitted, two-way traffic shall be maintained at all times in public roadways. At least 7 days before starting any Work in Town right-of-way, the Contractor shall submit a detailed traffic control plan for review from the Public Works Department, with a copy to the Police Department. The approval shall establish the requirements for closures related to the number of lanes and time of day lanes or streets may be closed. The Traffic Control Plan (TC Plan) shall include the name of the contractor, the name and phone number of the person responsible for the traffic control, the date for beginning and ending construction activity and hours of operation expected. The TC Plan should show the widths of streets involved, traffic lanes, the size and location of the Work area with distances from the curb, distance to the nearest intersection and the type and location of traffic control devices. No changes to the TC Plan shall be permitted without prior approval by the Public Works Director.
- 7.12.2 The Contractor shall furnish and maintain all necessary signs, barricades, lights, and flaggers necessary to control traffic and provide for safety of the public, all in compliance with the MUTCD with subsequent revisions and additions, and to the satisfaction of the Public Works Director.
- 7.12.3 Whenever a police officer is necessary for traffic control, the Contractor shall hire and pay a uniformed off-duty police officer with authority in the Town to direct traffic. The police department will determine the rate of pay for the officers.
- 7.12.4 The Contractor shall make its Traffic Control plans in concurrence with the Town requirements.

### 7.13 Sanitary Regulations

- 7.13.1 The Contractor is responsible for providing proper health and sanitation facilities for its employees, in compliance with any rules and regulations of the State Board of Health or any other bodies having jurisdiction.
- 7.13.2 The Contractor shall always provide an abundant supply of safe drinking water for its employees and shall give orders against the drinking of any water known to be unsafe in the vicinity of the Project.
- 7.13.3 At convenient places, the Contractor shall provide fly-proof outside toilets which are to be maintained in a sanitary condition. Toilets shall not be permitted in any reservoir area and shall not be permitted where they may pollute a water supply.

### 7.14 Pollution Control

- 7.14.1 The Contractor shall comply with all applicable Federal and State laws, orders, and regulations concerning the control, prevention, and abatement of water pollution and air pollution in all operations pertaining to the Contract whether on right-of-way provided by the Town or elsewhere.
- 7.14.2 The Contractor shall use construction methods that prevent release, entrance or accidental spillage of solid matter, contaminants, debris, and other objectionable pollutants and wastes including, but not restricted to refuse, garbage, cement, concrete, sewage effluent,



industrial waste, radioactive substances, oil and other petroleum products, aggregate processing tailings, mineral salts, and thermal pollution. Non-regulated solid wastes shall be disposed of by methods approved under applicable laws and regulations, including, the Resource Conservation and Recovery Act (RCRA), Subtitle D, as administered by Colorado and local Health Departments and the EPA. Contaminated and hazardous materials are regulated by RCRA, Subtitles C and D. The Contractor shall notify the Colorado Department of Health, local Health Departments, and Town Fire Departments if suspect materials are encountered.

- 7.14.3 The Contractor shall utilize methods and devices that are reasonably available to control, prevent, and otherwise minimize atmospheric emissions or discharges of air contaminants including dust in its construction activities and operation of equipment.
- 7.14.4 **The Contractor shall not emit dust into the atmosphere during any operations, including but not limited to:** grading; excavating; manufacturing, handling or storing of aggregates; trenching; or cement or pozzolans. The Contractor shall use the necessary methods and equipment to collect, deposit, and prevent dust from its operations from damaging crops, orchards, fields or dwellings or causing a nuisance to persons. The Contractor is liable for any damage resulting from dust.
- 7.14.5 The Contractor may not operate equipment and vehicles with excessive emission of exhaust gases due to improper mechanical adjustments, or other inefficient operating conditions, until repairs or adjustments are made.
- 7.14.6 Burning trash, rubbish, trees, brush or other combustible construction materials is not permitted.
- 7.14.7 De-watering for structure foundations or earthwork operations adjacent to or encroaching on lakes, streams or water courses shall be done in a manner which prevents muddy water and eroded materials from entering the lakes, streams or water courses, by construction of intercepting ditches, bypass channels, barriers, settling ponds or by other approved means. Excavated materials may not be deposited or stored in or alongside lakes or water courses where they can be washed away by high water or storm runoff.
- 7.14.8 The Contractor may not allow waste water from aggregate processing, concrete batching or other construction operations to enter lakes, streams, water courses or other surface waters without turbidity control methods such as settling ponds, gravel-filter entrapment dikes, approved flocculation processes that are not harmful to fish, recirculation systems for washing of aggregates or other approved methods. Any wastewater discharged into surface waters shall conform to applicable discharge standards of the Colorado Department of Health and the Federal Government.

## 7.15 **Cleaning Up and Restoration**

- 7.15.1 The Contractor shall clean up all refuse or scrap materials so the site presents a neat, orderly, and workmanlike appearance at all times.



7.15.2 Upon completion of the Project, and before Final Inspection, the Contractor shall remove from the construction site and any occupied adjoining property all plants, buildings, refuse, unused materials, forming lumber, sanitary facilities, and any other materials and equipment that belong to the Contractor or its Subcontractors.

7.15.3 The Town may clean up and restore the construction site satisfactorily when the Contractor fails to do so. Any costs the Town incurs will be deducted from the Final Payment due the Contractor.

#### **Article 8--OTHER WORK**

8.1 The Town reserves the right to award other Contracts in connection with the Project. The Contractor shall cooperate with and afford other contractors reasonable opportunity for the introduction and storage of their materials and the execution of their Work, and shall coordinate its Work with theirs.

#### **Article 9--TOWN'S RESPONSIBILITIES**

9.1 The Town will furnish the data required by the Contract and will make payments to the Contractor as provided by these General Conditions.

#### **Article 10--PROJECT MANAGER'S RESPONSIBILITIES**

10.1 The Project Manager is designated by the Town to exercise all authority on its behalf under the Contract and to see that the Project is completed according to its terms and conditions. The Project Manager may assume exclusive control of the performance of the Contractor whenever such performance is located in or upon the Town's property. The Project Manager will furnish all explanations, directions, stakes or markers, and inspections necessary to carry out and complete the Project.

#### **10.2 Lines and Grades**

10.2.1 The Contractor shall survey and stake as needed to complete project.

10.2.2 The Project Manager may appoint a Surveyor who will furnish all lines and grades. The Contractor shall give assistance, as required by the Surveyor, to aid in the staking, including clearing, improving access, exploratory excavations, and suspending operations to permit the Surveyor to perform its Work.

10.2.3 The Contractor shall give notice to the Surveyor at least three full days before initial lines and grades are needed. Thereafter, the Contractor shall give the Surveyor notice at least one full day before additional line and grade stakes are needed. The Project Manager is not responsible for providing lines and grades until the Contractor meets this Article's notice requirements.

10.2.4 The Contractor shall preserve all stakes, bench marks, and any other survey points. If they are destroyed by the Contractor or its employees, the Contractor shall pay for their replacement.

#### **10.3 Inspection**



- 10.3.1 The Project Manager shall appoint Inspectors to inspect the Project. Inspection may extend to all or any part of the Project. The Inspectors are not authorized to alter the provisions of the Drawings or Specifications or to delay the fulfillment of the Contract by failure to inspect materials and Work with reasonable promptness.
- 10.3.2 An Inspector has authority to reject defective materials and to suspend any Work that is being done improperly subject to the final decision of the Project Manager.
- 10.3.3 The Contractor shall give the Project Manager due and timely notice of readiness when the Project is to be inspected, tested or approved by someone other than the Inspector. The Contractor shall give the Project Manager required certificates of inspection, testing or approval. Inspection, tests or approvals by the Project Manager or others does not relieve the Contractor from its obligations to perform the Work according to the requirements of the Contract.
- 10.3.4 If the Project Manager considers it necessary or advisable that previously completed or covered Work be inspected or tested, the Contractor shall uncover, expose or otherwise make the Work available to the Project Manager for inspection and testing. The Contractor shall furnish all tools, labor, material, and equipment necessary to make the Work available. If the Project Manager finds the Work defective, the Contractor shall pay for the cost of satisfactory reconstruction and making the Work available. However, if the Work is not found defective, the Contractor will be allowed an increase in the Contract Price and/or an extension of the Contract Time for costs and time directly attributable to making the Work available and for reconstruction.
- 10.3.5 If the Contractor's operations require inspecting, testing or surveying to be done outside normal working hours or on Town holidays, it shall be at the Contractor's expense.

#### 10.4 Stop Work Order

- 10.4.1 The Project Manager has the authority to suspend Work on the Project either in whole or in part, for as long as the Project Manager deems necessary due to:
  - (a) Unsuitable weather;
  - (b) Faulty workmanship;
  - (c) Improper superintendence;
  - (d) Contractor's failure to carry out orders or to perform any provision of the Contract;
  - (e) Conditions which may be considered unfavorable for the prosecution of Work on the Project; or
  - (f) Work being carried on in an unsafe manner.
- 10.4.2 If it is necessary to stop work for an indefinite period, the Contractor shall, if directed by the Project Manager, store all materials in such a manner that they will not become an obstruction or become damaged in any way. The Contractor shall take every precaution to prevent damage to or deterioration of the Work, providing suitable drainage and erecting temporary structures where necessary.



10.4.3 The Project Manager will put the Stop Work order in writing and the Contractor may not proceed with Work on the suspended portion of the Project until notified in writing by the Project Manager.

#### 10.5 Disputes

10.5.1 If the Contractor considers any Work directed by the Town to be outside the Contract requirements, or if it considers any ruling of the Project Manager to be unfair, it shall immediately ask for a written instruction or decision and shall perform the Work in conformance with the Project Manager's ruling. If the Contractor considers such instructions unsatisfactory, it shall file a written protest with the Project Manager within ten days after their receipt.

10.5.2 All claims, disputes and other matters in question arising out of or relating to the Contract shall be submitted to the Project Manager before the Contractor can begin litigation.

### Article 11--CHANGES

#### 11.1 General

11.1.1 The Town may make alterations to the Project without the consent of the Surety at any time during the Work. The Contractor shall perform the Work as changed, as if originally specified. The alterations do not invalidate the Contract in any way.

11.1.2 The Project Manager may, at any time, without notice to the Surety, by written notice to the Contractor, make any change in the Work to be performed within the general scope of the Contract, including but not limited to changes:

- (a) In the Specifications (including Drawings and designs);
- (b) In the method or manner of the performance of the Work;
- (c) In facilities, equipment, materials, services or site furnished by the Town; or
- (d) Directing acceleration in the performance of the Work.

11.1.3 Any other written order or verbal order (which terms as used in this Article shall include direction, instruction, interpretation or determination) from the Project Manager, which causes the change, will be treated as a Change Order under this Article, provided that the Contractor gives the Project Manager written notice stating the date, circumstances, and source of the order and that the Contractor regards the order as a Change Order.

11.1.4 The Contractor may not treat any order, statement or conduct of the Project Manager as a change under this Article nor become entitled to an equitable adjustment in the Contract Price or Performance Time, except as provided in this Article.

11.1.5 If any change under this clause causes an increase or decrease in the Contractor's cost or the time required for the performance of any part of the Work under the Contract, whether or not changed by any order, an equitable adjustment will be made and the Contract modified in writing accordingly.



- 11.1.6 Claims for changes in the Contract Price or Contract Time of Performance will not be considered after the Final Payment has been made.
- 11.2 **Compliance with § 24-91-103.6:** Notwithstanding any other language in this contract, the issuance of any Change Order or other form of order or directive by the Town requiring additional compensable work to be performed which will cause the Contract Price to exceed the amount appropriated for the Work is prohibited unless the Contractor is given written assurance by the Town that lawful appropriations to cover the costs of the additional work have been made or unless the Contract contains a remedy granting provision.
- 11.3 **Field Orders:** The Project Manager may make changes in the details of the Project at any time, by issuing a Field Order. The Contractor shall proceed with the performance of any changes in the Project ordered by the Project Manager. If the Contractor believes that such Field Order entitles it to a change in Contract Price or Time, or both, it shall give the Project Manager written notice within ten days after the receipt of the Field Order. Thereafter, the Contractor shall document the basis for the change in Contract Price or Time within thirty days.
- 11.4 **Change Orders**
- 11.4.6 Changes in the Contract Price are authorized only by a Change Order or by a Written Amendment. Changes in contract time may be made by Change Order or by other appropriate written authorization.
- 11.4.7 Any difference in cost from Change Orders shall be added to or deducted from the amount of the Contract, as the case may be. Adjustments in the amounts to be paid to the Contractor on account of changed Work will be determined by one of the following methods in the order listed:
- (a) Unit Prices submitted in the Bid Schedule;
  - (b) Negotiated Unit Prices; and
  - (c) Negotiated lump sum.
- 11.5 **Extras and Force Account Work**
- 11.5.1 The Contractor shall perform any Work and furnish materials and equipment necessary or desirable for proper completion of the Contract if the Project Manager believes it necessary to order Work or materials or equipment which, in the Project Manager's opinion, are not susceptible to classification under the Unit Price items named in the Bid Schedule, and are not included in any lump sum bid item. The Project Manager will order such labor, material and equipment in writing before the extra Work is started. The labor, material and equipment will be classed as extra Work. The Town will not pay for extra Work unless the Town orders in extra work in writing. All claims for extra Work shall be submitted to the Project Manager, supplemented by any data the Project Manager requires.
- 11.5.2 Extra Work and Work involving a combination of increases and decreases in the Work will ordinarily be paid for at a lump sum or Unit Price agreed upon in writing by the Project Manager and Contractor before the extra Work Order is issued. In the negotiation of lump sum or Unit Prices, the agreed estimated cost of the Work plus an allowance for overhead and profit, not to exceed the allowances stated in Section 11.5.3, shall be used.



11.5.3 The allowance for overhead and profit will include full compensation for superintendence, bonds and insurance premiums, taxes (other than sales or use taxes included in the cost of materials), office expense, and all other items of expense or cost not included in the cost of labor, materials, or equipment provided under Sections 11.5.4, 11.5.5 and 11.5.6. The allowance for overhead and profit will be according to the following schedule:

<b>ACTUAL NECESSARY COST ALLOWANCE:</b>	
Labor	20 percent
Materials	15 percent
Equipment	10 percent

The Actual Necessary Cost for labor, materials, or equipment will be computed according to Sections 11.5.4, 11.5.5 and 11.5.6.

Superintendence, bond and insurance premiums, taxes (other than sales or use taxes inclusive in the cost of materials), and other general expense will not be included in the computation of actual necessary cost. When all or any part of the extra Work is performed by a Subcontractor or specialty firm, the prime Contractor may add five percent of the Subcontractor's total cost for the extra Work. The Contractor shall give the Project Manager daily report sheets covering the direct cost of labor and materials and charges for equipment. The daily report sheets shall provide names or identifications and classifications of workers and hours worked, as well as size, type and identification number of equipment and hours operated. Material charges shall be substantiated by valid copies of vendors' invoices. The Project Manager will make any necessary adjustments and compile the costs of cost-plus Work. When these reports are agreed upon and signed by both parties, they become the basis of payment for the Work performed.

11.5.4 Labor: The cost of labor used in performing the Work by the Contractor, a Subcontractor, or other forces will be the sum of the actual wages paid plus any employer payments to, or on behalf of, workers for fringe benefits including health and welfare, pension, vacation, and similar purposes; all payments imposed by State and Federal laws including, but not limited to, compensation insurance, and social security payments; and the amount paid for subsistence and travel required in accordance with the regular practice of the employer.

At the beginning of the contract or as later requested by the Project Manager, the Contractor shall furnish the Project Manager proof of labor compensation rates being paid or already paid.

11.5.5 Materials: The cost of materials used in performing the Work, including transportation charges for delivery (exclusive of machinery rentals), will be the cost to the purchaser, whether Contractor, Subcontractor or other forces, from the Supplier thereof, inclusive of sales or use taxes, except if, in the opinion of the Project Manager, the cost of materials is excessive, or the Contractor does not furnish satisfactory evidence of the cost of such material. If the Project Manager finds the cost excessive or the Contractor has not furnished evidence of the cost, then the cost will be deemed to be the lowest current wholesale price for the quantity concerned delivered to the job-site less cash or trade discounts.

The Town reserves the right to furnish materials for the Work and the Contractor may not claim costs and profit on materials furnished by the Town.



The Town reserves the right to purchase from the Contractor any materials previously purchased for a project and not used. Payment for the materials will be based on the actual material cost as shown on the Supplier's invoice, any transportation charges incurred, plus a fifteen percent handling fee.

- 11.5.6 Equipment: The Contractor will be paid according to the rental rates agreed upon in writing before extra or force account Work is begun, for any machinery or special equipment (other than small tools) authorized by the Project Manager. The Contractor may furnish cost data to assist the Project Manager in the establishment of the rental rate.

The rental rates paid, as provided above, shall include the cost of fuel, oil, lubrication supplies, small tools, necessary attachments, repairs and maintenance of all kinds, depreciation, storage, insurance, and all incidentals. Operator wages will be paid separately, as provided in Section 11.5.4.

Individual pieces of equipment or tools having a replacement value of \$100.00 or less, whether or not consumed by use, are considered small tools and no payment will be made for them.

Rental time will not be allowed while equipment is inoperative due to breakdowns or storage on-site.

- 11.5.7 Equipment on the Work: The rental time to be paid for equipment on the Work is the time the equipment is in productive operation on the extra Work being performed.
- 11.5.8 Eliminating Items: The Project Manager shall notify the Contractor in writing to eliminate any items contained in the proposal unnecessary for the proper completion of the Work. Such action will not invalidate the contract. The Contractor, by Change Order, will be reimbursed for actual work done and all cost incurred, including mobilization of materials and equipment before the elimination of such items.

## **Article 12--CONTRACT TIME**

### **12.1 General**

- 12.1.1 Time is of the essence in the performance of all Work contemplated in the Contract. Therefore, the Work shall be commenced no later than ten days from and including the date of Notice to Proceed and shall be fully completed in a satisfactory and acceptable manner within the time stated in the Contract.
- 12.1.2 The capacity of the Contractor's construction plant and force shall be sufficient as to insure completion of the Project within the allotted time. The Contractor shall use multiple crews if necessary to complete the Project within the allotted time.

### **12.2 Delays**

- 12.2.1 Delay claims fall into three categories: non-excusable, excusable, or compensable. Any payment for delays or the granting of time extensions require a properly executed Change Order per Article 11.



12.2.2 **Non-excusable delay** is one caused by factors within the Contractor's reasonable control. The delay is the Contractor's fault; no additional time or additional compensation is allowed. Typical types of non-excusable delays are:

- (a) Late submittal of Shop Drawings;
- (b) Late procurement of materials or equipment;
- (c) Insufficient personnel;
- (d) Unqualified personnel;
- (e) Inadequate coordination of Subcontractors or other contractors;
- (f) Subcontractor delays;
- (g) Late response to Town and Project Manager inquiries; or
- (h) Construction not conforming to contract requirements making repeated re-working necessary.

12.2.3 **Excusable delay** is caused by factors beyond the Contractor's reasonable control, but is not the result of the Town's actions or failure to act. An excusable delay entitles the Contractor to an extension of time but no additional compensation for the cost of the delay.

12.2.4 **Compensable delay** is one where the Town has failed to meet an obligation stated or implied in the construction contract. If the Project Manager considers a delay as compensable, the Town will grant a time extension and reimburse the Contractor for the increased cost caused by the delay. Typical types of Town-caused delays are:

- (a) Late approval of Shop Drawings and samples;
- (b) Delays in answers to field inquiries by the Contractor;
- (c) Interference with the Contractor during construction;
- (d) Town-caused schedule changes;
- (e) Design changes; or
- (f) Interference by other contractor's or the Town's forces.

12.2.5 **Failure to Prosecute Work.** If, in the opinion of the Town's Project Manager, or other authorized agent of the Town, the Contractor is not prosecuting the Work under the Contract, written notice will be given and the Contractor shall have seven days to resume the Work with due diligence.

### 12.3 **Failure to Complete Work on Time--Liquidated Damages**

12.3.1 The Town may permit the Contractor to proceed if the Contractor fails to complete the Work on or before the original date set forth for or on or before the corrected. In such case, the Town will deduct the sum specified in the Contract for each day that the Work remains uncompleted. This sum shall not be a penalty but is liquidated damages.

12.3.2 The parties agree that, under all of the circumstances, the daily basis and the amount set forth as liquidated damages is reasonable and equitable. The Town expends additional personnel effort in administering the Contract or portions of it that are not completed on time, and such efforts and the costs thereof are impossible to accurately compute. In



addition, some, if not all, citizens of Castle Rock incur personal inconvenience and lose confidence in their government as a result of public projects or parts of them not being completed on time, and the impact and damages, certainly serious in monetary as well as other terms, are impossible to measure.

- 12.3.3 Permitting the Contractor to continue and finish the Work, or any part of it, after the time fixed for its completion, or after the date to which the time of completion may have been extended, shall not operate as a waiver on the part of the Town of liquidated damages or any of its rights under the Contract.

### **Article 13--WARRANTY AND GUARANTEE; SAMPLES AND TESTING; DEFECTIVE WORK AND MATERIALS**

#### **13.1 Warranty and Guarantees**

- 13.1.1 The Contractor and its Surety are jointly responsible for maintenance and satisfactory operation of Work performed under the Contract for a period of one year following the Notice of Construction Completion or until warranty work is fully satisfied. They are responsible for the satisfactory repair or replacement of any Work, materials or equipment which are found defective during this period, provided any failure results directly or indirectly from faulty workmanship or negligence by the Contractor, from faulty manufacturing or from faulty erection or improper handling of materials or equipment furnished or installed by the Contractor. Neither the Contractor nor Surety are liable for any failure resulting from the Town's neglect or improper operation of facilities or the act of a third party.
- 13.1.2 The obligations of 13.1.1 shall survive termination of the Contract under the provisions of Article 15.

#### **13.2 Samples and Testing**

- 13.2.1 All materials and equipment used in the Project will be subject to sampling and testing according to generally accepted standards and as required in the Contract Documents. In the absence of direct references, the sampling and testing of materials will be done according to current Specifications of the American Society for Testing and Materials or the American Water Works Association. The Contractor shall cooperate with the Project Manager in collecting and forwarding required samples.
- 13.2.2 The Contractor shall not incorporate any materials into the Project or cover any part of the Work until it has been inspected and approved according to the Contract Documents.
- 13.2.3 The Contractor shall furnish all samples without charge. The Contractor will cooperate with the Project Manager in collecting, handling, storing, and forwarding required samples including the furnishing of manpower and equipment when necessary.
- 13.2.4 The Contractor will pay the cost of the initial test except when the Contract states otherwise. The Contractor will pay the costs for repeated tests due to failure of the initial test.

#### **13.3 Access to Work**



- 13.3.1 The Project Manager and the Manager's representatives shall have access to the Project at any time for purposes of inspection, sampling, and testing. Access shall extend to authorized representatives of participating federal or state agencies and to other public authorities having jurisdiction established by law. The Contractor shall provide proper facilities for access to the Project.
- 13.3.2 Access to the Project shall mean wherever and whenever it is in manufacture, preparation or progress. It shall include access to payrolls, records of personnel, invoices of materials, terms and conditions of sale of materials and equipment to be incorporated in the Project, files, records, books, correspondence, instructions, Drawings, receipts, subcontracts, purchase orders, vouchers, memoranda and any other relevant data and records relating to the Contract.
- 13.3.3 The Town may, at reasonable times, inspect the part of the plant, place of business or worksite of the Contractor or Subcontractor at any tier which is pertinent to the performance of the Contract.

#### 13.4 **Defective Work and Materials**

- 13.4.1 Material and workmanship not conforming to the requirements of the Contract are deemed defective. Defective Work or material shall be removed immediately from the Project site and replaced with acceptable Work and material at the Contractor's expense.
- 13.4.2 If the Contractor fails to replace rejected materials or Work within ten days after receipt of written notice, the Town may replace or correct them and charge the cost to the Contractor and may terminate the right of the Contractor to proceed. Failure to detect previously installed defective materials or workmanship shall not impair the Town's right to receive a completed project which is free of defects and meets all of the requirements of the Contract Documents.

### **Article 14--PAYMENTS TO CONTRACTOR AND COMPLETION**

#### 14.1 **General**

- 14.1.1 Unless expressly provided otherwise, the prices shown in the Bid Schedule include the cost of all labor, materials, equipment, tools, forms, services, utilities, royalties, fees, and any other thing or expense necessary to complete the Project. Items not shown on the Plans, Specifications or Special Provisions but which are necessary to construct the Project will be considered a part of the Project whether specified or not and no separate payment will be made for these items.
- 14.1.2 Unless expressly provided otherwise in the Contract, the amount to be paid for the Work includes all labor, materials, forms, tools, scaffolding, plants, equipment, service, utilities, royalties, fees, and everything, whether temporary or permanent, necessary to complete the Project.
- 14.2 **Determination of Amounts and Quantities:** The Project Manager shall verify determinations of amounts and quantities of Work performed. The Project Manager shall have access to the records as stated in Article 13.3. The method of measurement of the Contract Bid Items will be as specified in the Special Conditions.

### 14.3 Variations in Estimated Quantities

- 14.3.2 Where the quantity of a pay item in the Contract is an estimated quantity and where the actual quantity of such pay item varies more than twenty-five percent below the estimated quantity stated in the Contract, the Contractor shall make an equitable adjustment in the Contract Price, upon demand of the Town. The Contract Price adjustment will be based upon any decrease in costs due solely to the variation below seventy-five percent of the estimated quantity.
- 14.3.2 Where the quantity of a pay item in the Contract is an estimated quantity and the actual quantity of such pay item is more than twenty-five percent above the estimated quantity in the Contract, the Town may elect to terminate the Contract or issue a Change Order to adjust the Contract Price.

### 14.4 Monthly Estimates--Partial Payments

- 14.4.2 The Contractor shall prepare monthly partial estimates (monthly estimates) for all Work completed up to that time. The authorized Town representative(s) shall approve the monthly estimates before progress payments will be made. The format of the monthly estimates will be related to the format of the Bid Proposal.
- 14.4.3 In making such progress payments, subject to the exceptions in this Article, the Town will retain five percent of the total amount earned as indicated in the monthly estimate until the Project is substantially completed, provided, however, that at any time after the value of the completed Work equals or exceeds fifty percent of the face value of the Contract, the Town shall, if it finds that satisfactory progress is being made, retain the amount previously withheld but make the remaining partial payments in full. At no time may the amount retained exceed five percent of the total Contract Price.
- 14.4.4 If the Town finds that satisfactory progress is being made in all phases of the Contract, it may, upon written request by the Contractor, authorize payment from the withheld percentage. Before such payment is made, the Town shall determine that satisfactory and substantial reasons exist for the payment and shall require written approval from any Surety furnishing Bonds for the Contract. The Contractor shall make partial payments of the amount due to each of its Subcontractors in the same manner as the Town is required to pay the Contractor under this Article, providing that the Subcontractor is satisfactorily performing under its Contract with the Contractor.
- 14.4.4 Monthly estimates may include the value of acceptable materials required in the construction which have been delivered on the site of the Work or to adjacent railway siding and for which acceptable provisions have been made for preservation and storage, providing the Contractor submits with its monthly estimate, paid invoices in duplicate for the material for which payment is being requested. Material paid for by the Town becomes the property of the Town and, in the event of the default on the part of the Contractor, the Town may use or cause to be used such materials in construction of the Work provided for in the Contract.
- 14.4.5 The Town may withhold, in addition to retained percentages from Contractor payments, such an amount or amounts as may be necessary to cover:



- (a) Claims for labor or materials furnished the Contractor or Subcontractor(s) or reasonable evidence indicating probable filing of such claims;
- (b) Failure of the Contractor to make proper payment to Subcontractors or for material or labor furnished by others;
- (c) A reasonable doubt that the Contract can be completed for the balance then unpaid;
- (d) Evidence of damage to another Contractor or private property;
- (e) Uncorrected defective Work or guarantees that have not been met;
- (g) Failure of the Contractor to submit cost breakdowns, schedules, reports and other information required under the Contract;
- (h) Persistent failure to carry out the Work according to the Contract; or
- (i) Reasonable evidence that the Work will not be completed within the Contract Time, and that the unpaid balance would not be adequate to cover actual or liquidated damages for the anticipated delay.

14.4.6 The Town may disburse and has the right to act as agent for the Contractor in disbursing funds, withheld pursuant to this paragraph, to the party or parties who are entitled to payment therefrom, but the Town assumes no obligation to make such disbursement. The Town will render to the Contractor a proper accounting of all funds disbursed under this paragraph.

#### 14.5 Escrow Contract in Lieu of Retainage

14.5.1 When sums are withheld to assure satisfactory performance of any contract exceeding fifty thousand dollars, the Contractor may withdraw the whole or any portion of the withheld sums if the Contractor deposits acceptable securities with the Town's Director of Finance to negotiate the acceptable securities and to receive the payments due the Town pursuant to law or the terms of the Contract. To the extent there are excess funds resulting from negotiation, the balance shall be returned to the Contractor. Acceptable securities which are deposited shall have a market value at least equal in value to the amount withdrawn at all times. If at any time the Town determines that the market value of the acceptable securities deposited has fallen below the amount withdrawn, the Town's Director of Finance shall give notice to the Contractor, who shall deposit additional acceptable securities in an amount sufficient to re-establish a total deposit of securities equal in value to the amount withdrawn.

14.5.2 The Town may enter into an escrow contract or agreement with any national bank, state bank, trust company or savings and loan association located in this state and designated by the Contractor, after notice to the Surety, to provide an escrow agent for the custodial care and servicing of any obligations deposited with it pursuant to §24-91-106, C.R.S., as amended. Such services shall include the safekeeping of the obligations and the rendering of all services required to effectuate the purpose of §§24-91-106 and 38-26-107, C.R.S., as amended.



- 14.5.3 The Town or any national bank, state bank, trust company or savings and loan association located in the state and designated by the Contractor to serve as custodian for the obligations pursuant to §24-91-106, C.R.S., as amended, shall collect all interest and income when due on the obligations deposited and shall pay them, when and as collected, to the Contractor who deposited the obligations. If the deposit is in the form of coupon Bonds the escrow agent shall deliver each coupon, as it matures, to the Contractor. The Contractor may not charge any expense incurred for this service to the Town.
- 14.5.4 Any amount deducted by the Town, pursuant to law or the terms of a Contract, from the retained payments otherwise due to the Contractor, will be deducted first from that portion of the retained payments for which no obligation has been substituted and then from the proceeds of any deposited obligation, in which case, the Contractor is entitled to receive the interest, coupons or income only from those obligations which remain on deposit after such amount has been deducted.
- 14.5.5 Provided that the Subcontractor has performed under its Contract with the Contractor, the Contractor shall disburse to each Subcontractor all retained payments and interest disbursed to the Contractor by the Town, in proportion to the respective amounts of retained payments, if any, which the Contractor has withheld from its Subcontractors.
- 14.5.6 If it becomes necessary for the Town to take over the completion of any Contract, all of the amount owed the Contractor, including the withheld percentage, shall first be applied toward the cost of completion of the Contract and any liquidated damages. Any balance remaining in the retained percentage shall be payable to the Contractor or the Contractor's creditors. Such retained percentage, as may be due any Contractor, shall be due and payable at the expiration of thirty days from the date of the Town Project Final Acceptance.
- 14.6 **Town's Right to Accept Portion of the Project:** The Town reserves the right to accept and make use of any completed section of the Project without invalidating the Contract or obligating the Town to accept the remainder of the Project.
- 14.7 **Substantial Completion:** When the Contractor considers the entire work ready for its intended use, the Contractor shall notify the Project Manager in writing that the entire Work is substantially complete (except for items specifically listed by Contractor as incomplete) and request that the Project Manager issue a Notice of Substantial Completion. Within a reasonable time, the Contractor, Project Manager and any other appropriate Town representatives shall make an inspection of the Work to determine the status of completion. If the Project Manager does not consider the Work substantially complete, the Project Manager will notify the Contractor in writing giving the reasons for denial of the Notice of Substantial Completion. If the Project Manager considers the Work substantially complete, the Project Manager will prepare and deliver to the contractor a Notice of Substantial Completion which shall fix the date of Substantial Completion. The Project Manager shall attach to the certificate a tentative list ("punch list") of items to be completed or corrected before Final Payment. Warranties required by the Contract shall commence on the date set in the Notice of Construction Completion for the Project, or the date set in the Notice of Construction Completion for a designated portion of the Project, unless otherwise provided in the notice of Substantial Completion.
- 14.8 **Construction Completion:** When the Work specified in the Contract is completed and the final cleanup has been performed, the Contractor shall notify the Project Manager that all Work under the Contract has been completed and the Project Manager shall, within five days after such notice, make the final inspection. If the Project Manager finds that the Project has been completed



according to the requirements set forth in the Contract, the Town, upon the recommendation of the Project Manager, shall issue a Notice of Construction Completion. Notices of Construction Completion issued orally or without proper Town authorization are void.

- 14.9 **Claims Against the Contractor:** As provided by Colorado law, persons or businesses, including Subcontractors, who have not been promptly paid by the Contractor and who have provided materials, services and labor of any kind, or labor and material incidental to the completion of the Project, may file claims and the Town may withhold from the Contractor an amount sufficient to cover such claims.
- 14.10 **Final Payment--Pursuant to Section 38-26-107, C.R.S., as Amended**
- 14.10.1 After the Notice of Construction Completion is issued by the Town, a Notice of Final Settlement shall be advertised at least twice, not less than ten days before the date of Final Settlement, in a newspaper of general circulation in the county where the Work was done. If no claims are filed before the expiration of ten days from the date of the last publication of the Notice of Final Settlement, the Final Payment, including retainage, may be made.
- 14.10.2 If any Subcontractor or Supplier files a claim before the expiration of ten days from the date of the last publication of the Notice of Final Settlement, for Work done or material furnished that has not been paid for by the Contractor, the Town shall withhold from Final Payment to the Contractor sufficient funds to insure the payment of the claims. The funds shall not be withheld longer than ninety days from the date of Final Settlement unless a legal action is started within that time to enforce payment of the claims.
- 14.10.3 At the end of ninety days, or any time before, if the person filing the claim acknowledges receipt of payment for the claim, or otherwise releases the claim in writing, the Town shall pay the Contractor the monies not subject to suit or lis pendens notices.
- 14.10.4 Monies that are the subject of a suit will be withheld until a judgment is rendered in the suit.

#### **Article 15--CONTRACT TERMINATION**

- 15.1 **Town's Right to Terminate Contract for Convenience:** The Town shall, at any time, have the right to terminate the Contract, for convenience, upon giving written notice to the Contractor. The Contractor shall be entitled to the full amount of the approved estimate for the Work satisfactorily completed under the Contract up to the time of such termination, including the retained percentage. The Town shall reimburse the Contractor for such expenditures as, in the judgment of the Project Manager, are not otherwise compensated for, together with the cost of moving to and from the Project and a reasonable profit on the Work deleted by reason of the annulment of the Contract, in order that an equitable settlement is made with the Contractor.
- 15.2 **Town's Right to Terminate Contract for Default:** The Project Manager, with the approval of the Town and acting on behalf of the Town, may serve notice upon the Contractor and its Surety of the intention to terminate the Contract if the performance of the Work set forth under the Contract is unnecessarily or unreasonably delayed by the Contractor, or if any of the provisions of the Contract are being violated by the Contractor or its Subcontractors. The Contract is terminated unless, in the opinion of the Project Manager, the Contractor corrects the violation within five days after the notice is served. In the event of such termination, the Project Manager, acting on behalf of the Town, shall immediately serve notice of the termination and the Surety's right to complete



the Contract upon the Surety and the Contractor. The Surety shall have the right to take over and perform the Work called for in the Contract. The Surety is then bound by all the provisions of the Contract. If the Surety does not commence performance of the Work within ten days from the date of the notice, the Town may take over the Project and, without prejudice to any other remedies, complete the Project and the Contractor and its Surety are liable to the Town for any excess costs incurred by the Town.

### 15.3 Contractor's Right to Terminate Contract

15.3.4 The Contractor may terminate the Contract if the Work is stopped for a period of three months under any order of any court or other public authority through no act or fault of the Contractor or of anyone employed by it.

15.3.2 The Contractor may suspend Work if Town fails to make payments at the times provided in the Contract and the Contractor has given the Town written notice seven days before suspending Work. The Contractor may terminate the Contract, at its option, if the Town continues to be in default thirty days after the date of the written notice. Failure by the Town to make payments at the times provided is a bar to any claim by the Town against the Contractor for delay in completion of the Project if the Contractor suspended Work for that reason.

15.3.3 If the Contractor terminates the Contract, it may recover the price of all Work done and materials provided and all damages sustained.

## Article 16--EQUAL OPPORTUNITY

16.1 **General:** During the performance of the Contract, the Contractor agrees as follows:

16.1.4 The Contractor shall not discriminate against any employee or applicant for employment because of race, color, age, disability, religion, sex, national origin, or as otherwise prohibited by law.

16.1.5 The Contractor shall ensure that all Subcontractors shall not discriminate against any employee or applicant for employment because of race, color, age, disability, religion, sex, national origin, or as otherwise prohibited by law.

## Article 17--AUDIT

### 17.1 Records and Reports

17.1.1 The Contractor shall keep and preserve full and detailed accounts relating to the Contract for a period of three years from the date of final payment under the Contract in which the Work is completed.

17.1.2 The Subcontractor shall keep and preserve full and detailed accounts relating to the Contract for a period of three years from the date of final payment under the subcontract.

17.2 **Access:** The Contractor shall permit the Town and the Town's accountants to have access as stated in Article 13.3 and to the records kept per Article 17.2 for the purpose of making such financial audits, or verifications as the Town deems necessary or appropriate concerning the Contractor's performance under the Contract.



## **Article 18--MISCELLANEOUS**

- 18.1 **Reservation of Right to Bar Persons from the Work and Site:** The Town reserves the right to bar any person, including employees of the Contractor and Subcontractors, from the Town's Work site. This shall not be treated as a request for the employee's termination but a request that the employee not be assigned to work on the Town Work site. No increase in contract time or price is authorized.
- 18.2 **Provisions Construed as to Fair Meaning.** The provisions of the Contract shall be construed as to their fair meaning, and not for or against any party based upon any attributes to such party of the source of the language in question.
- 18.3 **Headings for Convenience:** All headings, captions and titles are for convenience and reference only and of no meaning in the interpretation or effect of the Contract.
- 18.4 **No Implied Representations:** No representations, agreements, covenants, warranties, or certifications, express or implied, exist as between the parties, except as specifically set forth in the Contract.
- 18.5 **Financial Obligations of Town:** All financial obligations of the Town under the Contract are contingent upon appropriation, budgeting, and availability of specific funds to discharge such obligations. Nothing in the Contract shall be deemed a pledge of the Town's credit, or a payment guarantee by the Town to the Contractor.
- 18.6 **Assignment/transference:** The Contractor may not assign or transfer any interest in the Contract, including any money due or to become due, without the prior written consent of the Town.
- 18.7 **Amendments.** The parties shall only amend the Contract in writing with the proper official signatures and, if required elsewhere in this Contract, on the proper forms.
- 18.8 **Waiver.** No waiver of a breach or default under the Contract is a waiver of any other or subsequent breach or default.
- 18.9 **Governing Law.** The Contract is governed and to be construed according to the laws of the State of Colorado.
- 18.10 **Binding Contract.** The Contract is binding upon the parties hereto and their respective heirs, executors, administrators, successors and assigns.
- 18.11 **Colorado Labor Preference.** In accordance with the requirements of the Colorado Labor on Public Works Act, Section 8-17-101, et seq., C.R.S., Contractor shall ensure that Colorado labor shall be employed to perform at least 80% of the work. It shall be the sole responsibility of Contractor to ensure that all Subcontractors comply with this requirement.



**EXHIBIT 2**  
CONTRACTOR'S PROPOSAL



Hydro Resources – Rocky Mountain, Inc  
13027 County Road 18, Unit C  
Fort Lupton, CO 80621  
Phone (303) 857-7540  
Fax (303) 857-3826

January 15, 2026

Castle Rock Water  
175 Kellogg Court  
Castle Rock, CO 80109

**ATTN: Ms. Zuzana Howard**

**Project: 2026 Denver Basin Rehab of Wells 44, 118, 219, 92 and 72R**

Ms. Moore,

Hydro Resources (HR) is pleased to present the following proposal for well rehabilitation services of Castle Rock Water's Denver Basin Wells 44, 118, 219, 92 and 72R. HR has a history of performing successful well rehabilitations for Castle Rock Water and neighboring communities. HR wishes to outline our understanding of the scope of work. Before reviewing the project details, HR would first like to stress our commitment to the Town of Castle Rock to providing a company committed to making Health & Safety our number one priority on this project. HR has broken down the proposal into the following units:

- I. Technical Approach**
- II. Clarifications**
- III. Estimated Schedule**
- IV. Attachments**

**I. Technical Approach**

HR has multiple pump rigs and support equipment that can be utilized for this scope. HR plans on utilizing a Pulstar P100000 rig (or equivalent) 50 Ton Capacity rig as pictured below.



***Well Abandonment for Well 92***

- Mobilize pump rig and three-man pump crew to the site.
- HR has assumed the well is 851' deep with 8" over 9-5/8" diameter casing based on state records.
- Set up the perforator – Sonar Jet 577' to 551'.

- Set up rig insert tremie pipe to depth.
- Install a cement grout plug from 851' to 5' below surface and allow to set for 24 hours.
- HR has assumed a well volume of 14 cubic yards and has estimated 25% overage for the calculated cement grout volume.
- Next day, dig down and cut off casing.
- File well abandonment report.
- Demobilize rig from site.

#### *Well Inspection of Well 72R*

- Mobilize pump service crew to the site
- Pull existing pumping equipment. Perform an evaluation of the pumping equipment and provide a report to Castle Rock on recommended repairs (including pipe, cable, etc.)
- Perform video survey of the well. Evaluate and record observations for well rehabilitation recommendation if any are needed.
- Install existing and new (if requested) pump equipment into the well. Disinfect well. Perform startup test to verify pump operation.

#### *Well Rehabilitations for Wells 44, 118 and 219*

HR has reviewed our history of well rehabilitations for Castle Rock and for similar wells and has developed a well rehabilitation program based upon these reviews. Because no well is identical, HR plans on utilizing pumping data prior to pulling the pump and the downhole well televising as tools to determine the best method for well rehabilitation for each well.

For bidding purposes, HR is utilizing a baseline well treatment plan and has chosen chemicals that have historically been successful. The procedure will progress as follows:

- Perform pump test for one hour to determine well's specific capacity and baseline performance.
- Mobilize pump service crew to the wells designated by Castle Rock. (Anticipated that we can have two offline at the same time.) Pull existing pumping equipment. Perform an evaluation of the pumping equipment and provide a report to Castle Rock on recommended repairs (including pipe, cable, etc.)
- Perform video survey of the well. Evaluate and record observations for well rehabilitation recommendations.
- Proceed with well cleaning procedure per the following:
  - Brush to loosen debris (4 hours) and Bail for (2 hours) and pump screen to depth to remove loose debris, bailing to remove fill and debris in the bottom of the well. This will ensure the screen is fully exposed before induction of chemistry.
    - *Brush & Pumping for 10 hours instead of the Brush & Bail for CR44/\$4,110.00, CR118/\$7,200.00, CR219/ as an option.*
  - Perform acid treatment utilizing Cotey Liquid Descaler on the well. Inject chemistry and surge utilizing a double disk surge block and brush for 2 hours.
  - Install temporary pumping equipment and pump into temporary storage.
  - Neutralize (8 hours) and pump off chemistry from well. Pump to local sanitary sewer or haul with water truck to closest sanitary location.
  - Remove temporary equipment.
  - Sand pump sediment (2 hours)
- Perform post rehabilitation video survey.

- Install existing and new (if requested) pump equipment into the well. Disinfect well. Perform startup test to verify pump operation.

The well treatment will incorporate chemical treatment and mechanical treatment of the wells. All three wells in scope have been included for acid treatment using Cotey Liquid Descaler. HR has found that the chemicals have the following properties to benefit the well rehab program:

- Remove biofilm produced by slime-forming bacteria, such as that produced by iron-oxidizing and sulfate-reducing bacteria.
- Act as an excellent chelating agent (tie up) on iron sulfates and iron chlorides.
- Dissolve carbonate, sulfate, magnesium and iron deposits (mineral deposits).
- Keep dissolved solids in suspension more efficiently than other mineral acids improving well rinse-out.

The chemical quantities and costs have been developed based upon the static water levels provided. Labor and materials are included in well cleaning bid items. The estimated volumes are listed below.

Well	Casing Diameter	Well Depth	SWL	Water Column Ft	Volume (Gals)	Treatment Volume (Gals)
CR-44	10	1140	915	225	1300	65
CR-118	12	2376	1955	421	3939	196
CR-219	12	1817	1285	532	4204	210

## II. Clarifications:

- 1) Where actual sediment quantity and elevation of was not provided and is unknown, labor for sediment removal is estimated only. Owner or representative of owner must also beware that other factors such as hardness, substrate type (sand, clays, shale, etc.) can be factor in the amount of time for sediment removal.
- 2) Neutralization of fluids and pumping to waste is by estimate only. Additional costs for neutralization would be at \$160.00 per hour plus additional chemicals, mobilization, (\$270.00 per trip) if applicable.
- 3) Transporting of wastewater or test water off site is included in main bid. Disposal includes approximately 3 borehole diameter loads (~20,000 gallons, 4 each Truck Loads) to be transported to sanitary sewers as directed. Additional costs would be \$1,775.00 per (5,000 gal. 1 truck load).
- 4) Pricing based off re-use of existing downhole cable, transducer, hanger, etc. Pricing based off existing system gear as being operational and ready for startup. Hydro resources warranty (1 year) is on only new Hydro Resources provided equipment. It is assumed re-run of used equipment is in adequate condition for re-use.
- 5) HR has not included taxes.
- 6) Other methods for rehabilitation beyond the scope of description above would have to be evaluated for alternate costs.
- 7) The material supply includes the following (per specifications):

Well	Pumping Parameters	Motor	Bowl
CR-44	150 GPM @ 1195' TDH	Hitachi 6" 3/60/460V, 2P	Grundfos 6" 160S600-31
CR-118	540 GPM @ 2205' TDH	Baker Hughes 532XP	Baker Hughes HC20000
CR-219	NA	NA	NA

- a) Retrofit Motor Cooling Shroud (CR44, CR118)
  - b) 1/4" Double Nylon Airline (New) (CR44, CR118, CR219, CR72R)
  - c) Check Valves & Pump Swages (CR44, CR118)
  - d) Pump Motor Adapter & Motor Lead (CR118)
  - e) Service Supplies – Tape, banding, pitless O rings, splice supplies.
  - f) HR will reuse existing transducers and submersible motor cable if in good working condition.
- 8) Pricing is subject to change based on ongoing tariff negotiations and potential adjustments in tariff implementations. We are committed to working closely with our customers to navigate any resulting cost fluctuations and will communicate any necessary pricing adjustments as they arise.
- 9) HR has reviewed and acknowledges Addendum 01 and 02.

### **III. Estimated Schedule**

The well rehabilitation, inspection and abandonment project duration will be dependent upon the delivery times of the assorted equipment.

As of 1/15/26, HR's vendors reported the following lead times relating to the pumps detailed in the bid:

Well 44 has the following: Grundfos Pump End 12-14 weeks, Hitachi Motor is 3 weeks

Well 118 has the following: Baker Hughes Pump End and Motor 8-10 weeks

Well 219 has the following: Drop Pipe, 1 week

Based upon the delivery times and only having 2 pumps off-line at a time, HR would suggest the following sequence of work:

- 1) Abandon Well 92 (as requested first)
- 2) Pull, Inspect and Reinstall Well 72R.
- 3) Rehab Well 118 (same time as Well 44)
- 4) Rehab Well 44 (same time as Well 118)
- 5) Rehab Well 219 (as requested last)

HR has attached an estimated project schedule based upon this program of removing two pumps at a time. HR anticipates starting dirt work and site access for Well 92 right away while pulling & inspecting Well 72R. HR will order all materials as soon as possible and anticipates scheduling to remove 44 and 118, video both wells and then begin well cleaning programs for 44 and then move over to 118. Well 219 would then be executed start to finish. The order of wells can be reorganized according to Castle Rock's preferred schedule.

### **IV. Attachments**

Hydro Resources has attached the following regarding the well rehabilitation plan:

- 1) Estimated Project Schedule
- 2) Equipment Description – Pump Specifications with Curves & Motor Specifications

Hydro Resources – Rocky Mountain, Inc  
13027 County Road 18, Unit C, Fort Lupton, CO 80621  
Phone: (303) 857-7540 - Fax (303) 857-3826

We are confident that the Town of Castle Rock will be impressed with our professional water supply services and look forward to the opportunity to provide these services. Please contact our office at your earliest convenience with any questions or concerns you may have.

Sincerely,

Hydro Resources

*Chelsea Borneman*

Chelsea Borneman  
Business Development  
Hydro Resources – Rocky Mountain, Inc  
[cborneman@hydroresources.com](mailto:cborneman@hydroresources.com)

*Jason Barnum*

Jason Barnum  
Vice President / Business Development  
Hydro Resources, Inc  
[jbarnum@hydroresources.com](mailto:jbarnum@hydroresources.com)

**BID BOND**

Hydro Resources - Rocky Mountain, Inc. / 13027 CR-18, Unit C, Fort Lupton, CO 80621  
(insert the full name and address or legal title of the Contractor) as Principal,

and, Arch Insurance Company

(insert the legal title of the Surety) as Surety, a corporation organized under the laws of the State of  
Missouri, and authorized to transact business in the State of Colorado, with a

general office at Harborside 3, 210 Hudson Street, Suite 600, Jersey City, NJ 07311-1107,

are hereby bound to the Town of Castle Rock, Colorado, (Town) as Obligee, in the amount of

Five Percent of the Greatest Amount Bid---(\$ 5% G.A.B.) DOLLARS,

in United States currency, for the payment of which amount the Contractor and Surety bind themselves,

their heirs, executors, administrators, successors, and assigns, jointly and severally. The Principal has

submitted the accompanying Bid dated January 20, 2026, for construction of the

ITB 2026-01 / 2026 Denver Basin Rehabilitation and Pumping Equipment Replacement Project contract.

The Town requires, as a condition for receiving the Bid, that the Principal deposit with the Town a Bid Guaranty, of at least five percent of the amount of the Bid, conditioned so that if the Principal fails to execute the Agreement for Construction Contract, and furnish the required Bonds if the Principal is awarded the Contract, that the sum be paid immediately to the Town, as liquidated damages and not as a penalty, for the Principal's failure to perform.

If the Principal, within the specified period, executes the Agreement for Construction Contract with the Town according to the Bid, as accepted, and furnishes a Performance Bond and a Labor and Material Payment Bond with good and sufficient Surety or Sureties, upon the forms prescribed by the Town for the faithful performance and proper fulfillment of the Contract, or pays to the Town the proper amount of liquidated damages, then this obligation shall be null and void; otherwise it shall remain in full force and effect.

Executed this 14th day of January, 2026.

WITNESS



PRINCIPAL Hydro Resources - Rocky Mountain, Inc.  
By its President




WITNESS

  
Nancy Rios, Witness

SURETY Arch Insurance Company

TITLE

BY:   
Its Attorney-in-fact, David T. Miclette

\*PLEASE SEE ATTACHED ACKNOWLEDGEMENT\*

I, \_\_\_\_\_, certify that I am the \_\_\_\_\_ (title) of the Corporation named as Surety; that \_\_\_\_\_, Who signed the bond on behalf of the Principal, was then \_\_\_\_\_ (title) of the Corporation; that I know his or her signature, and the signature thereto is genuine; and that the bond was duly signed, sealed, and attested to for and on behalf of the Corporation by authority of this governing body.

(CORPORATE SEAL)

Signed: \_\_\_\_\_  
Title: \_\_\_\_\_

*This Power of Attorney limits the acts of those named herein, and they have no authority to bind the Company except in the manner and to the extent herein stated. Not valid for Note, Loan, Letter of Credit, Currency Rate, Interest Rate or Residential Value Guarantees.*

**POWER OF ATTORNEY**

**Know All Persons By These Presents:**

That the Arch Insurance Company, a corporation organized and existing under the laws of the State of Missouri, having its principal administrative office in Jersey City, New Jersey (hereinafter referred to as the "Company") does hereby appoint:

**Aaron Hawley, Ashley Britt, Barry K. McCord, David T. Miellette, Lucas Lomax, Kathleen Cuckler, Nancy Rios, Nikole Jeannette, Robert C. Davis, Sandra Villegas, Stacey Bosley, Stacy Owens and Will Duke of Houston, TX (EACH) Rita G. Gulizo of New Orleans, LA**

its true and lawful Attorney(s)in-Fact, to make, execute, seal, and deliver from the date of issuance of this power for and on its behalf as surety, and as its act and deed: Any and all bonds, undertakings, recognizances and other surety obligations, in the penal sum not exceeding One Hundred and Fifty Million Dollars (150,000,000.00). This authority does not permit the same obligation to be split into two or more bonds in order to bring each such bond within the dollar limit of authority as set forth herein.

The execution of such bonds, undertakings, recognizances and other surety obligations in pursuance of these presents shall be as binding upon the said Company as fully and amply to all intents and purposes, as if the same had been duly executed and acknowledged by its regularly elected officers at its principal administrative office in Jersey City, New Jersey.

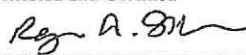
This Power of Attorney is executed by authority of resolutions adopted by unanimous consent of the Board of Directors of the Company on August 31, 2022, true and accurate copies of which are hereinafter set forth and are hereby certified to by the undersigned Secretary as being in full force and effect:

"VOTED, That the Chairman of the Board, the President, or the Executive Vice President, or any Senior Vice President, of the Surety Business Division, or their appointees designated in writing and filed with the Secretary, or the Secretary shall have the power and authority to appoint agents and attorneys-in-fact, and to authorize them subject to the limitations set forth in their respective powers of attorney, to execute on behalf of the Company, and attach the seal of the Company thereto, bonds, undertakings, recognizances and other surety obligations obligatory in the nature thereof, and any such officers of the Company may appoint agents for acceptance of process."

This Power of Attorney is signed, sealed and certified by facsimile under and by authority of the following resolution adopted by the unanimous consent of the Board of Directors of the Company on August 31, 2022:

VOTED, That the signature of the Chairman of the Board, the President, or the Executive Vice President, or any Senior Vice President, of the Surety Business Division, or their appointees designated in writing and filed with the Secretary, and the signature of the Secretary, the seal of the Company, and certifications by the Secretary, may be affixed by facsimile on any power of attorney or bond executed pursuant to the resolution adopted by the Board of Directors on August 31, 2022, and any such power so executed, sealed and certified with respect to any bond or undertaking to which it is attached, shall continue to be valid and binding upon the Company. In Testimony Whereof, the Company has caused this instrument to be signed and its corporate seal to be affixed by their authorized officers, this 24<sup>th</sup> day of September, 2025

**Attested and Certified**

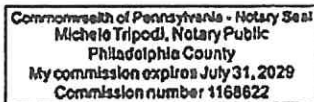
  
\_\_\_\_\_  
Regan A. Shulman, Secretary




Arch Insurance Company  
  
\_\_\_\_\_  
Stephen C. Ruschak, Executive Vice President

STATE OF PENNSYLVANIA SS  
COUNTY OF PHILADELPHIA SS

I, Michele Tripodi, a Notary Public, do hereby certify that Regan A. Shulman and Stephen C. Ruschak personally known to me to be the same persons whose names are respectively as Secretary and Executive Vice President of the Arch Insurance Company, a Corporation organized and existing under the laws of the State of Missouri, subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that they being thereunto duly authorized signed, sealed with the corporate seal and delivered the said instrument as the free and voluntary act of said corporation and as their own free and voluntary acts for the uses and purposes therein set forth.



  
\_\_\_\_\_  
Michele Tripodi, Notary Public  
My commission expires 07/31/2029

**CERTIFICATION**

I, **Regan A. Shulman**, Secretary of the Arch Insurance Company, do hereby certify that the attached Power of Attorney dated September 24, 2025 on behalf of the person(s) as listed above is a true and correct copy and that the same has been in full force and effect since the date thereof and is in full force and effect on the date of this certificate; and I do further certify that the said Stephen C. Ruschak, who executed the Power of Attorney as Executive Vice President, was on the date of execution of the attached Power of Attorney the duly elected Executive Vice President of the Arch Insurance Company.

IN TESTIMONY WHEREOF, I have hereunto subscribed my name and affixed the corporate seal of the Arch Insurance Company on this 14<sup>th</sup> day of January 2026

  
\_\_\_\_\_  
Regan A. Shulman, Secretary

This Power of Attorney limits the acts of those named therein to the bonds and undertakings specifically named therein and they have no authority to bind the Company except in the manner and to the extent herein stated.

**PLEASE SEND ALL CLAIM INQUIRIES RELATING TO THIS BOND TO THE FOLLOWING ADDRESS:**  
Arch Insurance – Surety Division  
3 Parkway, Suite 1500  
Philadelphia, PA 19102



*To verify the authenticity of this Power of Attorney, please contact Arch Insurance Company at SuretyAuthentic@archinsurance.com Please refer to the above named Attorney-in-Fact and the details of the bond to which the power is attached.*

**Surety Notary Acknowledgement**

THE STATE OF TEXAS §

COUNTY OF HARRIS §

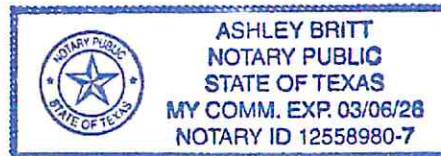
This instrument was acknowledged before me on the 14th day of  
January, 2026, by David T. Mickle  
Attorney-In-Fact for Arch Insurance Company



Notary Public in and for  
the State of Texas

Name Printed: Ashley Britt

My Commission Expires: March 6, 2026

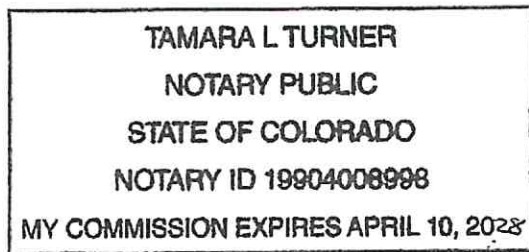


**Notary Acknowledgement**

THE STATE OF COLORADO

COUNTY OF WELD

This instrument was acknowledged before me on the 14th day of January, 2026, by Richard Grinols, VP Operations for Hydro Resources – Rocky Mountain, Inc.



Tamara L Turner

Notary Public in and for the State of Colorado.

Name Printed: Tamara L Turner

My Commission Expires: April 10, 2028



**BID PROPOSAL**

**PROJECT: 2026 Denver Basin Rehabilitation and Pumping Equipment Replacement Project**

1. In compliance with your Invitation to Bid, and subject to all conditions thereof, the undersigned:

Hydro Resources - Rocky Mountain, Inc.

a Corporation incorporated in the State of Delaware

-OR- Not Applicable, a partnership, / limited partnership, (*select one*), registered in the State of \_\_\_\_\_, whose general partner(s) is/are

-OR-

a sole proprietor, whose trade name is Not Applicable

in the Town of \_\_\_\_\_, State of \_\_\_\_\_, offers this Bid Proposal for the construction of all items listed at the prices shown on the following Bid Schedule. (*The attached Bid Schedule lists the various divisions of construction contemplated in the Plans and Specifications, together with an estimate of the units of each. With these units as the basis, extend each item, using the cost inserted in the unit column. Any total cost found inconsistent with the unit cost when the Bids are examined will be deemed in error and corrected to agree with the unit cost. Alternate Bids are optional.*)

2. The undersigned Bidder declares and stipulates that this Bid is made in good faith, without collusion or connection with any other person or persons bidding for the same Work, and that it is made subject to all the terms and conditions of the Invitation to Bids, Information and Instruction for Bidders, and Construction Contract General Conditions, the Agreement for a Construction Contract, the Technical Specifications, and the Plans pertaining to the Work to be done, all of which have examined by the undersigned.

3. Accompanying this Bid is a Bid Guarantee for 5% of the total Bid amount according to the Invitation to Bids and Information and Instructions to Bidders.

4. The undersigned Bidder agrees to execute the Agreement for a Construction Contract, a Performance Bond and a Labor and Material Payment Bond within ten days from the date when the written Notice of Award is delivered at the address given on this Bid Proposal. The Performance Bond and Labor and Material Payment Bond shall each be for the amount of the total of this Bid and shall be from the same surety. The name and address of the corporate surety through which the Bidder proposes to furnish the specified Bonds is as follows:

5. The submission of the Bid constitutes an agreement, and it shall not be withdrawn after the Bid Opening for a period of thirty days.

6. All the various phases of work enumerated in the Contract with individual jobs and overhead, whether specifically mentioned or not, are included by implication or appurtenance in the Contract. The Contractor shall perform all the various phases of work under one of the items listed in the Bid Schedule, irrespective of whether it is named in the Schedule.

Rev: 6-22-2010

7. Payment for the Work performed will be according to the Bid Schedule, subject to changes as provided in the Contract.

8. The undersigned Bidder hereby acknowledges receipt of addenda numbers 1 through 2.

RETURN BID TO: TOWN OF CASTLE ROCK  
CASTLE ROCK WATER  
175 Kellogg Court  
Castle Rock, CO 80109

The undersigned, being familiar with the existing conditions on the project area affecting the cost of the Work and the Contract Documents, and having verified the quantities and the availability of materials and labor, hereby proposes to furnish all supervision, labor, materials, machinery, tools, appurtenances, equipment, supplies, and services, including utility and transportation service required to construct and complete the Project listed above, according to the Contract, within the time specified, and at the prices stated below. These prices are to cover all expenses incurred in performing the Work required under the Contract of which this Bid is a part.

*(The approximate quantities of Work to be completed in-place under the Contract are identified in the Bid Schedule and are for the purpose of comparing Bids. These quantities have been estimated and the quantities used are for the general information of the Bidder, representing the major items of the Work to be done. Minor details are not listed but shall be part of the complete Contract.)*

9. The undersigned agrees to hold firm the Bid for 90 days for the purpose of the Town reviewing the Bids and investigating the qualifications of the Bidders prior to award of Contract. Mutually agreed upon extensions of time may be made if necessary.

This proposal is submitted by:

CONTRACTOR: Hydro Resources -  
Rocky Mountain, Inc.

ADDRESS: 13027 Weld County Road 18  
Ft. Lupton, CO 80621

Attest:

SECRETARY: Angela Davidson  
(if corporation)  
Angela Davidson  
Office Manager

BY: 

TITLE: Richard W. Grinols VP Operations

DATE: 01.20.26

## BID SCHEDULE

### Quote for Well CR-44 Well Rehabilitation and Pumping Equipment Replacement

Please complete quote pricing for the following tasks:

	Task Description	Unit	Quantity	Unit Price	Total
1	Mobilization, traffic control plan and permitting (if required)	Lump Sum	1	\$10,385.00	\$10,385.00
2	Conduct pre-rehab pump test	Lump Sum	1	\$350.00	\$350.00
3	Pull existing equipment	Lump Sum	1	\$2,480.00	\$2,480.00
4	Conduct color well video survey before the rehabilitation treatment. Video camera to have 90-degree angle capability. Provide one DVD/USB copy of the survey and a survey log.	Lump Sum	1	\$1,200.00	\$1,200.00
5	Perform comprehensive well cleaning program. Amount to include all associated costs such as: materials, equipment, and labor; as well as coordination & inspection charges, and markups. Proposal to provide step-by-step summary of cleaning methods with recommended materials, quantities, and hours needed for cleaning operations.	Lump Sum	1	\$18,840.00	\$18,840.00
6	Estimated hours and cost for sand pumping sediment from bottom of hole. (Provide hourly unit cost in case additional sand pumping is required). Estimated Hours <u>2</u> Hourly Unit Cost \$ <u>250.00</u>	Lump Sum	1	\$500.00	\$500.00
7	Rig up and install temporary pumping equipment, neutralize water and pump well until the water is relatively clear and acceptable pH. Also include costs associated with any permitting and erosion control.	Lump Sum	1	\$5,000.00	\$5,000.00
8	Conduct color well video survey following completion of the rehabilitation treatment. Video camera to have 90-degree angle capability. Provide one DVD/USB copy of the survey and a survey log.	Lump Sum	1	\$1,200.00	\$1,200.00
9	Cost for new submersible pump recommended by contractor for existing well conditions (design of approximately 150 gpm / at a TDH of 1195 feet) including all testing and freight fees. Lump sum cost to include a one-year warranty.	Lump Sum	1	\$12,275.00	\$12,275.00
10	Cost for new submersible motor that is compatible with the new recommended pump, including a one-year warranty.	Lump Sum	1	\$5,650.00	\$5,650.00

11	<b>New 3.5" (OD) J55 drop pipe</b>	Foot	<b>1040</b>	\$18.00	\$18,720.00
12	Charges for all equipment installation including all banding supplies, new airlines, new motor lead if needed, and splicing supplies for additional motor cable. Also charges for any modifications needed to shroud; or replacement of shroud if existing shroud is not compatible with the new motor; and any other modifications to other equipment as needed. Also charges for the well disinfection and start-up.	Lump Sum	1	\$12,190.00	\$12,190.00
13	Trade-in value for existing pumping equipment. Deduct the trade-in value amount from the bid total (amount should reflect any shipping and handling charges)	Lump Sum	1	\$0.00	\$0.00

Eighty-Eight Thousand Seven Hundred Ninety Dollars and Zero Cents

Total Base Bid in Words for CR-44 (A)

\$ 88,790.00  
 Total Base Bid in Figures (A)

*Optional Quote for Well CR-44*

	<b>Task Description</b>	<b>Unit</b>	<b>Quantity</b>	<b>Unit Price</b>	<b>Total</b>
1	Disposal of existing drop pipe	Lump Sum	1	\$0.00	\$0.00

Zero Dollars and Zero Cents

Total Optional Bid in Words for CR-44 (a)

\$ 0.00  
 Total Optional Bid in Figures (a)

\$ 88,790.00  
 Total Bid in Figures (A+a)

*Quote for Well CR-118  
Well Rehabilitation and Pumping Equipment Replacement*

Please complete quote pricing for the following tasks:

	Task Description	Unit	Quantity	Unit Price	Total
1	Mobilization, traffic control plan and permitting (if required)	Lump Sum	1	\$13,880.00	\$13,880.00
2	Conduct pre-rehab pump test	Lump Sum	1	\$350.00	\$350.00
3	Pull existing equipment	Lump Sum	1	\$5,185.00	\$5,185.00
4	Conduct color well video survey before the rehabilitation treatment. Video camera to have 90-degree angle capability. Provide one DVD/USB copy of the survey and a survey log.	Lump Sum	1	\$1,200.00	\$1,200.00
5	Perform comprehensive well cleaning program. Amount to include all associated costs such as: materials, equipment, and labor; as wells as coordination & inspection charges, and markups. Proposal to provide step-by step summary of cleaning methods with recommended materials, quantities, and hours needed for cleaning operations.	Lump Sum	1	\$22,900.00	\$22,900.00
6	Estimated hours and cost for sand pumping sediment from bottom of hole. (Provide hourly unit cost in case additional sand pumping is required). Estimated Hours <u>2</u> Hourly Unit Cost \$ <u>250.00</u>	Lump Sum	1	\$500.00	\$500.00
7	Rig up and install temporary pumping equipment, neutralize water and pump well until the water is relatively clear and acceptable pH. Also include costs associated with any permitting and erosion control.	Lump Sum	1	\$9,500.00	\$9,500.00
8	Conduct color well video survey following completion of the rehabilitation treatment. Video camera to have 90-degree angle capability. Provide one DVD/USB copy of the survey and a survey log.	Lump Sum	1	\$1,200.00	\$1,200.00
9	Cost for new submersible pump recommended by contractor for existing well conditions (design of approximately 540 gpm / at a TDH of 2205 feet) including all testing and freight fees. Lump sum cost to include a one-year warranty.	Lump Sum	1	\$29,540.00	\$29,540.00
10	Cost for new submersible motor that is compatible with the new recommended pump, including a one-year warranty.	Lump Sum	1	\$56,970.00	\$56,970.00

11	<b>New 6.625" (OD) J55 drop pipe</b>	Foot	<b>2275</b>	\$36.00	\$81,900.00
12	Cost to supply compatible replacement seal section or motor protector for the new pump and motor, also including a one-year warranty.	Lump Sum	1	\$9,925.00	\$9,925.00
13	Charges for all equipment installation including all banding supplies, new airlines, new motor lead if needed, and splicing supplies for additional motor cable. Also charges for any modifications needed to shroud; or replacement of shroud if existing shroud is not compatible with the new motor, and any other modifications to other equipment as needed. Also charges for the well disinfection and start-up.	Lump Sum	1	\$24,425.00	\$24,425.00
14	Trade-in value for existing pumping equipment. Deduct the trade-in value amount from the bid total (amount should reflect any shipping and handling charges)	Lump Sum	1	\$0.00	\$0.00

Two Hundred Fifty-Seven Thousand Four Hundred Seventy-Five Dollars and Zero Cents

Total Base Bid in Words for CR-118 (B)

\$ 257,475.00  
Total Base Bid in Figures (B)

*Optional Quote for Well CR-118*

	<b>Task Description</b>	<b>Unit</b>	<b>Quantity</b>	<b>Unit Price</b>	<b>Total</b>
1	Disposal of existing drop pipe	Lump Sum	1	\$0.00	\$0.00

Zero Dollars and Zero Cents

Total Optional Bid in Words for CR-118 (b)

\$ 0.00  
Total Optional Bid in Figures (b)

\$ 257,475.00  
Total Bid in Figures (B+b)

*Quote for Well CR-219  
Well Rehabilitation and Pumping Equipment Replacement*

Please complete quote pricing for the following tasks:

	<b>Task Description</b>	<b>Unit</b>	<b>Quantity</b>	<b>Unit Price</b>	<b>Total</b>
1	Mobilization, traffic control plan and permitting (if required)	Lump Sum	1	\$15,465.00	\$15,465.00
2	Conduct pre-rehab pump test	Lump Sum	1	\$350.00	\$350.00
3	Pull existing equipment	Lump Sum	1	\$3,830.00	\$3,830.00
4	Conduct color well video survey before the rehabilitation treatment. Video camera to have 90-degree angle capability. Provide one DVD/USB copy of the survey and a survey log.	Lump Sum	1	\$1,200.00	\$1,200.00
5	Perform comprehensive well cleaning program. Amount to include all associated costs such as: materials, equipment, and labor; as well as coordination & inspection charges, and markups. Proposal to provide step-by-step summary of cleaning methods with recommended materials, quantities, and hours needed for cleaning operations.	Lump Sum	1	\$24,590.00	\$24,590.00
6	Estimated hours and cost for sand pumping sediment from bottom of hole. (Provide hourly unit cost in case additional sand pumping is required). Estimated Hours <u>2</u> Hourly Unit Cost \$ <u>250.00</u>	Lump Sum	1	\$500.00	\$500.00
7	Rig up and install temporary pumping equipment, neutralize water and pump well until the water is relatively clear and acceptable pH. Also include costs associated with any permitting and erosion control.	Lump Sum	1	\$7,662.00	\$7,662.00
8	Conduct color well video survey following completion of the rehabilitation treatment. Video camera to have 90-degree angle capability. Provide one DVD/USB copy of the survey and a survey log.	Lump Sum	1	\$1,200.00	\$1,200.00
9	<b>New 5.5" (OD) J55 drop pipe</b>	Foot	<b>1744</b>	\$26.00	\$45,344.00
10	Charges for all equipment installation including all banding supplies, new airlines, new motor lead if needed, and splicing supplies for additional motor cable. Also charges for any modifications needed to shroud; or replacement of shroud if existing shroud is not compatible with the new motor, and any other modifications to other equipment as needed. Also	Lump Sum	1	\$17,419.00	\$17,419.00

	charges for the well disinfection and start-up.				
11	Trade-in value for existing pumping equipment. Deduct the trade-in value amount from the bid total (amount should reflect any shipping and handling charges)	Lump Sum	1	\$0.00	\$0.00

One Hundred Seventeen Thousand Five Hundred Sixty Dollars and Zero Cents

Total Base Bid in Words for CR-219 (C)

\$ 117,560.00  
Total Base Bid in Figures (C)

*Optional Quote for Well CR-219*

	Task Description	Unit	Quantity	Unit Price	Total
1	Disposal of existing drop pipe	Lump Sum	1	\$0.00	\$0.00

Zero Dollars and Zero Cents

Total Optional Bid in Words for CR-219 (c)

\$ 0.00  
Total Optional Bid in Figures (c)

\$ 117,560.00  
Total Bid in Figures (C+c)

**Quote for Well CR-92  
Well Abandonment**

Please complete quote pricing for the following tasks:

	Task Description	Unit	Quantity	Unit Price	Total
1	Site prep for access	Lump Sum	1	\$21,100.00	\$21,100.00
2	Removal of existing pumping equipment if present	Lump Sum	1	\$4,700.00	\$4,700.00
3	Abandon the well	Lump Sum	1	\$23,000.00	\$23,000.00
4	Restore site	Lump Sum	1	\$22,945.00	\$22,945.00

Seventy-One Thousand Seven Hundred Forty-Five Dollars and Zero Cents

Total Base Bid in Words for CR-92 (D)

\$ 71,745.00  
Total Base Bid in Figures (D)

**Quote for Well CR-72R  
Remove and Reinstall Well Equipment**

Please complete quote pricing for the following tasks:

	Task Description	Unit	Quantity	Unit Price	Total
1	Mobilization, traffic control plan and permitting (if required)	Lump Sum	1	\$5,870.00	\$5,870.00
2	Pull existing equipment	Lump Sum	1	\$6,030.00	\$6,030.00
3	Conduct color well video survey before the rehabilitation treatment. Video camera to have 90-degree angle capability. Provide one DVD/USB copy of the survey and a survey log.	Lump Sum	1	\$1,200.00	\$1,200.00
4	Charges for all equipment installation including all banding supplies, new airlines, new motor lead if needed, and splicing supplies for additional motor cable. Also charges for any modifications needed to shroud; or replacement of shroud if existing shroud is not compatible with the new motor; and any other modifications to other equipment as needed. Also charges for the well disinfection and start-up.	Lump Sum	1	\$4,400.00	\$4,400.00

Seventeen Thousand Five Hundred Dollars and Zero Cents

Total Base Bid in Words for CR-72R (E)

\$ 17,500.00  
Total Base Bid in Figures (E)

Five Hundred Fifty-Three Thousand Seventy Dollars and Zero Cents


Total Base Bid in Words (A+B+C+D+E)

 01.20.26  
Richard W. Grinols Signature and Date  
VP Operations

\$ 553,070.00  
Total Base Bid in Figures(A+B+C+D+E)

Zero Dollars and Zero Cents

Total Optional Bid in Words (a+b+c)

 01.20.26  
Richard W. Grinols Signature and Date  
VP Operations

\$ 0.00  
Total Optional Bid in Figures(a+b+c)

Five Hundred Fifty-Three Thousand Seventy Dollars and Zero Cents

Total Bid in Words (A+a+B+b+C+c+D+E)

 01.20.26  
Signature and Date  
Richard W. Grinols  
VP Operations

\$ 553,070.00  
Total Base Bid in Figures (A+a+B+b+C+c+D+E)

**\*\*Estimated Start Date** 2/9/2026

**\*\*Estimated Completion Date** 6/10/2026

**SUBCONTRACTORS AND RELATED DATA**

For each Subcontractor to be utilized please provide the following information (use additional sheets as necessary):

Firm Name: Meraki Construction  
Address: 795 E. Kiowa Avenue, #123, Elizabeth, CO 80107  
Proposed work and percentage of total work to be assigned: site work and restoration  
Percentage 7.97 %

Firm Name: \_\_\_\_\_  
Address: \_\_\_\_\_  
Proposed work and percentage of total work to be assigned: \_\_\_\_\_  
Percentage \_\_\_\_\_ %

Firm Name: \_\_\_\_\_  
Address: \_\_\_\_\_  
Proposed work and percentage of total work to be assigned: \_\_\_\_\_  
Percentage \_\_\_\_\_ %

Firm Name: \_\_\_\_\_  
Address: \_\_\_\_\_  
Proposed work and percentage of total work to be assigned: \_\_\_\_\_  
Percentage \_\_\_\_\_ %

Firm Name: \_\_\_\_\_  
Address: \_\_\_\_\_  
Proposed work and percentage of total work to be assigned: \_\_\_\_\_  
Percentage \_\_\_\_\_ %

Firm Name: \_\_\_\_\_  
Address: \_\_\_\_\_  
Proposed work and percentage of total work to be assigned: \_\_\_\_\_  
Percentage \_\_\_\_\_ %

\_\_\_\_\_

NON-COLLUSION AFFIDAVIT OF PRIME BIDDER

State of Colorado )  
County of Weld )  
ss

, Being duly sworn deposes and says

that: Richard W. Grinols  
(Insert name)  
Vice President

1. he/she is the of Operations (Title) of Hydro Resources - Rocky Mountain, Inc., the Bidder that has submitted the attached Bid;

2. He/She is fully informed respecting the preparation and content of the attached Bid and of all pertinent circumstances respecting such Bid;

3. Such Bid is genuine and is not a collusive or sham Bid:

4. Neither the Bidder nor any of its officers, partners, owners, agents, representatives, employees or parties in interest, including this affiant, has in any way colluded, conspired, connived or agreed, directly or indirectly with any other Bidder, subcontractor, mechanic, materialman, suppliers, firm or person to submit a collusive or sham Bid in connection with the Contract for which the attached Bid has been submitted, or to refrain from bidding in connection with such Contract, or has in any manner, directly or indirectly, sought agreement, collusion, communication or conference in the attached Bid or any other Bidder, or to fix any overhead, profit or cost element of the Bid price or the Bid price of any other Bidder, or to secure through any collusion, conspiracy, connivance or unlawful agreement any advantage against the Town of Castle Rock or any person interested in the proposed Contract; and

5. The price or prices quoted in the attached Bid are fair and proper and are not tainted by any collusion, conspiracy, connivance or unlawful agreement on the part of the Bidder or any of its agents, representatives, owners, employees or parties in interest, subcontractor, mechanic, materialman, suppliers, including this affiant.

CONTRACTOR: Hydro Resources - Rocky Mountain, Inc.

BY: 

ADDRESS: 13027 Weld County Road 18 Ft. Lupton, CO 80621

TITLE: Richard W. Grinols VP Operations

Attest:

SECRETARY:   
(if corporation)

DATE: 01.20.26

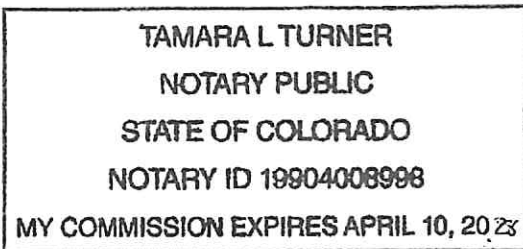
(SEAL) Angela Davidson  
Office Manager

**Notary Acknowledgement**

THE STATE OF COLORADO

COUNTY OF WELD

This instrument was acknowledged before me on the 20th day of January, 2026, by Richard Grinols, VP Operations for Hydro Resources – Rocky Mountain, Inc.



Notary Public in and for the State of Colorado.

Name Printed: Tamara L Turner

My Commission Expires: April 10, 2028



Town of Castle Rock  
Castle Rock Water Department  
175 Kellogg Court  
Castle Rock, CO 80109  
720-733-6000

**LETTER OF INDEMNIFICATION  
FOR WITHHOLDING CONFIDENTIAL INFORMATION**

Re: Request under the Colorado Open Records Act

Request for Proposal Number: ITB 2026-01

Proposals submitted by consultants in response to the Town of Castle Rock's Request for Proposal are subject to the Colorado Open Records Act. Should the Town receive a request for the release of any information in the Submitter's proposal in accordance with the Open Records Law, the Town will review the Submitter's proposal, giving consideration to the portions that the Submitter indicated contained trade secrets, privileged information, or confidential commercial, financial, geological, or geophysical data, and may release only that information which has not been identified as confidential and/or proprietary in your proposal pursuant to C.R.S. 24-72-201. If in the opinion of the Town's legal counsel, the Town is nonetheless compelled to disclose any portion of such information to anyone or else stand liable for contempt or suffer censure or penalty, the Town may disclose such information without liability.

By having an authorized officer of the company sign below, Submitter agrees to the aforementioned waiver of liability and to indemnify the Town of Castle Rock for any and all attorney fees that the Town may incur in defending the withholding of such information.

Hydro Resources - Rocky Mountain, Inc.

Submitter (Vendor or Business Name)

By: 

Signature

Richard W. Grinols

Name (*please print*)


Vice President of Operations

Title

01.20.26

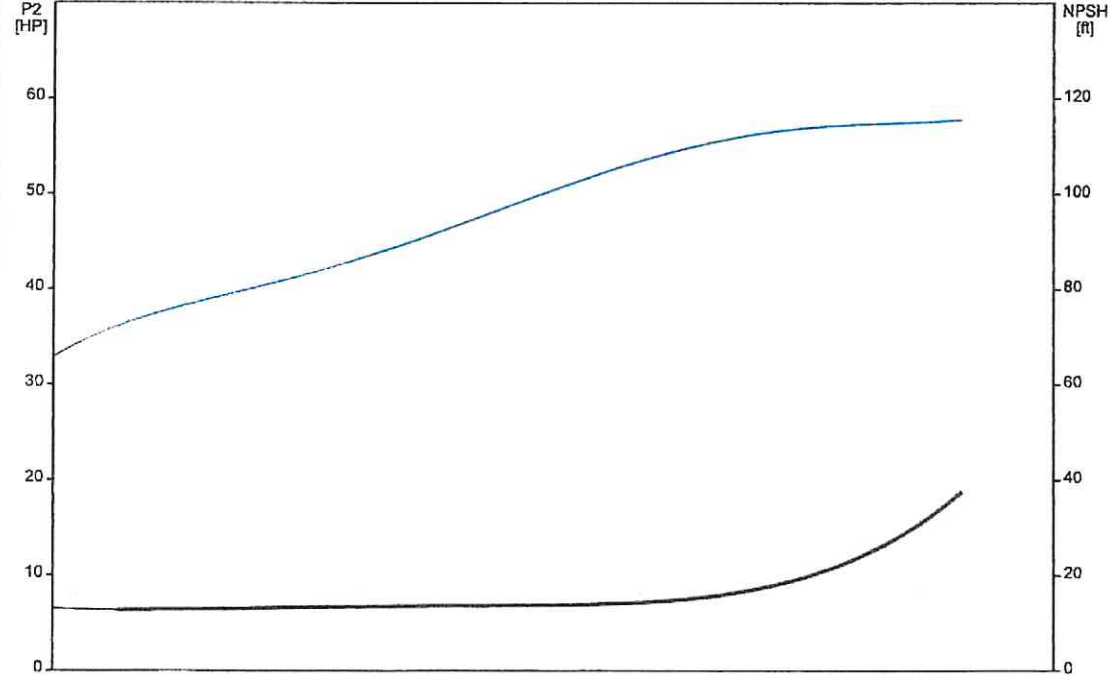
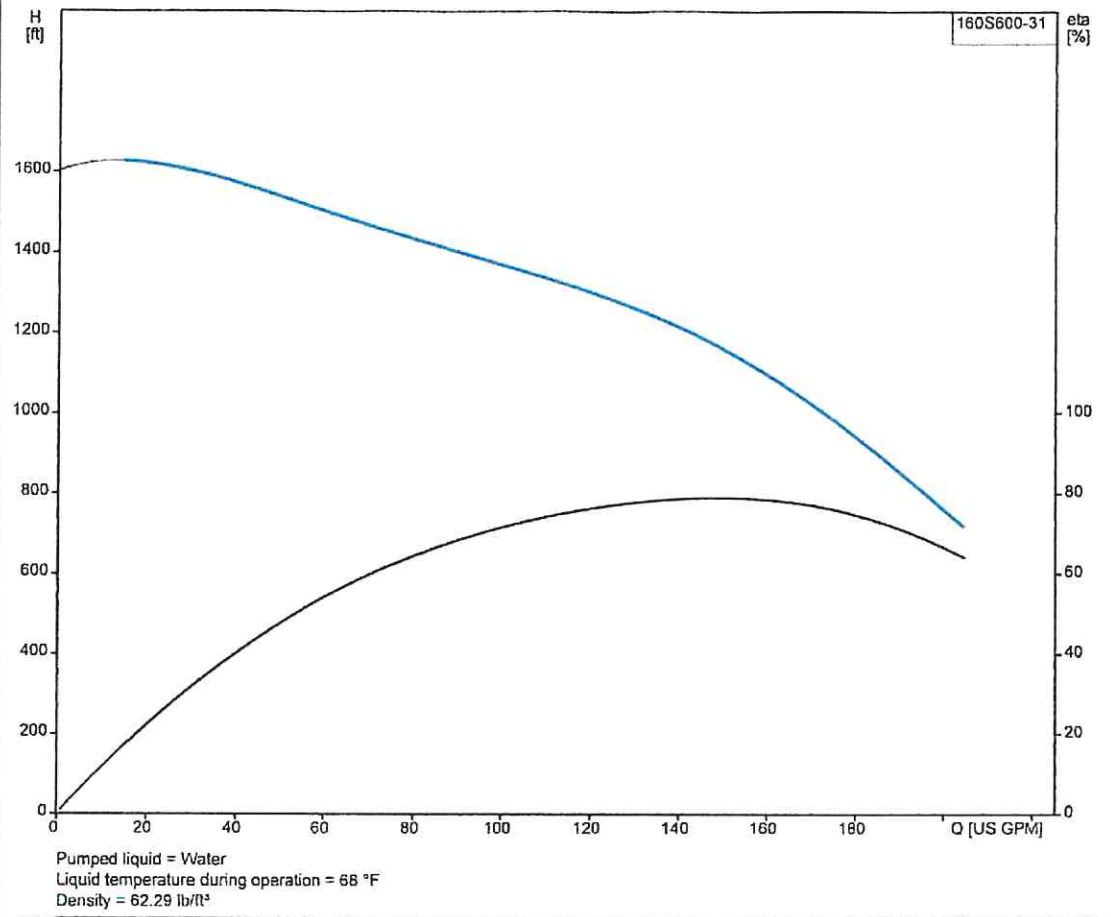
Date

CR-44

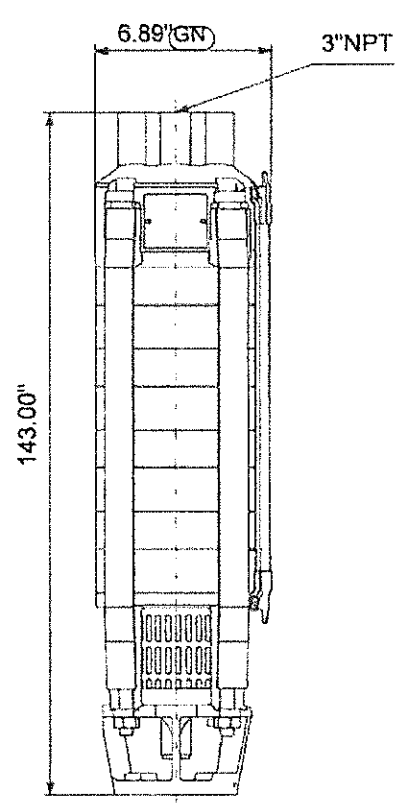
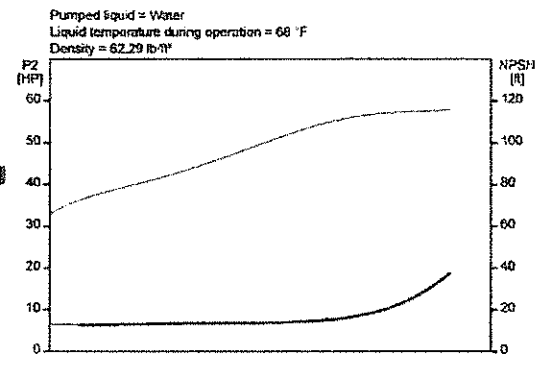
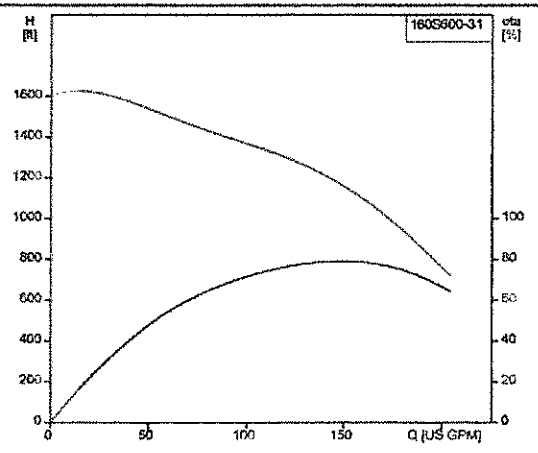
Qty.	Description
1	<p data-bbox="313 243 430 270"><b>160S600-31</b></p>  <p data-bbox="641 535 1027 556" style="text-align: center;">Note! Product picture may differ from actual product</p> <p data-bbox="313 562 535 583">Product No.: 93138255</p> <p data-bbox="313 590 498 611">Pump without motor</p> <p data-bbox="313 623 1284 667">Multi-stage submersible pump for raw water supply, groundwater lowering and pressure boosting. The pump is suitable for pumping clean, thin, non-aggressive liquids without solid particles or fibres.</p> <p data-bbox="313 730 375 751">Liquid:</p> <p data-bbox="313 756 672 777">Pumped liquid: Water</p> <p data-bbox="313 785 711 806">Liquid temperature range: 5 .. 140 °F</p> <p data-bbox="313 814 667 835">Selected liquid temperature: 68 °F</p> <p data-bbox="313 844 711 865">Density: 62.29 lb/ft<sup>3</sup></p> <p data-bbox="313 909 407 930">Technical:</p> <p data-bbox="313 934 821 955">Pump speed on which pump data are based: 3450 rpm</p> <p data-bbox="313 963 735 984">Rated flow: 167 US GPM</p> <p data-bbox="313 993 678 1014">Rated head: 1089 ft</p> <p data-bbox="313 1022 699 1043">Approvals: CCSAUS</p> <p data-bbox="313 1052 695 1073">Approvals for drinking water: PROP65</p> <p data-bbox="313 1081 773 1102">Curve tolerance: ISO9906:2012 3B</p> <p data-bbox="313 1110 656 1131">Return valve: YES</p> <p data-bbox="313 1176 399 1197">Materials:</p> <p data-bbox="313 1201 745 1285">Pump: Stainless steel EN 1.4301 AISI 304</p> <p data-bbox="313 1293 745 1377">Impeller: Stainless steel EN 1.4301 AISI 304</p> <p data-bbox="313 1415 415 1436">Installation:</p> <p data-bbox="313 1440 711 1461">Maximum operating pressure: 870.23 psi</p> <p data-bbox="313 1470 711 1491">Maximum outlet pressure: 758.55 psi</p> <p data-bbox="313 1499 686 1520">Type of connection: NPT(M)</p> <p data-bbox="313 1528 670 1549">Size of connection: 3 inch</p> <p data-bbox="313 1558 670 1579">Motor diameter: 6 inch</p> <p data-bbox="313 1587 678 1608">Minimum borehole diameter: 7.48 in</p> <p data-bbox="313 1654 443 1675">Electrical data:</p> <p data-bbox="313 1680 699 1701">Motor flange design: Grundfos</p> <p data-bbox="313 1709 672 1730">Power (P<sub>2</sub>) required by pump: 60 HP</p> <p data-bbox="313 1770 375 1791">Others:</p> <p data-bbox="313 1795 656 1816">DOE Pump Energy Index CL: 0.88</p> <p data-bbox="313 1824 672 1845">Net weight: 235 lb</p>

Qty.	Description
1	Gross weight: 342 lb Shipping volume: 16 ft <sup>3</sup> Country of origin: DK Custom tariff no.: 8413.70.2004

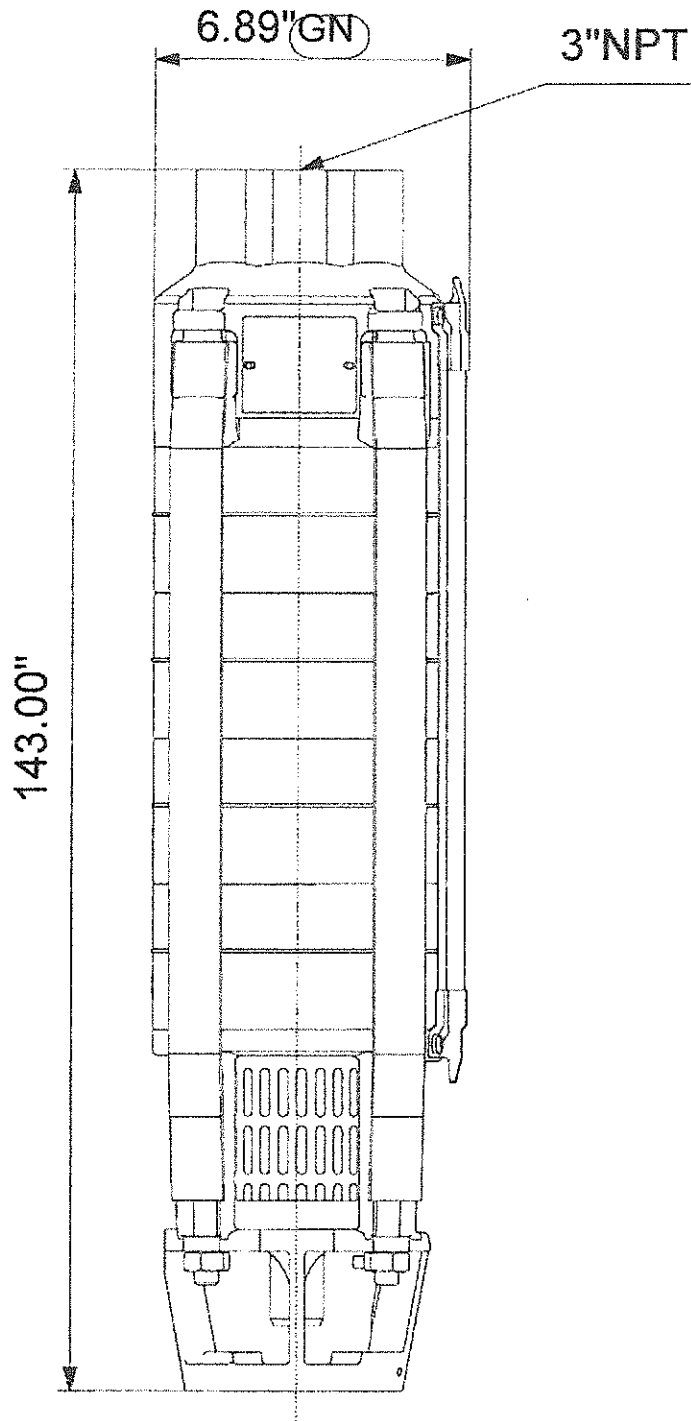
# 93138255 160S600-31 60 Hz



Description	Value
<b>General information:</b>	
Product name:	160S600-31
Product No:	93136255
EAN number:	5715468326962
<b>Technical:</b>	
Pump speed on which pump data are based:	3450 rpm
Rated flow:	167 US GPM
Rated head:	1089 ft
Stages:	31
Number of reduced-diameter impellers:	NONE
Approvals:	CCSAUS
Approvals for drinking water:	PROP65
Curve tolerance:	ISO9906:2012 3B
Model:	A
Return valve:	YES
<b>Materials:</b>	
Pump:	Stainless steel
	EN 1.4301
	AISI 304
Impeller:	Stainless steel
	EN 1.4301
	AISI 304
<b>Installation:</b>	
Maximum operating pressure:	870.23 psi
Maximum outlet pressure:	758.55 psi
Type of connection:	NPT(M)
Size of connection:	3 inch
Motor diameter:	6 inch
Minimum borehole diameter:	7.48 in
<b>Liquid:</b>	
Pumped liquid:	Water
Liquid temperature range:	5 .. 140 °F
Selected liquid temperature:	68 °F
Density:	62.29 lb/ft <sup>3</sup>
<b>Electrical data:</b>	
Motor flange design:	Grundfos
Power (P2) required by pump:	60 HP
Cable number:	N/A
<b>Others:</b>	
DOE Pump Energy Index CL:	0.88
Net weight:	235 lb
Gross weight:	342 lb
Shipping volume:	16 ft <sup>3</sup>
Country of origin:	DK
Custom tariff no.:	8413.70.2004



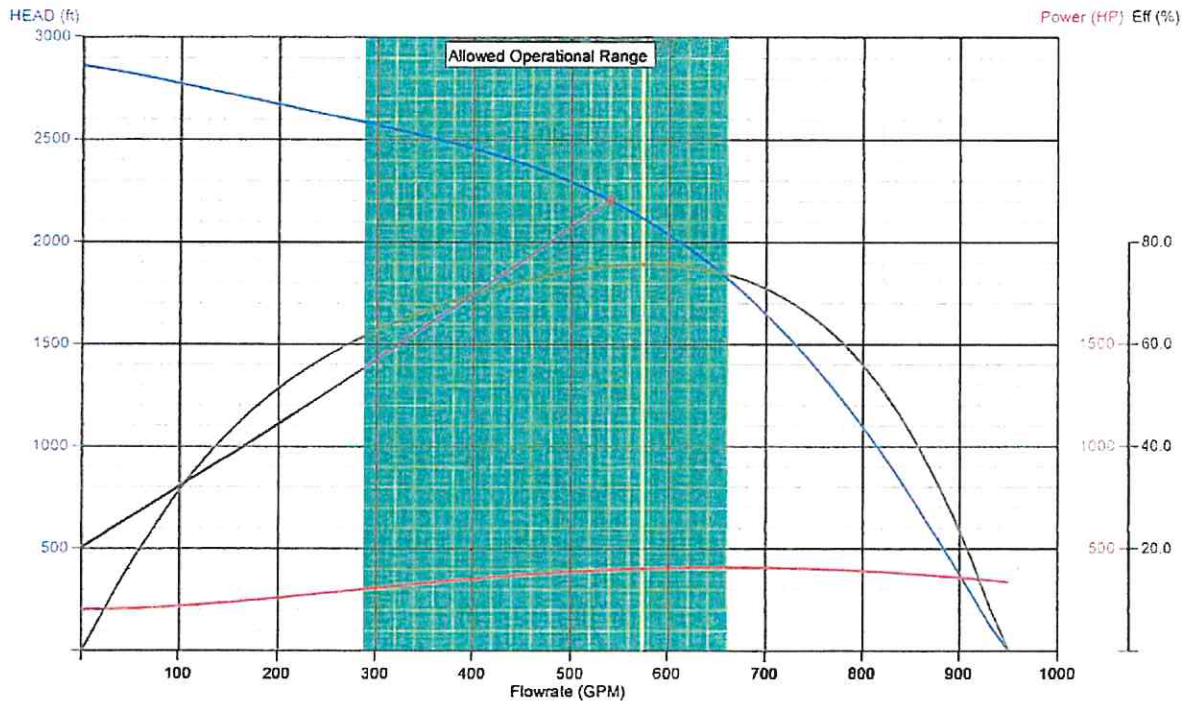
93138255 160S600-31 60 Hz



Note! All units are in [in] unless others are stated.  
Disclaimer: This simplified dimensional drawing does not show all details.

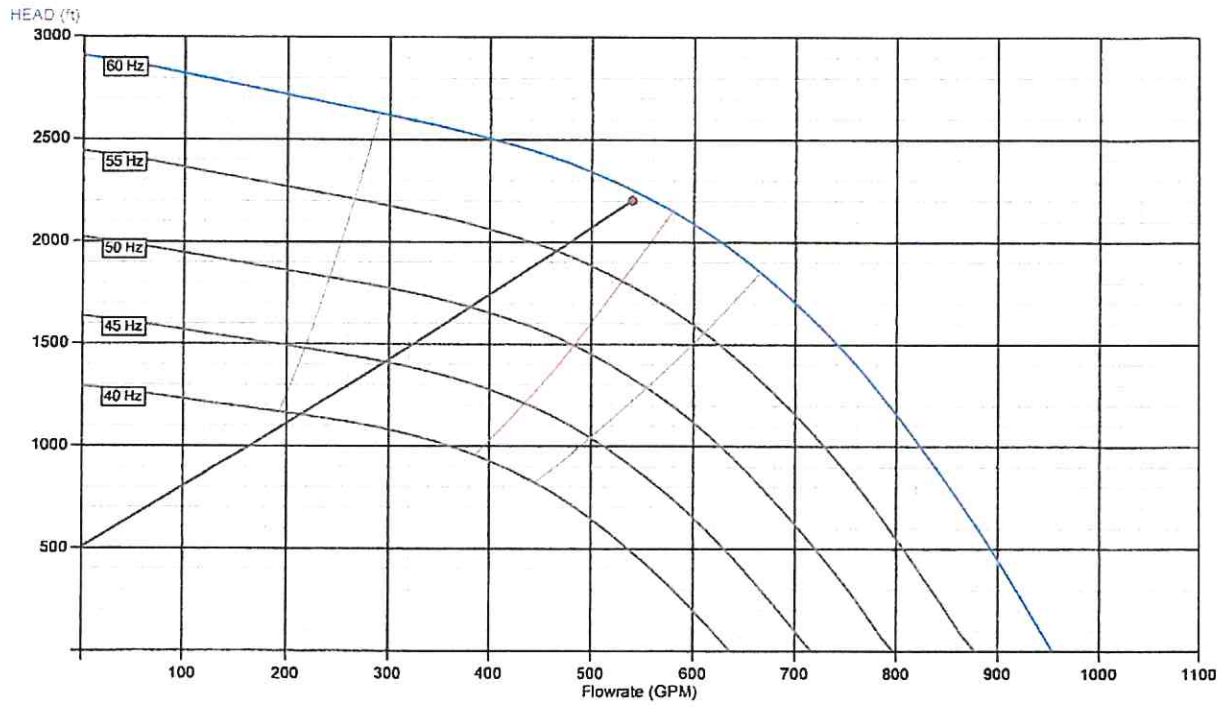
CR-118

**Baker Hughes**  
**HC20000 Pump 675 SERIES**  
29 Stage Performance Curve  
59.5Hz RPM=3443 Sp.Gr.=0.992





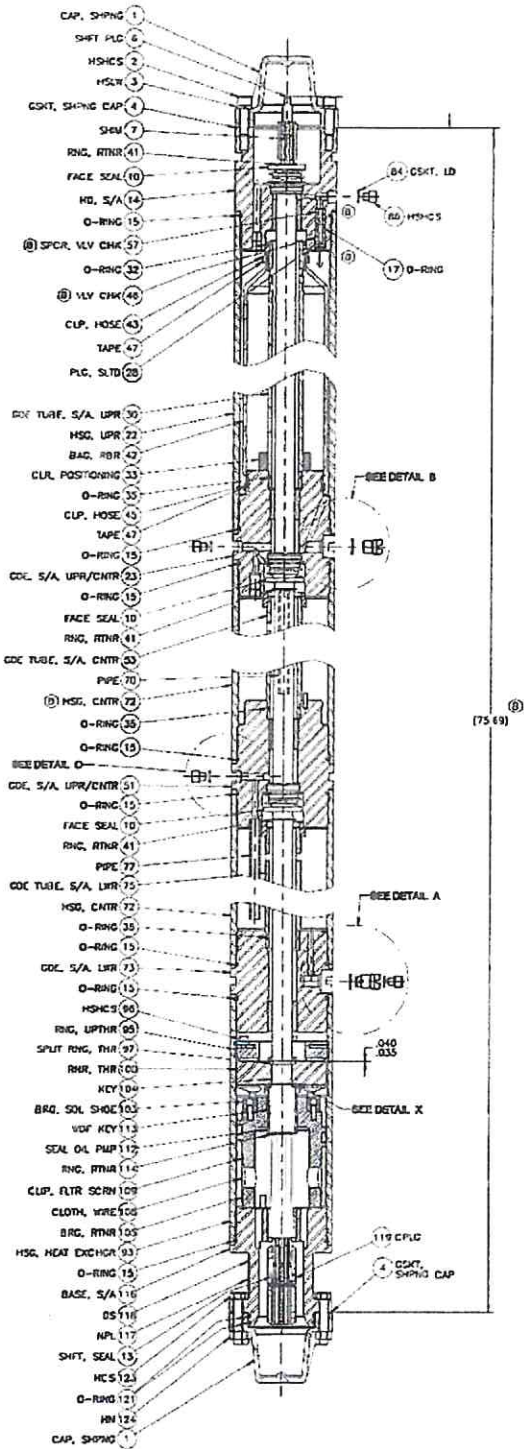
Baker Hughes  
HC20000 Pump 675 SERIES  
29 Stage Performance Curve  
Sp.Gr.=0.992



Seal Specifications Data Sheet

Project Information			
Customer Name:		Project Name:	
Region:		Part Number:	500020686-NSF01
Field Name:		Document Number:	
Well Name:		Revision:	
ITEM	DESCRIPTION	VALUES	DOCUMENT REFERENCE
1	General Parameters:		
1.1	Model and Name	SEAL GS3 S CS B/L/L CNSF5 NSF_PNT PW VT	
1.2	Size	5.3	
1.2.1	Diameter	5.13 in	
1.2.2	Length	6.3 ft	
1.3	Weight	263 lbs	
1.4	Configuration	Bag/Lab/Lab	
2	Basic Type Materials:		
2.1	Head/Base	Carbon Steel	
2.2	Bushings	Bronze	
2.3	Housing	Carbon Steel	
2.4	Thrust Bearing	High Load Bearing	
2.5	Bag	Sealst	
2.6	Oil	CNSF5	
2.7	Shaft	Inconel	
2.8	O-Rings/Housing	Monel	
2.9	Fasteners	Monel	
2.10	Check Valves	Stainless Steel	
2.11	Fill and Vent Ports	Stainless Steel	
3	Design Features		
3.1	Configurations (Single, LT, UT)	Single	
3.2	Oil Type	CNSF5	
3.6	Exterior Coating	NSF certified epoxy coating	
<b>REMARKS (special requirements)</b>			
Baker Hughes Potable Water ESP systems are certified to industry standard certifications NSF/ANSI 61 and NSF/ANSI 372 for use in the United States and Canada Only.			

513 Series Seal  
Bag/Lab/Lab



Motor Specifications Data Sheet

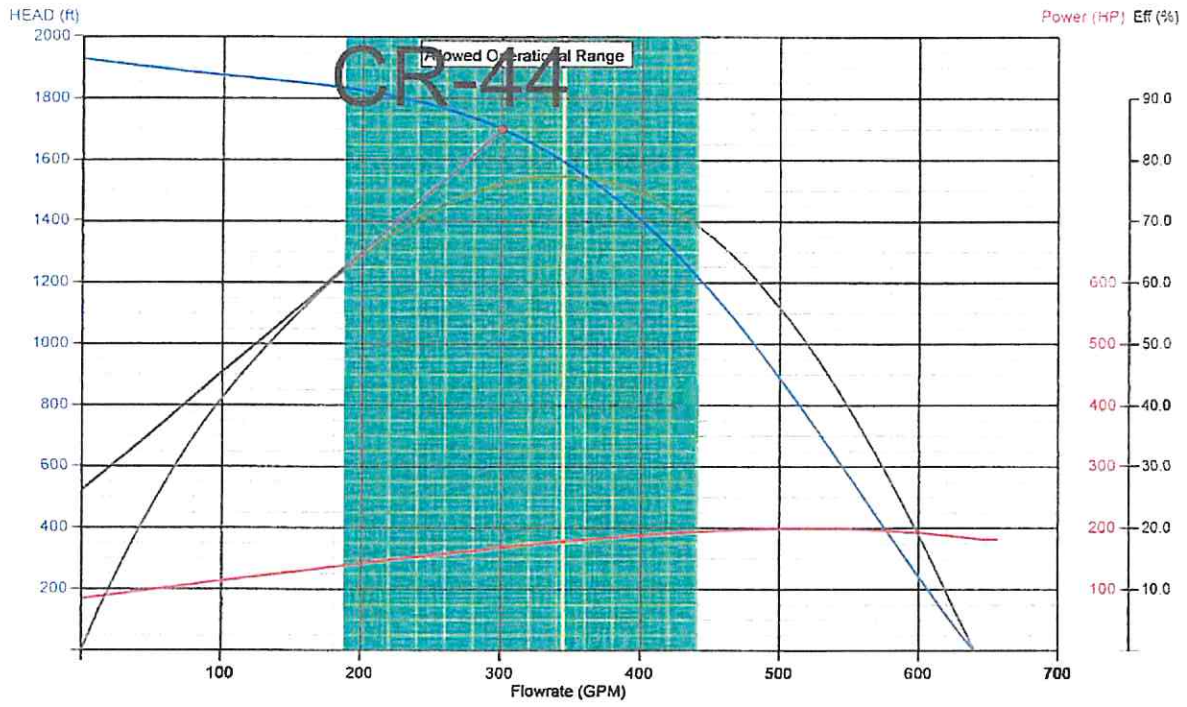
Project Information			
Customer Name:		Project Name:	
Region:		Part Number: 500018450-NSF01	
Field Name:		Document Number:	
Well Name:		Revision:	
ITEM	DESCRIPTION	VALUES	DOCUMENT REFERENCE
<b>1 General Parameters:</b>			
1.1	Model and Name	MTR 562XP S CS 500/3485/88_20R NSF_PNT	
1.2	Size	562	
1.2.1	Diameter	5.62 in	
1.2.2	Length	31.1 ft	
1.3	Weight	2563 LBS	
1.4	Number of Rotors	20	
<b>2 Performance Ratings:</b>			
2.1	Horsepower per Rotor	25 HP	
2.2	Rated HP (nameplate)	500 HP @ 60Hz	
2.3	Rated Voltage (nameplate)	3485 V	
2.4	Rated Amps (nameplate)	88 A	
2.5	Full Load Efficiency	85%	
2.6	Full Load Power Factor	80%	
<b>3 Basic Type Materials:</b>			
3.1	Housing	Carbon Steel	
3.2	Head and Base	Carbon Steel	
3.3	Shaft	4130 S. Steel	
3.4	O-rings	CL180	
3.5	Fasteners	Monel	
3.6	Thrust Bearing	High Load Solid Shoe	
3.7	Fill valves	Stainless Steel	
3.8	Washers	ALR142	
<b>4 Design Features:</b>			
4.1	Configurations (Single, LT, UT)	UT	
4.2	Oil Type (CL4, CL5, etc)	CL4, CL5, CL6, CNSF4, or CNSF5	
4.4	Sensor (yes/no)		
4.5	Sensor type	Yes	
4.6	MWT sensor type (RTD, etc)	N/A	
4.7	Exterior Coating	Optional	

**REMARKS (special requirements)**

Baker Hughes Potable Water ESP systems are certified to industry standard certifications NSF/ANSI 61 and NSF/ANSI 372 for use in the United States and Canada Only.

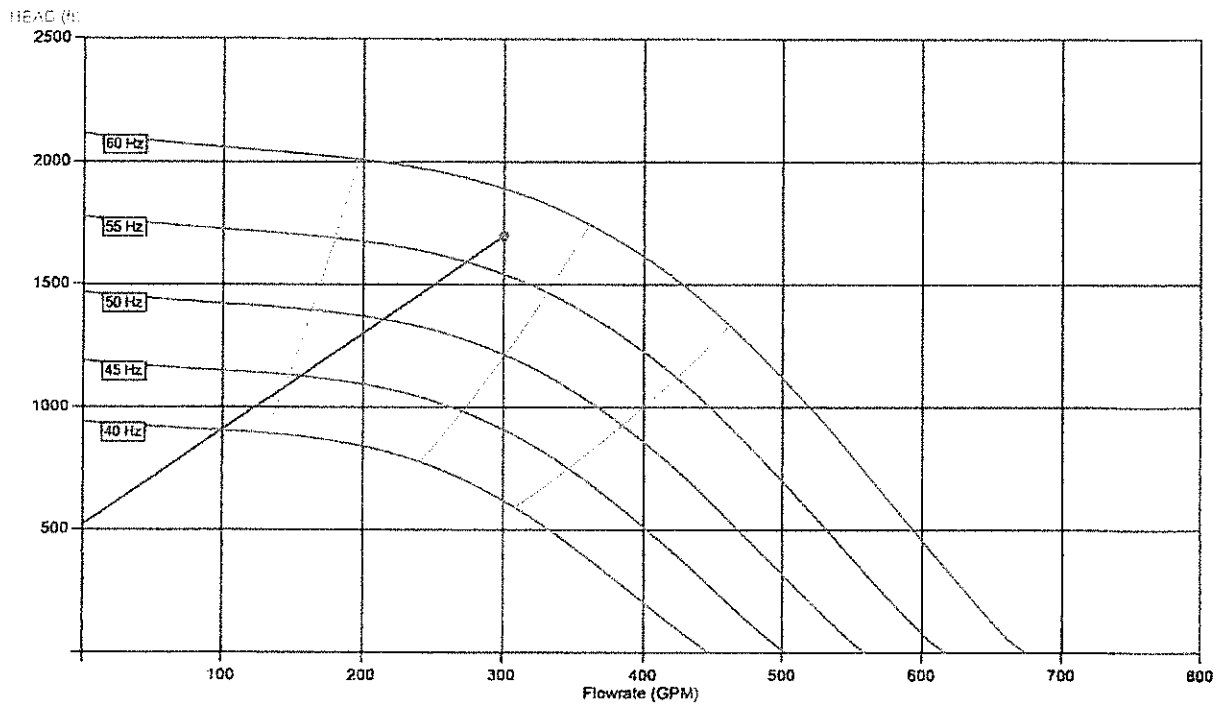
CR-219

**Baker Hughes**  
**HC12500 Pump 675 SERIES**  
21 Stage Performance Curve  
57.3Hz RPM=3307 Sp.Gr.=0.992





**Baker Hughes**  
**HC12500 Pump 675 SERIES**  
21 Stage Performance Curve  
Sp.Gr.=0.992



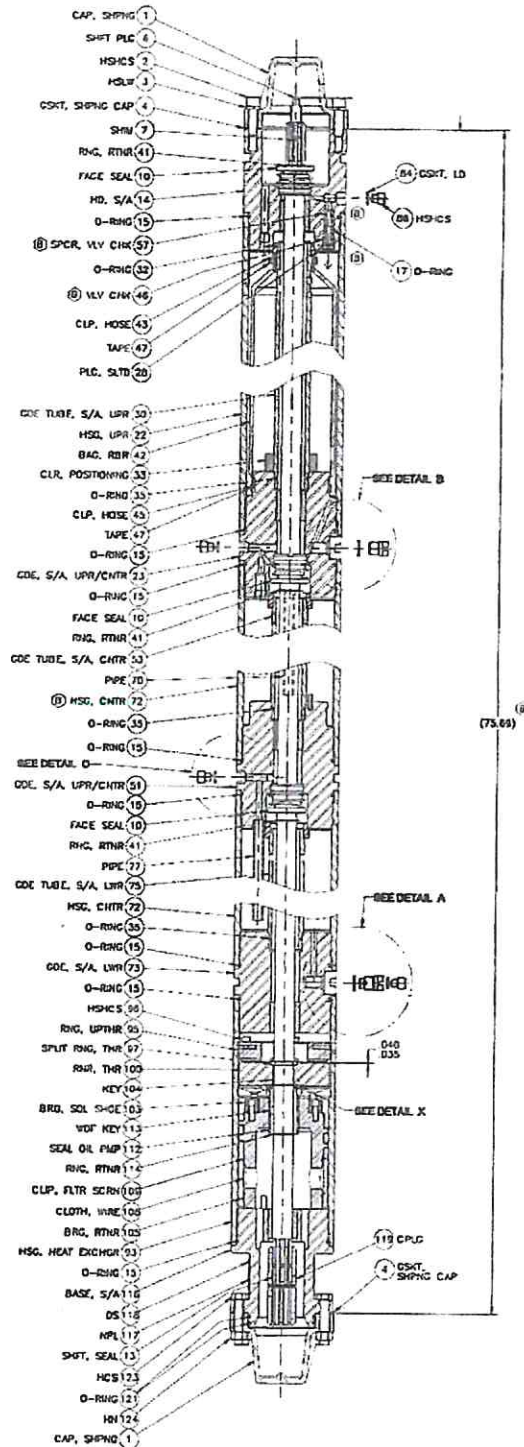
Seal Specifications Data Sheet

Project Information			
Customer Name:		Project Name:	
Region:		Part Number:	500020686-NSF01
Field Name:		Document Number:	
Well Name:		Revision:	
ITEM	DESCRIPTION	VALUES	DOCUMENT REFERENCE
1	General Parameters:		
1.1	Model and Name	SEAL GS3 S CS B/L/L CNSF5 NSF_PNT PW VT	
1.2	Size	513	
1.2.1	Diameter	5.13 in	
1.2.2	Length	6.3 ft	
1.3	Weight	263 lbs	
1.4	Configuration	Bag/Lab/Lab	
2	Basic Type Materials:		
2.1	Head/Base	Carbon Steel	
2.2	Bushings	Bronze	
2.3	Housing	Carbon Steel	
2.4	Thrust Bearing	High Load Bearing	
2.5	Bag	Sealest	
2.6	Oil	CNSF5	
2.7	Shaft	Inconel	
2.8	O-Rings/Housing	Monel	
2.9	Fasteners	Monel	
2.10	Check Valves	Stainless Steel	
2.11	Fill and Vent Ports	Stainless Steel	
3	Design Features		
3.1	Configurations (Single, LT, UT)	Single	
3.2	Oil Type	CNSF5	
3.6	Exterior Coating	NSF certified epoxy coating	

REMARKS (special requirements)

Baker Hughes Potable Water ESP systems are certified to industry standard certifications NSF/ANSI 61 and NSF/ANSI 372 for use in the United States and Canada Only.

513 Series Seal  
Bag/Lab/Lab



Motor Specifications Data Sheet

Project Information			
Customer Name:		Project Name:	
Region:		Part Number:	105151676-NSF01
Field Name:		Document Number:	
Well Name:		Revision:	
ITEM	DESCRIPTION	VALUES	DOCUMENT REFERENCE
1	<b>General Parameters:</b>		
1.1	Model and Name	562 XP 200HP 2300V 56A	
1.2	Size	562	
1.2.1	Diameter	5.62 in	
1.2.2	Length	14 ft	
1.3	Weight	1120 LBS	
1.4	Number of Rotors	8	
2	<b>Performance Ratings:</b>		
2.1	Horsepower per Rotor	25 HP	
2.2	Rated HP (nameplate)	200 HP @ 60Hz	
2.3	Rated Voltage (nameplate)	2300 V	
2.4	Rated Amps (nameplate)	56 A	
2.5	Full Load Efficiency	88%	
2.6	Full Load Power Factor	80%	
3	<b>Basic Type Materials:</b>		
3.1	Housing	Carbon Steel	
3.2	Head and Base	Carbon Steel	
3.3	Shaft	4130 S. Steel	
3.4	O-rings	CL180	
3.5	Fasteners	Monel	
3.6	Thrust Bearing	High Load Solid Shoe	
3.7	Fill valves	Stainless Steel	
3.8	Washers	Phenolic	
4	<b>Design Features:</b>		
4.1	Configurations (Single, LT, UT)	Single	
4.2	Oil Type (CL4, CL5, etc)	CNSF5	
4.4	Sensor (yes/no)		
4.5	Sensor type	N/A	
4.6	MWT sensor type (RTD, etc)	N/A	
4.7	Exterior Coating	NSF Amercoat 370	
<b>REMARKS (special requirements)</b>			
Baker Hughes Potable Water ESP systems are certified to industry standard certifications NSF/ANSI 61 and NSF/ANSI 372 for use in the United S			



Hydro Resources – Rocky Mountain, Inc  
 13027 County Road 18, Unit C  
 Fort Lupton, CO 80621  
 Phone (303) 857-7540  
 Fax (303) 857-3826

January 27, 2026

To: Castle Rock Water  
 175 Kellogg Court  
 Castle Rock, CO, 80109

**ATTN: Zuzana Howard – Water Resources Program Analyst**

**Project: Well 233 – Pull, Inspect & Downhole Equipment**

Ms. Howard,

Hydro Resources (HR) has put together the below pricing for the pull and inspect of Well 233. The below pricing reflects a four man crew with pump rig and support equipment to mobilize to the site, pull the downhole equipment, evaluate it, demobilize, remobilize and then reinstall down hole equipment with startup. We have included standard consumables (branding, tape, pipe dope) and a new motor & seal service kit with oil. Please see below for review.

Castle Rock Well 233 - Pull & Inspect					
Item No.	Description	Unit	Qty.	Unit Price	Sub-Total
1	Mobilization, Pump Removal, Demobilization	LS	1	\$ 7,110.00	\$ 7,110.00
2	Mobilization, Pump Installation w/ Start Up & Demobilization	LS	1	\$ 10,630.00	\$ 10,630.00
<b>Total Project Cost</b>					<b>\$ 17,740.00</b>
Opt	5-1/2" x 42' J55 Drop Pipe	JT	36	\$ 1,120.00	\$ 40,320.00

Total \$58,060

Please feel free to contact us if you have any additional questions or concerns.

Sincerely,

**Hydro Resources**

*Chelsea Borneman*

Chelsea Borneman  
 Business Development  
 Hydro Resources – Rocky Mountain, Inc  
[cborneman@hydroresources.com](mailto:cborneman@hydroresources.com)

*Jason Barnum*

Jason Barnum  
 Vice President / Business Development Manager  
 Hydro Resources, Inc  
[jbarnum@hydroresources.com](mailto:jbarnum@hydroresources.com)

CON-2026-0043



**EXHIBIT 3**

CONTRACTOR'S CERTIFICATE OF INSURANCE





**ADDITIONAL REMARKS SCHEDULE**

AGENCY Marsh & McLennan Agency LLC		NAMED INSURED Hydro Resources Rocky Mountain, Inc. Hydro Resources West Inc. One Sugar Creek Center Blvd., Suite 400 Sugar Land TX 77478	
POLICY NUMBER		EFFECTIVE DATE:	
CARRIER	NAIC CODE		

**ADDITIONAL REMARKS**

THIS ADDITIONAL REMARKS FORM IS A SCHEDULE TO ACORD FORM,  
 FORM NUMBER: 25 FORM TITLE: CERTIFICATE OF LIABILITY INSURANCE

Policies as applicable are endorsed with Blanket 30 Day Notice of Cancellation that provides this status only where such status is required by a written and executed contract.

The General Liability policy is endorsement with the Underground Resources and Equipment Coverage Extension with \$1,000,000 Per Occurrence and Annual Aggregate Limit per endorsement #CNA74789XX 0115. The policy is also endorsed to include Additional Coverage Limited Pollution Liability Coverage - Water Well Contractors Endorsement #CNA74848XX 0415 with a \$1,000,000 per Occurrence and \$2,000,000 Aggregate Limit.

The General Liability policy includes Stop Gap Employers Liability for monopolistic states such as ND, OH, WA & WY

The Excess Liability policy # HO25EXCZ08DK9IC provides excess limits on the following underlying policies :

- GL including Pollution #8032949118
- AUTO #Y Y 8032960703 7/14/2025 7/14/2026
- WC #8032959440(AZ, CO, ID, IL, KS, MT, NE, NV, NM, OK, OR, PA, TX, UT, WI) and 8032967599(CA)
- XS #B1284 10613BE25

**Deductibles Applicable:**

- GL including Pollution #8032949118- \$250,000
- AUTO #8032960703- \$1,000,000
- WC #8032959440(AZ, CO, ID, IL, KS, MT, NE, NV, NM, OK, OR, PA, TX, UT, WI) and 8032967599(CA) - \$500,000

Town of Castle Rock, its Elected and Appointed Officials, Employees and Volunteers are listed as Additional Insured per the Blanket Additional Insured Endorsement as required by written contract.