



IGNACIO TOWN BOARD MEETING AGENDA
Monday, February 9, 2025 – 6:00 PM
Abel F. Atencio Community Room, 570 Goddard Avenue
or via Remote Public Meeting

Zoom login info: <https://us06web.zoom.us/j/84951553904>

Attendees wishing to participate by phone shall call: 346-248-7799 and key in Webinar ID Number: 849 5155 3904

- I. CALL REGULAR MEETING TO ORDER:** Pledge of Allegiance
- II. ROLL CALL**
- III. APPROVAL OF AGENDA – Action Item**
- IV. PUBLIC COMMENTS**
- V. CONSENT AGENDA – Action Item**
 - A. Regular Town Board Meeting Minutes from January 12, 2026
 - B. January 2026 Accounting Reports
- VI. STAFF REPORTS**
 - A. Police Department
 - B. Public Works
 - C. Clerk / Treasurer
 - D. Town Manager
 - E. Attorney
- VII. UNFINISHED BUSINESS**
 - A. Rock Creek Housing Update
- VIII. NEW BUSINESS**
 - A. Steve Gallegos Planning Commission Application – Action Item
 - B. Judge Matt Margeson Appointment – Action Item
 - C. Habitat for Humanity Proposal for Rock Creek Subdivision Tract A
- IX. TRUSTEE REPORTS**
- X. MISCELLANEOUS**
- XI. EXECUTIVE SESSION:** For a conference with the Town attorney for the purpose of receiving legal advice on specific legal questions under C.R.S. Section 24-6-402(4)(b) pertaining to the Town's Raw Water Easement with the Southern Ute Utility Division and the Ignacio Intake Gallery water right.
- XII. ADJOURNMENT**

ACCOUNTING REPORTS FOR JANUARY 2026

02/06/26
13:16:22

TOWN OF IGNACIO
Check Register for Checking
For the Accounting Period: 1/26

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Report ID: AP300

Claim Checks

| Check # | Type | Vendor #/Name | Check Amount | Date Issued | Period Redeemed | Claim # | Claim Amount |
|---------|------|------------------------------------|--------------|-------------|-----------------|----------|--------------|
| -97196 | E | 737 PITNEY BOWES INC | 502.25 | 01/07/26 | 1/26 | | |
| | | | | | | CL 19144 | 502.25 |
| -97195 | E | 385 LPEA | 627.14 | 01/07/26 | 1/26 | | |
| | | | | | | CL 19154 | 627.14 |
| -97194 | E | 143 STATE OF COLORADO-SALES TAX | 2293.65 | 01/16/26 | 1/26 | | |
| | | | | | | CL 19159 | 2293.65 |
| -97193 | E | 764 COLORADO MUNICIPAL LEAGUE | 873.00 | 01/16/26 | 1/26 | | |
| | | | | | | CL 19160 | 873.00 |
| -97192 | E | 385 LPEA | 1870.68 | 01/16/26 | 1/26 | | |
| | | | | | | CL 19172 | 1870.68 |
| -97191 | E | 1187 Cardmember Service (TBK Bank) | 528.65 | 01/16/26 | 1/26 | | |
| | | | | | | CL 19187 | 528.65 |
| -97190 | E | 1187 Cardmember Service (TBK Bank) | 532.29 | 01/16/26 | 1/26 | | |
| | | | | | | CL 19188 | 532.29 |
| -97189 | E | 1187 Cardmember Service (TBK Bank) | 82.33 | 01/16/26 | 1/26 | | |
| | | | | | | CL 19189 | 82.33 |
| -97188 | E | 1187 Cardmember Service (TBK Bank) | 207.77 | 01/16/26 | 1/26 | | |
| | | | | | | CL 19191 | 207.77 |
| -97187 | E | 1187 Cardmember Service (TBK Bank) | 30.87 | 01/16/26 | 1/26 | | |
| | | | | | | CL 19192 | 30.87 |
| -97186 | E | 1187 Cardmember Service (TBK Bank) | 1852.28 | 01/16/26 | 1/26 | | |
| | | | | | | CL 19193 | 1852.28 |
| -97185 | E | 1187 Cardmember Service (TBK Bank) | 102.00 | 01/16/26 | 1/26 | | |
| | | | | | | CL 19194 | 102.00 |
| -97184 | E | 1187 Cardmember Service (TBK Bank) | 223.68 | 01/16/26 | 1/26 | | |
| | | | | | | CL 19195 | 223.68 |
| -97183 | E | 1187 Cardmember Service (TBK Bank) | 128.83 | 01/16/26 | 1/26 | | |
| | | | | | | CL 19196 | 128.83 |
| -97182 | E | 1187 Cardmember Service (TBK Bank) | 1133.04 | 01/16/26 | 1/26 | | |
| | | | | | | CL 19197 | 1133.04 |
| -97181 | E | 1187 Cardmember Service (TBK Bank) | 296.32 | 01/16/26 | 1/26 | | |
| | | | | | | CL 19198 | 296.32 |
| -97180 | E | 1187 Cardmember Service (TBK Bank) | 15.45 | 01/16/26 | 1/26 | | |
| | | | | | | CL 19199 | 15.45 |
| -97179 | E | 1187 Cardmember Service (TBK Bank) | 387.73 | 01/16/26 | 1/26 | | |
| | | | | | | CL 19200 | 387.73 |
| -97178 | E | 1187 Cardmember Service (TBK Bank) | 1321.15 | 01/16/26 | 1/26 | | |
| | | | | | | CL 19201 | 1321.15 |
| -97177 | E | 1187 Cardmember Service (TBK Bank) | 2390.11 | 01/16/26 | 1/26 | | |
| | | | | | | CL 19202 | 2390.11 |
| -97176 | E | 845 HOME DEPOT CREDIT SERVICES | 1222.92 | 01/16/26 | 1/26 | | |
| | | | | | | CL 19204 | 1222.92 |
| 8634 * | S | 1283 4 Rivers Equipment | 136.96 | 01/07/26 | | CL 19136 | 136.96 |
| 8635 | S | 1324 ALPINE LUMBER | 45174.92 | 01/07/26 | | CL 19142 | 45174.92 |
| 8636 | S | 893 AT&T | 404.94 | 01/07/26 | | CL 19139 | 404.94 |

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|---------|------|---|--------------|-------------|--------------------|----------|-----------------|
| 8637 | S | 728 Axis Health System | 453.27 | 01/07/26 | | CL 19131 | 453.27 |
| 8638 | S | 91 BRENNAN OIL COMPANY | 82.77 | 01/07/26 | | CL 19137 | 82.77 |
| 8639 | S | 121 CIRSA | 24403.93 | 01/07/26 | | CL 19146 | 24403.93 |
| 8640 | S | 1227 CJB Auto Supply | 140.78 | 01/07/26 | | CL 19134 | 140.78 |
| 8641 | S | 764 COLORADO MUNICIPAL LEAGUE | 873.00 | 01/07/26 | | CL 19140 | 873.00 |
| 8642 | S | 1332 CONCRETE PUMPING SPECIALTIES, LLC | 1200.00 | 01/07/26 | | CL 19143 | 1200.00 |
| 8643 | S | 999999 DEE DEE JOHNSON | 52.50 | 01/07/26 | | CL 19127 | 52.50 |
| 8644 | S | 1374 DURACO HEATING AND COOLING LLC | 13110.00 | 01/07/26 | | CL 19151 | 13110.00 |
| 8645 | S | 1298 Fantasia Gallegos | 31.90 | 01/07/26 | | CL 19128 | 31.90 |
| 8646 | S | 1359 FERGUSON WATERWORKS #3209 | 6645.99 | 01/07/26 | | CL 19152 | 6645.99 |
| 8647 | S | 1150 In Compliance Products, Inc. | 70.00 | 01/07/26 | | CL 19141 | 70.00 |
| 8648 | S | 1327 JOHN HOOGEBOOM | 14600.00 | 01/07/26 | | CL 19147 | 14600.00 |
| 8649 | S | 1019 La Plata Economic Development Alliance | 8402.00 | 01/07/26 | | CL 19132 | 8402.00 |
| 8650 | S | 1046 LAW OFFICE OF DAVID LIBERMAN | 3767.90 | 01/07/26 | | CL 19135 | 3767.90 |
| 8651 | S | 1379 LOUIS PEREZ | 120.00 | 01/07/26 | | CL 19149 | 120.00 |
| 8652 | C S | 1354 OVERHEAD DOOR COMPANY | 0.00 | 01/07/26 | | CL 19130 | |
| 8653 | * S | 1310 QUALITY IRRIGATION SOLUTIONS | 238.01 | 01/07/26 | | CL 19153 | 238.01 |
| 8654 | S | 730 SOUTHWEST AG | 2513.33 | 01/07/26 | | CL 19145 | 2513.33 |
| 8655 | S | 1322 TAVA WU CUTTUM | 24920.00 | 01/07/26 | | CL 19148 | 24920.00 |
| 8656 | S | 1117 TUGGY DUNTON | 30.10 | 01/07/26 | | CL 19133 | 30.10 |
| 8657 | S | 675 UTILITY NOTIFICATION CENTER OF CO | 44.10 | 01/07/26 | | CL 19138 | 44.10 |
| 8658 | S | 1333 WHITE CAP | 586.19 | 01/07/26 | | CL 19150 | 586.19 |
| 8659 | S | 1351 WINDMILL WELDING | 6500.00 | 01/07/26 | | CL 19129 | 6500.00 |
| 8660 | S | 1354 OVERHEAD DOOR COMPANY | 23060.41 | 01/08/26 | | CL 19155 | 23060.41 |

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TOWN OF IGNACIO
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Claim Checks

| Check # | Type | Vendor #/Name | Check Amount | Date Issued | Period Redeemed | Claim # | Claim Amount |
|---------|------|---|--------------|-------------|--------------------|----------|-----------------|
| 8661 | S | 220 BALLANTINE COMMUNICATIONS INC | 33.59 | 01/16/26 | | CL 19180 | 33.59 |
| 8662 | S | 921 CASCADE WATER | 50.28 | 01/16/26 | | CL 19164 | 50.28 |
| 8663 | S | 121 CIRSA | 1592.00 | 01/16/26 | | CL 19168 | 1592.00 |
| 8664 | S | 1148 Community Connections CO | 2500.00 | 01/16/26 | | CL 19174 | 2500.00 |
| 8665 | S | 1131 CROSSFIRE AGGREGATE SERVICES LLC | 2915.58 | 01/16/26 | | CL 19177 | 2915.58 |
| 8666 | S | 971 FASTTRACK COMMUNICATIONS INC | 406.11 | 01/16/26 | | CL 19182 | 406.11 |
| 8667 | S | 1114 HOMES FUND INC | 5000.00 | 01/16/26 | | CL 19176 | 5000.00 |
| 8668 | S | 1343 IBS, INC | 298.35 | 01/16/26 | | CL 19171 | 298.35 |
| 8669 | S | 1130 IMAGENET CONSULTING LLC | 2983.00 | 01/16/26 | | CL 19170 | 2983.00 |
| 8670 | S | 1327 JOHN HOOGEBOOM | 15000.00 | 01/16/26 | | CL 19184 | 15000.00 |
| 8671 | S | 1357 L & S STUCCO LLC | 19279.00 | 01/16/26 | | CL 19167 | 19279.00 |
| 8672 | S | 1286 La Plata County Public Health Dept. | 38.50 | 01/16/26 | | CL 19158 | 38.50 |
| 8673 | S | 1019 La Plata Economic Development Alliance | 5600.00 | 01/16/26 | | CL 19161 | 5600.00 |
| 8674 | S | 387 LA PLATA YOUTH SERVICES | 8800.00 | 01/16/26 | | CL 19173 | 8800.00 |
| 8675 | S | 1379 LOUIS PEREZ | 460.00 | 01/16/26 | | CL 19179 | 460.00 |
| 8676 | S | 778 REGION 9 ECONOMIC DEVELOPMENT | 2006.00 | 01/16/26 | | CL 19169 | 2006.00 |
| 8677 | S | 1264 REPUBLIC SERVICES #657 | 7369.78 | 01/16/26 | | CL 19185 | 7369.78 |
| 8678 | S | 1220 Sexual Assault Services Organization (SA | 2000.00 | 01/16/26 | | CL 19175 | 2000.00 |
| 8679 | S | 1172 Short Elliott Hendrickson, Inc. | 12241.25 | 01/16/26 | | CL 19156 | 12241.25 |
| 8680 | S | 600 SOUTHERN UTE UTILITIES DIVISION | 83837.71 | 01/16/26 | | CL 19165 | 83837.71 |
| 8681 | S | 1068 STATEWIDE INTERNET PORTAL AUTHORITY | 1848.00 | 01/16/26 | | CL 19181 | 1848.00 |
| 8682 | S | 1322 TAVA WU CUTTUM | 14774.50 | 01/16/26 | | CL 19183 | 14774.50 |
| 8683 | S | 1196 The Durango Herald | 107.00 | 01/16/26 | | CL 19163 | 107.00 |
| 8684 | S | 650 TOWN OF IGNACIO | 1373.92 | 01/16/26 | | CL 19157 | 1373.92 |

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Claim Checks

| Check # | Type | Vendor #/Name | Check Amount | Date Issued | Period Redeemed | Claim # | Claim Amount |
|------------------------|------|---|--------------|-------------|--------------------|----------|-----------------|
| 8685 | S | 655 TRAUTNER GEOTECH | 394.30 | 01/16/26 | _____ | CL 19166 | 394.30 |
| 8686 | S | 1117 TUGGY DUNTON | 52.20 | 01/16/26 | _____ | CL 19178 | 52.20 |
| 8687 | S | 1174 United Rentals (North America), Inc. | 1158.00 | 01/16/26 | _____ | CL 19162 | 1158.00 |
| 8689 * | S | 1372 Boreworxx Construction LLC | 10000.00 | 01/22/26 | _____ | CL 19205 | 10000.00 |
| Total for Claim Checks | | | 396304.21 | | | | |
| Count for Claim Checks | | | 76 | | | | |

* denotes missing check number(s)

of Checks: 76 Total: 396304.21

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TOWN OF IGNACIO
Fund Summary for Claim Check Register
For the Accounting Period: 1/26

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| Fund/Account | Amount |
|-------------------------------|------------|
| 100 GENERAL FUND | |
| 110230 Operating Account | 89,810.29 |
| 300 CAPITAL IMPROVEMENT FUND | |
| 110230 Operating Account | 9,105.99 |
| 500 ECONOMIC DEVELOPMENT FUND | |
| 110230 Operating Account | 195,854.56 |
| 610 WATER FUND | |
| 110230 Operating Account | 10,901.92 |
| 620 GAS FUND | |
| 110230 Operating Account | 50,660.98 |
| 630 SEWER FUND | |
| 110230 Operating Account | 39,920.00 |
| 640 IRRIGATION FUND | |
| 110230 Operating Account | 50.47 |
| Total: | 396,304.21 |

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TOWN OF IGNACIO
Detail Ledger Query
For the Accounting Periods: 1/26 - 1/26

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Objects 3200-9500, AND Fund=300,500

| Fund/Account/ Doc/Line # | | Description | Vendor/Receipt From | Acct. Period | Debit | Credit | Ending Balance |
|--|---------|--------------------------|---------------------|-----------------|----------|--------|----------------|
| 300 CAPITAL IMPROVEMENT FUND | | | | | | | |
| 930000 CAPITAL IMPROVEMENT | | | | | | | |
| 3204 Professional Services - Engineer / Consultant | | | | | | | |
| CL 19156 4 | 501820 | CR 320 IMPROVEMENTS | Short Elliott | 1/26 | 1,293.75 | | |
| Object Total: | | | | | 1,293.75 | | 1,293.75 DB |
| 9202 Project/Labor Match | | | | | | | |
| CL 19156 2 | 497145 | SIDE WALK ENHANCEMENTS | Short Elliott | 1/26 | 1,166.25 | | |
| Object Total: | | | | | 1,166.25 | | 1,166.25 DB |
| 9231 Capital Project - Browning Storm Drain | | | | | | | |
| CL 19152 1 | 1594767 | MANHOLE AND FREIGHT CHAR | FERGUSON WATERWORKS | 1/26 | 6,645.99 | | |
| Object Total: | | | | | 6,645.99 | | 6,645.99 DB |
| Account Total: | | | | | 9,105.99 | | 9,105.99 DB |
| Fund Total: | | | | | 9,105.99 | 0.00 | |

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TOWN OF IGNACIO
Detail Ledger Query
For the Accounting Periods: 1/26 - 1/26

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Report ID: L091

Objects 3200-9500, AND Fund=300,500

| Fund/Account/ Doc/Line # | | Description | Vendor/Receipt From | Acct. Period | Debit | Credit | Ending Balance |
|---|----|---------------------------------|-----------------------|-----------------|-----------|--------|----------------|
| 500 ECONOMIC DEVELOPMENT FUND | | | | | | | |
| 500463 ECONOMIC DEVELOPMENT | | | | | | | |
| 9155 Pass-through Account | | | | | | | |
| CL 19132 | 1 | LPC 24-016 RFR 10/2025 | La Plata Economic | 1/26 | 8,402.00 | | |
| CL 19161 | 1 | RFR #17 (NOV) | La Plata Economic | 1/26 | 5,600.00 | | |
| Object Total: | | | | | 14,002.00 | | 14,002.00 DB |
| 9232 Capital Project - Rock Creek Subdivision | | | | | | | |
| CL 19127 | 1 | ROCK CREEK CELEBRATION | DEE DEE JOHNSON | 1/26 | 4.77 | | |
| CL 19127 | 2 | TOOLS FOR ROCK CREEK | DEE DEE JOHNSON | 1/26 | 47.73 | | |
| CL 19129 | 1 | 5X5 COLUMNS INSTALLED | WINDMILL WELDING | 1/26 | 6,500.00 | | |
| CL 19142 | 1 | 794334 SCREWS | ALPINE LUMBER | 1/26 | 377.88 | | |
| CL 19142 | 2 | 794376 SCREWS | ALPINE LUMBER | 1/26 | 359.29 | | |
| CL 19142 | 3 | 52286 SCEWS | ALPINE LUMBER | 1/26 | | 377.88 | |
| CL 19142 | 4 | 796978 5/8 | ALPINE LUMBER | 1/26 | 284.13 | | |
| CL 19142 | 5 | 796979 FOAM SILL | ALPINE LUMBER | 1/26 | 7.64 | | |
| CL 19142 | 6 | 796980 MATERIALS | ALPINE LUMBER | 1/26 | 499.24 | | |
| CL 19142 | 7 | 796981 MICRO LAM | ALPINE LUMBER | 1/26 | 1,659.40 | | |
| CL 19142 | 8 | 796982 SHEATING BRACKETS PLATES | ALPINE LUMBER | 1/26 | 2,830.82 | | |
| CL 19142 | 9 | 796982 SLIDING TRIM | ALPINE LUMBER | 1/26 | 457.24 | | |
| CL 19142 | 10 | 803898 MICRO LAM | ALPINE LUMBER | 1/26 | 501.28 | | |
| CL 19142 | 11 | 803899 INLAND AND TREATED PLATE | ALPINE LUMBER | 1/26 | 5,805.97 | | |
| CL 19142 | 12 | 806193 TIMBERLOCK SCREWS | ALPINE LUMBER | 1/26 | 871.73 | | |
| CL 19142 | 13 | 806194 MATERIALS | ALPINE LUMBER | 1/26 | 364.68 | | |
| CL 19142 | 14 | 806195 MATERIALS | ALPINE LUMBER | 1/26 | 23,154.88 | | |
| CL 19142 | 15 | 810762 INLAND SHEATING | ALPINE LUMBER | 1/26 | 5,989.26 | | |
| CL 19142 | 16 | 812490 SIMPSON | ALPINE LUMBER | 1/26 | 364.68 | | |
| CL 19142 | 17 | 812491 RUSTIC PRIME AND DELIVER | ALPINE LUMBER | 1/26 | 1,809.28 | | |
| CL 19142 | 18 | 812492 MICRO LAM | ALPINE LUMBER | 1/26 | 215.40 | | |
| CL 19143 | 1 | 4241 CONCRETE PUMPING SERVICE | CONCRETE PUMPING | 1/26 | 1,200.00 | | |
| CL 19147 | 1 | 027 GARAGE FRAMING LOTS 15 & | JOHN HOOGEBOOM | 1/26 | 9,200.00 | | |
| CL 19147 | 2 | 028 FRONT PORCH FRAMING AND | JOHN HOOGEBOOM | 1/26 | 5,400.00 | | |
| CL 19148 | 1 | 9 SHAVANO 18 PHASE 2 | TAVA WU CUTTUM | 1/26 | 8,770.00 | | |
| CL 19148 | 2 | 9 ANTERO 7 PHASE 2 | TAVA WU CUTTUM | 1/26 | 16,150.00 | | |
| CL 19149 | 1 | SWEPT GARAGES 6 HOURS | LOUIS PEREZ | 1/26 | 120.00 | | |
| CL 19150 | 1 | 1002280888 PLYWOOD | WHITE CAP | 1/26 | 586.19 | | |
| CL 19151 | 1 | 1164 LABOR FOR ANTERO | DURACO HEATING AND | 1/26 | 7,000.00 | | |
| CL 19151 | 2 | 1164 EXTRA WIRE AND LABOR | DURACO HEATING AND | 1/26 | 560.00 | | |
| CL 19151 | 3 | 1164 KINKED LINE SET | DURACO HEATING AND | 1/26 | 550.00 | | |
| CL 19151 | 4 | 1164 LABOR FOR SHAVANO | DURACO HEATING AND | 1/26 | 5,000.00 | | |
| CL 19153 | 7 | 33594 BULBS | QUALITY IRRIGATION | 1/26 | 18.49 | | |
| CL 19154 | 1 | 210 MANZANO CIRCLE | LPEA | 1/26 | 176.37 | | |
| CL 19154 | 2 | 340 MANZANO CIRCLE | LPEA | 1/26 | 93.21 | | |
| CL 19154 | 3 | 330 MANZANO CIRCLE | LPEA | 1/26 | 159.93 | | |
| CL 19154 | 4 | 320 MANZANO CIRCLE | LPEA | 1/26 | 93.21 | | |
| CL 19154 | 5 | 310 MANZANO CIRCLE | LPEA | 1/26 | 104.42 | | |
| CL 19155 | 1 | OVERHEAD DOORS | OVERHEAD DOOR COMPANY | 1/26 | 23,060.41 | | |
| CL 19162 | 1 | 506872 DEHUMIDIFIER | United Rentals (North | 1/26 | 1,158.00 | | |
| CL 19166 | 1 | 20910 FIELD DENSITY TESTING | TRAUTNER GEOTECH | 1/26 | 116.25 | | |
| CL 19166 | 2 | 20910 FIELD DENSITY TESTING | TRAUTNER GEOTECH | 1/26 | 162.75 | | |
| CL 19166 | 3 | 20910 NUCLEAR GAUGE | TRAUTNER GEOTECH | 1/26 | 55.00 | | |

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TOWN OF IGNACIO
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Objects 3200-9500, AND Fund=300,500

| Fund/Account/ Doc/Line # | | Description | Vendor/Receipt From | Acct. Period | Debit | Credit | Ending Balance |
|---|---|-------------------------------|---------------------|-----------------|------------|--------|----------------|
| 500 ECONOMIC DEVELOPMENT FUND | | | | | | | |
| 500463 ECONOMIC DEVELOPMENT | | | | | | | |
| 9232 Capital Project - Rock Creek Subdivision | | | | | | | |
| CL 19166 | 4 | 20910 MILEAGE | TRAUTNER GEOTECH | 1/26 | 60.30 | | |
| CL 19167 | 1 | 50% DOWN OF PAYMENT | L & S STUCCO LLC | 1/26 | 19,279.00 | | |
| CL 19179 | 1 | RMAX BOARDS | LOUIS PEREZ | 1/26 | 140.00 | | |
| CL 19179 | 2 | RMAX BOARDS AND MOVED WINDOWS | LOUIS PEREZ | 1/26 | 160.00 | | |
| CL 19179 | 3 | MOVING OFFICE FROM 210 | LOUIS PEREZ | 1/26 | 160.00 | | |
| CL 19183 | 1 | 10 ANTERO | TAVA WU CUTTUM | 1/26 | 4,037.50 | | |
| CL 19183 | 2 | 10 FENCING INTERIOR | TAVA WU CUTTUM | 1/26 | 10,737.00 | | |
| CL 19184 | 1 | 29 LOTS 20 & 21 | JOHN HOOGEBOOM | 1/26 | 4,800.00 | | |
| CL 19184 | 2 | 30 LOTS 1 & 2 FRAMING | JOHN HOOGEBOOM | 1/26 | 10,200.00 | | |
| CL 19204 | 1 | BLACK BORDER CORI | HOME DEPOT CREDIT | 1/26 | 33.60 | | |
| CL 19204 | 5 | ROCK CREEK MATERIALS | HOME DEPOT CREDIT | 1/26 | 713.10 | | |
| CL 19204 | 6 | ROCK CREEK MATERIAL | HOME DEPOT CREDIT | 1/26 | 70.41 | | |
| Object Total: | | | | | 182,230.44 | 377.88 | 181,852.56 DB |
| Account Total: | | | | | 196,232.44 | 377.88 | 195,854.56 DB |
| Fund Total: | | | | | 196,232.44 | 377.88 | |
| Grand Total: | | | | | 205,338.43 | 377.88 | |

| 2024 Town | | | 2025 Town 331310 | | | | | | |
|--------------|-------------------|--------------|-------------------|-------------------|------------|--------------------|--------------|------------|--------------------|
| Sales Tax | Month | Year-To-Date | Sales Tax | Month | Difference | % up/down from PYM | Year-To-Date | Difference | % up/down from PYT |
| | | - | <i>hit bank:</i> | | | | | | |
| Jan | 60,498.68 | 60,498.68 | Jan | 50,692.32 | | | | | |
| Feb | 61,998.32 | 122,497.00 | Feb | 84,095.41 | 23,596.73 | 39.00% | 84,095.41 | 23,596.73 | 39.00% |
| Mar | 45,384.66 | 167,881.66 | Mar | 53,746.82 | -8,251.50 | -6.74% | 137,842.23 | 15,345.23 | 12.53% |
| Apr | 49,614.44 | 217,496.10 | Apr | 57,286.65 | 11,901.99 | 7.09% | 195,128.88 | 27,247.22 | 16.23% |
| May | 47,109.70 | 264,605.80 | May | 58,618.16 | 9,003.72 | 4.14% | 253,747.04 | 36,250.94 | 16.67% |
| Jun | 51,993.28 | 316,599.08 | Jun | 60,922.29 | 13,812.59 | 5.22% | 314,669.33 | 50,063.53 | 18.92% |
| Jul | 49,167.67 | 365,766.75 | Jul | 63,566.90 | 11,573.62 | 3.66% | 378,236.23 | 61,637.15 | 19.47% |
| Aug | 51,357.41 | 417,124.16 | Aug | 84,575.58 | 35,407.91 | 9.68% | 462,811.81 | 97,045.06 | 26.53% |
| Sep | 55,811.43 | 472,935.59 | Sep | 64,417.17 | 13,059.76 | 3.13% | 527,228.98 | 110,104.82 | 26.40% |
| Oct | 66,220.29 | 539,155.88 | Oct | 57,807.02 | 1,995.59 | 0.42% | 585,036.00 | 112,100.41 | 23.70% |
| Nov | 55,247.96 | 594,403.84 | Nov | 61,846.80 | -4,373.49 | -0.81% | 646,882.80 | 107,726.92 | 19.98% |
| Dec | 50,692.32 | 645,096.16 | Dec | 79,645.84 | 24,397.88 | 4.10% | 726,528.64 | 132,124.80 | 22.23% |
| | | | Jan | | | | | | 0.00% |
| Total | 645,096.16 | | City Total | 777,220.96 | | | | | 20.14% |
| 2024 BUDGET | | 500,000.00 | 2025 BUDGET | | | | 550,000.00 | | |

| 2024 County Sales Tax | | | 2025 County 331330 | | | % up/down | % up/down | | |
|-----------------------|--------------|--------------|--------------------|--------------|------------|-----------|--------------|------------|----------|
| Month | Year-To-Date | | Sales Tax | Month | Difference | from PYM | Year-To-Date | Difference | from PYT |
| | - | | <i>hit bank:</i> | | | | | | |
| | - | | Jan | 97,973.00 | | | | | |
| | | | Feb | 119,905.00 | | | | | |
| Jan | 94,745.00 | 94,745.00 | Mar | 96,805.00 | 2,060.00 | 2.17% | 96,805.00 | 2,060.00 | 2.17% |
| Feb | 90,192.00 | 184,937.00 | Apr | 90,716.00 | 524.00 | 0.28% | 187,521.00 | 2,584.00 | 1.40% |
| Mar | 97,916.00 | 282,853.00 | May | 102,504.00 | 4,588.00 | 1.62% | 290,025.00 | 7,172.00 | 2.54% |
| Apr | 95,508.00 | 378,361.00 | Jun | 100,340.00 | 4,832.00 | 1.28% | 390,365.00 | 12,004.00 | 3.17% |
| May | 108,172.00 | 486,533.00 | Jul | 106,671.00 | -1,501.00 | -0.31% | 497,036.00 | 10,503.00 | 2.16% |
| Jun | 117,603.00 | 604,136.00 | Aug | 121,460.00 | 3,857.00 | 0.64% | 618,496.00 | 14,360.00 | 2.38% |
| Jul | 123,072.00 | 727,208.00 | Sep | 128,425.00 | 5,353.00 | 0.74% | 746,921.00 | 19,713.00 | 2.71% |
| Aug | 113,118.00 | 840,326.00 | Oct | 115,747.00 | 2,629.00 | 0.31% | 862,668.00 | 22,342.00 | 2.66% |
| Sep | 111,491.00 | 951,817.00 | Nov | 125,272.00 | 13,781.00 | 1.45% | 987,940.00 | 36,123.00 | 3.80% |
| Oct | 112,990.00 | 1,064,807.00 | Dec | 111,435.00 | -1,555.00 | -0.15% | 1,099,375.00 | 34,568.00 | 3.25% |
| Nov | 97,973.00 | 1,162,780.00 | Jan | 96,547.00 | -1,426.00 | -0.12% | 1,195,922.00 | 33,142.00 | 2.85% |
| Dec | 119,905.00 | 1,282,685.00 | Feb | | | | | | |
| Total | 1,282,685.00 | | County Total | 1,413,800.00 | | | | | 2.64% |
| 2024 BUDGET | 1,100,000.00 | | 2025 BUDGET | | | | 1,100,000.00 | | |

02/06/26
13:18:56

TOWN OF IGNACIO
Cash Report
For the Accounting Period: 1/26

Page: 1 of 1
Report ID: L160

| Fund/Account | Beginning Balance | Received | Transfers In | Disbursed | Transfers Out | Ending Balance |
|-------------------------------|----------------------|--------------|-----------------|--------------|------------------|-------------------|
| 100 GENERAL FUND | | | | | | |
| 110100 Petty Cash | 100.00 | 0.00 | 0.00 | 0.00 | 0.00 | 100.00 |
| 110230 Operating Account | 991,623.21 | 184,619.74 | 60.24 | 717,810.00 | 251,900.27 | 206,592.92 |
| 110250 Savings Account | 100,182.16 | 145,016.97 | 0.00 | 0.00 | 0.00 | 245,199.13 |
| 110270 Investment Account | 355,093.34 | 574,866.57 | 0.00 | 0.00 | 0.00 | 929,959.91 |
| Total Fund | 1,446,998.71 | 904,503.28 | 60.24 | 717,810.00 | 251,900.27 | 1,381,851.96 |
| 300 CAPITAL IMPROVEMENT FUND | | | | | | |
| 110230 Operating Account | 1,314,844.14 | 39,822.93 | 0.00 | 0.00 | 9,105.99 | 1,345,561.08 |
| 400 CONSERVATION TRUST FUND | | | | | | |
| 110230 Operating Account | 134,388.32 | 0.00 | 0.00 | 134,388.32 | 0.00 | 0.00 |
| 110270 Investment Account | 0.00 | 134,388.32 | 0.00 | 0.00 | 0.00 | 134,388.32 |
| Total Fund | 134,388.32 | 134,388.32 | | 134,388.32 | | 134,388.32 |
| 500 ECONOMIC DEVELOPMENT FUND | | | | | | |
| 110230 Operating Account | -2,436,073.38 | 570,807.55 | 377.88 | 0.00 | 196,232.44 | -2,061,120.39 |
| 110270 Investment Account | 0.00 | 238.81 | 0.00 | 0.00 | 0.00 | 238.81 |
| Total Fund | -2,436,073.38 | 571,046.36 | 377.88 | | 196,232.44 | -2,060,881.58 |
| 610 WATER FUND | | | | | | |
| 110230 Operating Account | 137,323.48 | 24,361.59 | 0.00 | 10.00 | 10,901.92 | 150,773.15 |
| 620 GAS FUND | | | | | | |
| 110230 Operating Account | -240,363.25 | 408,825.79 | 0.00 | 32.47 | 50,660.98 | 117,769.09 |
| 630 SEWER FUND | | | | | | |
| 110230 Operating Account | 155,058.85 | 58,376.81 | 0.00 | 130.40 | 39,920.00 | 173,385.26 |
| 640 IRRIGATION FUND | | | | | | |
| 110230 Operating Account | 43,920.72 | 33.26 | 0.00 | 0.00 | 50.47 | 43,903.51 |
| 910 PAYROLL CLEARING FUND | | | | | | |
| 110230 Operating Account | 11,101.77 | 0.00 | 162,029.74 | 155,518.74 | 0.00 | 17,612.77 |
| 930 CLAIMS CLEARING FUND | | | | | | |
| 110230 Operating Account | 29,214.14 | 0.00 | 396,304.21 | 16,622.14 | 0.00 | 408,896.21 |
| Totals | 596,413.50 | 2,141,358.34 | 558,772.07 | 1,024,512.07 | 558,772.07 | 1,713,259.77 |

*** Transfers In and Transfers Out columns should match, with the following exceptions:

- 1) Cancelled electronic checks increase the Transfers In column. Disbursed column will be overstated by the same amount and will not balance to the Redeemed Checks List.
- 2) Payroll Journal Vouchers including local deductions with receipt accounting will reduce the Transfers Out column by the total amount of these checks.

02/06/26
13:20:17

TOWN OF IGNACIO
Statement of Revenue Budget vs Actuals
For the Accounting Period: 1 / 26

Page: 1 of 1
Report ID: B110F

| Fund | Received | | Estimated Revenue | Revenue | | % Received |
|-------------------------------|---------------|--------------|-------------------|----------------|----------|------------|
| | Current Month | Received YTD | | To Be Received | Received | |
| 100 GENERAL FUND | 180,647.57 | 180,647.57 | 3,738,939.00 | 3,558,291.43 | 5 | % |
| 300 CAPITAL IMPROVEMENT FUND | 39,822.93 | 39,822.93 | 636,008.00 | 596,185.07 | 6 | % |
| 400 CONSERVATION TRUST FUND | 0.00 | 0.00 | 39,500.00 | 39,500.00 | 0 | % |
| 500 ECONOMIC DEVELOPMENT FUND | 571,046.36 | 571,046.36 | 1,373,135.00 | 802,088.64 | 42 | % |
| 610 WATER FUND | -2,997.45 | -2,997.45 | 345,074.00 | 348,071.45 | -1 | % |
| 620 GAS FUND | 353,474.14 | 353,474.14 | 607,212.00 | 253,737.86 | 58 | % |
| 630 SEWER FUND | -353.40 | -353.40 | 762,155.00 | 762,508.40 | 0 | % |
| 640 IRRIGATION FUND | 0.00 | 0.00 | 54,261.00 | 54,261.00 | 0 | % |
| Grand Total: | 1,141,640.15 | 1,141,640.15 | 7,556,284.00 | 6,414,643.85 | 15 | % |

02/06/26
13:21:36

TOWN OF IGNACIO
Statement of Expenditure - Budget vs. Actual Report
For the Accounting Period: 1 / 26

Page: 1 of 1
Report ID: B100F

| Fund | Committed Current Month | Committed YTD | Original Appropriation | Current Appropriation | Available Appropriation | % Comm. |
|-------------------------------|----------------------------|------------------|---------------------------|--------------------------|----------------------------|------------|
| 100 GENERAL FUND | 251,805.03 | 251,805.03 | 2,321,327.00 | 2,321,327.00 | 2,069,521.97 | 11% |
| 300 CAPITAL IMPROVEMENT FUND | 9,105.99 | 9,105.99 | 542,957.00 | 542,957.00 | 533,851.01 | 2% |
| 400 CONSERVATION TRUST FUND | 0.00 | 0.00 | 42,000.00 | 42,000.00 | 42,000.00 | 0% |
| 500 ECONOMIC DEVELOPMENT FUND | 195,854.56 | 195,854.56 | 1,363,135.00 | 1,363,135.00 | 1,167,280.44 | 14% |
| 610 WATER FUND | 10,901.92 | 10,901.92 | 339,390.00 | 339,390.00 | 328,488.08 | 3% |
| 620 GAS FUND | 50,660.98 | 50,660.98 | 625,273.00 | 625,273.00 | 574,612.02 | 8% |
| 630 SEWER FUND | 39,920.00 | 39,920.00 | 838,809.00 | 838,809.00 | 798,889.00 | 5% |
| 640 IRRIGATION FUND | 50.47 | 50.47 | 51,941.00 | 51,941.00 | 51,890.53 | 0% |
| Grand Total: | 558,298.95 | 558,298.95 | 6,124,832.00 | 6,124,832.00 | 5,566,533.05 | 9% |

02/06/26
13:24:56

TOWN OF IGNACIO
Payroll Summary For Payrolls from 01/01/26 to 01/31/26

Page: 1 of 2
Report ID: P130

Total for Payroll Checks

| | Employee | Employer | Amount |
|--|------------|-----------|-----------|
| | ----- | ----- | ----- |
| COMA HOURS (Comp Time Accumulated) | 35.25 | | |
| COMP HOURS (Comp Time Used) | 88.00 | | 2,468.96 |
| HOL HOURS (Holiday Pay) | 296.00 | | 11,879.90 |
| J004 HOURS (CELL PHONE ALLO) | 0.00 | | 221.52 |
| *Non Taxable (added to gross wages, no addition to SS, Med, FIT & SIT bases) | | | |
| J015 HOURS (IN LIEU OF INSU) | 0.00 | | 1,382.17 |
| OVER HOURS (Overtime) | 26.00 | | 1,508.88 |
| REG HOURS (Regular Time) | 2,351.00 | | 91,435.96 |
| SICK HOURS (Sick Time) | 122.00 | | 4,598.50 |
| VACA HOURS (Vacation Time Used) | 274.50 | | 11,447.82 |
| | | | |
| GROSS PAY | 124,943.71 | 0.00 | |
| NET PAY | 86,292.18 | 0.00 | |
| NET PAY (CHECKS) | 6,261.51 | | |
| NET PAY (DIRECT DEPOSIT) | 80,030.67 | | |
| AFLAC-AFTERTAX | 539.28 | 8.56 | |
| AFLAC-PRETAX | 628.42 | 53.08 | |
| CEBT DENTAL | 926.00 | 288.00 | |
| CEBT HEALTH | 6,697.20 | 20,827.30 | |
| CEBT LIFE | 46.45 | 46.90 | |
| CEBT VISION | 110.00 | 37.50 | |
| FIT | 10,272.26 | 0.00 | |
| FPPA | 6,474.04 | 5,934.54 | |
| FPPA-457 | 1,084.94 | 0.00 | |
| FPPA-AD&D | 0.00 | 1,791.10 | |
| LOAN MICKEY | 219.20 | 0.00 | |
| MEDICARE | 1,686.64 | 1,686.64 | |
| MISSIONSQUARE/I | 2,819.23 | 2,443.22 | |
| MONTOYA LOAN | 248.06 | 0.00 | |
| SIT | 3,180.11 | 0.00 | |
| SOCIAL SECURITY | 3,719.70 | 3,719.70 | |
| UNEMPL. INSUR. | 0.00 | 249.49 | |
| ALLY | 501.62 | 0.00 | |
| BANK 4 | 4,837.42 | 0.00 | |
| BANK 8-SAVINGS | 3,115.84 | 0.00 | |
| BANK COLORADO | 6,291.78 | 0.00 | |
| BANK OF THE SAN | 334.42 | 0.00 | |
| CAPITAL ONE | 836.03 | 0.00 | |
| COMM BANK OF CO | 10,762.41 | 0.00 | |
| CU OF COLORADO | 9,833.33 | 0.00 | |
| SANDIA LAB FCU | 200.00 | 0.00 | |
| TBK BANK | 8,180.66 | 0.00 | |
| USAA | 5,915.82 | 0.00 | |
| VECTRA BANK CO | 69.26 | 0.00 | |
| WELLS FARGO | 26,246.13 | 0.00 | |
| WELLS FARGO N.A | 138.52 | 0.00 | |
| WELLS FARGO OR | 2,767.43 | 0.00 | |
| FIT/SIT BASE | 105,935.91 | 0.00 | |
| MEDICARE BASE | 116,314.12 | 0.00 | |
| SOC SEC BASE | 59,995.28 | 0.00 | |
| UN BASE | 124,722.19 | 0.00 | |

Total 37,086.03

Total Payroll Expense (Gross Pay + Employer Contributions): 162,029.74

02/06/26
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TOWN OF IGNACIO
Payroll Summary For Payrolls from 01/01/26 to 01/31/26

Page: 2 of 2
Report ID: P130

Check Summary

Payroll Checks Prev. Out. \$714.58
Payroll Checks Issued \$6,261.51
Payroll Checks Redeemed \$0.00
Payroll Checks Outstanding \$6,976.09
Electronic Checks \$155,518.74

| Deductions Accrued | Carried Forward From Previous Month | Deduction Checks Issued | Difference | Liab Account |
|--------------------|--|----------------------------|------------|--------------|
| ----- | ----- | ----- | ----- | ----- |
| Social Security | 7,439.40 | 7,439.40 | | 221700 |
| Medicare | 3,373.28 | 3,373.28 | | 221710 |
| Unempl. Insur. | 249.49 | | 249.49 | 221760 |
| FIT | 10,272.26 | 10,272.26 | | 221720 |
| SIT | 3,180.11 | 3,180.11 | | 221730 |
| FPPA | 12,408.58 | 12,408.58 | | 221742 |
| AFLAC-PRETAX | 681.50 | 681.50 | | 221757 |
| FPPA-457 | 1,084.94 | 1,084.94 | | 221742 |
| FPPA-AD&D | 1,791.10 | 1,791.10 | | 221743 |
| MISSIONSQUARE/I | 5,262.45 | 5,262.45 | | 221741 |
| AFLAC-AFTERTAX | 547.84 | 547.84 | | 221757 |
| CEBT DENTAL | 1,214.00 | 1,214.00 | | 221754 |
| CEBT HEALTH | 27,524.50 | 27,524.50 | | 221751 |
| CEBT LIFE | 93.35 | 93.35 | | 221755 |
| CEBT VISION | 147.50 | 147.50 | | 221756 |
| LOAN MICKEY | 219.20 | 219.20 | | 221741 |
| MONTOYA LOAN | 248.06 | 248.06 | | 221741 |
| Total Ded. | 75,737.56 | 75,488.07 | 249.49 | |

**** Carried Forward column only correct if report run for current period.

PUBLIC WORKS DEPARTMENT

STAFF REPORT

1/28/2026

NATURAL GAS SYSTEM

Monthly meter reads, re-reads and Shut offs.

Leak Survey

Mercaptan Testing

Energy World Net operator qualification Compliance for D.O.T. compliance

State compliance and filing.

DOT training

OQ training

System maintenance and repair

Phase 5A of the gas line replacement under way Piedra Ave

Maple Ave and Arboles St

PUC audit in person and compliance complete

OQ training underway

SEWER AND STORM DRAIN SYSTEM

Monthly line flushing

System maintenance and repair

State compliance training and filing.

Manhole repair

De greaser added throughout the system in January 2026

DRINKING WATER SYSTEM

Monthly meter reads, re-reads and shut offs.

Monthly water sampling

System maintenance and repair

State compliance training and filing.

New water meter installs and pit repairs.

Meter inventory and leak survey

Lead and Copper water sampling.

Valve maintenance.

Service repairs

Meeting with Taylor Anderson and Gabi Davis with WSP completed the 17-service line hydro excavated
no lead service lines found inventory list filed with the state
Identifying and repairing water leaks
Working with the SUIT utilities division to begin servicing the Towns Drinking water the south P
Meter issues be addressed

IRRIGATION SYSTEM

System maintenance and repair
System drained and offline for winter

PARKS

Clean up!
Sprinklers offline and purged for winter

ROADWAYS AND ALLEYS

Drainage maintenance and repair
Street sweeping
Pothole repair

GENERAL MAINTENANCE

UNCC locates completed filed and reported.
Daily and weekly trash collection
Daily Utilities issues and complaint call outs addressed.
Tree removal
Daily maintenance
Monthly maintenance
Repair vehicles and equipment.
Special event preparation
CIRSA training underway



Town Clerk / Treasurer Report

February 2026

Honorable Mayor and Trustees,

Following is my report of activities since the last Town Board Meeting. This report addresses items on the agenda for this meeting on February 9, as well as upcoming events.

Clerk:

- The minutes from the January 12, 2026, regular Town Board Meeting are included in the consent agenda.

Utilities:

- There have been multiple water meter change-outs this month; the Public Works guys are doing a great job on this project.

Treasurer:

- The Accounting Reports for January 2026 are included in the consent agenda.

Licenses:

- Animal: 42 current licenses – reminder letters were sent at the end of January to those who have not yet renewed.
- Business: 51 current licenses – reminder letters were sent at the end of January to those who have not yet renewed.
- Business Service Licenses: 53 current licenses

Events:

- Thursday, February 12, 2026 – Joint Work Sessions with La Plata Board of County Commissioners
- Monday, February 16, 2026 – Town Hall Closed in observance of President's Day
- Monday, March 9, 2026 – Next regularly scheduled Town Board Meeting

Meetings Attended:

- Ignacio Creative District Board Meeting

Agenda Items:

- **VIII A - Steve Gallegos Planning Commission Application** – The agenda had already been created and posted prior to realizing that, while Steve owns property in the Town, he does not live within Town limits. Therefore, until there are more Town of Ignacio residents on the Planning Commission, he is ineligible to serve.
- **VII B - Judge Matt Margeson Appointment** – Judge Margeson's letter of interest and resume are in the packet. The Board can either appoint him after interviewing him (he will be at the meeting for any questions you may have) or direct staff to put out a formal RFP for our Town Attorney.

Please contact me with any questions. Thank you.

Tuggy



Town Managers Report

DATE: February 09, 2026

REPORT PERIOD: January 10 – February 09, 2026

This report focuses on items within the Town Board Meeting Agenda and also on work completed during the report period listed above.

TOWN BOARD MEETING AGENDA ITEMS

VI. STAFF REPORTS:

D. Town Manager:

Goddard / Pioneer Intersection: We met with Ezra Lee and Jason Wenzlau about this intersection and their thoughts about a one way. Their only concern was an increase in complaints from residents about the delivery vehicles using browning. After this discussion I signed off on the agreement to file for a special use permit for street lighting and well as the access permit. I have included the latest concept plan (file name 20251205 Pioneer OPT 1)

Subway Lot & building: I have had DeeDee reach out to the sellers, and they are currently out of the country and should be back in the next week or so. I did have her ask if they would be willing to pay in three installments. Once DeeDee hears back I will update the board.

General Update: I have met with all of the staff and board members and have had some great conversations. I have also had conversations with a few other residents and I have others set up and continuing to schedule a few more over the next couple of weeks.

I would also like to offer each board member to schedule a standing meeting with me that lasts 25-30 minutes that I will make myself available to discuss current town activities. Scheduling them on a weekly cadence does two things a) keeps our lines of communication open and b) allows for flexibility if a particular week does not work for you all or myself to catch up the following week. So if you are interested please reach out to me and let me know.

Please contact me with any questions.

VIII B – Judge Matt Margeson Letter of Interest and Resume

Dear Mayor and Members of the Town Council,

I am writing to express my interest in serving as the Municipal Court Judge for the Town of Ignacio. I am motivated by a strong commitment to fair, accessible, and even-handed justice, and by a belief that municipal courts play a critical role in maintaining public trust, community safety, and respect for the rule of law.

I currently serve as a judicial officer in several capacities and have had the privilege of presiding over a broad docket that includes traffic matters, misdemeanor offenses, juvenile cases, and ordinance violations. In that role, I am responsible for managing cases from initial advisement through disposition, conducting court and jury trials, ruling on motions, and ensuring that every litigant—whether represented or self-represented—is treated with dignity, patience, and respect. This experience has reinforced my view that a municipal court must balance accountability with fairness, and enforcement with problem-solving.

In addition to my municipal court work, I have served in judicial and legal roles that have given me extensive experience with numerous facets of the law. These experiences have strengthened my ability to make thoughtful, impartial decisions under pressure and to clearly explain rulings, to the parties and the community. I am particularly mindful of the outsized impact municipal court decisions can have on individuals and families, and I strive to ensure that outcomes are legally sound, proportional, and consistent.

If selected to serve the Town of Ignacio, my focus would be on providing a court that is efficient, professional, and accessible to the public. I would work collaboratively with court staff, law enforcement, town leadership, and our community partners to ensure that court proceedings are conducted with integrity and that the court remains a source of confidence and stability within the community. Above all, I would approach the role with humility, independence, and an unwavering commitment to serving the residents of Ignacio.

Thank you for your time and consideration. I would be honored to discuss how my experience and judicial philosophy could serve the Town of Ignacio and its municipal court.

Respectfully,

Matthew Gregory Margeson

MATTHEW MARGESON

mmargeson07@gmail.com · Phone: (720) 987-5154

A skilled jurist and dedicated public servant with years of litigation, and judicial experience who is now seeking to bring his passion for the law to the position of Associate Judge for the Town of Ignacio.

EXPERIENCE

JAN. 2024 – PRESENT

MUNICIPAL COURT JUDGE, CITY OF DURANGO

- Oversee all municipal court cases from inception to resolution, with a yearly volume of approximately 2,400 cases
- Interact with Citizens of Durango to facilitate a better understanding of the courtroom process and raise awareness of services available through the municipal Court
- Develop and implement the Problem-Solving Court program to assist the unhoused, mental ill and substance dependent citizens of Durango

NOV. 2023 – PRESENT

MAGISTRATE JUDGE COURT OF INDIAN OFFENSES (CFR COURT), UTE MOUNTAIN UTE TRIBE, TOWAOC

- Responsible for resolving approximately 1350 cases per year that are filed based on the Code of Federal Regulations (CFR) on Ute Mountain Ute tribal land
- Handle a wide variety of cases including criminal, child welfare, custody, guardianship, and numerous civil cases
- The CFR Court functions for the Ute Mountain Ute Tribe in a substantially similar way to a hybrid County and District Court

FEB. 2023 – APR. 2024

DOLORES COUNTY COURT JUDGE, 22ND JUDICIAL DISTRICT

- Oversee all county court cases in Dolores County from inception to resolution
Handle mostly criminal docket consisting of both misdemeanor, felony through preliminary hearing, and traffic case, including docketing effectively, holding hearings as the finder of fact, and applying the law to the case
- Issue clear, concise written and oral orders and rulings
- Became very comfortable conducting county level civil hearings including evictions, civil restraining orders, and small claims cases

JAN. 2021 – FEB. 2023

ELECTED DISTRICT ATTORNEY, 22ND JUDICIAL DISTRICT

- Managed day-to-day operations for an office of approximately 20 employees handling a wide variety of administrative duties while still carrying a full docket of cases in District Court
- Prosecute complex felony matters including homicide, sexual assault, and other violent crimes
- Primary prosecutor handling all juvenile and mental health cases
- Oversee the dissemination of information about the District Attorney's Office, its operations, and cases to the public—including responding to press inquiries and hosting press conferences

2017 – 2021

ASSISTANT DISTRICT ATTORNEY, 22ND JUDICIAL DISTRICT

- Training and overseeing all deputy district attorneys
- Prosecuted half of all felony cases in the district as primary, first-chair attorney
- Assisted in training new law enforcement officers at the community college's police academy

2014 – 2017

DEPUTY DISTRICT ATTORNEY, 22ND JUDICIAL DISTRICT

- Prosecute county court, and certain district court criminal cases from inception to resolution
- Promote and protect the rights of victims of crime
- Argue Motions Hearings for constitutional and statutory motions on a weekly basis

2007 – 2014

PARTNER, MARGESON & REED LLC

- Provided excellent legal representation to clients in divorce, child custody, dependency and neglect, and criminal law matters
- Approximately 70% of all cases handled by the firm were in the area of civil and family law and I gained a great deal of experience in civil procedure and civil matters generally
- Responded to discovery requests in family law matters, and crafted discovery requests in various criminal and civil litigation
- Managed finances, organized accounting, and oversaw payroll for a small business

EDUCATION

2004 – 2007

JURIS DOCTORATE, UNIVERSITY OF DENVER STURM COLLEGE OF LAW

3.3 GPA, Last Available Rank: 91 of 247, top 37% of class

Moot Court Board, Vice President

Scholastic Excellence Award in Legal Profession (Ethics)

Student Law Office student practitioner in Criminal Law Clinic

2000 - 2004

BACHELOR OF SCIENCE IN ENGINEERING, THE UNIVERSITY OF MICHIGAN

Bachelor of Engineering, emphasis in Computer Engineering

Member of Delta Kappa Epsilon, Social Chair, founded and ran the Honor Board

SKILLS

- Comfortable with all state-used judicial software and state judicial procedures
- Legal research and writing
- Dispute resolution in multiple settings
- Public speaking and education
- Management of attorneys and attorney development
- Innovative problem solving

ACTIVITIES

Member of the board of Directors for Montezuma County Habitat for Humanity from 2020-2026

President of the Four Corner's Bar Association from 2018-2019 and 2023-2024



50 Design Center Road
Durango, CO 81301
Ph: (970) 382-2215
Fax: (970) 382-2545
director@habitatlaplata.org
HabitatLaPlata.org

Help BUILD IT!

Proposal to the Town of Ignacio Board for Development of Five (5) Five-Plex Affordable Housing Units at Rock Creek

Submitted to: Town of Ignacio

Submitted by: Habitat for Humanity of La Plata County

Date: February 4, 2026

Executive Summary

Habitat for Humanity of La Plata County respectfully submits this proposal to the Town of Ignacio Board for consideration and partnership on an affordable housing development at Rock Creek. This initiative proposes the construction of five (5) five-plex residential modular buildings, for a total of twenty-five (25) affordable homeownership units, developed incrementally at a rate of one five-plex per year.

The proposed development is designed to address the growing need for safe, stable, and affordable housing for families earning at or below 80% of the Area Median Income (AMI). Habitat for Humanity of La Plata County has the capacity to purchase land if necessary; however, a land donation or reduced-cost land partnership with the Town of Ignacio would significantly improve project feasibility, reduce long-term housing costs, and maximize community benefit.

This project will be Habitat for Humanity of La Plata County's primary organizational focus. At this time, we do not have other major construction projects underway, allowing us to dedicate staff, volunteers, and fundraising resources to its success. In addition, we have already identified potential partner families who meet program qualifications and could become future homeowners within this development.

Organizational Background

Habitat for Humanity of La Plata County is a nonprofit housing organization dedicated to building strength, stability, and self-reliance through homeownership. As a locally operated affiliate of Habitat for Humanity International, we work in partnership with families, volunteers, donors, and community stakeholders to create affordable homeownership opportunities for households that cannot access the traditional housing market.

Habitat's model is not a handout, but a hand up. Partner families contribute hundreds of hours of sweat equity toward the construction of their homes and the homes of others, complete financial education and homeownership training, and purchase their homes through affordable, zero-interest mortgages.

Habitat for Humanity of La Plata County serves families earning between 30% and 80% of the Area Median Income. We are the only organization in La Plata County that provides homeownership opportunities to households earning as low as 30% AMI. While many housing programs focus on higher-income buyers or rental housing, Habitat focuses on long-term homeownership and the stability it provides. This stability is often a critical step for families working to move out of poverty.

Homes built by Habitat for Humanity of La Plata County are deed-restricted to ensure long-term affordability, allowing these homes to remain accessible to future low- and moderate-income families even if the original homeowners later move on. Over the past 30 years, Habitat La Plata has supported hundreds of first-time homeowners through education, mentoring, and sweat equity requirements, with strong outcomes for household stability and success. We seek to expand this proven model to the Town of Ignacio and continue serving communities throughout La Plata County.

Our construction model can be seen in Fox Farm Village in Bayfield. Our most recent project—a three-bedroom, 2.5-bath duplex—was completed in late 2025 and sold for \$340,000. While this project used traditional stick-built construction, Habitat La Plata is also advancing a modular construction model.

Habitat modulares are built to IBC standards. Modular construction offers efficiencies in materials, time, and cost, enabling us to serve more families each year.

Community Need and Engagement

The Town of Ignacio, like much of La Plata County, continues to face significant housing affordability challenges. Rising construction costs, limited housing inventory, and increasing home prices have made it difficult for working families to secure stable housing within the communities where they live and work.

Habitat for Humanity of La Plata County serves families earning 80% AMI and below—a population often underserved by market-driven housing solutions. These households include essential workers, service industry employees, caregivers, and others who play a vital role in the local economy and community life.

Habitat will collaborate with community organizations, local residents, and Town officials to ensure the project reflects community needs and priorities. We will also host informational sessions open to the public to educate residents about the Habitat program and to broaden the applicant pool during the planning and development process.

Development Overview

Habitat for Humanity of La Plata County proposes the construction of five (5) five-plex residential buildings, creating a total of twenty-five (25) affordable homeownership units at Rock Creek.

Development will occur in phases, with one five-plex constructed per year.

This phased approach allows for responsible growth, aligns with funding and volunteer capacity, minimizes neighborhood disruption, and incorporates lessons learned from each phase into future construction.

Timeline

- Construction of one five-plex per year over a five-year period.

Land Considerations

Habitat for Humanity of La Plata County is prepared to purchase land for approximately \$300,000 if needed to advance this project. However, a land donation or reduced-cost land partnership with the Town of Ignacio would substantially reduce development costs and directly translate into lower monthly mortgage payments for future homeowners.

A land partnership would demonstrate the Town's commitment to addressing affordable housing needs while leveraging public investment with private donations, volunteer labor, and long-term community benefits.

Habitat Homeownership Model

Habitat homes are sold to qualified partner families at cost, without profit, and are financed through zero-interest mortgages. Monthly mortgage payments are structured to remain affordable and typically do not exceed 30% of a household's gross income.

Key components of the Habitat model include:

- **Income Qualification:** Families earning at or below 80% AMI
- **Sweat Equity:** Required volunteer hours contributed by partner families
- **Education:** Financial literacy and homeownership training
- **Affordable Mortgages:** Zero-interest loans with sustainable monthly payments

This model promotes long-term housing stability, personal investment, and pride of ownership, while strengthening neighborhoods.

Organizational Capacity and Readiness

This proposed development represents Habitat for Humanity of La Plata County's primary organizational focus for the foreseeable future. With no other large-scale construction projects currently underway, we are well positioned to dedicate staff time, volunteer coordination, fundraising efforts, and organizational resources to ensure successful implementation.

Habitat has also identified potential partner families who meet program qualifications and have expressed interest in homeownership opportunities in the Town of Ignacio, allowing for timely and efficient project rollout.

Community Benefits

This development will provide meaningful benefits to the Town of Ignacio, including:

- Increased availability of affordable homeownership opportunities
- Greater housing stability for local working families
- Long-term resident investment in the community
- Economic activity through local labor, materials, and volunteer engagement
- Strengthened partnerships between the Town, nonprofit organizations, and residents

Conclusion

Habitat for Humanity of La Plata County respectfully requests the Town of Ignacio Board's consideration of this proposal and welcomes the opportunity to further discuss a partnership, including a potential land donation or land collaboration, to advance affordable housing solutions in the community.

We believe this project aligns with the Town's goals of supporting residents, strengthening neighborhoods, and ensuring that Ignacio remains a place where families of all income levels can thrive. We appreciate your time and consideration and look forward to continued dialogue.

In Partnership,

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Please find an attached testimonial from a Habitat family

Testimonial from a Habitat for Humanity Homeowner Family

My experience with Habitat for Humanity:

The process of pursuing a house for my family and I via Habitat for Humanity is something we will forever be grateful for. It seems almost unsurmountable when someone is first accepted and reviews the list that must be completed. However, one look at the photos of families standing in front of their NEW house, with smiles of joy, is enough fuel for the fire of determination. Or at least for us.

Perhaps our path was a bit less taken, as we did not get to help a family build a house "from the ground up", but was able to participate in finishing one house, while repainting and cleaning one from a previous owner. We volunteered at Habitat for Humanity community events, and that was an enjoyable way to accomplish "sweat equity hours". Sharing the experience with others on the same path as you is a rewarding feeling we did not foresee when we began. We volunteered several hours at the re-store and that was such a pleasant experience. Some days there were tons of lifting in the process of unloading/loading donations. Other times organizing and pushing a broom kept the equity adding up.

In just over 10 months we were able to knock out our required 500 hours of sweat equity. We also took two (one required, one optional) finance educational courses that informed us about the encompassing needs/budget of having a mortgage. And also how to better manage personal finances, properly set aside a percentage of income for savings, and reduce debt.

We are waiting for the location of our house to be determined, but we are looking forward to being able to construct OUR house. The opportunity to literally see our dreams being built, putting in extra sweat equity into our dream will be a joyful process. One that we are very much looking forward to. To say our Habitat journey has been life-changing would be an understatement. It's a journey we are forever grateful for, and hope that other families in need of housing will be able to have access to.

-The Gilbert Family