



Colorado City Metropolitan District
PUBLIC NOTICE
BOARD OF DIRECTORS STUDY SESSION

A study session for the Board of Directors of the Colorado City Metropolitan District will be held Tuesday, June 11, 2024, beginning at 6:00 p.m.

1. Gravel Pit lease with County

Only change is the price is higher. \$4 a ton. CCMD gets 10,000 and Pueblo County will get 10,000 ton with pueblo County paying @ \$4 a ton for the next 20,000 tons. Copy of the document from them to us for our 40K ton. Pueblo County to reimburse engineers and permitting fees

A new permit will be applied for in upcoming years for the next 40 acres.

2. Letter From State on Dam

We are approved for temporary relief as listed on paperwork. Review has been completed, submitting weekly reports as required.

3. Stewart Ranch Up-Date

What would be the cost for "Little Diggers" to perform work at night? Bid to have 2 valves replaced. Would have to have a "Detour" around work area. Complete Woodbine & Bank location at same time. Ensure all customers affected are notified in a timely manner!

Pre-prior (still gathering information) no firm date yet. Should be starting in a few weeks – end of June/early July. "Little Diggers for the digging portion, valves are \$1500 each, so approximately 6k total. All 3 bids need to be done.

4. North Parkway valving for Stewart Ranch

Four different valves are required for the job.

5. GMS Invoice 18 and 19

Chairman Elliott stated GMS is way over budget on this project for the engineering work. Are they within the 20% overage allowed per the bid?

Working on water diversion, PRV valve on Geronimo & Showalter, change the pressure is presently to high need another PRV in this area so we are able to tie in to old infrastructure to take tank 2 out of service.

6. SDA workshops

Workshop in Fountain on June 17th, Jim Eccher & Neil Elliott to attend.

7. Election of Officers

It has been 1 year since new board members joined. Time to elect new officials in positions for the next year. Board agreed they should wait until all board members are present for election and voting.

8. CCAAC Reviews

Add to the action's items: 5280 Waco Mish – Garage. Item has been approved by the CCAAC team on May 30th, just was not moved forward to District Manger to add to the agenda for tonight's' meeting.

9. READING BY CHAIRPERSON OF THE STATEMENT OF CONDUCT AND DEMEANOR.

10. CITIZENS INPUT

Dennis Kahrs – Questions regarding the information in the newsletter regarding covenants enforcement, changes. He believes will make them similar to HOA, which he does not want.

Board members stated they currently do not have opinions on this matter, as it has just been presented by Governor Pollis, but a decision on it & if CCMD wants to add "Teeth" to violations of covenants will have to be discussed and determined by end of year.

It will be discussed in the next Town Hall meeting in July, to get opinions from local homeowners as to how they are feeling, prior to the board making any decisions.

Marla - Asked for an update on North Park-sewer issues. Manholes have been dug up to check old sewer system. Suggested maybe line the interior of the old system. Gave customers enzymes to add to toilets to help breakdown blockages.

Most recent backup was in the line at the same area but more problems with house on the North side of North Parkway with where we think the problem has started from with the houses being empty for a long period of time and lines drying up with stuff in them making it like plaster.

Mr. Ray Davis thinks this needs to be an action item, as it is time to contact a specialist (engineering systems analysis) and outsource for solutions to this problem, as CCMD has completed numerous tasks to solve the problem, but we still have sewer backing up in residents houses (three backups in 10 days). The residents can leave their homes, due to unsure conditions. How many manhours/OT/mitigation/replacements landscaping has CCMD already put into this problem to with no solid correction of issue.

What about a septic system for the Clubhouse?

Mr. Greg Collins asked whether septic systems could be installed at these homes. But then customers would have added cost for emptying, they already paid the required tap fees for service to their locations.

Can we contact AWWA rural water for help? Mr. Eccher to check into getting quote form GMS.

Greg Colter - RH Borden is doing a good job with finding lines to be added to Diamond Maps. CCMD needs to prepare a long-term plan (10-20 year) for Colo City for planning.

COLORADO CITY METROPOLITAN DISTRICT



Neil Elliot, Chairman

ATTEST:



Clint Gross, Board Member
Approved this 25 day of June 2024

These minutes are not verbatim to the meeting and should not be considered a complete record of all discussions during the meeting. For complete proceedings and statements, please refer to the video or audio recording of the meeting.

BOARD OF DIRECTORS REGULAR MEETING

A regular meeting of the Board of Directors of the Colorado City Metropolitan District will be held Tuesday June 11, 2024, beginning at 6:53 p.m.

1. **CALL TO ORDER.**
2. **PLEDGE OF ALLEGIANCE.**
3. **MOMENT OF SILENT REFLECTION.**
4. **QUORUM CHECK**

Chairperson Neil Elliot
Treasurer Sarah Hunter - Excused
Secretary/Co-Chair, Clint Gross
Director Greg Collins - Zoom
Director Ray Davis

Also in Attendance:

Jim Eccher, District Manager
Sandi Oglesby, Reception/AR
Gary Golladay – Water/Sewer
Greg Bailey – Water/Sewer
Cristy Adams - Zoom

5. **ELECTION OFFICERS CHAIRPERSON, CO-CHAIRPERSON, SECRETARY, TREASURER**

Mr. Davis motion to move to next meeting, in hopes that all board members will be present.
Mr. Gross seconded the motion. Vote called. All board members in attendance approved.

6. **APPROVAL OF THE AGENDA**

Mr. Gross motioned to approve the agenda with amendment of obtaining bid for Analysis for NorthPark way Sewer line?

Mr. Davis seconded the motion with amendment included. Vote called. All board members in attendance approved.

7. **APPROVAL OF MINUTES.**

Regular Meeting May 28, 2024
CCACC Minutes May 28, 2024

Mr. Gross motion to approve the listed minutes. Mr. Davis seconded the motion. Vote called. All board members in attendance approved.

8. **BILLS PAYABLE.**

Item 37705 – Additional amount for postage. AOS billings are coming up in July.

Mastercard late fee – on bills payable 2 months in a row. Mr. Eccher is working with M/C as we had trouble with obtaining bill after change in staff on account.

Mr. Davis motioned to approve the bills. Mr. Gross seconded the motion. Vote called. All board members in attendance approved.

9. **FINANCIAL REPORT.** – N/A

10. **OPERATIONAL REPORT.** – see full report on file for all departments.

a. Beckwith Dam report - Lake at 14.7 & 14.5 respectively.

b. Committee Reports Newsletter for July – Neil

Mr. Davis requested a report from Cristy due in August of water demand & billables from July of 2023 to July of 2024.

Steve Bennet – water for fire suppression. Leak now fixed. Obtained 430,000 gallons of water, which is billable.

The question was brought up, if the pool could be kept open longer during the year. Usage for senior citizens. Cost factor, lifeguards, etc.. Josh will check into this item.

Lake Beckwith was sprayed for the algae issue on Monday.

Water staff exchanging meters. Staff working directly with Neptune to test what is wrong with the past installed meters that we had to remove.

ATTORNEY Report: N/A

11 **AGENDA ITEMS:**

Gravel Pit Contract

Discussion/Action

Mr. Gross motions to approve the contract with Chairman Elliott to sign. Mr. Davis seconded the motion. Vote called. All board members in attendance approved.

GMS Invoices ARPA

Discussion/Action

Mr. Davis motions to pay GMS. Mr. Gross seconded the motion. Vote called. Chairman Elliott voted no, all other board members in attendance approved. Motion passed.

Valving Project at North Parkway

Discussion/Action

Mr. Gross motioned to proceed with the project, as long as all residents are notified of the work and required shutoffs. Mr. Davis seconded the motion.

Discussion – yes, all 4 valves (to the Horse Ranch & north parkway) need to be included, as valves are old/broken and need replacing anyway, also will help to isolate these lines. The bank is also on this line and will need to be notified. PPE will be required, we have available. Add as motion item.

Mr. Gross motion to Approve bids for North Park work. Chairman Elliott seconded the motion. Vote called. All board members in attendance approved.

CCACC:

Discussion/Action

Mr. Gross motion to approve listed property with inclusion of the added garage on 6155 Waco Mish. Mr. Davis second the motion. Vote called. Chairman Elliott voted no, all other board members in attendance approved. Motion passed.

A. New Construction:

- | | |
|----------------------------|---------|
| 1. 5440 Neva Court | Carport |
| 2. 4828 Hicklin Drive | House |
| 3. 5143 Los Cerritos Drive | House |

B. Actions

- a. 0 First Letters Camelot complaint Unit 23 lot 312

No water/sewer on property, too small for septic system. Person has built fence not on the property line, on next property over & is now building a bridge over the water. Wanting to build outbuildings – not allowed per covenants. District Manager is to pursue if items are being constructed on green belt (CCMD property) and follow through if so, as it is trespassing on government property.

- b. 0 Second letters
- c. 0 Third letters
- d. 0 Unauthorized Structure

OLD BUSINESS. road resolution /Goals and achievement Plan/ Strategic plan/ Finance Director/ NorthPark update/ Setting up with Little diggers for Valving project/ Community meeting Set for July 23 @ 6:30 PM

road resolution /Goals and achievement Plan/ Strategic plan – still on hold

Finance Director – One quote for assistance with an accounting firm: \$7500 for a month with 10 hrs on site 8 hrs. offsite weekly for training \$22,000 for the 3 months. Ms. Adams would like the job. Only received 1 other application. Checking into the accounting firm that Rye Fire District uses in Pueblo.

Yes, we have confirmed the position was posted in the newspapers.

Starlink – redundant not for business now (Gov't). Gary to check with other companies. Jenson hookup computer to get running as back up plan.

NorthPark update – item address during study session.

Setting up with Little diggers for Valving project

13. NEW BUSINESS: June 24, 2024, Meeting with Cody Purcell and Mike Brown from CPW Deer population who would like to assist?

Community meeting set for July 25 @ 6 PM with DOW.

RTC - Corporate decision to drop TV from product line. Change effective: August 30.

Campground host being charged for tent site, needs to be compensated.

10. CORRESPONDENCE: Bob Cook correspondence – will have the field staff blade the road, it will be a good road for staff training. This will be a 1 time only, used as a training tool for staff.

15. EXECUTIVE SESSION:

16. ADJOURNMENT.

Mr. Davis motions to adjourn. Mr. Gross seconded the motions. The meeting adjourned at 7:50 p.m.

COLORADO CITY METROPOLITAN DISTRICT



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