



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 July 30, 2024, beginning at 6:00 p.m.

1. Notice from CDPHE for Public Notice

The violation is that we did not submit enough houses to meet their compliance level, needing 20 houses check with build dates between 1983 & 1987, we only have approx. 17 that met those criteria. They do not give any variance, even if there is no way you can ever comply with requested data.

Public Notice is that we do not have enough houses within their (EPA) tier standards of 20 houses.

Board states we should get data from Pueblo (have them run report of Colo City with properties with homes built during specified years, to submit and keep on file for backup, send report to EPA and keep email/report on file.

2. Water line to empty lot Hydrant – property on Cibola

There is only a shed on the property, no house. District Manager obtaining legal advice regarding CCMD turning off the line. Customer has paid for tap/meter and is paying bill, but only has a had pump connected.

Chairman Elliot states that the water line was never inspected. Questions where is the water going? Assume written notice must be given 20 days prior to shutoff.

3. Pueblo County UDC Meeting August 8, 12 to 2pm

Meeting at CCMD for citizens to join in person & by zoom regarding the updated Unified Development Code.

4. Initiative 50 and 108 SDA Suggestion of Resolution – copies on file

These Initiatives basically get rid of Tabor (refunds). Suggest when send to sign resolution if for or against.

School districts are pushing forward hard, as it would mean more funds to them.

5. Road Access Review

Rules & regulations similar to Pueblo County. Need regulations regarding street access with or without culverts, as needed for drainage. Currently incorrect access types are destroying our roads, due to no slopping for correct water drainage.

Discussion of CCMD to approve/disapprove access to Metro roads, not Pueblo County roads.

Will need to add to 7.3 “no retroactive” & 7.7.2 will need implementation date to be included. Add in: If change of driveway/access required on an existing property – requires CCMD approval.

Mr. Collins suggested having an actual contractor look at rules & regulations for comments & flow elevations. Board members along with contractors to have workshop to discuss.

Will have to have Public Meeting end of September, requires a 30-day notice. Plans to have this finalized by November.

6. Pool Schedule for August – copy on file.

Extending the session on a trail bases. See if get residents in during the new sessions/times – later day open swim, due to school and lifeguard coverage.

Post already on the Greenhorn Valley Facebook page – need to push numerous times. Also need to post at VRC for the SRDA lunches for notification.

Might want to ask schools again if they would like to use the pool for swimming practice and help with the cost.

7. Valley First Engineering

Bills are for costs at the ballpark. One invoice to Dola for 7k and one to CTF for 21K. Yes CCMD has been reimbursed so far for all fees charged. Due to cost level brought before the board for knowledge and approval.

The water line at the ballpark was moved. In doing so, it might have helped CCMD with where water lines are for diversion regarding to completion of tank #2 work.

8. CCAAC Reviews


4504 Chaffee Dr – new shed. Color to be same as house. CCAAC has been approved.

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

10. CITIZENS INPUT - None

Comment regarding same vehicle at location, where there was the building of fence & bridge.
Looks like they are expanding. Neil to speak with them after the meeting.

COLORADO CITY METROPOLITAN DISTRICT



Neil Elliot, Chairman

ATTEST:



Clint Gross, Board Member
Approved this 30th day of July 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 July 30, 2024, beginning at 6:38 p.m.

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

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

Also in Attendance:

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

5. **APPROVAL OF THE AGENDA**

Mr. Davis motioned to approve the agenda. Mr. Collins seconded the motion. Vote called. All board members approved.

6. **APPROVAL OF MINUTES.**

Regular Meeting July 9, 2024
CCACC Minutes July 9, 2024

Mr. Collins motioned to approve the listed minutes. Mr. Davis seconded the motion. Vote called. All board members approved.

7. **BILLS PAYABLE.**

Mr. Gross motioned to approve the bills. Mr. Davis seconded the motion. Discussion:

Mr. Bailey pointed out that the Golf Course gas bill is down. To \$93 for water heater.

Bill to Jeremy Wilcox was for repair of swamp coolers.

Kaiser Compressor – is quarterly maintenance (tune-up) required every 3000 hours, this is an ongoing contract for service.

Golf Course: 6K for range balls, larger quantity=lower price. These will last for a few years.

RJH consultant bill-Geological File to Jim now. Yes, we are still under budgeted amount for the project as a whole. Awaiting plans.

Vote called. All board members approved.

8. **FINANCIAL REPORT.**

Report for last year, up to June 30. Finance Manager is still working on Paychecks portion for personal/payroll cost.

For Parks & Rec, need to move 18K to capital, was used this year not last year.

9. **OPERATIONAL REPORT.** See letters from various departments – on file.

Dam project letter was mailed out on July 17, 2024.

Question of when & how bad lake is when it turns over? How bad is hard to define, the water plant knows within an hour approximately. They changed out all filters at the water plant 2 weeks ago. Having some issues and the “o” rings are blowing out, staff trying something else until new parts arrive. (bad “o” rings cause loss of suction)

- a. Beckwith Dam report – full report on file. Some numbers have dropped due to heat.

7.17 Dam height: 14.9

7.24 Dam height: 14.8

- b. Committee Reports Newsletter for August- Sarah

Graneros Creek Mr. Davis waiting for a water report Mr. Eccher and Mr. Bailey will need to get together for report to board but Mr. Bailey willing to take Mr. Davis on tour when available.

Start these in a few weeks: Sewer-Rat w/DRC has formatted for all lines, with notations of possible swells/blockages. To jet 23 miles per year.

Bids for North Park: 2 permits approved – awaiting the last permit. We might not need flaggers if we move the line back 50 ft, which would save about 8K. Still waiting for 1 valve (ordered last March) but can start the project without it. Field staff are still working on locating 1 tee and Valve.

ATTORNEY Report: - N/A

Waiting for report on turning off the water faucet on Cibola.

10. **AGENDA ITEMS:**

Atencio Engineering invoices for Valley First.

Discussion/Action

Mr. Gross motioned to approve payment to Atencio. Mr. Davis seconded the motion. Full payment from DOLA & CTF Vote called. All board members approved.

CCACC:

Discussion/Action

A. New Construction:

1. 4504 Chaffee Drive Shed

Mr. Gross motioned to approve the shed listed above. Mr. Davis seconded the motion. Vote called. Four board members approved, as Mr. Collins had to remove himself from the vote as it is his house/shed.

B. Actions

- a. 0 First Letters
- b. 0 Second letters
- c. 0 Third letters
- d. 0 Unauthorized Structure

Bob Smith on the CCAAC committee stated that the letters are not getting completed. District Manager to review with other committee members on Thursday.

He had received a few complaints: Owner of a lot, was camping & had open fire (given the 7 days for owners to be on property) they have left.

Another owner has a camper, cannot get it to his lot (still not allowed) Bob requested he bring in ownership papers, he did. Mr. Smith is going to go back out and speak with him (nice guy, bad deal for him).

11. **OLD BUSINESS.** road resolution /Goals and achievement Plan/ Strategic plan/ NorthPark update/ Setting up with Little Diggers for Valving project

Road resolution - Setup a workshop to review & dates.

NorthPark update: There was a backup today – another big chunk was pulled out line near big white house. It was sucked and jetted.

Another option: Move pressure line to Little Snake gravity line putting biggest portion, 4-6 houses would stay on current line. This idea was sent to Alex for cost. This would take pressure off 11, 13, & 16. Would

have to negotiate with Homeowners to change lines. Need timeline from Alex. This needs to be Priority #1.

Suggested Mr. Eccher contact the Health Department in Pueblo County to get help with this "NOW". CCMD is spending a lot of money trying to solve the issue and it's not working.

Setting up with Little Diggers for Valving project

Trees in Applewood. Only 1 bid, still waiting for 2 others, will accept if not others received. Still have approximately 50-60 meters to swap out in Applewood area.

Neptune is working with us on the bad meters.

12. NEW BUSINESS: - N/A

13. CORRESPONDENCE: - N/A

14. EXECUTIVE SESSION:

Priority #2-Executive Session needed for next meeting to discuss outside entities getting water unpaid for. Sewart Ranch, what kind of rate or shut off. Awaiting legal information/process from Lawyer.

15. ADJOURNMENT.

Mr. Collins asked Mr. Eccher what does CCMD need to get things done? Money, people or? Mr. Eccher stated yes additional staff would help, but not currently on budget and we get few viable applicants when posted.

Mr. Collins motioned to adjourn. Mr. Gross seconded the motion. Meeting adjourned at 8:33 p.m.

COLORADO CITY METROPOLITAN DISTRICT



Neil Elliot, Chairman

ATTEST:



Clint Gross, Board Member

Approved this 30th day of July 2024

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