



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 25, 2024, beginning at 6:00 p.m.

1. Audit Extension

Talked with Sam Denardo, Requesting 60-day extension to September 30, 2024, to give extra time for reviews. Need motion for Chairman to sign extension letter.

2. North Parkway valving for Stewart Ranch

Might only be 3 valves, Greg is checking maps. At little behind on scheduling, as have to wait for all items to be align and have Pueblo County permits (7-10 days). Two valves in stock, awaiting the others.

Before we can shut off Stewart Ranch Notification to residents. Sheriff assist with notices on doors, post in paper as Public Notice. Check with Lawyer regarding written notification to all citizens. Posting on gate (Laminated). Minimum of 20 days prior per Carol for notification prior to shut off, per regulations.

Timeframe approx. mid July.

3. SDA workshops

New regulations regarding shut off notices. The board does not need to vote monthly we are compliant we offer Customers the opportunity to appeal.

4. Election of Officers

Changes are not required annually, only biannual.

Ray Davis, Clint Gross state continue as is, is good with them.
Chairman Elliott appreciates the Trust.

5. CCAAC Reviews

The liquor store color changed to a dark blue with dark brown trim. Earth tones are subjective to individuals.

Complaint: Property where fence built not along the property line and people building a bridge over the water. Sent a letter two weeks ago.

6. READING BY CHAIRPERSON OF THE STATEMENT OF CONDUCT AND DEMEANOR.
7. CITIZENS INPUT – N/A

COLORADO CITY METROPOLITAN DISTRICT



Neil Elliot, Chairman

ATTEST:



Clint Gross, Board Member
Approved this 9 day of July 2024

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BOARD OF DIRECTORS REGULAR MEETING

A regular meeting of the Board of Directors of the Colorado City Metropolitan District will be held Tuesday June 25, 2024, beginning at 6:15 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 – AP

Yes – all present. Absences from meetings have been excused & notes/read into the minutes.

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

Not required at this time, no motion or action.

6. **APPROVAL OF THE AGENDA**

Mr. Davis motioned to approved agenda, with addition of the color change to store. Mr. Collins seconded the motion. Vote called. All board members approved.

7. **APPROVAL OF MINUTES.**

Regular Meeting June 11, 2024
CCACC Minutes June 11, 2024

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

8. **BILLS PAYABLE.**

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

Discussion: #37722 CDPHE fine – monthly hold off as long as possible 25th- ahead a month.

Pool – Gas bill – start up each year always high (to warm water up) Thunder Construction set diaphragm should be dropping.

Cristy well have a report of numbers of past month vs last year as requested by first meeting in August.

Pro-Shop gas (May) still billing. Found out it was still running, made a note to shut it off in May each year. The June bill should be way down.

Nat'l gas – We did have an energy audit completed last year. Request Colorado Natural Gas to do audit again of shops (maintenance). Reminder that there is no insulation in those buildings.

A new heater is needed at the Water Treatment Plant (temperature wasn't turning off)

Vote called. All board members approved.

9. **FINANCIAL REPORT.** – N/A

10. **OPERATIONAL REPORT.** - SEE REPORT ON FILE FOR FULL DETAILS

- a. Beckwith Dam report: 15.5 & 15.8 respectively for past two weeks.
- b. Committee Reports Newsletter for July is Neil – will have to office by June 27th.

Lossing field employee this month. Will need to post for a re-hire.

Extra budget in roads GL – cheaper for us to have them haul the rock for us. Staff have completed some of the roads (Terlesa, Saratoga and Antonette). Approx 8 Ton laid down on these roads, still some clean-up work to do.

11, **ATTORNEY Report: N/A**

Attorney is attending CDPHE meetings, her cost is currently high due to additional work. Working on finance plan by July 1st. currently on track.

12. **AGENDA ITEMS:**

Mr. Davis motioned for Chairman Elliott to sign the audit extension. Mr. Collins seconded the motion. Vote called. All board members approved the motions.

CCACC:

Discussion/Action

A. New Construction:

1. 4340 Valverde Way Liquor Store Color Change

Mr. Collins motioned to approve the color change at 4340 Valverde Way. Mr. Davis seconded the motion.

Chairman Elliott open discussion to the floor. Comment from some that thought the colors were a bit dark.

Vote called. All board members approved.

B. Actions – N/A

- a. 0 First Letters
- 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/ Little diggers getting permits 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 - Cristy is doing well, making good progress. Working through various training classes for now and for the end of year process.

Call from Chris Dowel regarding audits/bookkeeping for Rye Fire Received quote of 2K a week for 18 hours (remote & in person) for as long as we need them.

Different company is 3 month on-line and only 5 hrs. week in person.

Plan is to promote Cristy to Finance Position, more advancement as she learns. Will be hiring a new AP person, hope to have them stated within two weeks.

Mr. Davis again stated he wants a report of the billables vs usage for July 2023 vs July 2024.

NorthPark update – There is no pattern to the blockages. We are still having blockages. Not pumping daily, currently pumping on Mondays & Fridays.

Gary has spoken with NOCO Survey on what we can do with the pressurized line we have in this area.

Get a bid from GMS or an engineering company on what's wrong, what are our best options to fix (with price quotes).

Little Diggers getting permits for Valving project.

Working on getting road permits. Valves on order. We still have one valve we have not been able to locate. Show on map, may just be really buried.

Satellite for water plant.

No Starlink not set up to do businesses. Jensen is looking actively for us, for another company.

Community meeting Set for July 23 @ 6:30 PM

Will discuss the Fines for Covenants with customers. This would give the CCAAC actionable items would come with fines, if in violation. Right now, violations of Covenants have no enforceable action if someone is in violation.

13. NEW BUSINESS:

Customer Consumer Report posted. CCMD meeting all requirements for posting.

Where does the Sludge go to that is pumped at NorthPark it is hauled to sewer plant and dumped in lagoon which is put back through the sewer plant.

Dept of Wildlife meeting with Mike & Cody informative. They will meet with us in fall (Sept-Town Hall) will have numbers to share of deer/motor vehicle accidents along 165. regarding the deer and other animal populations. Maybe need to install animal crossover/fences.

DOW very interested in more fisheries, might have additional resources for our 2nd Lake/dam. They have grant writers to assist. They will get us resources (Bureau of Reclamation, Conservation). We need a board volunteer to spearhead this project.

Mr. Davis - we need to confirm "Water Lease" for Graneros Creek to ensure we are not losing water or have a water right issue. Property above Mountain Shadow. Need new lease put in place to two new landlords, water being used but no lease in place. Lease was not approved in the past. They think the water rights were bought with property but water rights were transferred to CCMD before ownership. What are the names of property owners. Need Board member to volunteer to follow up on this item.

14. CORRESPONDENCE: N/A

15. EXECUTIVE SESSION:

16. ADJOURNMENT.

Mr. Davis motions to adjourn. Mr. Collins second the motion. Meeting adjourned at 7:04 p.m.

COLORADO CITY METROPOLITAN DISTRICT



Neil Elliot, Chairman

ATTEST:



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Approved this 9 day of July 2024

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