

San Juan River Village Metropolitan District
Regular Monthly Meeting Minutes

September 8, 2016

The meeting was called to order at 6:32 pm by Carrie Wienckowski, President. The directors present were Steve Wilkins, Dennis Jeffrey and Linda Gundelach. Homeowners, Shawn & Joni Felts, Bonnie Weathers, and Graham Whitehead were also present. Cynthia Purcell, District Manager, took minutes.

Linda moved to approve the minutes for August 11, 2016. Dennis seconded and the motion carried.

Water Department Report:

The customer water usage report was reviewed for August – 654,600. Cynthia posted a request on NextDoor for updated contact information from homeowners. A notice will also go out with the next billing.

Sewer Department Report:

The manhole rehab and lift station rehab project is complete.

Road Department Report:

Andy Weber replaced the culvert on Harman Ave and then demolished the clubhouse and hauled the concrete away. He is currently working on grading the major roads within the subdivision. Once complete, Andy will provide a plan with recommendations for road maintenance and grading for next year's budget.

The paving of the entrance at Harman Ave. is on hold until a permit from CDoT is obtained. Cynthia is waiting for an insurance certificate from the traffic control company to complete the application. The turn-around time to obtain a permit is approximately three weeks.

The board discussed requests for additional speed bumps at the bottom of Descent Ave. and on the straightaway of Alpine Dr. This will be revisited in the spring. Dan McCollum has volunteered to help implement a clean-up of the signs throughout the neighborhood as well. It was suggested that speed limit signs be moved closer to the road. Also for consideration, a barrier or guardrail to warn motorists of a steep drop off by the newly replaced culvert was discussed.

Parks & Recreation Department Report:

Shawn Felts looked at Aspen Lake and reported his recommendations to the board. His plan includes controlling the algae and cattails in the lake. It also includes weed spraying and mowing around the perimeter. Tim can implement the algae/cattail control and the Metro will contract with someone to spray weeds/mow this fall. Shawn suggested repeating this regiment in the spring. This will become an annual budget maintenance item using Conservation Trust Fund monies. Graham Whitehead inquired about the possibility of the lake holding fish someday. Shawn thought that the lake could accommodate fish eventually, once the habitat has been restored. It may take a year or so though.

Carrie requested that the spillway from Rainbow Lake be enhanced with more rocks for kids to play on. There are some large rocks on the lot where the clubhouse was that could be moved for this purpose.

Administrative Report:

The District is in compliance. Cynthia will be presenting the first draft of next year's budget in October.

Twenty delinquencies totaling \$8,562.18 were noted.

Treasurer's Report:

Cynthia reported on the P&L's, Balance Sheet, General Fund, Sewer Fund, and Water Fund for March, 2016. Dennis moved to accept the financials. Steve seconded and the motion carried.

There were no bills presented for payment.

Old Business:

Cynthia reported that Robert Soniat submitted a grant to FireWise on behalf of the District. The grant is for \$7,500 with \$2,900 offered as in-kind match (labor/equipment) from the District. The targeted completion date is November 15, 2016. No word as to the status of the grant application at this time.

Dennis reported that he met with a realtor to obtain a market analysis on Metro owned properties. He has a potential buyer for lots within the neighborhood. The board discussed the possibility of selling various lots. Dennis will discuss these options with the potential buyer and report back as to what the buyer may be interested in purchasing.

New Business:

The POA has received a request to consolidate two lots at the end of Heidi Ct. This would eliminate the utility easement between the two lots. The board has been discussing the possibility of looping the water line at the end of Heidi Ct. to provide better water quality at this location. Steve suggested asking the homeowners if they would be willing to trade the current utility easement between the two lots for another easement to the west to accommodate a straight shot up to Harman Ave. to install the water line. Steve will discuss the possibility with Tim.

There have been no new well permit applications.

Other Business:

Steve didn't have a POA report – they don't meet until next week.

There being no other business, Steve moved to adjourn the meeting at 7:40pm. Dennis seconded and the motion carried.

Respectfully submitted,

Cynthia Purcell
District Manager