

San Juan River Village Metropolitan District
Regular Monthly Meeting Minutes
February 10, 2022

The meeting was called to order at 6:09 pm by Doug Hampton, via GoToMeeting video conference. The directors present were Carrie Wienckowski and Addi Greer. Bonnie Weathers, homeowner, was also present. Tim and David McRee, Maintenance Operators, were also present. Cynthia Purcell, District Manager, took minutes.

Addi moved to approve the minutes from December 9, 2021. Doug seconded and the motion carried.

Maintenance Operator's Report:

Road Department Report: David reported that all the equipment is in good shape. The links on the chains for the backhoe have been breaking and they will most likely need to be replaced next year. The two large tanks purchased last year to store the dust abatement material needed new lids. They have been ordered and will be operational this spring. David has been cleaning out the storage shed and working on updating inventory. Security cameras will be ordered and installed once input can be obtained from Steve on camera types and placement.

Water Department Report: The water usage was reviewed for January – 565,090 gallons. \$763.00 was billed for surcharge fees for daily water use over 750 gallons. Tim reported that there were a few homeowners that had leak codes related to snow falling off the roof and turning outside spickets on. They were contacted to address the issue. Tim is contacting DNR Tank to obtain a contract for the painting of the interior of the water tank this year. The applications for the permits have been submitted for the new gallery well and are awaiting review by the state.

Sewer Department Report: Tim reported that he and David removed the picket fence around the sewer pump house. There is one insulated panel on the front that is in good shape and could be covered to improve the esthetics of it. They will rummage through the boneyard to see what they can find.

Parks & Recreation Report: Tim reported that they will begin burning the wood piles once a new burn permit is obtained. Cynthia will ask the POA if they would be interested in using the old bus barn shelter somewhere in the neighborhood.

David reported that the Colorado Rural Water Conference that was scheduled for the beginning of March was just put on hold. The hotel that was hosting the conference just cancelled on them and they were not able to find a suitable replacement at such short notice. David will attend when it is rescheduled to obtain the necessary training units to test for his water and wastewater operator's licenses.

Public Comment Period: Bonnie inquired about what a gallery well is and whether or not Steve was still on the Metro board.

WEP River Project Proposal Discussion: Al Pfister was not present at the meeting. The board was favorable to pursuing this project. Cynthia reported that liability may be an issue if the placement of the new access road to the river takeout point is located on Metro property. If the new road is planned as a public road, a replat would be required. This may trigger a CDOT review involving the construction of a turn lane into the neighborhood. This would also increase the cost of the project exponentially. Metro also would not be able to close or control traffic if the new access is a publicly platted road.

Administrative Report:

The District is in compliance. Cynthia has engaged a CPA firm in Grand Junction to perform the audit for 2021. The cost will be between \$10,000-12,500.

Seventeen delinquencies totaling \$4,529.85 were noted.

Cynthia presented Resolution 2022-1 Regular District Election. This appoints Cynthia as the DEO (Designated Election Official) for the upcoming election on May 3, 2022. It also allows her to cancel the

election if there aren't more candidates than seats available. Doug moved to approve Resolution 2022-1 Regular District Election. Addi seconded and the motion carried.

Treasurer's Report:

Cynthia reported that Louise has begun reviewing the District financials. She helped Lisa correct the year-end financials (2 hours billed) and found no errors in January. She would like to bill on a quarterly basis as it only took her 24 minutes in January.

Cynthia reported on the P&L's, Balance Sheet, General Fund, Sewer Fund, and Water Fund for Year-End 2021. Each fund had an excess above projected balances which will become available for the 2023 budget. She also reported on the P&L's, Balance Sheet, General Fund, Sewer Fund, and Water Fund for January, 2022. Carrie moved to accept the financials. Addi seconded and the motion carried. There were no bills presented for payment.

Old Business:

No old business to report.

New Business:

There were no new whole house water filtration rebate applications presented for review.

There were no well permit inquiries from Bill Wittwer except Metro's.

Other Business:

As Steve has resigned from the POA board, Cynthia will distribute past POA minutes and/or ask for a report from them to review at future meetings.

Addi moved to adjourn the meeting at 6:43pm. Carrie seconded and the motion carried.

Respectfully submitted,

Cynthia Purcell
District Manager