

San Juan River Village Metropolitan District
Regular Monthly Meeting Minutes
September 8, 2022

The meeting was called to order at 6:02 pm by Steve Wilkins, President. The directors present were Doug Hampton, Addi Greer, Rick Moore, and Carrie Wienckowski. Bonnie Weathers, Steve & Jane McKain, David & Debra Harper, and Debbie Moore, homeowners, were also present. Cynthia Purcell, District Manager, took minutes.

Doug moved to approve the minutes from August 11, 2022. Steve seconded and the motion carried.

Maintenance Operator's Report:

Road Department Report: Cynthia reported that there is enough dust product left for one more application. Tim's input as to whether or not it should be applied before this winter or held over till spring of next year will be sought. Cynthia reported that the price of a single speed bump is approximately \$1,300. The board will add the item to the wish list for consideration during the budget process for next year. Tim & David will work on installing the remaining security cameras this winter. Steve reported that he was able to fix the failed ports and that the one camera was working properly.

Water Department Report: The water usage was reviewed for August – 439,380 gallons. \$463.00 was billed for surcharge fees for daily water use over 750 gallons. The board reviewed the leniency request from Matt Hosburgh to forgive the \$100 fine for a 2nd violation of exceeding the 200 gallons/day limit during the tank maintenance. Carrie moved to revisit the request next month once the project was complete and an analysis of the cost and water level availability could be reviewed. Addi seconded and the motion failed. Doug moved to deny the request out of fairness to all homeowners. Steve seconded and the motion carried. The board also reviewed the leniency request from Bob Kimber to forgive the \$19 daily overage fee he incurred because he left his hose running. Carrie moved to approve the removal of the daily overage fee of \$19. Addi seconded and the motion carried. The board discussed providing service to 48 Bear Mtn. Place. The existing 1 bathroom home on this property was demolished and the owners were applying for a permit to construct a new home with 5 bathrooms. The board reviewed the current rate schedule with the infrastructure fees associated with 5+ bathrooms. Steve & Jane McKain, contractors for the new owner, contended that since the "tap fees" had initially been paid by a previous owner, that there should be no additional fees required for service. They also contended that the hook-up paperwork they got off the website didn't specifically address the situation of demolition and new construction, just remodeling. The board discussed the differences between infrastructure fees and hook-up fees (or tap fees) as stated in the rate schedule. The board stated that the "tap fees" or "hook-up fees" were already paid by the previous owner and would not be charged. Doug moved to charge the infrastructure fee from the current rate schedule of \$13,000 for water and \$13,000 for sewer to build a new home with 5 bathrooms. Steve seconded and the motion carried. The board will review the hook-up document at their next meeting to see if further clarification is needed to address this particular situation. Cynthia reported that the water tank contractor informed the District yesterday that they were unable to test the paint's cured state until next Tuesday, September 13th. A notice was emailed and posted to that effect. Since then, the contractor freed up their schedule and a crew arrived late this afternoon to test the paint. If it is cured, the tank will be disinfected tomorrow. A bacteria test can't be performed until Monday with results arriving Tuesday. If a negative result is returned, the water tank will be put back online and water restrictions lifted. Travis Bryant, homeowner, requested the board consider offering leniency with the violation schedule from this point forward, since the project has gone longer than anticipated. He asked that they consider not turning water off, but maybe imposing a fine instead, or wiping the violation slate clean and let everyone start over. The board stated that out of fairness to everyone, the violation schedule would remain in force until the completion of the project. Cynthia reported that we are waiting on parts to arrive to begin the installation of the gallery well – probably mid-October.

Sewer Department Report: Cynthia reported on the manhole rehab. The board thought this project had been completed. Cynthia will check with Tim.

Parks & Recreation Report: Cynthia reported that there has been no pile burning yet.

Public Comment Period: David and Debra Harper, homeowners next to Scott's Gate, introduced themselves and had questions regarding the proposed Jackson Mtn. bike trail system. They were directed to contact the POA. They also had concerns about the snowplowing regiment in their cul-de-sac since they were now full-time residents. Cynthia will visit with them and Tim/David to resolve any concerns. Bonnie asked why the board won't consider laying gravel on Alpine Dr. to deter speeders. The board stated that it was not cost effective and the gravel ultimately ends up in the ditch.

Administrative Report:

The District is in compliance. Cynthia reported that the board will begin the budget process for 2023 at the October meeting. She will email the board a copy of the potential projects for review. Board members can then suggest new projects for consideration before the next meeting.

Eighteen delinquencies totaling \$6,071.64 were noted. One vacant land property had a lien filed on it. If not paid by October, Cynthia will certify the amount to the Archuleta County Treasurer.

Treasurer's Report:

Cynthia reported on the P&L's, Balance Sheet, General Fund, Sewer Fund, and Water Fund for August, 2022. Steve 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.

There were no well permit inquiries from Bill Wittwer.

Other Business:

There was no POA report, as they haven't met yet.

There being no other business, Steve moved to adjourn the meeting at 7:26pm. Addi seconded and the motion carried.

Respectfully submitted,

Cynthia Purcell
District Manager