

San Juan River Village Metropolitan District
Regular Monthly Meeting Minutes
December 14, 2023

The meeting was called to order at 6:00 pm by Steve Wilkins, President. The directors present were Doug Hampton and Rick Moore. Bonnie Weathers, homeowner, was also present. Tim McRee and David McRee, Maintenance Operators, were also present. Cynthia Purcell, District Manager, took minutes via a voice recording of the meeting.

Doug moved to approve the minutes from November 9, 2023. Rick seconded and the motion carried.

Maintenance Operator's Report:

Road Department Report: David reported that the speed bumps have all been pulled, power washed and stored in the trailer till next year. They installed new jersey barriers at the top and bottom of Steep St. to close it. The wing has been installed on the grader and it is ready for snow removal. Two more cameras have been installed at the maintenance building as well. Steve will help David rename the cameras on the app so they are more easily identified.

Water Department Report: The water usage was reviewed for November – 292,650 gallons. Tim reported that more water sampling is being required by the state before putting the new well online. Tim is going to look for a new lab that is closer and more reliable to send future water samples to. The shell has been built for the water tank electronics. The concrete isn't square so more will need to be poured next spring. A door has also been purchased and will be hung after the structure is secured to the foundation.

Sewer Department Report: Tim reported that pump parts have been ordered for the small lift station. The big lift station multi-smart touchscreen has failed and a new one is needed. Tim will get with Cynthia to discuss ordering/budgeting.

Parks & Recreation Report: No report.

Public Comment Period: None

Administrative Report:

The District is in compliance. Cynthia presented the revised draft 2024 budget via email prior to the meeting. Steve reviewed the changes with the board. Per the governor's new legislation, the assessor will be reevaluating home values and will send a new certification of values to all special districts. The property tax revenue will need to be adjusted down – we just don't know how much yet. The board reviewed the resolution to join the Colorado Retirement Association (CRA) to offer a retirement account for David. Cynthia requested to be included as well. The board discussed offering retirement benefits to both employees. Steve moved to approve the resolution to join the CRA and offer retirement benefits to both David and Cynthia. Doug seconded and the motion carried.

The board reviewed the 5 year HUTF Renewal agreement with the County. Steve signed the agreement and Rick attested.

Steve reported that Cynthia said we are still waiting for a revised lease agreement from Vertical Bridge to install a cell tower on Metro property. Hopefully this will be received by the next meeting.

Forty delinquencies totaling \$13,670.10 were noted in November. Three homeowners had their water turned off, but promptly paid and the water was turned back on.

Treasurer's Report:

Steve presented the P&L's, Balance Sheet, General Fund, Sewer Fund, and Water Fund for November, 2023. There were no bills presented for payment.

Old Business:

No report.

New Business:

There were no new whole house water filtration rebate applications submitted this month. An explanation of the brown water situation is part of the rebate application.

There were no well permit inquiries from Bill Wittwer.

Other Business:

The POA Annual Meeting report was emailed to the board. All officers were reelected.

The board appreciation dinner is tomorrow evening at the Alley House.

A special meeting will be held on January 9th at 5:00pm to approve the 2024 budget.

There being no other business, Steve adjourned the meeting at 7:00pm.

Respectfully submitted,

Cynthia Purcell
District Manager