

**San Juan River Village Metropolitan District**  
**Regular Monthly Meeting Minutes**  
July 11, 2024

The meeting was called to order at 6:11 pm by Steve Wilkins, President. The directors present were Rick Moore, Doug Hampton and Addi Greer. Debbie Moore and Bonnie Weathers, homeowners, were also present. David McRee, Maintenance Operator, was also present. Cynthia Purcell, District Manager, took minutes.

Rick moved to approve the minutes from May 9, 2024 and June 13, 2024. Doug seconded and the motion carried.

**Maintenance Operator's Report:**

**Road Department Report:** David reported that the backhoe broke down last week on the highway when he went to retrieve his summer helper, Travis, who got the Bobcat stuck in the ditch right-of-way. It had to be towed back to the maintenance building. David replaced the fuel filters and it is working fine now. David also replaced the two front tires on the Bobcat. The board discussed the application of dust abatement and strategies for future applications, including which roads to treat, in the coming years. There is enough product to do one more application this year. David will hit the bad spots first and then apply the remaining product to the rest of the roads as needed. The board will re-evaluate which roads will be treated in 2025 during the budget process this fall. David has been having Travis fill in potholes and apply a slurry of the dust abatement product to help seal them. Travis has also been mowing and cleaning up the shop and grounds. David is going to teach him how to replace the auto shut-off valves beginning next week.

**Water Department Report:** The water usage was reviewed for June – 381,830 gallons. \$4,662.20 was billed for surcharge fees for daily water use over 750 gallons. David reported that he and his dad installed the PRV on Harman Ave. David has set the water tank shed and moved all the electronics over as well. He still needs to install a trap door in the floor and add insulation. The board reviewed the preliminary assessment from Steve Omer regarding a pretreatment option to address the manganese levels in order to get the third well approved by the state for operation. Steve O. suggested using a green sand filter system. There are a few floorplan options within the existing water treatment plant that could be utilized for this type of system. His team could come up with a design in about 6 weeks which could then be submitted to the state for review. He reported that the state review might take 6 months or so. Steve W. moved to solicit a proposal from Plummer Engineering to design the green sand pretreatment option. Doug seconded and the motion carried. David will talk to Steve O. regarding maintenance schedules/costs for this type of treatment.

**Sewer Department Report:** David reported that the Sunflower lift station pump has died. A new one has been ordered and should be here next week. The Little Beaver lift station has also been seizing up due to wet wipes and other items getting stuck in the grinder. David hand delivered a flyer entitled "Why are you flushing that down the toilet" to all homeowners on the riverside to help educate them about what shouldn't be flushed and the ramifications of it. Rick made some revisions to the flyer and asked that it be mailed out to all homeowners. David installed a sewer rake to help collect the items before it enters the grinder, but it needs to be cleaned out every few days. He will contact someone to come pump out all the lift stations.

**Parks & Recreation Report:** David reported that he completed installing the underground irrigation system at the maintenance building. He may adjust the watering rate since we've been getting a bit of rain lately.

**Public Comment Period:** Rick reported that a homeowner suggested the board make Steep St. a one-way street going down. They were concerned about safety on this road. This would still allow for egress during a fire or emergency situation.

**Administrative Report:**

The District is in compliance.

The red-lined lease agreement to install a cell tower on Metro property is still being reviewed by Vertical Bridge attorneys.

Sixteen delinquencies totaling \$4,662.20 were noted in June.

There is one vacant seat on the board. Efforts are ongoing to solicit someone to fill this spot.

**Treasurer's Report:**

Cynthia reported on the P&L's, Balance Sheet, General Fund, Sewer Fund, and Water Fund for June, 2024. Rick moved to accept the financials. Doug seconded and the motion carried. There were no bills presented for payment.

**Old Business:**

The board discussed the possibility of cancelling its HUTF agreement with Archuleta County and making the roads private within the neighborhood. The board will continue to monitor the effects of not having speed bumps this season and then re-evaluate.

**New Business:**

There were no new whole house water filtration rebate applications submitted this month.

There were no well permit inquiries from Bill Wittwer.

**Other Business:**

The POA meets later this month.

There being no other business, Steve adjourned the meeting at 7:35 pm.

Respectfully submitted,

Cynthia Purcell  
District Manager