

# Mesa Cortina Water & Sanitation District

## Board of Directors Meeting Tuesday, October 2, 2018 Silverthorne Fire Station

### Attendance

**Board:** Stan Wagon, Jon Whinston, Randy Rehn, Billy Jack, Greg O'Neill

**Others:** Jeff Leigh, District Manager; Michael Kurth, Summit Bookkeeping

### Meeting was called to order at 5:03 PM

**Minutes:** *A motion was made by Stan Wagon and seconded by Greg O'Neil to approve minutes of the September 4<sup>th</sup>, 2018 meeting. Motion unanimously approved.*

**Financials:** Financial reports through the end of August 2018 were sent via e-mail to the Board members. The income is tracking above budget mainly due to additional tap fees collected for new home construction projects and less spending on capital projects than anticipated. The year-to-date expenses are tracking well below budget numbers. Year to date net income is at \$124,188.

### New Business: Annual Budget

The Annual budget meeting is scheduled for November 8<sup>th</sup> 5:00 PM at the Fire station location. There was discussion on the budget draft proposal as prepared by Michael Kurth. The general discussion was that it appears that there would be no need for an increase in the water & sanitation rates for the 2019 year. There have been significant savings realized due to less capital project spending than anticipated. At this point we have not been notified of increase in the BMMD water rates for 2019. There was additional discussion with regard to an annual cost of living increase. *A motion was made by Billy Jack and seconded by Randy Rehn to proceed with the budget draft as proposed with a 0% increase in water & sanitation rates. Motion passed 4-1.*

### EQR Verification

The property at 2028 Larkspur Lane is completed and has been signed off by the Homeowners Association. Mike has received authorization to release the architectural deposit. The question of verification of the bed and bath count was brought up as Jon was denied entry to inspect the completed home. Since the refund of deposit has not been sent, the Board asked Mike to draft a letter to the owners to have them verify and confirm in writing that they have built the house to the plans and are not in excess of 3 bedrooms and 3 baths. Upon receipt of this confirmation, the architectural review HOA deposit will be released.

### Loan Principal Payment

It was suggested that since the District financial reports and cash position are in a very good position that we consider an additional principal payment against the outstanding loan balance. *A motion was made by Billy Jack and seconded by Stan Wagon to make a*

*\$20,000 extra principal payment against the current outstanding Alpine Bank Loan within the next 30 days. Motion carried.*

#### **Inspection notice**

Jeff informed the Board that the rules and regulations included a 48 hour notice requirement for inspections. Many times Jeff is not getting the proper notice for inspections. Jeff asked that an additional rule be added to the rules and regulations that there would be a \$250 charge be assessed for immediate inspection. Jeff will work on getting a new regulation together for the rules and regulations document.

#### **Old Business:**

##### **Lead & Copper Samples**

A question was raised as to the procedures for the next batch of sampling. Jeff will work closely with the same homes as in the past with the next sampling cycle. The intention is to do a test and re-test if necessary and average the two tests before the results are submitted to the state.

##### **Water Works West Collaboration**

There is nothing new to report on this topic. Jeff will continue discussions with Water Works West.

##### **2018 Maintenance projects**

The lift station has been maintained and cleaned by Clearwater Cleanup Co. A new pump has been ordered for \$3,800. The current pump will be rebuilt for \$800 and will be used as a backup pump.

##### **Booster Pump Replacement**

Jeff informed the Board that the 5 horsepower booster seems to be functioning properly at this point. There may be a point down the road when the pump will need to be replaced.

##### **Land Swap – Water Tank**

Nothing new to report at this time on the land swap with the Forest Service

##### **Aclara Meter Reading**

Owners at 456 Spring Beauty expressed some concern that the automated metering reading through the Aclara system may not be accurate. They claim to record their meter reading on a daily basis and noted a big jump in a 24 hour period. If there has been a blip in the reading then an adjustment to the billing will be considered. The Board asked that the hour by hour detail be provided to the owners.

**Next Meeting:** The next Board meeting will be November 8th, at the Silverthorne Fire Station.

**Meeting was adjourned at: 7:23 PM**