

# RECORD OF PROCEEDINGS

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## MINUTES OF THE REGULAR MEETING OF THE BOARD OF DIRECTORS

### OF THE

### WIDEFIELD WATER AND SANITATION DISTRICT

Held: Tuesday, November 21, 2023, at 12:00 p.m. at 8495  
Fontaine Blvd., Colorado Springs, Colorado 80925.

#### **Attendance**

##### Directors in Attendance Were:

Mark Watson, President  
Mark Dunsmoor, Vice President  
Dan Ittner, Assistant Secretary  
Jim Mesite, Jr., Director

##### Directors Absent (excused):

None.

##### Also in Attendance:

Lucas Hale, District Manager  
Kelly Smith, Director of Administrative Services  
Robert Bannister, District Engineer  
Joe Norris, Cockrel Ela Glesne Greher & Ruhland  
Members of the Public: Jean Smith and Ryan Watson

#### **Call to Order**

President Watson noted that a quorum of the Board was present and that the Directors had confirmed their continuing qualification to serve, and therefore called the regular meeting of the Board of Directors of the Widefield Water and Sanitation District to order at 12:01 p.m.

#### **Notice**

Notice of the meeting was properly posted as required by law. The notice also included the agenda items. Certification of such posting is attached hereto.

#### **Disclosure Matters**

President Watson reported that conflict of interest statements had been received from all directors and previously filed with the Secretary of State at least 72 hours in advance of the meeting. Copies of the statements are on file with and available from the Colorado Secretary of State.

#### **Resolution in Recognition of Distinguished**

Mr. Hale and Mr. Norris reported to the Board that Director Frank Watson has moved his permanent residence out of State and for that reason has resigned from his position on the Board. The Board wishes

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## Services of Board Member Frank Watson

to thank Director Frank Watson for his 27-years of dedicated and faithful service to the District and President Watson presented the Board with the Resolution in Recognition of Distinguished Services of Board Member Frank Watson. Upon motion duly made, seconded and unanimously carried, the Board approved the Resolution in Recognition of Distinguished Services of Board Member Frank Watson. Mr. Hale reported that he would be presenting the Resolution along with a physical award at the next opportunity.

## Appointment of Board Member to Fill Vacancy

It was noted that that there is currently one vacancy on the Board. Following discussion and upon motion duly made by Director Ittner, seconded by Director Mesite and unanimously carried, the Board appointed Ryan Watson to fill a vacancy on the Board for a term to expire in May, 2025.

## Election of Officers of the Board of Directors

Following discussion and upon motion duly made, seconded and unanimously carried, the Board elected the officers to the Board as follows:

President – J. Mark Watson  
Vice President – Mark Dunsmoor  
Secretary/Treasurer – Dan Ittner  
Assistant Secretary – Jim Mesite  
Director – Ryan Watson

## Approval of Minutes

The Board reviewed the Minutes of the October 17, 2023. Upon motion duly made, seconded and unanimously carried, the Minutes of such meeting were approved.

## Financial Matters

### Monthly Financials

Mr. Hale presented the monthly financials. Cash decreased due to payments for ongoing capital improvement projects in September. The infrastructure contribution for Lorson Ranch Filing 4 shows as approximately one million dollars in new assets. Seasonal usage continues to decrease. The District has purchased three new computers as well as new pH and dissolved oxygen test kits. The District has also purchased locator equipment and tap machines. The District collected 23 new water and sewer tap fees and water resource acquisition fees in the month of September.

**Question Director Ittner:** Would it be possible to add another line-item in the financials for utility locate expenses?

**Mr. Hale:** This is can be added.

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Final 2024 Budget and Rate Increase Presentation

Mr. Hale presented to the Board the 2024 draft budget and rate increases previously described in detail at the October meeting. There were no significant changes from the draft presented in October but additional analysis was completed on the water resource acquisition fee increase based on cost associated with water rights acquisition. The complete proposed budget and proposed rate increases are on file with the District.

**Question Director Mesite:** With the changes, do you anticipate any push-back or slowdown in development?

**Answer:** Mr. Hale responded that developers are always opposed to fee increases, however, no slowdown in development should be expected. President Watson also commented.

Public Hearing regarding Proposed 2024 Budget Rate Increase

President Watson then opened the public hearing on the proposed 2023 budget and rate increase. The Board heard public comment from Jean Smith: She will continue watering and the District has justified the need for the increases. Hearing no further public comments, President Watson closed the public hearing.

Resolution to Establish Fees, Adopt Budget, and Appropriate Funds for the Fiscal Year 2024

Following discussion and upon motion duly made and seconded, and unanimously carried, the Board unanimously approved the Resolution to Establish Fees, Adopt Budget, and Appropriate Funds for the Fiscal Year 2024 as presented.

**District Manager's Report**

Mr. Hale presented the District managers report. The sanitary survey with CDPHE is being completed. Approximately 75% of the wastewater system has been inspected and jetted this year. The City of Fountain has overshot their allocation by approximately 17 acre-feet under the Venetucci lease. The District will be working with Fountain to provide excess unused allocation with reimbursement to the District. The District has also been working with Colorado Springs Utilities on confirming the calculation of return flows which is updated every five-years.

**Engineer's Report**

Mr. Bannister presented the engineer's report. He reported that the District did not get the conveyance for Carriage Meadow South Filing 2 in time for approval at this meeting but it should be ready in time for next month. The final tie-ins to the tank at Booster 2 are being completed. The final walk-through at Rolling Hills pump station is complete. The Trails at Aspen Ridge pump station has been in use for approximately six months but the District is waiting on COLA to complete roads so the fire station can sign off on the certificate of occupancy for the building. Mr. Bannister presented the generator

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project bids received last week. Mr. Bannister requested an increase to the project budget due to higher bid pricing. President Watson commented that a 30% increase is a significant. Mr. Bannister reported that the original project estimate was from 2019 and they had to re-size and re-engineer certain components so the price increase was not overly surprising. Following discussion and upon motion duly made and seconded, and unanimously carried, the Board approved the budget increase and award of the bid.

## **Attorney's Report**

Mr. Norris discussed the CPR Entitlements proposal to exclude from the District's service area and move forward with annexation into Colorado Springs. Mr. Hale noted that the property was originally zoned industrial and was recently rezoned to residential without District-approval, resulting in a massive increase in water and sewer demands for the property. Mr. Hale described issues with maintaining pressure and fire flows. Following discussion and upon motion duly made and seconded, and unanimously carried, the Board approved the Resolution Approving Partial Release of Inclusion Agreement for the Waterview North property as presented.

## **Public Comment**

**Question Ms. Jean Smith:** What are PFAS test results currently in the District?

**Mr. Hale:** The District is still testing regularly and effluent from treatment facilities is non-defect. Mr. Hale noted that the Citizens Advisory Council will meet Monday night and he can bring further information then.

## **Other Business**

None.

## **Adjournment**

There being no further business to come before the Board, the meeting was adjourned at 1:56 p.m.

  
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Secretary