

RECORD OF PROCEEDINGS

MINUTES OF THE REGULAR MEETING OF THE BOARD OF DIRECTORS

OF THE

WIDEFIELD WATER AND SANITATION DISTRICT

Held: Tuesday, May 17, 2022, 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
Frank Watson, Secretary/Treasurer
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
Rob Bannister, District Engineer
Jenna Fogle, Stockman Kast Ryan and Co., LLP
Caroline Kinfella, Stockman Kast Ryan and Co., LLP
Joe Norris, Cockrel Ela Glesne Greher & Ruhland, P.C.
Member of the public: Jean Smith

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 12:02 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 Mark 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.

RECORD OF PROCEEDINGS

Approval of Minutes

The Board reviewed the Minutes of the April 19, 2022 regular meeting. Upon motion duly made, seconded and unanimously carried, the Minutes of such meeting were approved as revised.

Oaths of Office and Selection of Board Officers

Directors Mark Dunsmoor and Dan Ittner administered their respective oaths of office before a notary public.

Mr. Norris described the appointment of officers of the Board of Directors as required by law and recommended that the Board affirm or re-affirm its slate of officers after election of Directors Dunsmoor and Ittner for another term. Upon motion duly made, seconded and unanimously carried, the Board approved the following slate of officers:

J. Mark Watson: President
Mark Dunsmoor: Vice President
Frank Watson: Secretary/Treasurer
Dan Ittner: Assistant Secretary
Jim Mesite, Jr.: Director

Financial Matters

- 2021 Audit

Ms. Fogle and Ms. Kinfella of the firm Stockman Kast Ryan & Co, LLP, presented the 2021 draft Audit to the Board. Ms. Fogle and Ms. Kinfella described that it was a clean audit and that the District staff and management was fully cooperative in the audit process. Ms. Fogle and Ms. Kinfella described the various sections of the Audit report in detail for the Board. After discussion and upon motion duly made, seconded and unanimously carried, the Board approved the 2021 Audit as presented and directed District staff to have the 2021 Audit filed with the Division of Local Government.

- Monthly Financials:

Mr. Hale reported that cash increased due to developer contribution for the Aspen View pump station. Employee gross payroll decreased due to the additional days in March. Lab services fees decreased by about \$5,000 due to additional testing done in February. There was also an increase in chemical expenses due to the increased market costs on materials and trucking. Six water and sewer taps and six water resource acquisition fees were charged in the month, bringing year to date totals to 74 water taps, 74 sewer taps, and 51 water resource acquisition fees collected.

Question from Director Dunsmoor: Are you hearing from any developers about a slowdown in building?

Mr. Hale: We have heard that demand in Colorado is still strong and there is continued interest in new projects.

RECORD OF PROCEEDINGS

Mr. Bannister then noted that Lorson made a major purchase of taps in December before the tap fee increase so their development and construction schedule has not caught back up to where they would need to buy more taps.

Following discussion and upon motion duly made and seconded, and unanimously carried, the Board approved the monthly financials.

Manager's Report

Mr. Hale reported to the Board that on April 24, 2022 a power pole was hit; Fountain replaced the power pole but while drilling, Fountain hit a District water main. The water main was mis-identified but the line repair has now been completed. This caused a 6-hour water outage for certain customers. The District has exceeded the jetting and cleaning goal for the month. Bulging was discovered in the concrete wall at the aeration basin. They are currently evaluating and the District's engineers are looking into solutions. Logan Mayer has been promoted to Senior Operator and Kean Langley was promoted to the Special Projects Senior Operator. Mr. Hale has contracted a firm to evaluate the District's cyber security. Mr. Hale then noted that they have had five interviews the week of May 9, 2022

Question from Director Ittner: Are any of these new hires going to be through a trainee program?

Mr. Hale: Yes, several may be coming in without the necessary licensing and could be in the trainee program.

Mr. Hale described the AGRA Water Trade Agreement. This is a long-standing informal water trade agreement that the State has now required to be formalized. Mr. Hale and Mr. Norris described the agreement as presented in the Board packets. Following discussion and upon motion duly made and seconded, and unanimously carried, the Board approved AGRA Trade Agreement as presented.

Engineer's Report

Mr. Bannister reported that the Rolling Hills Tank filled over three days last week. A leak was identified and an epoxy resin injection has been identified to fill the leak. After this repair, the tank should be operational. A preconstruction meeting regarding the Booster Pump Station project will be held this week. Potholing will occur for the upper west to east project soon. There is a 26-week lead time for some materials on this project so they want to get going as soon as possible. Mr. Bannister noted that they are expecting to award the cured in place pipe contract to Insituform. They awarded the manhole relining project to Concrete Constructors. Development projects with Lorson and COLA continue.

RECORD OF PROCEEDINGS

Attorney's Report

Mr. Norris discussed the proposed service to a 17-acre parcel in Fountain and Mr. Hale noted that the developers and Fountain have backed off. Service to this parcel by the District is no longer likely. Mr. Norris reported that he continues to work with Mr. Hale on contracting matters and to prepare revisions to the District's Rules and Regulations that will be presented to the Board soon.

Public Comment

Question from Ms. Smith: There are developers wanting to put more houses on a lot with increased density. Is the District enforcing or limiting this?

Mr. Hale: Widefield will not allow increased densities without the Developer providing additional water and the infrastructure needed for the additional density or increased water demand.

Other Business

None.

Adjournment

There being no further business to come before the Board, the meeting was adjourned at 1:12 p.m.



Secretary