

**Mesa Cortina Water & Sanitation District**  
**BOARD OF DIRECTORS MEETING**  
**Wednesday, December 5, 2007**  
**Blue River Room – Silverthorne Library**

Attending Board members:

Billy Jack	Bob Brockmeyer	Randy Rehn
Jon Whinston	Chuck Gray	

Others attending:

Jeff Leigh	District Manager
Matt Willitts	Water Operator, Water Solutions
Bob Polich	District Administrator, Mountain Systems
Tim Flynn	District Attorney

President Jon Whinston called the meeting to order at 5:05 PM

**Minutes.** *The minutes from the November 6, 2007 meeting were approved as written. (Rehn/Brockmeyer,4-0).*

Billy Jack arrived at 5:13 PM.

**Budget.** Bob Polich provided an updated 2008 budget that was revised from the November 6, 2007 meeting presentation to include projected tap fee income, the separation of inspection and locate expenses, and lower anticipated inspection income.

A notice of the budget meeting was published. The public budget hearing was opened. As no members of the community were present, the public meeting was closed.

Attorney Tim Flynn provided the formal 2008 budget presentation for filing including a Budget Message, the Budget, Certification of Budget, and Resolutions for the approval. *A motion was made to approve the 2008 Budget including the Budget Certification, Resolution 07-12-1, Resolution 07-12-2, and Resolution 07-12-03. (Rehn/Gray,5-0).*

**Tap Fees.** Tim Flynn indicated the tap fee increase approved at the November 2007 meeting effective January 1, 2008 was legal, but suggested a period of owner comment and notice would be appropriate. There was a discussion regarding changing the effective date of the increase for the benefit of the owners. *The Board approved a motion that any property owner as of December 31, 2007 would have the tap fee increase deferred through June 30, 2008. (Whinston/Brockmeyer,5-0).* The 2008 tap fees for the District are \$12,000 (\$6,000 each for water / sewer). Any property owner who has a prepaid tap would be provided a \$7,000 (\$3,500 each for water / sewer) credit against the tap fee. Additional sewer taps for properties that increase bedrooms or bathrooms in excess of 3 would be charged a 0.1 EQR for each increase based on current sewer tap fee. (\$600 per EQR).

There was a discussion of the Tier 2 tap rate for the lot that was added to the District after 1981. The rate of \$13,750 would remain for this property.

**Test Well.** The test well drilling in the Bashore easement began the last week of November. At the approximate depth of 400 feet a substantial amount of water was found in an artesian source. The

pressure was causing a problem to expand the well casing to a diameter desired for the amount of water the well could produce. The pressure also prevented an inexpensive abandonment of the well. Initial testing of the water indicated a high level of dissolved solids that could pose water quality and treatment problems. A preliminary determination of quality and treatment cost will be made prior to casing of the well. The initial legal determination is the water source is likely tributary and that would require a court change of the point of diversion. The legal opinion was it would require at least one year to have the point of diversion changed.

**Fire Hydrant on Aspen Drive.** Jeff updated the Board he was working with a Cortina Ridge property owner to work with Buffalo Mountain Metro District (BMMD) for an agreement on the hydrant.

**Inspection and Locate fees.** The Board was provided with a detail of 2007 inspection and locates charges. There was a discussion of any legal requirements to locate private lines. It was confirmed the existing policy allows one locate per year, not to exceed one hour of locate service, without cost.

**Contractor Rate Changes.** Matt Willitts had requested an increase in his hour rate from \$55 to \$60. Matt did not charge overtime or premium rates. *The Board approved the increase to Water Solutions for an hourly rate change from \$55 to \$60. (Rehm/Gray,5-0).* The Attorney suggested a revision to the Water Solution contract to conform to current State Statutes. There was a discussion regarding continued Board concerns with additional fees above the base contract that would be considered at a future meeting. Jeff Leigh indicated he would request an increase for management service at a future meeting.

**Operations.** The BMMD water was off from November 12<sup>th</sup> through November 30<sup>th</sup>. The tank recycled once during the period. The BMMD connection was turn on at the end of November due to user and well demands. The Board felt the water quality was good when the BMMD water was not used. It is not know if the taste and smell issues are directly from the BMMD water or a reaction from the tank surface or other chemicals in the water.

**Next Meeting.** The January meeting date will be Tuesday January 8, 2008 at 5:30 PM.

**Miscellaneous.** There was a discussion of the desire of the Board to obtain financial reports and minutes in sufficient time prior to meetings for review. A calendar of timing of reports will be covered at the January meeting.

The meeting was adjourned at 6:59 PM.