

**Edgemont Ranch Metropolitan District
Meeting of the Board of Directors
Minutes**

The regular meeting of the Board of Directors of the Edgemont Ranch Metropolitan District was called to order on Thursday, April 21, 2022 at 4:00 PM at 5972 CR 234, Durango, Colorado.

Directors in attendance were: Steve Martin, Al Winzerling, Richard Butler and Andrew Rapiejko. Larry Mongelli was excused. Metro staff members in attendance were: Robert Ludwig, Kurtis Martinez, Mike Lancianese, Eric Mietchen, Marilyn Heide, Mary Zoesch and Annette Hutchins. Also Brandon Kent, David Stiller, and Matthew Snider were in attendance.

Mr. Rapiejko moved to approve the Regular Metro Board meeting minutes from February 17, 2022, seconded by Mr. Winzerling, and was carried unanimously.

Marilyn reviewed the 1st Quarter Financial Report. ERMD Consolidated Balance Sheet, March 31, 2022, ERMD Consolidated Statement of Cash Flows, March 31, 2022 YTD, and ERMD Analysis of Reserve Activity, March 31, 2022 YTD. (See attachment). She commented there were 668 houses in all of Edgemont, and estimated there were approximately 1500-1600 residents living there. Mr. Martin had a concern with the growing population and traffic safety/liability issues.

Mr. Kent, a past renter, explained that he had a water bill that showed he used 45,000 of gallons which he strongly disputed. Staff checked for leaks, running toilet, broken pipes, and broken water meter but did not find a probable cause for this high level of usage/leakage. Originally Metro gave him a financial break, but he was asking the board for forgiveness for rest of the Metro fee because he had lost 3 jobs since then and it had been a financial hardship for him. He currently had a job. The amount of the outstanding balance is \$355.00. Mr. Martin moved to forgive Mr. Kent's remaining fee, seconded by Mr. Winzerling and was unanimously approved.

Marilyn explained the new ADA web site compliance regulations. The Metro is required to provide those with disabilities, such as blindness, the ability to find out Metro information on our web site using technology to do so. Marilyn had taken a Special District webinar to learn more about this program. Mrs. Zoesch had also reviewed the information and was impressed with the sample – a clean seamless web page. Marilyn explained it will cost \$250 to move the Metro's information from the current web site, which is combined with Edgemont Ranch Homeowners Association, to its own new web site. There is a web service available that Metro can use to set up and maintain this new site with the new technology for \$250/month (month to month – no contract). She noted that it is required for Metro have a compliance plan in place by this July. Mr. Butler stated there was no choice about this new regulation. Mr. Martin moved to approve development for the new Metro web site, seconded by Mr. Butler and was unanimously approved.

Mr. Martinez gave an update on the wastewater treatment plant. Most of the metal parts were on site. There were 40 people pouring the last of the concrete. The La Plata Electric would be installing in 2-3 weeks. Pond one would be decommissioned into pond two in early June, and then later into the last one - the third lagoon. The influent and effluent lines were in and backfilled. Robert added they will be in compliance with the state by July 1st; they can't go past July 31st. Metro is not behind in the compliance schedule. He related there had been problems in the supply chain with computer chips, but have them all now. There was an invitation for the board members to tour the new treatment plant.

Mr. Ludwig gave an update on the water plant. There are two places in the water plant for the installation of additional filters and pumps. The new pump can pump 500 gal/min. It will pump

water from the lower tank to the upper tank. The cost originally had been \$120k for this equipment but there had been an increase of \$17K for the wires and controls – now the cost is approximately \$138,500. Mr. Rapiejko asked about contingencies. It had been used. Metro has money in the reserve funds and can be absorbed into the budget.

Mr. Martinez reported on the road budget. They will use \$50K this year for the final phase of the Bluffs in the Ranch. Costs for the Highlands road repair materials have risen sharply.

Mr. Martinez reported the District received an \$8500 safety grant from the Special District Association.

Mr. Butler explained there was a plan to add a commercial property, Meadows Market, to the Meadows subdivision. This would be the only commercial property. He asked the board/staff to have a rate study on this proposal during the next month.

Mr. Martin and Mr. Rapiejko discussed ways to extend the life of the roads. The roads are taking a beating from the many contractor's trucks and trash trucks. They discussed the possibility of encouraging the residents to hire just one trash service to handle the community's trash, such as Phoenix Recycling. There was interest in this idea from a member from the Highlands board.

Lastly, Mr. Mietchen reported on collections. He had recently learned to use the camera and viewed many of the lines. There were rocks and debris in places. Mr. Mietchen also reported there was grease in the lines that had to be made into a liquid state to go through the system. The Highlands' Timbers - the next phase - will be coming on line sometime soon. Staff will be inspecting the contractor's infrastructure work. Mr. Martinez and Mr. Mietchen will be jetting the lines this summer.

A motion was made and approved to adjourn the meeting at 5:00 PM.

Respectfully submitted,

Annette Hutchins,
Administrative Assistant