

**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 Larry Mongelli. Andrew Rapiejko was excused. Metro staff members in attendance were: Robert Ludwig, Kurtis Martinez, Sean Young, Kevin White, Marilyn Heide, Mary Zoesch and Annette Hutchins. Also residents Mike Montgomery, Linda Riggle, Bonnie Unis, Karren Little, Linda Herz, David Bray, Marlena deCarion, David Stiller, and Mark Norton were in attendance.

Mr. Winzerling moved to approve the Regular Metro Board meeting minutes from February 16, 2023, seconded by Mr. Mongelli, and was carried unanimously.

Mr. Martin gave a tribute to staff members, Mr. Ludwig, Mr. White, Mr. Martinez, Mr. Young, and Mr. Johnston, for taking care of water pipe issues in the Ranch as well as the Meadows from 3 pm until 1 am a few days before.

Marilyn reviewed the 1st Quarter Financial Report. ERMD Consolidated Balance Sheet, March 21, 2023, ERMD Consolidated Statement of Cash Flows, March 31, 2023 YTD, and ERMD Analysis of Reserve Activity, March 31, 2023 YTD. (See attachment). The Metro had borrowed \$7.5M for the construction of the waste water plant. Mr. Butler related that Metro moved \$1M out of our cash concentration account into a new money market for investments with earnings of 4.5%. The money can be taken out at any time.

Mr. Ludwig gave a report on recent water issues that started with the runoff this spring. Normally this task would take place earlier in the spring, but due to massive amounts of snow they were not able to do this until recently. When this work was done there were rust particles discoloring the water in resident's homes. Mr. Ludwig had the water checked with the county health department – the water was reported to be safe. There were 3 baseball sized holes in the main water line. When repairs were being done a chain reaction happened due to there not being pressure reducing valves (PRV) in some of the newer homes in the Meadows and hot water tanks were leaking. Thus all staff members were working diligently into the night to repair resident's lines. Mr. Ludwig said he will send out a notice earlier the next time there is water line flushing.

Mr. Ludwig explained we need the equipment for the new water filter train. We are not getting the electrical equipment we need to finish. The new filters are 100% efficient with 0% water loss. They are stacking differently – it is state approved. There is a planning phase in August and we will help with some of it. This is concerning our water rights #4, #9 and #10. With this last storage right Metro refills the reservoir three times (it has 30 acre foot).

Mr. Ludwig also related issues concerning the water lines in the Victorian Village sub-division. Residents, Ms. Riggle, and Mr. Norton of Victorian Village discussed their concerns about the condition of the water line and making it a priority to replace it as quickly as possible due to the rust and scale sediment. Ms. Riggle queried about using insurance – Mr. Young had researched that and insurance only covered faulty new equipment. Mr. Norton asked about an interim solution. Mr. Ludwig recommended using the money towards the final solution not a temporary fix. Mr. Ludwig will make a pipe replacement schedule for Victorian Village water line. Staff and the Board discussed creating a water and sewer mains capital replacement schedule for the District.

Mr. Martin introduced Marlina deCarion. She will be on the Metro Board starting in June at the next Metro District meeting.

Mr. Martinez gave an update on the wastewater treatment plant. The new wastewater plant is doing great. There's been no violations with the state. (Ammonia $\text{NH}_3 < 1$, Nitrite $\text{NO}_2 < 1$, Nitrate $\text{NO}_3 < 2$, Toots Inorganic Nitrogen < 3 , Limit for TIN=20 - Total inorganic nitrogen=TIN) The fan press worked. The bio-solids are being processed for the landfill. The sludge is being stock piled. They are also working with the electrician for a heating system to warm up the equipment so it will not freeze like it did this past winter. The copper line does not work for fire. The phone line is a dedicated line for fire.

Mr. Butler asked staff members about the condition of the drainages after the long winter. Mr. Martinez was pleased to report there was not as much shoulder work to be done as expected. There was a lot of ground water. They would need crack sealant on the over lay, as well as slurry sealant on Highlands Pass. It was important to push back the snow to keep the roads as clear as possible during the snowy winter months, this keeps the roads in better condition.

Mr. Butler commented on Mr. Martin's hesitancy in signing a check for Columbine Landscaping, because of the cost. Mr. Ludwig recommended using Columbine's services for the Metro office due to their professionalism and their ability to keep our landscape looking good. This amount was for the whole growing season and he felt was well worth the cost. Mrs. Heide agreed with Mr. Ludwig's recommendation. The Metro office landscape needed their services to keep the area attractive. Mr. Martin was convinced and agreed to sign the check.

Mr. Ludwig explained when the water main on Iron King was broken pressure levels increased down the line. It came to light that several homes in the Meadows did not have pressure release valves installed, and, as a result those homes experienced water loss. He recommended that the water bills be adjusted/reduced and for those affected properties to be billed for their normal water usage. Mr. Butler moved to have affected property owner's bills decreased to regular usage amounts, seconded by Mr. Mongelli and unanimously approved.

Lastly, Marilyn reported that new employee, Sean Young, was doing a great job in replacing water meters and was making her billing/meter reading job much easier.

A motion was made and approved to adjourn the meeting at 5:14 PM.

Respectfully submitted,

Annette Hutchins,
Administrative Assistant