

RECORD OF PROCEEDINGS

A meeting of the Woodmoor Water and Sanitation District No. 1 (WWSD) Board of Directors was held on September 4, 2014 at the Woodmoor Water and Sanitation District No. 1 office.

PRESENT: Director Town
 Director Courrau
 Director Taylor
 Director Schwab
 Director Strom

Manager: Jessie J. Shaffer
Asst. Manager Randy Gillette
Consulting Engineer
Attorney: Erin Smith
Secretary: Marsha Howland
Engineer: Zach Collins

i. Call to Order:

President Town called the meeting to order at 9:00 a.m.

II. Reading of the Minutes:

Copies of the August 14, 2014 meeting minutes of the Woodmoor Water and Sanitation District were provided to each Director. It was moved, duly seconded, and unanimously passed that the minutes be approved.

III. Executive Session:

It was moved, duly seconded, and unanimously approved that the Board move into Executive Session pursuant to: (1) C.R.S. Section 24-6-402(4): (1) Subsection (a) for discussions related to the purchase, acquisition, lease, transfer, or sale of any real, personal, or other property interest; and (2) Subsection (e) to determine positions relative to matters that may be subject to negotiations, developing strategy for negotiations, and instructing negotiators; and (3) Subsection (b) for a conference with general counsel for the purpose of receiving legal advice on specific legal questions; all related to the Joint Use Agreement; and (4) Subsection (f) (I) for matters related to personnel. Session commenced at 9:03 a.m. The Board returned to Regular Session at 11:08 a.m.

IV. New Business:

A. Consider Supplemental Water Service Request for Misty Acres Filing 4: Shaffer stated that he received a request letter from Rivers Development for supplemental water service at Misty Acres Filing 4. Shaffer reported that Rivers Development is planning on 28 single family homes for this area. Shaffer asked the Board to consider this request which would be 6.61 acre feet of supplemental water. The Board directed Shaffer and legal counsel to draft a supplemental water agreement between WWSD and Rivers Development for Misty Acres Filing 4. Shaffer will bring the agreement back to the Board for consideration next month.

B. Consider Revision of Supplemental Water Agreement - Vista Ridge Estates: Shaffer asked the Board for direction concerning the supplemental water agreement between WWSD and Vista Ridge. Shaffer reported that Jim Morley has purchased Vista Ridge Estates. Shaffer met with Morley and asked him for documentation legally showing that he is entitled and has been assigned for the option supplemental water agreement. Shaffer stated that if Morley does not have sufficient documentation, a reasonable solution would be to enter into an indemnification clause. Shaffer would revise the agreement for Morley's signature, with all the terms and conditions remaining the same as the original agreement. The Board agreed with this solution.

V. Old Business:

A. North Tank Painting Project Award: Shaffer stated that the North Tank painting project revised bid came in at \$147,811. Collins reviewed the revised bid, explaining the changes that were made. Collins stated that the project should be complete by the end of October, 2014.

Motion:

Upon motion by Director Taylor, and seconded by Director Schwab, the Board unanimously voted to give the Board President authorization to issue a Notice of Award to Coblaco Services Inc. for the North Tank painting project.

VI. Financial Discussion:

Schwab stated that he had reviewed the draft financial statements and did not have any changes. It was moved, duly seconded, and unanimously passed that the financial reports be approved.

VII. Public Discussion:

A. Unscheduled People: None.

VIII. Joint Use Committee Report: None.

IX. Chilcott Ditch Company/ JV Ranch Report:

Shaffer reported that the management transition of the Chilcott Ditch is going well. Shaffer stated that the operational side of the Chilcott Ditch has been transitioned to WWSD, and the administrative side is moving forward. Town stated that the annual Chilcott Ditch Board Meeting will be November 12, 2014.

X. Manager's Report:

1. Collaborative Organizations / Opportunities:

a. Pikes Peak Regional Water Authority (PPRWA): Shaffer stated that he will receive an update on the Regional Infrastructure Project Study tomorrow. Shaffer stated that the study is about 50% completed. Shaffer will have more information next month.

2. Operations: Randy Gillette

a. Water Report: Gillette stated the percentage for unaccounted water is 5%. Gillette that WWSD is 100% on lake water. Gillett stated that WWSD has not received any taste and odor complaints to date. Gillette reported that the Solar Bee mixer is doing as expected, and WWSD is looking into purchasing the unit in 2015.

3. District Construction/Planning Projects:

- a. County Line Road Project:** Gillette reported that WWSD's portion of the County Line road project is complete. Gillette stated that the Deer Creek project is also complete.

4. WWSD Subdivision/Development Status Update:

a. Vista Ridge Estates: Shaffer stated that the Vista Ridge project is moving forward. Shaffer stated that Morley plans to have phase 1 and 2 of this project completed in the next couple of months.

b. La Plata - Lake Sewer Re-alignment: Gillette stated that the La Plata Sewer Re-alignment is complete.

5. Other Topics: None.

- 1. Engineer's Report:** None.
- 2. Attorney's Report:** None.
- 3. WIA Meeting Report:** None.

XI. Adjournment:

There being no other business to come before the Board, it was moved and duly seconded that the meeting be adjourned. The motion passed unanimously and the meeting adjourned at 11:45 a.m.

Respectfully Submitted,


Beth Courrau
Beth Courrau, Secretary