

RECORD OF PROCEEDINGS

A meeting of the Woodmoor Water and Sanitation District No. 1 (WWSD) Board of Directors was held on May 11, 2026, at the Woodmoor Water and Sanitation District No. 1 office.

PRESENT:	President Bush (remote) Director Roddam Director Martinez Director Franzen Director Clewe
Manager:	Jessie J. Shaffer
Operations:	Dan LaFontaine
Attorney:	Tamara Seaver
Office Manager:	Cory Lynch
District Engineer:	Cydney Saelens
Visitors:	James Howald - Our Community News Jackie Burhans - Our Community News Uli Keeley – Prospective Business Solutions

I. Call to Order: President Bush called the meeting to order at 12:59.

II. Reading of the Minutes:

Copies of the meeting on April 20, 2026, minutes of the Woodmoor Water and Sanitation District (WWSD) were provided to each Director.

Motion: President Bush entertained a motion to accept the April meeting minutes. Director Roddam moved, Director Martinez seconded, and the Board unanimously approved the April 20, 2026, minutes.

III. New Business:

A. 2025 Audit Presentation – Uli Keeley (Prospective Business Solutions)

District Auditor Keeley reported to the Board that they were issuing an unmodified opinion or also called clean opinion on the financial statements. They did not identify any significant deficiencies or material weaknesses in the District's processes or internal controls. Keeley will file the final audit report with the appropriate agencies.

V. Financial Report:

Director Franzen reported to the Board about the financial statements for March 2026. It was reported that assets, tap fees and water revenue increased during the month. Liabilities showed a decrease as well and R&R expenses due to a delay in the progress and billing of several projects. The Board accepted the March 2026 financial statements.

VI. Public Discussion:

None

VII. Joint Use Committee Report:

Director Clewe reported that the 2025 final audit was presented. The next meeting is scheduled for Tuesday, May 12, 2026, at 10:00 am.

VIII. Chilcott Ditch / The Ranch Report:

The Ditch started up strong in the first two weeks of April and then shut down because all water was delivered. It is anticipated by the end of this week to start running water to AGRA. The Ranch is expecting to start mowing at the end of May.

IX. Manager's Report: Shaffer provided the manager's report.

1. Collaborative Organizations / Opportunities:

- a. PPRWA – The only notable state legislative item was the revegetation bill and that is only subject to the Arkansas River Basin. Once Shaffer receives the final report, he will deliver to the Board members. PPRWA is now on summer break.
- b. Loop Water Authority – Shaffer reported the kickoff for the reservoir expansion with CDM Smith. The Advanced Water Treatment Plant (AWTP) plans are moving swiftly at 30% completion by July and looking to be at 60% by November. Pump and pipe plans with JVA are scheduled to go from 30 to 60% completion. There is a special meeting tomorrow, May 12th, at 1:00pm to award the top candidate the position of Executive Director.

2. Operations Update

- a. Water Report – LaFontaine reported one shear and a standard month for April. A subcontractor drilled through our line, but it was our error due to an incorrect location. The south tank is filled and online.
- b. Sewer Report – Nothing to Report

3. Engineers Report

a. District Construction/Planning Projects:

1. Main Lift Station Elimination – The project moved very quickly and substantial completion is scheduled for Wednesday. The contractor, Native Sun, was commended for their erosion control.
2. Higby Road Widening – Higby is closed and still working on Cloverleaf to Harness. It was discussed that the District would not bill Kiewit for the \$1700 of water that was lost due to a line that they broke.
3. South Tank Recoating – Waiting on Coblaco to schedule a final walk. Final payment and retainage are on hold until completion.
4. Deer Creek Road Improvements – El Paso County was said to be putting out their plans and looking to award the contract in July.
5. Jackson Creek Widening – Town of Monument is widening Higby to Whataburger. The District will have to relocate lines at Higby.
6. North Outfall Aerial Rehabilitation – JVA is working on the design for the above ground pipe at Old Denver Highway and Dirty Woman Creek.

4. WWSD Subdivision/Development Status Update

- a. Placer Replat B – Now under construction and contractor CSI has been good to work with.
- b. Tri-Lakes Fire Station 3 – Recently started construction but no service lines in yet.

5. Other Topics

- a. Pipeline Newsletter – Shaffer distributed a draft copy and asked the Board members for feedback and contributions.
- b. SDA Conference – It was announced that rooms had just become available for the conference and confirmation of attendance was needed.

