



Perry Park Water and Sanitation District  
5676 West Red Rock Drive  
Larkspur, Colorado 80118  
[www.ppwsd.org](http://www.ppwsd.org)

## Regular Meeting – July 17, 2019

### Board Members Present

Judy LaCrosse  
Jim Matchett  
Jim Maras  
Gary Peterson

### Visitors

Brian Arthurs  
Noelle Hoelsken – Stanley Consultants  
Robin Maras  
Julia McCusker  
Dean Stange – Stanley Consultants

### Excused Absence

Andy Morris

### Staff / Consultants in Attendance

Diana Miller – District Manager  
Will Parker – Semocor, Inc.

### 1.0 Call To Order

The Regular Meeting was called to order at 16:30.

### 2.0 New Business and Open Items

- 2.1 Meeting Minutes – A motion was made and seconded; (RESOLUTION 19-048) TO APPROVE THE MINUTES OF THE JUNE 19, 2019 REGULAR BOARD MEETING OF THE PERRY PARK WATER AND SANITATION DISTRICT AS AMENDED. The motion passed 3-0.

As Director Maras was not in attendance at the June 19, 2019 Board Meeting he abstained from the vote.

In reference to the resolution in Section 2.9, Director Matchett noted that the action the Board took on the resolution was missing (The motion passed unanimously).

- 2.2 Disbursements – A motion was made and seconded; (RESOLUTION 19-049) TO RATIFY ELECTRONIC PAYMENTS DATED JULY 5, 2019 IN THE AMOUNT OF \$7,807.86 WHICH WERE PREVIOUSLY DISBURSED FROM 1<sup>ST</sup> BANK. The motion passed unanimously.

A motion was made and seconded; (RESOLUTION 19-050) TO APPROVE CHECKS 12319 THRU 12337 IN THE AMOUNT OF \$271,781.32 TO BE DISBURSED FROM 1<sup>ST</sup> BANK. The motion passed unanimously.

In reference to check 12321, issued to Cummins Sales and Service, Director Peterson asked if the generator at Boreas lift station had previously been replaced. The District Manager advised that it had not been; that it was the original one, approximately twenty years old.

In reference to check 12322, issued to Hydro Resources – Rocky Mountain, Inc., Director Peterson asked if the expenditure amount of \$151,075.00 included a redrill of the A4 well. The District Manager advised that it did not, that it included a new pump that increases the gallons pumped per minute by ninety, a new motor, new electrical and the addition of a transducer.

In reference to check 12324, issued to I.R.E.A., Director Mattchet requested clarification on why the Description Waucondah WWTP was listed twice. Mr. Parker advised that one meter is for the Waucondah Wastewater Treatment Plant and the other meter is for the Dakota well.

In reference to check 12332, issued to Semocor, Inc., Director Matchett asked why the supplemental invoice was higher than usual, \$7,509.94. The District Manager offered that this invoice included summer office help, mowing of the District's property and an expensive water test.

A motion was made and seconded; (RESOLUTION 19-051) TO APPROVE CHECKS 12338 THRU 12342 IN THE AMOUNT OF \$14,538.22 TO BE DISBURSED FROM 1<sup>ST</sup> BANK. The motion passed unanimously.

In reference to check 12340, issued to Hill & Pollock, LLC, Director Matchett commented on the extraordinary expense associated with legal fees and engineering fees related to going through water court to change the use of water.

A motion was made and seconded; (RESOLUTION 19-052) TO RATIFY CONSENT AGENDA ITEMS DATED JUNE 28, 2019 IN THE AMOUNT OF \$6,988.22 WHICH WERE PREVIOUSLY DISBURSED FROM WELLS FARGO BANK. The motion passed unanimously.

- 2.3 Execute IREA Consent to Cross Agreement – Ms. Noelle Hoelsken and Mr. Dean Stange attended the Board Meeting representing IREA (Intermountain Rural Electrical Association), to answer any remaining questions that the Board had regarding the Consent to Cross Agreement, that would allow IREA to cross one of the District's east side waterlines with a 12.4k V underground electrical line. Director Peterson asked if the District's legal counsel and engineer had reviewed the agreement. The District Manager advised that they had and that the language proposed by Mr. Alan Hill, with Hill & Pollock, LLC, had been incorporated into the agreement. At the conclusion of the discussion, a motion was made and seconded: (RESOLUTION 19-053) TO EXECUTE THE CONSENT TO CROSS AGREEMENT WITH IREA. The motion passed unanimously.

- 2.4 Execute Access Road Change Agreement –The Board discussed the Access Road Change Agreement that would change the location of the District's reservoir property access road to a new road that would be constructed as part of the Remuda Ranch development. The District Manager offered that the Remuda Ranch development would also provide lining improvements in a section of the Pleasant

Park Ditch. The District Manager added that the access road and ditch repair would be in exchange for sewer main easements. The District Manager advised the Board that paragraph 5, Limit of Notice Obligation had been removed from the agreement that had been included in the Board Packet and the signature block had changed. At the conclusion of discussion a motion was made and seconded; (RESOLUTION 19-054) TO EXECUTE THE AGREEMENT FOR RESTRICTION ON USE OF EXISTING ACCESS EASEMENT. The motion passed unanimously.

- 2.5 Execute Access and Utility Agreements with JSPGST LLC and/or Mountbridge Farm LTD Partnership LLLP – The Board discussed the necessity of easements for the District's sewer main and access road. At the conclusion the following resolutions were made: (RESOLUTION 19-054) TO EXECUTE AN EASEMENT AGREEMENT WITH JSPGST, LLC FOR WATER AND SEWER LINES WITH ACCESS. The motion passed unanimously.

(RESOLUTION 19-055) TO EXECUTE AN EASEMENT AGREEMENT WITH MOUNTBRIDGE FARM LIMITED PARTNERSHIP, LLLP FOR WATER AND SEWER LINES WITH ACCESS. The motion passed unanimously.

(RESOLUTION 19-056) TO EXECUTE AN EASEMENT AGREEMENT WITH JSPGST, LLC FOR WATER AND SEWER LINES WITH ACCESS. The motion passed unanimously.

(RESOLUTION 19-057) TO EXECUTE AN EASEMENT AGREEMENT WITH MOUNTBRIDGE FARM LIMITED PARTNERSHIP, LLLP FOR WATER AND SEWER LINES WITH ACCESS. The motion passed unanimously.

- 2.6 Execute Water/Wastewater Improvements Agreement with Remuda Ranch Development, LLC – The Board reviewed the Water/Wastewater Improvements Agreement with Remuda Ranch Development, LLC for the construction of water and sewer infrastructure for the Remuda Ranch development. At the conclusion of discussion a motion was made and seconded; (RESOLUTION 19-058) TO EXECUTE THE WATER/WASTEWATER IMPROVEMENTS AGREEMENT WITH REMUDA RANCH DEVELOPMENT, LLC.

- 2.7 Noise Complaint Waucondah Wastewater Treatment Plant – The District Manager advised the Board that she and Mr. Parker would be meeting with an acoustical engineer on July 18, 2019 to do some decibel measurements and to discuss potential solutions to help mitigate noise coming from the plant.

### **3.0 Operational Status**

- 3.1 Perry Park Water and Sanitation District Systems Report – The members of the Board reviewed the monthly operations report which was prepared by Mr. Parker.

Director Maras noted that the District was hauling a large amount of sludge and that the costs associated with the hauling were accelerating.

- 3.2 Monthly Staff Report – The members of the Board reviewed the Monthly Staff Report that was presented by the District Manager. .

**4.0 Old Business/Immediate Issues** – There was none.

**5.0 Audience Participation** – Mr. Arthurs asked if his meeting packet was missing liability financial information. The District Manager advised that detailed financial statements are done as part of the District's annual audit, and that the Board receives only cash balances, revenue balances and expense balances monthly. The District Manager added that the District had just completed the 2018 Audit and would provide him a copy of the audit and financial statements.

**6.0 Adjournment** - A motion was made and seconded; (RESOLUTION 19-059) TO ADJOURN THE REGULAR MEETING. The motion passed unanimously. The meeting adjourned at 17:14.

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Secretary, Judy LaCrosse