

WJ Metro District
Board of Directors Meeting
February 11, 2020
Colorado Mountain College
255 Sage Way
Aspen CO 81611
6:00 p.m.

MINUTES

1. **Call to order.** The meeting is called to order at 6:09 p.m. by Wayne Ethridge, President. Other Directors present: Paul Jones, Steve Marolt (joins the meeting in progress) and Bob Vhrin. Absent: Shelly Marolt. Other District Member Present: Becky Gilbert. Others Present: Ben Elmore, District Engineer (Zancanella & Associates); David Pesnichak (EOTC). Paul Jones, Secretary, records the meeting and has written these minutes. A full transcript of the meeting is available upon request.
2. **Review and acceptance of minutes from previous two meetings (August 27, 2019 and November 11, 2019).** Bob moves to accept both sets of minutes as written. Wayne seconds. The motion is unanimously approved by the three members present. [Becky Gilbert joins the meeting.]
3. **Review and approve 2020 meeting calendar.** [Steve Marolt joins the meeting.] Paul moves to meet on (Tuesday) February 11th, (Monday) April 27th, (Monday) July 27th, and (Tuesday) October 27th. Steve seconds. The motion is unanimously approved by the four members present.
4. **Review and approve 24-hour Posting Resolution.** The resolution calls for a required 24-hour posting of any meeting of the Board at which any formal action is to occur or at which a majority of the board is in attendance or is expected to be in attendance. This notice shall be posted on the District's webpage accessed through <https://coloradocommunities.org/>. The resolution further calls for a 24-hour notice of the meetings to be physically posted on the Stevens Street Trash enclosure in the event that the webpage is not accessible. Paul moves to amend the resolution in include all five trash enclosures of the WJMD. Steve seconds. The motion is unanimously approved by the four members present.
5. **December 31, 2019 preliminary year-end financials.** Bob Vhrin (Treasurer) reports that the District was about \$65K under budget but reviews the areas and amounts the District was overbudget: \$1500 for crack sealing the roads. \$1700 for inspections and \$3000 for snow removal. Paul notes that we still have not done a cost comparison of snowplowing expenditures in the last three years since purchasing our own equipment engaging our own operator as compared to the years prior when we contracted with other companies. Paul calls for such an analysis to be presented at the April 27th

meeting. The District budgeted \$50K for inspection, cleaning and repair of the water tank in 2019, but the work was not done. This item has been re-budgeted for 2020. Wayne notes that Ken Marchetti feels we are back in a reasonably comfortable position with capital reserves following the large and unanticipated expense of installing a water filtration facility.

6. **Review and approve the 2019 Application for Exemption from Audit.** Because the WJMD is small enough, it can apply for this exemption. As the budget and expenditures are reviewed by so many sets of eyes, Fred Soyka (bookkeeper), Debbie Braucht and Ken Marchetti (financial advisors), Ben Elmore (engineer), Bob Vhrin (treasurer and check-signer), as well as the other Board members in our regular review of the financials and budget, all of which are available for anyone to review, the Board has felt comfortable not incurring the \$15-\$20K expense of an outside audit. Paul moves to adopt the application. Wayne seconds. The motion is unanimously approved by the four members present.
7. **Ratification of hiring Justin (Binnie) Holloway as an employee of the District.** Binnie is the first ever employee of the District. (Roger Hollowell worked as an independent contractor.) Binnie was hired at the end of 2019 as an employee, and all members of the Board present expressed their satisfaction with his work. Wayne moves to direct Debbie to draft a formal resolution approving the hiring of Binnie. Steve seconds. The motion is unanimously approved by the four members present.
8. **New Business.** Steve reports that WJMD homeowner Chris Beck's sewer pipe became blocked and sewage backed up into his house. Ben was called at the time and reports that the incident occurred on Friday afternoon, October 21st. Brian from Mountainside Plumbing came out that afternoon, camera-ed the line and found that the line between the house had been installed with "thin-walled" piping (probably by the original homeowner) and had broken where the pipe had been bent at a 45-degree angle. Brian replaced the line the following day at the District's expense. The WJMD service plan ascribes responsibility for all sewer lines inside the house to the homeowner and all sewer lines outside the house to the District. Chris hired Ecos to clean up inside his house. Chris has homeowner's insurance but wants to know if the District will pay his Ecos bill or if he should file a claim with his insurance company. Ben will talk to Chris to get more information. [David Pesnichak joins the meeting] Ben notes further that the District will be replacing the sewer line from Bob Vhrin's house to his septic tank as soon as the ground unfreezes. Bob notes that Ben should warn David Deep as the work will go through an easement on his property.
9. **Treasurer's report.** Bob has nothing to add to his report in #5. above.
10. **Engineer's report.** Loafing shed for snow-removal equipment. Ben has spoken with Bob McDonough about building the shed. Bob suggests getting Tough Shed to build and install the basic structure and then he could modify it. Wayne will discuss options directly with Bob again. Bob Vhrin is also in the process of getting a bid from another contractor.

11. **Water Report.** Ben reports that the water usage on the lower bench indicates a fairly significant leak in the system. Doppler testing put the leak west of the filtration facility, but when the area was dug up, no leak was found. Ben does not know what else to do except wait for evidence of a leak to appear, Ben reports that the usage numbers indicate that the “leak” is not getting worse.
12. **Review of snowplowing for the year.** This issue was discussed in #5. above.
13. **Update on solar farm.** Acknowledging that the solar farm is going to be built, Becky wants to know if we can make sure that any damage done to Steven Street is repaired at the developer’s expense. Bob suggests videotaping the road before construction begins. Ben will look into options. Ben believes that existing easements allow for the use of Stevens Street and Bill Ball by the developer. Ben assumes that final approval of the project includes provisions, including funds in escrow to protect County roads and that the same provisions would apply to the use of the District’s roads. Wayne says there is a document that includes final conditions, which he will review. [Ben Elmore leaves the meeting.]
14. **Update on airport.** Wayne reports that he, Bill Dinsmoor (Woody Creek trailer park), Ellen Anderson (Aspen Village), and Phil Holstein (White Star) have formed a 501-3C non-profit called SOS (Save our Skies) to educate the community on the implications of airport runway and traffic expansion. Wayne says bigger planes will mean more fuel burned and a reduction in air quality. Further, Wayne says that while the number of crashes in Aspen by commercial pilots is exemplary the number by general aviation pilots (private) is quite high, as GA pilots are not as well trained in challenges of flying into and out of Aspen. Having these pilots flying bigger planes is a recipe for deadlier crashes. Wayne says members of the group have been asking for both safety and air quality information for a year, without success. [Becky Gilbert leaves the meeting during this discussion.]
15. **Update on the EOTC (Elected Officials Transportation Commission) and Brush Creek Park-n-Ride Improvements.** David Pesnichak provides drawings of the Brush Creek lot, showing where the new permanent bathroom facility will be located just adjacent to the bus station platform. Bob, Wayne, and Steve all attest to the obnoxiousness of the lights to residents at W/J and Brush Creek. The plan calls for the replacement of all current lighting with “dark-sky” lighting which aims to minimize both lumens and direct glare and to further mitigate lights from headlights through planting trees and other landscaping. Paul suggested both berming and using tiny Christmas-tree-type lights as alternatives ways to mitigate light. A 70% review by BOCC of the plans is scheduled for April 30th.
16. **Adjournment.** Wayne adjourns the meeting at 7:43 p.m.