

# Mesa Cortina Water & Sanitation District

## Board of Directors Meeting Tuesday, September 7, 4:30PM Silverthorne Library

**Attendance**     **Board:** Jon Whinston, Randy Rehn, Stan Wagon,  
**Public:** Rob Sister, RKR  
**Staff:** Jeffrey Leigh, Manager, Kelsey Andersen, Assistant Manager, Michael Kurth,  
Bookkeeper

**Meeting was called to order at 4:30PM**

**Minutes:**     **1. a motion was made to approve the minutes of the August 3, 2021 meeting. Motion approved.**

**Financials:**     Financial reports through the end of July 30, 2021, were e-mailed to the Board. Year to date income is at \$212,356 and is \$861 below budget. Operating expenses are \$183,706 and is \$26,071 below budget. Operating year to date net income is \$28,650.

**Business:**     1. Kelsey updated the board on the status of the current water line project. The Lord Gore section has been completed. 1,000 feet is also completed from the Aspen Drive valve up to 436 Royal Redbird. The county is now requiring soil compaction testing every 200 feet. The increased inspection cost is being split with RKR. A new fire hydrant has been installed as well as a new gate valve on Royal Redbird. All the service line locates have been completed. There were a number of residences without curb stops. Most owners have agreed to pay the cost to install curb stops for a cost of \$650.00. Those owners will be billed with their next quarterly invoices. The plan is to get to the Lord Gore before the season is done.

Rob Sister addressed the Board about the current status of the project and the need to stop work for the current construction season resume in the spring. There are several contributing factors; delays in project start, lack of workers available to do the work, additional inspection requirements, installation of curb stops, etc.

The Board expressed concern about potential breaks in the uncompleted section of the project during the winter months. Rob indicated that he is willing to work with the District if there are breaks in the uncompleted section prior to the resuming the project in the spring.

The Board agreed that they are willing to sign an addendum to the contract to provide for the extension of the project timeline. There were also questions about the warranty period. It was suggested that the warranty period be split into two different sections with a portion starting with what is completed this season and the other once next year's work is completed. An addendum to the contact will be drafted hopefully prior to next meeting.

2. Kelsey and Jeff attended a recent JSA meeting. They informed the Board that the EQR redefining project is currently on hold. The proposal is to redefine from 350 gallons per EQR per day per to 300 gallons per EQR per day which will increase the available EQR's to the District.

3. Jeff received an e-mail from the Forest Service with regard to the land swap for the land with the Water tank is located. There is a new person in that role, Cindy Ebbert, and she is aware of the District desire to eventually obtain ownership of the land.

4. Jeff informed the Board that Denver Water has Grant Funds available that could be used for our water line project. There is \$17,974.14 available. Jeff will work with Summit County to reimburse via Summit County.

5. It was noted that there is a meter that we have not recorded any usage for a few quarters. Kelsey will get a physical meter reading to see if there is an issue with the meter or transponder. Mike will also check to see if there are any other zero usage readings and report back to Kelsey & Jeff.

6. Randy has been working with an allegation by an owner that their meter has not accurately recorded water usage. The owner has installed another meter to double check the District's meter. The Board noted that the owner should have contacted the District before diverting any water upstream of the meter. Water District regulations do not allow the owner to divert any water upstream of the meter. The owner represents that he has been overcharged for water usage for several years. Kelsey has spoken with the water meter manufacturer. He reported if the meter was properly installed, it is very unlikely that the meter has not accurately recorded usage. In discussion that ensued it was determined that there is not verified proof that the overcharge occurred. The owner wishes to negotiate a settlement with the Board. The Board proposed that we credit them an amount equal to 3 quarters of water base at the current base rate of \$190 per quarter (\$570.00). The Board also will require that the water pipeline be corrected and be inspected by the Water Manager before any credit is issued.

7. There was discussion regarding the water charges on short term rentals (STR). The Board is concerned about the impacts of STR's on the Water and Sanitation services. The possibly of using a different rate schedule for STR's was suggested. Jeff will contact Tim Flynn to see if there are any legal issues with establishing a different rate schedule for STR.

**Next Meeting:** The next meeting is scheduled for October 5th, at 4:30PM, at Silverthorne Library.

**Adjourned at 6:52 PM**