

WATER & SEWER ADVISORY BOARD REGULAR MEETING

Town Hall - 8720 Spruce Mountain Road
SUMMARY MEETING MINUTES
March 12, 2019

ESTABLISH QUORUM

MEETING CALLED TO ORDER by Tricia Bernhardt @ 6:00 pm

PRESENT

Tricia Bernhardt (Chair)
Ruth Ann Arfsten
Lynn Pfaff
Bill Fischer
Brian Cook (Alternate)
Barbara Sheldon (Alternate)

ABSENT

Eric Waggle (Vice Chair)

NON-VOTING / GUESTS: Marvin Cardenas, Steve Gonzales, Matt Krimmer, Paul/Semocor, Barbara Allen, Shane Wells, Dorothy Hise

MINUTES FROM PRIOR MEETING: Minutes from the March 5, 2019 meeting were Approved.

MOTIONS:

- A motion was made by Tricia Bernhardt to approve the minutes of the March 5, 2019 Water & Sewer Board Meeting. The motion was seconded by Brian Cook. A roll-call vote was taken. Six (6) in favor, zero (0) against; motion carried.

1. OLD BUSINESS:

Tricia Bernhardt stated she has received numerous questions about capacity and volumes for the WWTP so she prepared and passed out a mathematical equation dealing with volume and capacity to all board members. She advised the numbers were not set in stone. They were just for a high level of understanding.

The two agreements made with the Jellystone Campground were 3.116 and 3.119. Agreement 3.119 supersedes the earlier agreement, 3.116; however, 3.116 was recorded after 3.119—not sure why.

Assuming 111.6 eqr's would be the amount Jellystone Campground will be sending to the Town of Larkspur WWTP--that would be 33,483 gallons provided there were 5 RVs

per campsite. Four campsites would generate 75 gpd which is the number in CDPHE's comfort zone. The GMS number proposed was 58,000 gallons after both Phase 1 and 2 are complete. Jellystone changed the numbers to allow for more campsites, RV site comfort stations and washing machines.

The allocation is the capacity left. Consequently, 75,000 per day minus 25,000 during the month of July when the Renfair is here, and residences in Larkspur, leaves 33,000. That leaves the obligation amount for others who have signed up for connections down to 2620 by the time we're done.

Percentages: Once 85% is reached, we must be planning the WWTP. We want to keep the numbers 80% or lower. We could run at 90% but not 95% because of the engineering analysis. So 80%= planning; 85%=building; We can go to 90% but no higher.

Will Serve Letter: Agreement 3.119 serves as a Will Serve Letter along with an application for payment of tap fees. There is no standard format we use for a Will Serve Letter. The Truebloods got their Will Serve Letter by giving property as part of the agreement for payment of appropriate fees. Marvin Cardenas asked the question: Since giving property as part of the Agreement and tap fees provided the Truebloods with a Will Serve Letter, shouldn't Cardenas be afforded the same consideration? Shouldn't his proposal and his donated 10 Acres (property) serve as the Will Serve Letter? Matt Krimmer stated he did not see why it would not as long as it commits to a certain amount of service. Marvin assured him that it did.

Exhibit B, Sections A through I was passed out previously at the meeting at the Fire Station and show the modifications to 3.119.

Sun Communities submitted plans for a revenue stream—this was a draft and we have no finalized plan. The wastewater piece is not updated and the document is not helpful.

Board members want to see the early proposals with cost estimates for their information only. They understand the figures are not accurate.

There is verbiage in the Agreement about water provision. We are not providing water to Jellystone—they have wells on their property and if they were to go dry—ours would as well.

The notice from CDPHE addresses the automatic shut off. The sequence each piece of the agreement is put in place: Loading Agreement, Service Agreement, Financial Agreement, and Master Plan is the reason for our analysis and provides the basis for final acceptance.

BOARD MEMBERS CONCERNS AND COMMENTS: Water & Sewer Board concerns about documents received thus far:

- The documents received to date are complicated and we should not be approving them—they are engineering studies and we should not approve the analysis to compute values. We could ACCEPT but not APPROVE.
- Should we say review and reserve the right to APPROVE? Others like the word scrutinize.
- The Agreement was put together incorrectly. Do we have the right people now? We have a lot of good informed people on the Board; however, whatever we accept should be sent on to the Council for approval.
- Why are we doing this review so piecemeal? It was explained that is how the information is received and we are working toward getting a Loading Agreement we can accept.

What about the State review? We are not qualified to build a sewer plant. The Agreement was put together incorrectly and hopefully we have the right people now. The State threw it out saying it was not feasible with the stated volumes and no service agreement in place. CDPHE called everyone on the carpet.

Barbara Allen stated we worked with Jellystone Campground on what was needed and got a formal letter from Eric Icenogle. This is what brought about this analysis. The piece we are working is vital to support any agreement we get into. We all want the same thing. The lead negotiator from Atwell pushes to the limit and he usually wins. They are committed to their stockholders. Barbara will send the draft loading agreement out to each board members email as soon as it is received (March 19th target date). Review it and we'll discuss at the next meeting. The next key piece is the design for the plant and put numbers together. GMS was conferenced in and explained the handout Barbara Allen passed around for numbers on capacity and volume during peak and non-peak times. It addressed both the Renaissance and the Campground. Barbara Allen asked the Board if they felt they could accept the analysis she has provided thus far. They said they could not accept anything until they had the entire document.

OTHER ISSUES: We need \$ figures. We need a start over. Can we negotiate a new agreement? Why would they oppose us doing it the right way? They want to get up and

running as soon as possible. The Board was in agreement that we should revisit the agreement with them and negotiate new terms. Matt said he was working with corporate officials toward a corporate government partnership but no details were available.

NEW BUSINESS: There is a moratorium on new connections now. It looks like 3 more houses could be connected, should we go to the council and ask them to lift the moratorium so these houses could be connected?

NEXT MEETING:

The Water & Sewer Board decided not to have a meeting on March 19, 2019. Instead we have scheduled a Workshop at Town Hall at 5:00 pm on March 19, 2019.

MEETING CALLED TO ADJOURN by Tricia Bernhardt. The motion was seconded by Bill Fisher. Motion carried by unanimous voice vote 6-0-0. Tricia Bernhardt adjourned the meeting at 8:00 p.m.

Respectfully submitted,

Dorothy Hise