

**Center of Colorado Water Conservancy District**  
**Meeting of the Board of Directors**  
**August 9, 2023**

The monthly meeting of the Center of Colorado Water Conservancy District was held on Wednesday, August 9, 2023 at the main meeting room of the district offices located at 548 Front Street in Fairplay. Lisa McVicker, Board Chairman, called the meeting to order at 1:10 PM.

The members present in the office were Craig Steinmetz, Chris Fuller, Lynne Buchanan, and Lisa McVicker. Dan Drucker joined the meeting at 1:34. Nola Knudsen, Administrator, was present in the office as was Lisa Barden Brown, Operations Manager. David Shohet, legal counsel was present in the office. Patrons Bob Slagle and Eileen were present in the office.

**APPROVAL OF THE AGENDA**

David Shohet added the addition of the Chatfield Reservoir Water Right under 5.1 of New Business. Chris Fuller moved to approve the agenda as amended. Craig Steinmetz seconded and the motion carried unanimously.

**APPROVAL OF THE MINUTES**

Lisa McVicker moved to approve the minutes as presented. Chris Fuller seconded and the motion carried unanimously.

**ADMINISTRATIVE MATTERS**

2.1 Administrator's Report on Accounts: Nola Knudsen reviewed the month's expenses with the Board. The bills for August originally totaled \$16,194.22. Two checks were written after late receipt of invoices. One for Valley Glass was added for \$5,475.73 and \$220.00 for services from Daisy Design. The sum of both added an increase in monthly expenditures of \$5,695.78 bringing the total month's expenditures to \$21,889.95. Cash assets after the month's bills were paid are \$1,921,631.63.

Nola also advised the Board the Financial reports were received from the auditor and one is available for each board member.

Chris Fuller moved to approve the invoices as presented. The motion was seconded by Craig Steinmetz and carried unanimously. Nola Knudsen asked for Board approval to utilize the services of Craig Erickson to assist with audit adjustments and review the Chart of Accounts.

Chris Fuller moved to allow Nola to engage Craig Erickson to assist with audit adjustments and anything else needed up to \$5,000. Lynne Buchanan seconded and the motion carried unanimously.

2.2 Treasurer's Review: Lynne Buchanan said a notice of receipt of property taxes was not received prior to today's meeting. Receipts from the month include deposits into High Country Bank for office rent and utilities from Knudsen Counseling and interest of \$.05 in that account. In Colotrust, we received interest totaling \$8,594.61. Nola Knudsen will work with High Country Bank for a change in the signature cards removing Briggs Cunningham as Chairman of the Board and adding Lisa Barden Brown as the Operations Manager as signers on the account.

## **OPERATIONS MANAGER'S REPORT**

Lisa Barden Brown reviewed the July Operations Manager's report with the Board:

### **Smelter Pipeline Reservoir (SPR):**

On August 1st, I observed a staff gage height of 9.15', for 24.0 AF in storage. It had just started raining at the time of the reading. Later that day, it developed into an intense storm in the Alma/Mosquito area. I went back to the reservoir yesterday, Aug. 8th, and found that the driveway will again need repair from the amount of precipitation that came down. The diversion ditch work I had done has been run out and I will have to recreate the ditch. The reservoir appeared to have gained elevation, so I obtained another reading.

The staff gage read 9.28', for 24.40 AF in storage.

### **Chatfield Reallocation Project (CRP):**

Accounting through the end of July was received on Aug 1st. As of July 30th, there was 139.87 AF in storage. However, the following week, a brief occurrence of no call on the S. Platte River happened, and our storage was refilled back to 141 AF.

There was a Chatfield Participants meeting on July 26th, which I attended virtually. CRMC and DWR are trying to resolve questions surrounding the operations agreement that hadn't been contemplated at the time the agreement was written and agreed upon. I have asked David Shohet and Matt Loose for consultation on this. Another set of meetings are scheduled for next Thursday, Aug. 17th.

### **James Tingle Reservoir (JTR):**

Accounting for July has not yet been received.

The dam crest road resurfacing project was completed last week. The annual dam safety inspection will be tomorrow, Aug. 10th, which I will attend.

**South Platte Enhancement Board (SPEB):**

I virtually attended the July 19th meeting. The next meeting will be a field trip to observe the Lake George diversion structure removal, date TBD. The actual removal of the structure is anticipated to be at the end of August or beginning of September.

A presentation was given by the USFS discussing their Wildfire Crisis Strategy, a five-year vegetation and fuels treatment strategy. They are focusing on high priority Front Range landscapes utilizing mechanical thinning and prescribed burning.

Roberts Tunnel is currently releasing 200 CFS to the North Fork, and Denver Water anticipates flows in the 300 CFS range in the North Fork for Bailey Fest if weather conditions allow.

**Michigan Creek Restoration Plan (MCR):** No changes since last report.

**Bar Star Corporation (BSC):** No changes since last report.

**Indian Mountain Plan (IMP):** No changes since last report.

**Guffey-area Augmentation Plan (GAP):** No changes since last report.

**Division Two Delivery (DTD):**

I visited and assessed the property on July 31st. There was some minor roof leakage, which had been collected in the bucket under the chimney. I will try to get a better seal around the chimney the next time I go down there. I made plans for repairing the deck and porch, and determined that materials onsite could be utilized. I also did a minor cleaning inside. I returned last weekend and made repairs to the deck and porch and coated them with deck sealant. I also walked the fence line and found it to be intact. Photos are available for review.

**Currant Creek Two (CCT):** No changes since last report.

**Kenosha Trout Club (KTC):**

I visited Lininger Lake on July 14th and met with KTC's representative, Dave Echter. He was kind enough to give me a tour around the lake. There has been some difficulty in getting water

into the lake this summer, and David Shohet and Matt Loose have been looking into the issues on the diversion ditch that is shared with Lazy Bull (formerly Flying Horse).

### **CCWCD Website Issues:**

The last update I received was regarding the grant request worksheets. So far, no grant requests have been received. Chris Fuller asked if the District should change the time line and send something to the Flume. Chris has an announcement that Lisa Brown can use to place in the Flume.

### **OLD BUSINESS**

4.1 Burro Days Open House Debriefing and Discussion. What did we do well? What could we have done better? What should we do differently next time?

Lisa McVicker stated she thought the event was amazing. Chris Fuller thought the open house was fabulous and especially the literature and art, the way the room was laid out, everything worked really well. She said David Shohet was present to answer the tough questions, Lisa and Craig were out talking with constituents, and everyone had history to tell. Chris said in regards to history, she would like to see a couple of boards that can be brought in and out of the conference room, or create a time line panel with pictures that could still be edited and added to. Lisa McVicker said Craig Steinmetz did a great job distributing the dog bowls. Craig suggested next year the bowls be larger for the bigger dogs. Lisa McVicker said she estimated 50 people came in with questions, looked at everything and the literature as well as resources. The Board members agreed the signage was good, the video loop went well, and the two magazines went well. David Shohet suggested placing the video on the web site and explaining the relationship between all three water entities. Lynne Buchanan will edit the video and work with Leesa, of Daisy Design, to post it. Lisa Brown suggested working with the Flume on the advertisement next year to help it “pop”. Board members thought the open house time frame could be shortened a bit next year. Lisa Brown suggested snacks be available for the Board members during the open house. Dan Drucker suggested tying the award of the scholarships to Burro Days. Lisa McVicker suggested moving up the start of notification of the schools regarding the available scholarships to before the Christmas holiday and to request being at the awards ceremony to present the checks.

The Board members agreed the open house should be an annual event.

4.2 548 Front Street Building Updates.

4.2.1 Presentation of bid for external stucco repair: Craig Steinmetz said he acquired a contractor’s license for Park County. He will talk to the city regarding the Certificate of Appropriateness that is required. He said of the work to be done, the doors and windows, emergency lighting, and hardware, do not require a permit. He has received a concrete proposal for the Front Street sidewalk, and the pouring of a curb against the alley side of the building after

removing the vegetation. Our property line is the building. He requested the contact number for Julia, next door. He wants the pour to allow drainage away from the building. In the sidewalk, at Nola's and the Dentist's entrance, he said we will raise the elevation and pour an ADA ramp to be built into the sidewalk. This requires a permit. The price for the concrete is \$18,250.00 but it did not include any dirt work for the vegetation. Craig suggested the Board approve, not to exceed, \$22,000 for all the concrete around the building. The ramp will require a handrail; it will need to be raised approximately 16 inches to be level with the door entrance. It will ramp toward the alley. Craig said the ADA requirements are 1" per 10'. The concrete sub-contractor will come by the office this afternoon for Craig to meet with. The pour is expected to happen on August 19<sup>th</sup>.

Chris Fuller made a motion to approve an expenditure not to exceed \$22,000 for the concrete work described by Craig Steinmetz. Lynne Buchanan seconded and the motion carried unanimously.

Craig Steinmetz brought the AVV plastering representative to Fairplay to assess the building and repair needs. They provided a proposal for stucco work on the building. To do the skim coat and repairs is estimated to cost \$43,240. It is estimated to take a week and the crew will stay in Fairplay while completing the work that will be done after the concrete work is completed. Craig said the crew is fast and good; the cracks must be taped and skimmed which will take most of the work. There is a one-year workmanship warranty. Lynne Buchanan moved to approve stucco repair and a skim coat for AVV plastering in the amount of \$43,240. Chris Fuller seconded and the motion carried unanimously.

Craig Steinmetz said Valley Glass, the individuals installing the doors, will coordinate with the concrete pour. They will raise the doors at that time.

Exterior signs: Lisa Brown has been in contact with Ken at Zuni signs. She said they have discussed two signs 3'x3' on each side of the windows which is the approximate size of the upper windows. These would be the Upper South Platte sign and the HASP sign. A CCWCD proposed sign will be a 3'x6' rectangular sign. Zuni signs has the artwork. It is estimated to cost \$1300 for all three signs plus installation. David Shohet said he sent the dental people information about a sign and they will look into that.

4.2.2 Dental Office Lease progress: David Shohet said the Summit Community Care Clinic Dental group is interested in moving forward. He has sent them the standard lease and they indicated they would like to sign a lease to begin September 1st for a 2-year lease. The rent will be \$1K plus 1/3 of utilities.

## **NEW BUSINESS**

5.1 Discussion about possible purchase of excess Lost Park water: David Shohet said this is a little HOA with an augmentation plan near Indian Mountain. They want to get rid of the water. The reservoir needs some work and the HOA is having some demands on the developer to get the repairs done but David thinks the developers don't want to complete the repairs. David doesn't know a lot about it besides some basics. He needs to do some research and talk to the HOA, but he believes there may be an opportunity to acquire about 28AF of storage and perhaps

some water. David said he believes the reservoir needs lining and some outlet work. It may be similar to the SPR in terms of rehabilitation needs. The reservoir has been beat up with weather over the years and he doesn't think it has been maintained well by the HOA and the developers. David doesn't know what it needs, but knows it does need some work. David's sense is the HOA is investigating costs for repair. David's general sense at this point is to not have to pay for the repairs, the developers would want something nominal for the water in the reservoir.

David Shohet said the District has a conditional water right for Chatfield. He stated we appropriated the water but have never been able to store water in Chatfield until this Spring. David suggests the Board go ahead and file an application to make the conditional water absolute.

Chris Fuller made a motion for counsel to go forward to file the necessary court documents to change the Chatfield water right from conditional to absolute. Lynne Buchanan seconded and the motion carried unanimously.

### **UPDATE ON LEGAL ISSUES**

6.1 Adjourn to executive session: None

6.2 Reconvene as Public meeting

6.3 Act on executive session matters.

### **PATRONS COMMENTS**

None

### **DIRECTOR'S ISSUES**

Lisa McVicker said Water Education Colorado has an award ceremony recognizing outstanding water persons called the Diane Hoppe award and they also have a president's dinner. This year the award is for Anne Castle, Assistant Secretary of the Interior and CWCB Russ Sands who was active in rewriting the Colorado Water Plan. Lisa would like to make a donation of \$150 which allows her and Craig to attend the event as well.

Chris Fuller said weeds were not grown enough to go remove at the James Tingle Reservoir but she will be going before the next CCWCD meeting for weed mitigation.

Dan Drucker asked when he would be appointed to the Board. David Shohet said the Judge has been out for the last two weeks but the request is in her in-box for when she returns.

Chris Fuller moved to adjourn the meeting. Lynne Buchanan seconded and the meeting was adjourned at 2:04 PM.