



**COLORADO CITY METROPOLITAN DISTRICT  
PUBLIC NOTICE  
BOARD OF DIRECTORS STUDY SESSION**


A study session for the Board of Directors of the Colorado City Metropolitan District will be held Tuesday, May 10, 2022, beginning at 6:00 p.m. Chairman Elliot calls the meeting to order at 6:05 pm.

1. Move Meeting to May 24  
Jim is requesting the next Board meeting be moved due to the May 31<sup>st</sup> being right after a holiday weekend and CCMD being closed the Monday prior. Board Members did not have any thing to discuss and are on board with the change.
2. Dam Inspection Report  
Dam inspection report was included in the packet. Tree is being moved and Jim is looking at getting it dug out tomorrow. Mr. Collins is looking for an explanation to why some of the items where not taken care of in a timely manner and why the Board was not made aware of some of these issues sooner. Manager Echer shared that it had previously been provided to the Board at some time this past year. Mr. Collins reiterated that if the State is requesting something be done, he would like for us to be more on top of the situation. Mr. Hochstetler has suggested a check list be compiled with a list of tasks, weekly, monthly, etc. Chairman Elliot is requesting that moving forward Manager Echer needs to CC all of the Board Members moving forward.
3. Utility Director  
Manager Echer went over the financial aspects of the position and the job description. Mr. Cook had some questions about where the financial numbers came from. Mr. Collins, has asked hat the new position would work and report directly with the Board and in relation with the District Manager.
4. CCAAC Review  
Chairman Elliot present 3 builds that are recommended for approval. There are also 5 first letters and 5 second letters that they are asking for approval to be sent. Chairman Elliot posed questions regarding Barndominiums, Conex, Volunteers, Letters, that are all an essential part of the committee. Some follow-up will need to be reviewed.

COLORADO CITY METROPOLITAN DISTRICT

  
Neil Eliot, Chairperson

ATTEST:

  
Harry Hockstetter, Treasure  
Approved this 24th day of May 2022

These minutes are not verbatim to the meeting and should not be considered a complete record of all discussions during the meeting. For complete proceedings and statements, please refer to the video or audio recording of the meeting.

### **BOARD OF DIRECTORS REGULAR MEETING**

A regular meeting of the Board of Directors of the Colorado City Metropolitan District will be held Tuesday May 10, 2022, beginning at 6:15 p.m. Chairman Elliot calls the meeting to order at 6:53 pm.

1. CALL TO ORDER.
2. PLEDGE OF ALLEGIANCE.
3. MOMENT OF SILENT REFLECTION.
4. QUORUM CHECK

Chairperson Neil Elliot  
Secretary Greg Collins  
Treasurer Harry Hochstetler  
Director Bob Cook  
Director Terry Kraus

Also in Attendance:  
Jim Eccher, District Manager  
Yvonne Barron, Finance Director  
Greg Bailey/Gary Golladay Water & Sewer  
Ayden Gilllund Utilities  
Josh Briggs, Parks, and Rec

5. APPROVAL OF AGENDA.  
Mr. Hochstetler motions to approve the Agenda. MR. Collins seconds the motion. All Board Members are in favor. Motion passes to approve the Agenda.
6. APPROVAL OF MINUTES.  
Study Session April 26, 2022  
Regular Meeting April 26, 2022  
CCACC Minutes May 5, 2022

7. Mr. Hochstetler motion to approve the above Minutes. Mr. Kraus seconds the motion. All Board Members are in favor. Motion passes to approve the minutes.

7. BILLS PAYABLE.  
Manager Eccher presented the there was no questions from the Board at this time. Chairman Elliot asked that the bills be paid.

8. FINANCIAL REPORT. April 2022  
April 2022 Financial report was presented to the Board by Manager Eccher.
9. OPERATIONAL REPORT.

9. Manager Eccher presented all Operational Reports to the Board as provided in the Agenda packet.
10. READING BY CHAIRPERSON OF THE STATEMENT OF CONDUCT AND DEMEANOR.
11. CITIZENS INPUT.

Dennis Kahrs, shared with the Board that he has been driving around town looking for leaks on a volunteer basis and has not come across anything at this time. He has also been doing some research on nonprofit groups that come out and survey the area and can assist in finding possible leaks. He did share a website for Palmer Lnd.org. Mr. Kahrs also suggested of a community burn pile and shared his feelings regarding the Statement of Conduct and Demeanor.

Bill Cavanaugh presented questions about the post office and water costs. Chairman Elliot shared that he will contact Mr. Cavanaugh directly for follow-up.

Ed Roland shared concerns about the water, restrictions and water taps. He also shared that he feels that the Web site should have more updated information for the Community to have access to.

Sharon Adams had questions regarding a road being put in at her residence as she can not get a straight answer from Pueblo County or she feels CCMD. Manager Eccher will contact her directly for follow-up.

12. ATTORNEYS REPORT. N/A

13. AGENDA ITEMS:

**Utility Director**

**Discussion/Action**

Mr. Collins motions to table the Utility Director position until the next meeting May 24, 2022. Mr. Hochstetler seconds the motion. Open for discussion. Mr. Cook weighed in that the position can be as is and the edits can be made but posting for the position should not be tabled at this time. Mr. Collins then withdraws his motion at time. Mr. Collins motions to approve the Utility Director position to post and begin taking applications and review the edits at the May 24<sup>th</sup>, 2022, meeting. Mr. Kraus seconds the motion. Open for discussion. Mr. Kraus does have concerns regarding the salary. It was shared that the salary that is being offered is at the minimum base pay. Chairman Elliot calls the vote. Mr. Cook yes. Mr. Collins yes. Mr. Kraus yes. Mr. Hochstetler yes. Chairman Elliot yes. Motion passes to approve the Utility Manager position.

Mr. Cook motions to move the next Board of Directors Meeting to May 24, 2022. Mr. Collins seconds the motion. There was no discussion. All Board Members are in favor. Motion passes.

14. OLD BUSINESS. **Covenants Lawyer:** Currently working with the PPM. **Applewood Park:** We are still at a standstill with gravel. **Cameras for plants:** Manager Eccher is getting ready to order, he is going to verify the resolution firsthand. A picture description was included in the packet or the Board to review. **Water Loss update:** This will continue to be a process or accuracy, but have already found multiple issues and resolutions. **Duell well:** Email as included from Richard Martinez for correspondence that we are scheduled for 2-3 weeks out at the time of this meeting.

15. NEW BUSINESS: N/A

16. CCACC: Questions to Board Barrdominiums, Conex, Volunteers, Letters

A. New Construction

1. 4760 Mosca Place House
2. 5851 Lakeview Circle House
3. 3166 Armstrong Ct. Patio cover

Mr. Collins motions to approve the 2 new homes and the patio cover as approved by CCACC. Mr. Kraus seconds the motion. Chairman Elliot calls the vote. Mr. Cook votes no. Mr. Collins votes yes. Mr. Kraus votes yes. Mr. Hochstetler votes yes. Chairman Elliot votes yes. Motion passes.

B. Actions

- a. 5 First Letters
- b. 5 Second letters
- c. 0 Third letters
- d. 0 Unauthorized Structure

Mr. Hochstetler motions to approve the 5 first letters and the 5 second letter be sent out as approved by CCACC. Mr. Kraus seconds the motion. Chairman Elliot calls the vote. Mr. Hochstetler yes. Mr. Kraus yes. Mr. Collins yes. Mr. Cook no. Chairman Elliot yes. Motion passes.

17. CORRESPONDENCE: Letter Pickleball Players

Manager Eccher presented the letter to the Board as included in the packet. Letter addressing the Board of Directors from Mark Perry regarding the Dam Inspection was read by Chairman Elliot.

Mr. Cook wanted it on the record that he provided a Cease and Deist form to Chairman Elliot or the Applewood Project for Unit 20 lots 70 & 71.

18. EXECUTIVE SESSION: N/A


19. ADJOURNMENT.

Mr. Hochstetler motions to adjourn the meeting. Mr. Collins seconds the motion. Chairman Elliot adjourns the meeting at 8:07pm.

COLORADO CITY METROPOLITAN DISTRICT

  
Neil Elliot, Chairperson

ATTEST:

  
Harry Hochstetler, Treasurer  
Approved this 24th day of May 2022

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