**Public Hearings January 2025**

In addition to the regular board meeting on December 10th there were several public hearings

discussing key matters affecting Colorado City. Including: Colorado House Bill 24-1267 (fines for

covenant violations), Colorado City Metro District (CCMD) proposed budget for 2025, and a

proposed resolution for future driveway/road construction within Colorado City.

The legislation regarding HB 24-1267 would allow the district (Colorado City Architectural Control

Committee) additional means to enforce covenants. HB 24-1267 provides that Metro Districts can

adopt fees, charges, fines and penalties for covenant enforcement and design review services.

Metro Districts cannot foreclose on property due to covenant or architectural violations, but can

refer unpaid fees and fines to the Pueblo County Treasurer for collection. Reportedly, to implement

HB 24-1267 the district was required to approve a new fine policy and a process for dispute

resolution by January 1st, 2025. Although, the board did vote to adopt HB 24-1267 there is still

much discussion that will take place as to how fines may be set in place and prioritizing how

convents are to be enforced.

The CCMD 2025 proposed budget was reviewed and approved.

The road/driveway resolution was approved. This resolution would require that all new driveways

that are tied into a CCMD road meet certain criteria. The new regulations will be similar to what

Pueblo County now requires a few modifications.

The public hearing was heled on December 26th at 6:00 pm regarding funding and potential

future rate increases to pay for the Dissolved Air Flotation System (DAF) was postponed. The most

updated cost for the DAF project is $18,893,213. The DAF system is required to improve our water

quality and to be compliant with state regulations. The design work for the DAF system is just about

complete. The State of Colorado may require some changes to the design, mainly with the overall size of the facility. If the state persists with the design changes the project will be delayed. CCMD cannot submit for the funding to build the project until the design is completed and approved by the state.

**Valley First**

Resolution 18-2024 had a unanimous vote supporting the grant application for a community impact

grant from the State Board of the Great Out-doors Colorado Trust Fund and the completion of

Greenhorn Park renovation in the amount of $600,000 applied for by Valley First.

You may have noticed that since the groundbreaking the Greenhorn Valley Meadows Park looks

quite different already. Valley First and their team of contractors have been working diligently on

Phase 1 of the Greenhorn Valley Meadows Revitalization project. Valley First has worked hard to get

this project funded and in motion. Big thanks to Misty and the Valley First Board members!

**“Disposable” or “flushable” wipes**

CCMD continues to have issues with blocked sewer lines and one of the primary causes of the

blockages are so called “disposable” or “flushable” wipes. Contrary to what the manufactures of

these wipes claim they do not break down like toilet paper and continue to cause issues within our sewer lines. Please dispose of these wipes into the trash. Additionally, please do not put grease or

oil down the drain and only human waste and toilet paper should be flushed down toilets.

**Secure Drop Box**

For your convenance, a secure 24/7 drop-box is located on the north side of the CCMD o􀆯ice for bill

payments. You can also pay by phone (719-676-3396) or online at

[www.ccmd.specialdistrict.or](http://www.ccmd.specialdistrict.or)g or coloradocitymd.org entering your account number online, please omit any punctuation (e.g., 1234.56 should be entered as 123456).

**Hollydot Golf Course**

Conditions on the course are still great! Weather permitting, the golf course is open year-round.

Contact the Pro Shop at 719-676-3341 or visit the website at www.Hollydotgolf.com for daily

updates and to schedule a tee time!

**Architectural Control Committee Reminder**

As a reminder, Colorado City is governed by covenants. Please review the covenants before

construction or placement of accessory buildings (e.g., sheds or storage containers) Most units

have specific requirements for such. Covenants are available on the CCMD website or by

contacting the CCMD office. If you have questions, you can also e-mail [colocityccaac@ghvalley.net](mailto:colocityccaac@ghvalley.net).

**NorthPark Sewer Issue**

The ongoing sewer issues in NorthPark may hopefully be resolved. The issues began last December

(or earlier) and there have been multiple (30+) blockages and/or events on the sewer system in the

last year. The sewer system in NorthPark is unique to Colorado City in that it is a semi pressurized

2” line that requires sewage grinders to be installed at the homes that connect to it. The district, in

collaboration with GMS Engineering, has determined that four sewage grinders on the system need

to be upgraded to provide more pressure to keep things moving, as they say. Three of the four

sewage grinders have been installed and we have seen improvement. The last sewage grinder

should be installed within the very near future.

**Department of Wildlife (DOW) Community Meeting**

The DOW is still planning on organizing a community meeting to address wildlife issues, though no

date has been set. We have tentatively scheduled the meeting for February 26, 2025, at 6:00pm at Craver Middle School. Your input is important, so please plan to attend.

**Water Tanks**

We are continuing with the reconditioning of the water tanks 1, 2, and 3. The engineers have came up with a plan to be able to transfer water to everyone without losing service to any house but will take time to put in a PRV (pressure reducing Valve) and some saddle tanks to get project completed by this year.

**Happy New Year!**

The Colorado City Metro District Board and staff extend our warmest wishes for a Happy New Year!

We look forward to a productive and prosperous 2025!

Stay Informed, Stay involved and Happy Holidays from CCMD!