

**RECORD OF PROCEEDINGS**

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**MINUTES OF A REGULAR  
MEETING OF THE BOARD OF DIRECTORS OF  
THE TRIVIEW METROPOLITAN DISTRICT  
AND THE BOARD OF DIRECTORS OF THE  
WATER ACTIVITY ENTERPRISE, USING ZOOM  
FOR THE VIDEO CONDERENCE  
HELD**

**July 22, 2021**

A meeting of the Board of Directors of the Triview Metropolitan District was held on Thursday, July 22, 2021, beginning at 4:35 p.m. for Executive Session. The meeting was conducted in office and online using Zoom. This meeting was open to the public with that meeting being called to order at 5:35 p.m.

ATTENDANCE

In attendance were Directors:

President	Mark Melville
Vice President	Marco Fiorito, Via Zoom
Director	James Barnhart
Director	James Otis, Via Zoom

ABSENT

Director, Anthony Sexton, whose absence was excused.

Also, in attendance were on roll call:

James McGrady, District Manager  
Joyce Levad, District Administrator  
Chris Cummins, District Water Attorney  
George Rowley, District Legal Counsel  
Shawn Sexton, Water Superintendent  
Matt Rayno, Parks and Open Space Superintendent  
Jennifer Kaylor, Our Community News  
Mike DeGrant, Schuck Chapman Companies  
Christine McLeod CPA, Haynie and Company  
Cathy Fromm, Fromm and Company LLC

EXECUTIVE  
SESSION

A motion was made by President Melville to enter into Executive Session pursuant to C.R.S. Section 24-6-402(4) (b),(e), Legal Advice and negotiations. Upon a second by Director Barnhart, a vote was taken. The motion carried unanimously. Executive session was entered into at 4:35 p.m.

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### ADJOURN

Executive Session adjourned at 5:30 to continue with the regular Board meeting.

### ADMINISTRATIVE MATTERS

Agenda – Mr. McGrady distributed for the Board’s approval the proposed agenda. A motion was made by Director Barnhart to approve the agenda. Upon a second by Director Otis, vote was taken, and the motion carried unanimously.

#### Consent Agenda –

- a. Prior Meeting Minutes June 17, 2021 Regular Board Meeting
- b. Billing Summary Rate Code Report
- c. District Tap Fees received in June 2021.
- d. Tax Transfer from Monument

A motion was made by Director Barnhart to approve the consent agenda. The motion was duly seconded by Director Otis. A vote was taken, and the motion carried unanimously.

### PUBLIC COMMENT

None.

#### Presentation of the Conexus Business Park

A presentation was given by Mr. Mike DeGrant for the Conexus Warehouse Distribution Facility. The project is zoned as a Light Industrial Facility. The building will be on 92 acres of land. Ten percent of the buildings will be office space with the rest of the buildings will be warehouse space. Traffic studies are pending. Construction should begin in late October after all the planning is approved by the Town of Monument.

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### OPERATIONS REPORT

#### District Manager Report (enclosure)

- The Pueblo Reservoir storage space EA is almost completed. The public comment process is beginning, which will have a 60-day window for any comments on the project. Mr. McGrady stated the Bale Ditch water rights and the AVIC water rights will be included in the Pueblo Reservoir storage space.
- Triview is under construction for the bore under I-25 for Segment B of the Northern Delivery System. The pipeline will go as far as the Santa Fe Trail at this time.
- The South Reservoir is scheduled to start construction of the pump station in August. The easement document was signed today for installation of the electric utility. The design of the pipeline from the pump station to the Arkansas River has started.
- There is a staff meeting on August 4<sup>th</sup> with Colorado Springs Utilities to discuss the status of the NMCI and the Convey Treatment Tariff.

#### Public Works and Parks and Open Space Updates (Matt Rayno)

- Mr. Rayno explained to the Board that the 2006 F-250 4X4 plow truck has a blown motor. The Board of Directors made a motion to approve the purchase of the 2021 Ford F-250 XL as a replacement for this truck.  
A motion was made by Director Otis. The motion was duly seconded by Director Barnhart. The motion carried unanimously.
- The District accepted the landscape install, from Classic, at Sanctuary Rim Drive on July 15, 2021.
- Work on the tree replacements has begun, turf application is complete, trails have been dragged and maintained.
- Public Works has been assisting on the Stonewall Excelsior Ditch project.
- Mow schedule has changed to Wednesday, Thursdays and some on Friday.

#### Utilities Department Update (Shawn Sexton)

- Total water production for June 2021 was 34.442 Mg.
- All wells are available, currently using A9, D9, A7, D7, and A1.
- A Plant is running normally.
- C Plant is running normally.
- Sodium Hypochlorite was filled on July 2<sup>nd</sup>, with additional stores in carboys at both plants.
- PRV vault on Kitchener was completely rebuilt in June.

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### BOARD DISCUSSION:

None.

#### Action Items:

- a) Review and Consider approval of Resolution 2021-07, a Resolution of the Triview Metropolitan District Approving Contracting with the United States Bureau of Reclamation for Long-Term Storage in Pueblo Reservoir and authorizing the District Manager to proceed with the execution of long-term storage contract with the United States Bureau of Reclamation.

A motion was made to approve Resolution 2021-07, by Director Otis. The motion was duly seconded by Director Barnhart. The motion carried unanimously.

- b) Review and Approve a Purchase Agreement for the Bale Ditch Water Rights and authorize the District Manager to sign all closing documents.

A motion was made by Director Otis to approve the Purchase Agreement for the Bale Ditch Water Rights and authorize the District Manager to sign all closing documents. The motion was duly seconded by Director Barnhart. The motion carried unanimously.

- c) Review and consider a contract extension for the lease of 40 shares of Triview's 1057 shares of FMIC water to Fontana Enterprises, Inc.

A motion was made by Director Otis for a contract extension for the lease of 40 shares of FMIC water to Fontana Enterprises. The motion was duly seconded by Director Barnhart. The motion carried unanimously.

- d) Review and consider approval of Resolution 2021-08 that implements an Overtime reimbursement policy for the Triview Metropolitan District Utility inspectors.

A motion was made by Director Otis to approve Resolution 2021-08. The motion was duly seconded by Director Barnhart. The motion carried unanimously.

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- The Board adjourned for a small break at 6:50 pm, the meeting was called back to order at 6:54 pm.
- A presentation was given by Haynie and Company on the 2020 Audit. Ms. McLeod said the net position of the District is increasing. The Water and Wastewater fund will be Amended at the next meeting.
- e) Review and approve 2020 Audit Financial Statements and Direct Staff to file the Audit with the State of Colorado as required by law.

A motion was made by Director Otis to approve the 2020 Audit Financial Statements. The motion was duly seconded by Director Barnhart. The motion carried unanimously.

### FINANCIALS AND PAYABLES

Approve and Ratify Checks over \$5,000 – The Board reviewed the payment of claims over \$5,000. A motion to approve the checks greater than \$5,000 was made by Director Barnhart. The motion was duly seconded by Director Otis. The motion carried unanimously.

Monthly Cash Position and Unaudited Financial Statements – The Board reviewed the June 2021 unaudited Financial Statements as presented. A motion to approve the District's June 2021 Financial Statements was made by Director Barnhart. The motion was duly seconded by Director Otis. The motion carried unanimously.

### PUBLIC RELATIONS:

The August newsletter will be coming out soon. The amount of readership is around 50 percent.

### ADJOURN

There being no further business to come before the Board, a motion to adjourn the meeting was made by Director Otis. The motion was duly seconded by Director Barnhart. The motion carried unanimously. The meeting was adjourned at 7:08 p.m.

Respectfully Submitted

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James C. McGrady  
Secretary for the Meeting