

## **BobCat Meadows Metropolitan District**

March 8, 2022

Scheduled Board Meeting

Shawnee Graziano, Mary Garcia, John Blankenship, and Mike Snelling, Dave Stanford and Debbie Stanford H2O

### **CALL TO ORDER**

**DIRECTOR GRAZIANO**

Director Graziano called meeting to order. Motion to begin meeting made by Director Blankenship, motion seconded by Director Snelling. Approved by the board, Motion carried.

### **APPROVAL OF MEETING AGENDA**

**BOARD**

Director Graziano called for a motion for the agenda to be amended. Director Snelling made a motion to amend the agenda by adding under Old Business a discussion on the signs. Director Blankenship seconded. Motion carried by all the board. Director Graziano made a motion for the agenda to be approved. Director Snelling seconded. Motion carried.

### **REVIEW AND APPROVAL OF MINUTES**

**BOARD**

Board members reviewed January's meeting minutes. Minutes were approved with an edit to change Tisler to Blankenship on Review and Approval of Bills. Motion was made by Director Graziano and seconded by Director Blankenship. Meeting minutes for January were signed and filed with the county by Director Garcia.

### **YTD FINANCIALS:**

**Director Blankenship, Treasurer/ Dave & Debbie Stanford**

February's financial reports. Year-to-Date: Gross \$21,679.16, Total Expenses \$20,886.02, Total Net Operating Income \$793.14. February Gross Profit \$10,220.46, Total Expenses \$12,266.09, Net Operating Income \$-2,045.63.

We have \$43,754.04 in Chase, and \$176,877.79 in Colo Trust, for a total of \$220,648.42 funds available. Debbie moved \$20,000 to Colo Trust. Fuel and parts are going up in price. Colo Trust pays more interest, so we need to move more money there.

Director Graziano made a motion to keep \$25,000 in Chase and move the rest to Colo Trust. Director Snelling seconded. Motion carried.

Director Snelling made a motion to approve the YTD Financials. Director Blankenship seconded.

## **Review and Approval of Bills**

**Director Blankenship/Debbie Stanford**

Invoices of February's bills were discussed with the board and a motion to approve checks was made by Director Snelling and seconded by Director Blankenship. Motion carried.

## **Review of disconnected accounts.**

Accounts 56 and 177 have a payment plan. Debbie called and left a message with accounts 81, 139, and 162. 113 is vacant. 151 is waiting for a check from closing. 176 is sending money. Accounts 153 and 164 will be posted. Debbie got 9 postcard bills back saying, "No such address." She will post those who don't respond to messages.

## **Operators Report**

**H2O – Dave Stanford**

### **February's Operations Report**

Please see attached file.

Director Graziano made a motion for the Chief Petroleum bill to be automatically paid in the future. Director Snelling seconded, and the motion carried.

Director Snelling made a motion to accept the Operators Report. Director Blankenship seconded. Motion carried.

## **New Business**

**BOARD**

The Board opened the floor to a homeowner couple who had questions about their bills. They had issues about a refund as well as the names of the previous owners being on the bills. Director Blankenship discussed their questions with them and will email them the solutions.

The contract for Generator Maintenance needs to be signed. Director Graziano will sign the quote.

Director Graziano made a motion for the Audit Resolution to be signed and returned by April 1. Director Snelling seconded. Motion carried.

A motion for separate accounts for funds is not necessary because it was approved in the budget.

Director Snelling made a motion to cancel the election due to no one signing up as candidates. Director Blankenship seconded. Motion carried.

**OLD BUSINESS:****BOARD**

Director Blankenship and Director Snelling talked to the Wayne about the welding. The metal for the 8” pipes is very expensive and hard to get. The estimate would be \$15,000 for all 3 signs. 4” square pipes would be much cheaper. Director Snelling asked for a motion to budget \$2,000 for each sign and give the budget to Wayne. Director Graziano made a motion to budget \$ 6,000 for the signs. Director Blankenship seconded, and motion carried.

Because the election was cancelled, the meetings for April and July were cancelled.

**ADJOURNMENT:**

Director Garcia made the motion to adjourn. Director Snelling seconded. Motion carried by all board members.

**Next meeting**

May 10, 2022, Meridian Point Church 5:30 p.m. to 6:45 p.m.

**Signatures dated on May 10th, 2022 for March 8<sup>th</sup>, 2022 meeting minutes**

---

Director Garcia

---

Director Snelling

---

Director Graziano

---

Director Blankenship



P.O. Box 1905  
Woodland Park, CO 80866-1905  
(719) 687-2386 Office  
(719) 687-1426 Fax

March 8, 2022

Bobcat Meadow Metropolitan District  
P.O. Box 463  
Woodland Park, CO 80866-0463

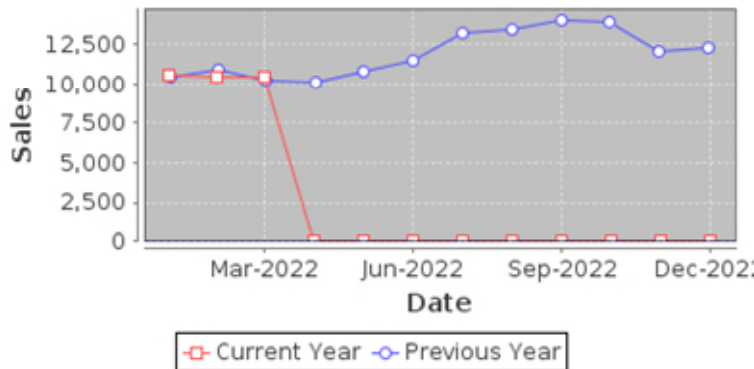
Re: Operator Report

Dear Board Members,

The water treatment plant is operating normally, and the wells & pressure pumping system are working flawlessly. The water pressure pumps, and the wells continue working based on water levels in the water storage tank.

**WATER PLANT:**

**Sales Comparison Chart**



The water treatment plant is working well. The OPTO 22 automation system is working well.

**METER READINGS:**

We continue to aggressively approach meter repair and meter transmitter replacement.

three water meter transmitters and one meter and transmitter were replaced in the last month. Seventy water meters are now being read with

the new drive-by meter reading system monthly.

Water sales for the February billing are equal to last year. The February 2021 sales comparison to February 2022 to the right shows the water sales. The red line represents 2022 water sales.

**PAST DUE ACCOUNTS:**

A list of past due accounts and explanations are included in your meeting packet. Several water users will be receiving shut off notices.

**2022 WATER SAMPLING:**

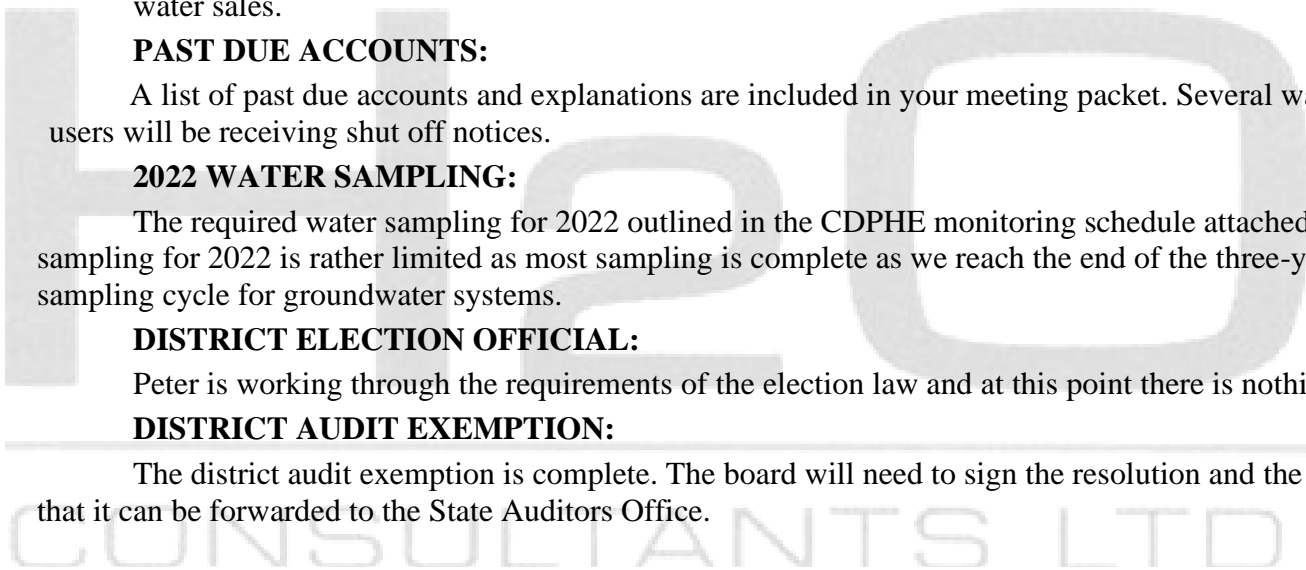
The required water sampling for 2022 outlined in the CDPHE monitoring schedule attached. Water sampling for 2022 is rather limited as most sampling is complete as we reach the end of the three-year sampling cycle for groundwater systems.

**DISTRICT ELECTION OFFICIAL:**

Peter is working through the requirements of the election law and at this point there is nothing new.

**DISTRICT AUDIT EXEMPTION:**

The district audit exemption is complete. The board will need to sign the resolution and the audit so that it can be forwarded to the State Auditors Office.



**GENERATOR MAINTENANCE CONTRACT & KEEP FUEL FULL AGREEMENT:**

We have set up a keep full agreement with Chief Petroleum for the generator. They will keep the generator full and use ACH to pay their bill from your checking account.

We have received a quote for generator maintenance from the Generator Source in Brighton Co. The quote is for \$4,770.39 per year. This quote includes travel, an annual oil change, general service, and a four-hour load test of the generator itself. The quote is attached to this report.

We have tried for some time to get a quote for generator service without success. The Generator Source was happy to forward the quote and perform the bi-annual service for the district.

Please let me know if you have any questions regarding this report.



David Stanford  
President  
H2O Consultants, Ltd.



# H2O

---

CONSULTANTS LTD

**STANDARD BACTERIOLOGICAL WATER TEST** METHOD:SM-9223B

El Paso County Public Health Laboratory EPA ID# CO00025

1675 West Garden of the Gods Road, Suite 2044, Colorado Springs, CO 80907 - (719) 578-3120

PWSID CO0121060-BobCat Meadows Metropolitan District

- Raw
- Finished
- LT2
- Quantitative

Sample Point ID: RTOR

Sample Taken Date: 03/02/2022 Time: 1045

Address where sample was taken: 5844 Oil Baron Dr Peyton CO 80831

Sample site location:

Collector Name: Dave

Chlorine: 0.8 mg/L

- Well
- City
- Recreational
- Surface/Spring
- Cistern
- Wastewater

Results to: BobCat Meadows Metro District

Phone:

Mailing address: PO Box 463

City/State/Zip: Woodland Park, CO 80866

Fax/Email: d.stanford@h2oconsultants.biz;

Comments:

Date 03/02/2022 Time 1315 Rc'd 850

Date 03/02/2022 Time 1045 Tested 742

Date 03/03/2022 Time 0907 Comp 850

**Lab Sample # 2218**

**Colilert Results Per 100ml**

- Absence: Absence of coliform bacteria
- Presence: Presence of coliform bacteria & non-compliance with drinking water standards.

MPN/100 ml:

- Absence: E. Coli: Escherichia coli bacteria
- Presence: E. Coli: Escherichia coli bacteria

MPN/100 ml:

## BobCat Meadows Metro District February 2022 Monthly Operating Report

		BM Time	BM Operator Initials	BM Free Cl2	BM pH	BM Fe	BM Laramie Fox Hours	BM Laramie Fox HPD	BM Laramie Fox Level in Well	BM Arapaho Hours	BM Arapaho HPD	BM Arapaho Level In Well	BM Laramie Fox Meter Reading	BM Laramie Fox Flow Per Day	BM Arapaho Meter Reading	BM Arapaho Flow Per Day	BM Total Flow Reading	BM Total Flow Per Day	BM Comments		
		BM Time		BM Free Cl2	BM pH	BM Fe	BM LF Hours	BM Laramie Fox HPD	L/F Water Level	BM Arapaho Hours	BM Arapaho HPD	Arap Water Level	LF Meter Reading	BM Laramie Fox Flow	Arapaho Reading	Arapaho Flow Per Day	Total Flow Read	Total Flow			
Feb	1 Tue							5.41						13,614		8,557		21,557			
	2 Wed							5.41						13,614		8,557		21,557			
	3 Thu							5.41						13,614		8,557		21,557			
	4 Fri							5.41						13,614		8,557		21,557			
	5 Sat							5.41						13,614		8,557		21,557			
	6 Sun							5.41						13,614		8,557		21,557			
	7 Mon	2:30 PM	DGS	.72	8.49	.00	16756.70		5.41	268.50	18401.90		4.17	183.40	14591200.00	13,614	14645900.00	8,557	28264100.00	21,557	System Checked/Bac-T Taken
	8 Tue								3.43						8,529		10,814		19,171		
	9 Wed								3.43						8,529		10,814		19,171		
	10 Thu								3.43						8,529		10,814		19,171		
	11 Fri								3.43						8,529		10,814		19,171		
	12 Sat								3.43						8,529		10,814		19,171		
	13 Sun								3.43						8,529		10,814		19,171		
	14 Mon	4:00 PM	DGS	.80	8.52	.00	16780.70		3.43	278.10	18439.50		5.37	123.60	14650900.00	8,529	14721600.00	10,814	28398300.00	19,171	System Checked
	15 Tue								3.19						8,114		15,757		23,186		
	16 Wed								3.19						8,114		15,757		23,186		
	17 Thu								3.19						8,114		15,757		23,186		
	18 Fri								3.19						8,114		15,757		23,186		
	19 Sat								3.19						8,114		15,757		23,186		
	20 Sun								3.19						8,114		15,757		23,186		
	21 Mon	4:30 PM	DGS	.75	8.48	.00	16803.00		3.19	280.30	18492.50		7.57	173.30	14707700.00	8,114	14831900.00	15,757	28560600.00	23,186	System Checked
	22 Tue								2.11						5,886		19,700		24,529		
	23 Wed								2.11						5,886		19,700		24,529		
	24 Thu								2.11						5,886		19,700		24,529		
	25 Fri								2.11						5,886		19,700		24,529		
	26 Sat								2.11						5,886		19,700		24,529		
	27 Sun								2.11						5,886		19,700		24,529		
	28 Mon	2:30 PM	DGS	.97	8.50	.00	16817.80		2.11	180.20	18559.60		9.59	180.00	14748900.00	5,886	14969800.00	19,700	28732300.00	24,529	System Checked/Read Meters
MINIMUM		-	-	0.72	8.48	0		2.11	268.5			4.17	123.6		5,886		8,557		19,171	-	
MAXIMUM		-	-	0.97	8.52	0		5.41	280.30			9.59	183.4		13,614		19,700		24,529	-	
AVERAGE		-	-	0.81	8.5	0		3.54	501.78			6.67	165.08		9,036		13,707		22,111	-	
SUM		-	-			0		99				186.90		253,000		383,800		619,100		-	