

**MINUTES OF THE BOARD OF DIRECTORS  
COLORADO CENTRE METROPOLITAN DISTRICT  
REGULAR MEETING**

Thursday, May 22, 2008 at 5:00 PM  
4770 Horizonview Drive  
Colorado Springs, CO 80925

Board Members Present:

|                |                               |
|----------------|-------------------------------|
| Michael Cantin | President, Chairman           |
| Floyd Edwards  | Treasurer                     |
| Frank Ingraldi | Vice President, Vice Chairman |
| Shawn Eccles   | Secretary                     |
| Michael Terry  | Assistant Secretary/Treasurer |

Also Present:

Al Testa, Cynthia Monroe

I. **Preliminary**

- A. Call to Order  
Director Cantin called the meeting to order at approximately 5:05 pm.
- B. Roll Call - Determination of a Quorum.  
A Quorum was present.
- C. Acknowledgment, Notice and Consent to Regular Meeting-Entered with the minutes.

II. **General Business Items**

- A. Approval of the Minutes of the Regular Meeting of April 24, 2008.

**A motion was made and seconded to approve the Minutes of the Regular Meeting of April 24, 2008. Upon a voice vote, the motion passed unanimously.**

- E. Legal Report – Paul- Via Telephone

- Jimmy Camp Creek Park Site Matter/SDS

Submitting written comments regarding the draft Environmental Impact Statement was extended to June 13, 2008. Mr. Anderson has drafted a comment letter and the Board would like to wait until after the Bureau of Reclamation public meeting on the draft EIS to determine if there will be any other issues to add to the comment letter. The Bureau of Reclamation meeting will take place on May 29, 2008 at the Sangre de Cristo Arts and Conference Center in Pueblo. Directors Cantin and Edwards are planning on attending this meeting.

**A motion was made and seconded to accept the comment letter composed by Mr. Anderson to be signed by Board President Michael Cantin and mailed to the Bureau of Reclamation by the deadline date of June 13, 2008. Upon a voice vote, the motion passed unanimously.**

Regarding the Case development (Bradley Heights), Dr. Testa has been consulting with the City of Colorado Springs and Fountain Sanitation regarding the best way to service the Bradley Heights development.

Regarding the 208 Plan Amendment, Mr. Anderson reported that this is still being reviewed by the EPA and reaching a decision has been bogged down by political agendas. He reiterated to all involved how important it is to reach a decision.

- Cuchares District/Development – IGA and IGA Amendment, Performance

Regarding the Cuchares development, Mr. Anderson reported that the only item he is waiting on at this time is the easement from Banning Lewis Ranch.

Dr. Testa reported that there is still a slight delay on performance of the IGA. They have submitted some payments to date and have started catching up on payments. In exchange for us waiting Dr. Testa has requested that they construct the water line loop, which they have agreed upon. The line will be completed by the end of May. This arrangement will result in them being allowed to delay the owing payments through the end of May and June, 2008.

**A motion was made and seconded to accept the payment arrangement negotiated by Dr. Testa. Upon a voice vote, the motion passed unanimously.**

B. Review of District Finances - Cindy

- Bank Balances

Cindy Monroe gave the report on bank balances at this time. Ms. Monroe reported that as of May 15, 2008 the District has \$2,339,286.59 in funds with \$2,244,252.62 unencumbered. The ColoTrust rates have dropped to 2.52%. The First Community CD is at 5.25%. A transfer letter was signed for payables consisting of tonight's batch of checks, salaries and beginning of the month expenses.

- Budget Review (April)

Ms. Monroe reported on the budget comparisons for the month of April, 2008. Property and specific ownership taxes received were approximately \$18,000. The audit is scheduled to take place in June.

C. Approval of Payables - Cindy

The Board reviewed the list of payables.

**A motion was made and seconded to approve the current list of payables as presented. Upon a voice vote, the motion passed unanimously.**

D. District Operations

- Water and Sewer Operations (Al & Pedro)

Dr. Testa and Superintendent Velazquez reported on the operations at this time. A significant amount of hydrant water was sold to Cuchares Ranch Developers. This water is augmented 100 percent, therefore the effects will come two years from now with the augmentation reports. Superintendent Pedro Velazquez reported that the wells have been tested and as soon as the application to the State is approved we can start pumping. The BOD/TSS has significantly improved resulting in a big savings in regards to Fountain Sanitation treatment.

- Augmentation Report (Al)

The augmentation report is for the period of November, 2005 to October, 2006. To date we have over-paid. Water used in the present will need to be paid back two years from now.

- Parks (Pedro)

Superintendent Pedro Velazquez reported that work has begun in the parks and the sprinkler system is now working. Equipment will be set up in the big park beginning in June. Vegetation will be added this year, but not the sod. Work will begin on the irrigation system. All the water valves will be cleaned starting this week. Pedro hired two high school students for the summer and they will begin working this week. The bay has been organized to accommodate parking for the new fire brush truck which will arrive at the end of May.

Director Eccles inquired about who is responsible for fixing the sidewalk that was damaged by a concrete truck delivering materials to a resident. Dr. Testa asked Cindy to talk to the County regarding the responsibility of repairs.

E. Legal Report – Paul

- Cuchares District/Development – IGA and IGA Amendment, Performance

This item was reported on earlier in the meeting.

- Jimmy Camp Creek Park Site Matter/SDS

This item was reported on earlier in the meeting.

F. Fire Services – Lonnie Inzer

- Activity Report

Chief Inzer introduced our new Captain, Robert Helton. There was a house fire on Horizonpoint Drive last week. Contract firefighter Ben Robinetti was on the scene and gave a report on the fire. Chief Inzer congratulates Captain Eades and Fire Fighter Robinette for a job well done. Our Colorado Centre Fire Truck arrived 3 minutes after being dispatched and immediately relayed that this was a defensive fire and we were going to protect the house to the west. Captain Eades also directed the next arriving company to attack the fire from the south east side. This move saved the houses close by from certain destruction. Mr. Inzer will write up a report regarding the fire to place in the June newsletter.

The fire engine has been repaired and Captain Tom Byes did an outstanding job with this. The new brush truck will arrive on Saturday, May 24, 2008. Dr. Testa and Lonnie are researching having another full-time fighter plus a third fire fighter on duty at all times. They will report their conclusions to the Board.

- Water Usage for Mutual Aid Situations

Dr. Testa and Chief Inzer have been researching and discussing water usage for mutual aid situations. Dr. Testa met with Jerry Forte of Colorado Springs Utilities regarding mutual aid and he said that they absorb all water loss incurred by fire protection and mutual aid. This issue will be researched further and a decision will be made based on a fair and equitable arrangement for all parties.

G. El Paso County Water Authority – Minutes

Minutes from the April 4, 2008 meeting were included with the Board packets. Dr. Testa was unable to attend the April meeting and also the May meeting. Sandy Goad attended the May meeting in his place. Dr. Testa is now on the executive board.

H. Fountain Mutual Irrigation Company

Minutes from the April 15, 2008 meeting were included with the Board packets. Issues regarding expansion, storage and dredging of the reservoir have been an on-going discussion item and several special meetings have taken place regarding these issues. Dr. Testa reported that offers and decisions have been made that legally protect FMIC assets.

I. Lower Fountain Metropolitan Sewage Disposal District

- General progress update

Director Cantin reiterated what Mr. Anderson had said about the ongoing "battle" with the EPA regarding the 208 Plan. The easement agreements still haven't been signed by Ms. Venezia. Groundbreaking date will probably be early 2009 according to Mr. Sams. Dr. Testa is diligently working on financing options.

- Discuss LFMSDD's plant naming and FSD/CCMD settlement.

A Special meeting will be held tomorrow, May 23, 2008, to discuss the naming of the LF plant and a settlement agreement between Fountain Sanitation and Colorado Centre Metropolitan District.

- Minutes

Minutes of the April 10, 2008 meeting were included with the Board packets.

Regarding the Spring Fling trash day, Director Cantin feels that next year we should have more dumpsters available plus a skid loader. Also, more volunteers are needed to monitor. Director Eccles would like the residents to focus on the exterior areas next year, also. The Board will discuss this service and come up with the best plan possible for all involved next year.

J. Public Comments

No Public Comment.

**III. Adjournment**

**A motion was made and seconded to adjourn the regular meeting at approximately 7:50 p.m. Upon a voice vote, the motion passed unanimously.**

Respectfully Submitted,

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Michael Cantin, President

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Shawn Eccles, Secretary