

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

Thursday, June 26, 2008 at 5:00 PM  
4770 Horizonview Drive  
Colorado Springs, CO 80925

Board Members Present:

Michael Cantin	President, Chairman
Floyd Edwards	Treasurer
Shawn Eccles	Secretary
Michael Terry	Assistant Secretary/Treasurer

Also Present:

Al Testa, Cynthia Monroe, Sandy Goad

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. Director Ingraldi was absent.
- 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 May 22, 2008 and Special Meeting of May 23, 2008.

**A motion was made and seconded to approve the Minutes of the Regular Meeting of May 22, 2008 and the Special Meeting of May 23, 2008. 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 June 25, 2008 the District has \$2,521,956.70 in funds with \$2,406,142.22 unencumbered. The ColoTrust rates have dropped to 2.38%. The First Community CD is at 5.25%.

The restricted developer taxes will be disbursed to bondholders on July 1, 2008 per the Bankruptcy plan. Discussions followed regarding the authorization and disbursement to BNY for the Bondholders.

**A motion was made and seconded to approve the transfer and payment of \$132,476.52 to the Bank of New York for the July 1, 2008 payment of the interest on the Series "A" bonds. Upon a voice vote, the motion passed unanimously.**

- Budget Review (May)

Ms. Monroe reported on the budget comparisons for the month of May, 2008. Property and specific ownership taxes received were approximately \$15,000. Conservation Trust Fund monies received was approximately \$1,800. The auditors started the audit process this month.

- 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. Executive Session: Paul Tice's Discussion on Annexation

**A motion was made and seconded to enter into Executive Session (5:20 pm). Upon a voice vote, the motion passed unanimously.**

**A motion was made and seconded to close the Executive Session (6:10 pm) and resume the regular meeting. Upon a voice vote, the motion passed unanimously.**

Director Cantin explained that a report from Paul Tice regarding annexation was presented in the Executive Session. Director Cantin requested that Mr. Tice prepare an executive summary that lists all the pros, cons and costs of an annexation with the City of Colorado Springs.

- E. District Operations

- Water and Sewer Operations (A1)

Dr. Testa reported that everything is going great. Our water loss is minimal. The BOD/TSS continues to improve resulting in a big savings in regards to Fountain Sanitation treatment costs. All information and data regarding testing of the wells is back except for one. As soon as all information is compiled, it will be sent to the State for approval of activation of the wells.

- Augmentation Report (A1)

The augmentation report is not available at this time because the numbers were not received from the State.

- Parks (AI)

Equipment set-up has begun in the park. An estimate for the irrigation and minimal landscaping has come in at \$28,000. Dr. Testa suggested that we should do the irrigation installation and landscaping in house resulting in significant savings. The Board instructed Dr. Testa to research doing the work in house. Dr. Testa also reported that the Army Corps of Engineers is close to approving the creek bed reclamation work. Monies will be needed for this project, if approved.

Director Cantin requested that signs be put on the park fence discouraging littering (lawn clippings, etc.) We will hold off on any signage until the landscaping has begun. This concern will be mentioned in the newsletter along with concerns regarding picking up after pets. A split rail fence would be a good addition along the landscaped side of the park.

F. Legal Report – (AI, in Paul's absence)

- Jimmy Camp Creek Park Site Matter/SDS

The comment letter composed by Mr. Anderson and signed by Board President Michael Cantin was mailed to the Bureau of Reclamation by the deadline date of June 13, 2008. The SDS information is available on a website and a link has been put on the CCMD website.

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

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. They have proposed two homes being finished by June, 2009 and 18 by the end of 2009.

F. Fire Services – Lonnie Inzer

- Activity Report

Chief Inzer was absent; therefore Captain Winters gave the report. Our newest Captain, Robert Helton resigned on July 7, 2008 due to better personal opportunities that became available. A new Captain (Bill Ballton) will be arriving in July. There have been 70 alarms YTD. There will be three firemen on duty beginning July 15, 2008. The bedroom is being renovated to accommodate a third fireman.

The clean-up of the home that burned down has begun and the residents are going to rebuild.

- Water Usage for Mutual Aid Situations

Dr. Testa reported that there will be water aid in terms of mutual aid situations. If the water is expended outside the CCMD area, the fire fund will be charged and if the water is expended in CCMD, the general fund will be charged.

- Restructuring of Management for Fire Services

Dr. Testa reported that there will be a restructuring of management for fire services. Mr. Inzer's management consultant services will be utilized until the end of the year at which time a new contract will be negotiated. Captain Tom Byes will be the fire chief and Captain Tom Winters will be the assistant fire chief and will determine what consulting services will be needed.

G. El Paso County Water Authority – Minutes

Minutes from the May 7, 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. A resolution regarding Tabor issues was discussed and a presentation was heard from a representative from the American Water Works Association.

H. Fountain Mutual Irrigation Company

Minutes from the May 15, 2008 meeting were included with the Board packets. FMIC has made a proposal to the City of Fountain regarding exchanging the No. 4 & No. 17 water rights for FMIC shares. Dr. Testa will keep the Board updated once the City of Fountain responds.

I. Lower Fountain Metropolitan Sewage Disposal District

- General progress update

The easement agreements have been signed by Ms. Venezia and LF has all needed to go forward. The Lower Fountain facility will be named the Harold D. Thompson Water Reclamation Facility and the facility shall be dedicated in Mr. Thompson's honor upon its opening day. Groundbreaking date will probably be early 2009 according to Mr. Sams. Dr. Testa is diligently working on financing options.

- Minutes

Minutes of the May 15, 2008 meeting were included with the Board packets.

J. Public Comments

No Public Comment.

Director Terry would like a "Thank You" sent to the volunteers that helped get signatures for the SDS comment letter. This will be facilitated.

**III. Adjournment**

**A motion was made and seconded to adjourn the regular meeting at approximately 7:05 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