

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

Thursday, January 27, 2022 at 6:00 PM  
4770 Horizonview Drive  
Colorado Springs, CO 80925

Board Members Present:

|                   |                               |
|-------------------|-------------------------------|
| Floyd Edwards     | President, Chairman           |
| Jackie McClintock | Vice President                |
| Joan Lucia-Treese | Treasurer                     |
| Norman Wodell     | Secretary                     |
| Cynthia Dixon     | Assistant Secretary/Treasurer |

Also Present: David Lee, Pedro Velazquez, Roseanne Romero, Liz Stokes (by phone)

**I. Preliminary**

- A. Call to Order  
Director Edwards called the meeting to order at 6:00PM.
- B. Roll Call – All Board members were present. Determination of a Quorum.  
A Quorum was present.
- C. Acknowledgment Notice and Consent to Regular Meeting - Entered with the minutes.
- D. Invocation and Pledge of Allegiance

**II. General Business Items**

- A. New Administration Building (T-Bone, Darin)

Darin reported that it is still in the development plan process and the construction drawings are 65-70% complete. He anticipates those drawings will be completed in 4 weeks which will coincide with the planning review completion. There will be an update by Darin once the overall submittal is complete.

- B. Approval of the Minutes of the Regular Meeting of December 21, 2021.

**A motion was made and seconded to approve the Minutes of the Regular Meeting of December 21, 2021. Upon a voice vote, the motion passed unanimously.**

- B. Board's Time

Director McClintock would like to list the land owned by Colorado Centre Metropolitan District on Foreign Trade Zone for sale.

**A motion was made and seconded to display a sign listing the 27 acres of vacant land owned by Colorado Centre Metropolitan District near Foreign Trade Zone and Bradley Rd for sale. Upon a voice vote the motion passed unanimously.**

D. Changes to the Agenda

E. Public Comments-Maximum of 5 minutes per person who has signed in.

Michael Cantin stated he agrees that the twenty-seven acres of land should be listed for sale.

Amanda Bandfield asked who is running for reelection for the upcoming election.

F. District Manager Updates (Ken)

Mr. Grant reports Roseanne will be on vacation week of February 14, 2022. He is working on the personnel policy manual and would like to further discuss some of those items during executive session. Cyber basement has issued a proposal and started the input to upgrade the website. There are three seats opening for the upcoming election. Two are 3-year terms and one is a 1-year term. Call for nominations will be posted from January 23, 2022 to February 17, 2022 on the CCMD website and Fountain Valley News. Last day to self-nominate is February 25, 2022. Election will be held May 3, 2022. Water heater was replaced under warranty for \$681.00.

G. District Operations

- Parks, Water and Sewer Systems (Pedro)

Mr. Velazquez reports approximately 180,000 gallons of water is being pumped daily. There were two houses that had the service lines replaced and should help with water loss. Starting in December the manholes have been checked and have not seen any issues. Will try to go back with vacuum to remove areas where there seem to be more wipes collecting. Parks are being checked daily and at the skate park there was graffiti. They will wait until warmer weather to repaint the park to ensure the paint will stick. Justin tested positive for Covid and is back to work after being out to ensure he was no longer contagious.

- Augmentation and Usage Reports (Al)
- Progress of Well 211 Project-(Pedro)

Mr. Velazquez reports that for Well 211 waiting for the state's approval and working with T-bone Construction to get all the parts needed to get the lines connected. Hopefully the well will be completed and approved from the state by summer when there are more water requirements.

H. Legal Report-(Ken)

Mr. Grant has nothing to report regarding legal currently.

I. Fire Department Report (Dave)

Chief Lee reports the response time is still under 4 minutes in the District. There have been a higher number of calls compared to the previous year. If the trend continues there will be much higher numbers. The additional calls are attributed to growth in the area along with aggressive driving. Chief Lee is reporting Nate is doing a phenomenal job with getting coverage for shifts. The guys are a good group and ready to work shifts.

J. Fountain Mutual Irrigation Company (Al)

Ms. Romero in Al's absence read updates that Big Johnson will be filled as much as possible but will not reach full capacity. There is a new director from Fountain Valley School that is quite knowledgeable of water issues and is the manager for Tri view Metro.

K. Lower Fountain Metropolitan Sewage Disposal District (Jackie)

Director McClintock states there have had been some equipment failures that have been repaired. They are going ahead with solar panels.

L. Review District Finances (Liz)

**A motion was made and seconded to transfer \$10,993,421.04 from Farmers State Bank to CSafe investment pool Colorado Core Fund, upon a voice vote the motion passed unanimously.**

M. Approval of Payments (Liz)

**A motion was made and seconded to approve the payables. Upon a Voice vote, the motion passed unanimously.**

- N. Rules and Regulations Discussion (Board)
- O. Executive Session, if needed. Used for legal, contract and personnel matter only.

**A motion was made and seconded to enter executive session at 7:00pm. Upon a voice vote, the motion passed unanimously.**

**A motion was made and seconded to come out of executive session at 7:15 pm. Upon a voice vote the motion passed unanimously.**

**III. Adjournment**

**A motion was made and seconded to adjourn the regular meeting at 7:15 pm. Upon a voice vote, the motion passed unanimously.**

Respectfully Submitted,

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Floyd Edwards, President

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Norman Wodell, Secretary