

MEWA Board Agenda  
Saturday December 16, 2023  
9:00 AM MDT via Zoom or Ross Wellhouse

Paul Terranova, President - Zoom  
Chris Brandewie, Vice President - Zoom  
Steve Kern, Operations and Facilities - Zoom  
Brent Groenke, Operations and Facilities - Absent  
Lora Flinn, Secretary - Zoom  
Roberto Van de Wyngard, Treasurer – Zoom  
Stacy Stultz, MEWA Booker - Zoom

Call to order: 0906

**Additions/changes to the agenda:**

1. An accountant to do our taxes for 2023
2. Twin Lakes Reservoir and canal company. One of our water certificates which had PB & T bank as a lien holder.

**Approval of Nov 11, 2023 board meeting minutes:** Chris motion to approve. Roberto seconds. Board minutes approved and sent to Web site designer for posting.

**Financial report & collections of A/R; payments of A/P:**

Stacey: Stacey reports on outstanding unpaid member fees. - Jeff will give Stacey more information on outstanding past due bills to bring the aging report account up to date.

MEWA will give outstanding bills until March to pay in full.

**Outstanding accounts:** Stacey will call outstanding accounts to get a sense of the ability to pay. If they are unreachable certified letters will be sent out. Board will discuss this further in 2024.

**A/R collection status:** MEWA will give outstanding bills until March to pay. Outstanding accounts: Stacey will call outstanding accounts to get a sense of the ability to pay. If they are unreachable certified letters will be sent out. Letter to be sent out in January to pay by April is an option the board is looking at. Letters from the Attorney may be an option in the further.

**Water court attorney invoice Nov '23** – Mine incurs a service charge fee so if the board's okay with that we'll get a check cut to them this week and get that paid over to them great.

**Ayers Accounting invoice for services rendered in first half of 2023** – According firm did do work for MEWA - a bill for \$3000 is due. Stacey will pay the bill.

**AquaFlo invoice being paid** – Invoice paid. Stacey will pay this on line.

**Other A/P** – Liability Insurance Invoice paid for the year. No other invoices to be paid.

**Financial Working Group update:**

**2024 Budget** – Stacey created a very good 2024 budget. Columns were placed in by her on unknown expenses at this point. Roberto explains operational account. Capital improvement account details. MEWA will have enough funds for future operational needs moving into 2024.

Board will review the budget and vote on it before January 1<sup>st</sup>, 2024.

**Discussion of meter reading & meter distribution; approval of 2024 Billing/Usage rates-** MEWA is working with the meter rep to integrate the bill in files with the meter reader. We need to get the GPS coordinates correct for each meter. We should be ready to go for baseline meter readings in January and be able to generate usage bills in early April after the subsequent readings are made so.

There are 135 certificate members with no water service connection and 224 members with certificates for a total of 359 certificates issued. Tier system rates discussed. The rate will be on the web site and emailed to member on constant contact. Bills will go out January 2024.

Roberto motion to adopt the tier system. Steve Seconds. System adopted.

Meter Distribution is presently at 224 members, 50 % distribution rate of meters.

**Website, SCADA technology, water quality updates:** Remotely water monitoring is in good condition. the bac T samples that Jeremy collects is passing routine checks. Steve is monitoring the SCADA twice a day. Nothing more to report.

**MEWA equipment and property disposition:**

- 48 Parry Peak curbstop/line tap (2023) - completed
- 185 Mt Massive 500' line extension PLUS 700-800' for loop completion (2024) – Payment to be coming.
- 478 Fir 300' line extension (2024) – MEWA has the proposal and will be generating an estimate for the work to be done. .
- Jack Saunders 388 Parry Peak damages (Werderitch & Winwater invoices) – check received – Project competed.

**-AquaFlo distribution status** – Brent is looking at properties particularly on the south side facing the lake that have really high-water pressures. Aqua flows aren't. I think they are rated for up to maybe 80 or 90 PSI. Some of the pressures down that way are more than what the units will handle. There are two units spoken for in the well house.

**Mt Hope fire hydrant leak/freeze/cracked** – being repaired – Is crack a couple weeks ago a resident noticed that the fire hydrant there at near 124 Mount Hope.

Chris Werderich and Jeff, we've put in a budget item for the 2024 budget to have three locations. Blow offs will be done twice a year to purge out any sediment in the system so that we're not compromising fire hydrants.

Steve discusses the pipe sizes and line sediment. We've got these big 6 inch lines but these 6 inch lines aren't supplying a whole lot of houses so they're is just not the flow in the system and hasn't been for decades. Steve discusses Flush valve vs blow off for the system terms. A flush valve will allow air trapped in your line at the top of a profile of your pipe is where you might have an air accumulation. You would have a blow off to get rid of the air. But the correct term is really a flush valve. MEWA will look for proposed locations for these flush valves.

Steve discusses the cleaning of the tanks every 3 year. Board discusses tank cleaning every 5 years and start with 2024. Tank cleaning will be placed on a yearly check and a cleaning every 5 years or as needed.

**Metal siding/roofing material from LLCFR (Chief Dailey) for 2024 improvements** – For the Pavilion project or the Gator garage.

**Update Twin Lakes Reservoir and Canal Company:** One of our certificates had PB & T as the lien holder we had paid off that loan in 2021. Now we're in the process of getting that certificate reissued with PB& T no longer on the certificate. That is under way with the Twin Lakes Reservoir and Canal Company. They will be posting to their local paper over the next 5 weeks and then at their February board meeting. They will vote on and approve reissuing AA new certificate with Mount Elbert water as the sole owner for those three 3.6 shares.

**Information to owners on Constant Contact:** next email message ASAP this week about 2024 billing

**Lot consolidation review:** Tim Nipper 719 Peak View (lots 352 & 353)

**Review of draft Pan Ark Estates Metro District Road Regulations:** NLT Monday December 18<sup>th</sup>

**Road Base:** Board discusses who will place the road base after road construction work has been done. Board will be discussing how the roads should be repaired afterwards.

**Source Water Protection (SWP) Grant/Lead & Copper Rule Revisions (LCRR):** Chris report nothing new to discuss on LCRR. His understanding is it is still to be discussed in January with field work and a visit from SWP.

**Other topics:** A lot consolidation review we have a receipt for 719 peak view lots 352 and 353 I just got the full proposed plat.

**Metro District Road regulations:** Metro District distributed those couple weeks ago. MEWA shared the approved encroachment policy that the board had voted on.

**Member participation in MEWA:** Some members have expressed interest in participating in projects. Looking forward to managing the physical side of improvements and line improvements and managing construction and doing all that that role would require. MEWA is looking at a paid position to plan for the physical duties. Like ordering materials, take delivery of those items. Managing the physical aspect of the line material management of the system. This was a part of the duties Jeff was doing daily.

Steve points out various material he knows we will need for next year projects. We need somebody that came procure those things and also knows what other things we might need to install that pipe. And we also have the 4<sup>th</sup> well project. Board discusses monies needed for the Well project.

Board will create a committee to look at possible members to help in this compacity.

**Next Metro Board meeting:** Tuesday December 19 at 5:30 PM mountain time.

**Consultant position:** Board discusses Jeff Johnson as Paid consultant for future improvement projects. Further discussion with Jeff and the board will continue in future meetings.

**Next meeting:** January 13, 2024 at 9am MT

**Budget approval meeting:** December 28<sup>th</sup> at 2PM MT

**Adjourn:** 1024

Respectfully:  
Lora Flinn  
MEWA Secretary