



# PUEBLO WEST METROPOLITAN DISTRICT

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**REGULAR BOARD MEETING  
109 E. INDUSTRIAL BOULEVARD  
TUESDAY, APRIL 9, 2019 – 6:00 P.M.**

**MINUTES**

The Board of Directors of The Pueblo West Metropolitan District met at 729 E. Gold Drive, Pueblo West, Colorado, on April 9, 2019; at the hour of 6:00 P.M. President Zupan called the Regular Meeting to order.

- A. CALL TO ORDER**
- B. INVOCATION**
- C. PLEDGE OF ALLEGIANCE**

**D. ROLL CALL**

President Zupan called the roll: Director Mike French, Director Judy Leonard, Director Doug Proal, and Director Matt Smith, and President Terry Zupan were present.

Also present was Nina Vetter, District Manager; Harley Gifford, General Counsel; Laura Savage, Assistant to the District Manager; Jay-Michael Baker, Communications and Engagement Manager; Laurie Cozzetto, Community Development Director; Aric Ward, Human Resources Manager; Kim Swearingen, Utilities Director; and 4 audience members.

**E. APPROVAL OF AGENDA**

President Zupan motioned for the approval of the agenda. Motion was moved by Director French and seconded by Director Smith. Motion unanimously passed.

**F. SPECIAL PRESENTATIONS**

The presentation of the Employee of the First Quarter was rescheduled.

**G. CITIZEN'S COMMENTS**

There were none.

**H. COMMITTEE REPORTS**

There were none.

**I. DIRECTOR'S COMMENTS**

Director Leonard commented on a recent meeting with Commissioner Hart to discuss land use issues, including the marijuana smell throughout the community.

Director Smith commented on water bill payments, and inquired if they could be accepted at the San Isabel Electric Association location temporarily until customers become accustomed to making payments at the treatment plant.

**J. APPROVAL OF CONSENT AGENDA**

Director Smith motioned for the approval of the Consent Agenda, seconded by Director French Ayes: French, Leonard, Proal, Smith, Zupan. Nays: none. Abstained: none. Motion carried 5-0.

- 1. DISTRICT MANAGER REPORT**
- 2. FINANCE REPORT**
- 3. COMMITTEE OF ARCHITECTURE REPORT**
- 4. MINUTES OF JANUARY 22, 2019**

**K. OLD BUSINESS**

- 1. UPDATE REGARDING DAMAGE TO THE ADMINISTRATION BUILDING LOCATED AT 109 EAST INDUSTRIAL BOULEVARD**

Ms. Vetter reported the insurance company is still working through their process, and there is yet to be a final inspection or payout amount.

- 2. EXTENSION OF EMERGENCY PURCHASING POLICY PROCEDURES REGARDING DAMAGE TO THE ADMINISTRATION BUILDING LOCATED AT 109 EAST INDUSTRIAL BOULEVARD**

Ms. Vetter reported all purchasing actions are complete and the emergency purchasing policy procedures are no longer needed. A report of expenses will be provided to the Board at the April 23 public meeting.

**L. NEW BUSINESS**

- 1. RESOLUTION 2019-040 A RESOLUTION APPROVING A LEASE AGREEMENT WITH SAN ISABEL ELECTRIC COMPANY FOR TEMPORARY OFFICE SPACE**

Director French motioned for the approval of the resolution, seconded by Director Smith. Ayes: French, Leonard, Proal, Smith, Zupan. Nays: none. Abstained: none. Motion carried 5-0.

**2. RESOLUTION 2019-041 A RESOLUTION APPROVING A CONTRACT FOR SALE OF DISTRICT PROPERTY TO BRETT HOUSMAN**

Director Proal motioned for the approval of the resolution, seconded by Director Leonard. Ayes: French, Leonard, Proal, Smith, Zupan. Nays: none. Abstained: none. Motion carried 5-0.

**M. CITIZEN'S COMMENTS**

There were none.

**N. ANNOUNCEMENTS AND EVENTS**

See Agenda for list.

**O. EXECUTIVE SESSION**

President Zupan motioned to move into executive session and cited item as indicated above. The motion was moved by Director French and second by Director Smith. Motion unanimously passed.

1. **§24-6-402(4)(B) C.R.S., CONFERENCES WITH AN ATTORNEY FOR THE LOCAL PUBLIC BODY FOR THE PURPOSES OF RECEIVING LEGAL ADVICE ON SPECIFIC LEGAL QUESTIONS;**
2. **§24-6-402(4)(e) C.R.S., DEVELOPING STRATEGY FOR NEGOTIATIONS, INSTRUCTING NEGOTIATORS AND DETERMINING POSITIONS RELATIVE TO MATTERS THAT MAY BE SUBJECT TO NEGOTIATIONS; SALE OF DISTRICT OWNED PROPERTY**
3. **§24-6-402(4)(e) C.R.S., DEVELOPING STRATEGY FOR NEGOTIATIONS, INSTRUCTING NEGOTIATORS AND DETERMINING POSITIONS RELATIVE TO MATTERS THAT MAY BE SUBJECT TO NEGOTIATIONS; SALE OF DISTRICT OWNED PROPERTY**

**P. ADJOURN**

There being no further business to come before the Board, President Zupan adjourned the meeting. The next regular meeting is scheduled for April 23, 2019 at the hour of 6:00 P.M., presently set for the meeting room of the Board of Directors, 729 E. Gold Drive, Pueblo West, Colorado.

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Secretary

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Approved 7/23/2019