



PUEBLO WEST METROPOLITAN DISTRICT

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MINUTES OF REGULAR MEETING THE BOARD OF DIRECTORS OF PUEBLO WEST METROPOLITAN DISTRICT

June 8, 2010

The Board of Directors of the Pueblo West Metropolitan District met in regular session at 109 East Industrial Boulevard, Pueblo West, Colorado, on June 8, 2010 at the hour of 6:30 o'clock p.m.

ROLL CALL: On roll call, Chair Mike French, Director's Chuck Green, Jerry Martin, John Lisi and Christine McCarthy were present.

Also present were Brian Caserta, Acting District Manager; Judy Leonard, Administrative Assistant; Tom Mullans, Attorney for the District; and 23 citizens.

MINUTES: On motion by Director Green, the minutes for the regular meetings of May 25, and special meeting May 26, were approved, vote unanimous.

FINANCIAL REPORT: Members of the Board had been provided with a check register dated June 8, 2010, listing the bills for payment. Director Martin noting the large payments, on motion by Director Green, the outstanding bills of \$332,639.696 is approved for payment, vote unanimous.

The investment report showed Certificate of Deposits \$9,167,501.43, CDARS \$5,852,305.36, Money Market \$8,570,370.20, Bond Reserve \$591,096.97, total cash of \$1,477,351.96, and year to date interest of \$144,355.01.

DIRECTOR'S COMMENTS: Director McCarthy commented on the priority list for road maintenance in Pueblo West. She would like this posted on the website so residents can see where their road is on the list and a window when it might be done. This will be looked into. Director Green suggested putting the priority number of the road as to when it would be done on the web without dates.

Director Lisi talked with GOCO and there will not be a Legacy Grant in 2011 but there is a USDA grant for up to 4.2 million dollars for communities with less than 50,000 population. He inquired about a plan for grants and how grants are done and looking for a part-time grant writer. Interim District Manager Caserta explained that grants are done by the department heads and do not have the time to spend 8 hours a day looking for grants. Director Lisi mentioned his 2020 meeting he attended and thinks the district needs an updated master plan and who could help. Interim District Manager Caserta informed him he had talked to Mary Gunn on strategic planning for Pueblo West. Director Lisi also would like other people involved with the interview process for a new District Manager. Director Martin's concern is that an employee would be interviewing a potential boss.

Director Martin commented on the 4th of July parade and if the District will have a float for the board.

Director Green said he agreed with finding grants but are not always free money as there is some cost for match money. He is not in favor of a grant writer full time but paid on the work they do. He mentioned a prospect looking for land referred from PEDCO. Director Green informed the board of the addresses posted in the PW View of residents that received citation letters. He also talked about Governor Ritter signing three legislative bills into law and one was the Revenue Tax Authority bill that will ask the voters to raise taxes for the sole purpose for roads and drainage. This took place at Lake Pueblo. Director Green gave an update on the dog park and thinks it should be called the French Quarter and should be completed this week. Director Green said a proposal for a new web site will be presented in a few weeks and will recommend to accept the lowest bid which is 30% lower than the high bid. If this is accepted the web site should be ready in September and the employees will be able to work within the web site.

Director French said he will be out of town until June 14th and asked Director Martin to fill in. Director French presented Mrs. Hyatt with a bronze eagle and framed Resolution for her dedicated service on the board and thanked her.

REPORT: Interim District Manager Caserta updated the board that there was no land sales for May 2010.

DISTRICT MANAGER REPORT: Interim District Manager Caserta informed the board of the road reports in their packets and highlighted the projects. Director French voiced his concerns on the prep work on the roads and possible drainage issues it may cause. The contractor for the project on West McCulloch is ready to go but streets and roads are not and explained why. Coral Drive anticipates this being done by the start of school.

Interim District Manager Caserta updated the board on the 4th of July parade activities the Pueblo West Chamber has planned.

Interim District Manager Caserta asked for direction on publishing the inventory list of excess equipment to sell. After further discussion as to where the list will be posted and on some items on the list it will be published for the public.

Director Green made a motion for approval to post the list of excess inventory, vote unanimous.

Interim District Manager Caserta explained to the board on the lack of fire protection at Mountain View Estates. This is outside of the District and there have been requests for fire protection contracts. He also explained the costs and revenue within a contract. Interim District Manager Caserta asked for direction from the Board and whether the District should pursue this. Director Lisi feels this should be pursued and asked about Station 2 responding. Director Green asked about a fire protection District and contract with the District. Director Martin inquired what the costs would be for the District or if it would be a gain. Legal Counsel explained that with contracts there is liability. It was determined there is a homeowner association and fees go to road maintenance. After further discussion on costs, water, and responding, Interim District Manager Caserta will contact the developer to discuss options.

Interim District Manager Caserta talked about the applications for the District Manager and asked how the board would like to proceed. He recommended that a special meeting be set up to move forward and schedule one. Copies will be given to the Board on all applications and resumes. Director French asked about an extension for applications and Director Green, Director Lisi, and Director McCarthy thinks there is adequate applications for a few and should look at those that qualify before extending the timeline.

COMMITTEE OF ARCHITECTURE: Interim District Manager Caserta reported the Committee of Architecture's approvals for May, 2010, were five single-family homes, zero mobile home, zero multi-family, and zero commercial. In May, 2009 there were five single family homes, zero mobile homes, zero multi-family, and zero commercial approved.

Chair French acknowledged Buffy McFadyen in the audience and thanked her for all her support of Pueblo West. Director Martin had Buffie McFadyen come to the front and told the audience she played a big part of supporting the Revenue Tax Authority bill which will ask the voters if they want to pass this for roads and drainage. Ms. McFadyen thinks this is very important for the district and stated why.

CITIZEN COMMENTS: Corynne Hyatt asked about West McCulloch and if any more consideration was given to extend the work being done. The board will ask Public Director Rick Morgan if that could be done. Legal Counsel said there would have to be a design plan for further extension. Interim District Manager Caserta mentioned the TIGER grant that has been submitted by the County which will pay for extension road work on McCulloch. Mrs. Hyatt said with the savings of the money if more road work can be done. Mrs. Hyatt inquired about SDS and how that is proceeding. Director French informed her that it is still in negotiation. She was informed by Director Green and Legal Counsel that this was discussed in an executive session while she was on the board and was crossing some boundaries by discussing it now. Mrs. Hyatt asked about the land/economic development being discussed in an executive session and the public should know who the person of interest is and it is in the statute. Legal Counsel explained the statute after Mrs. Hyatt reading it that the local public body being the board not the public. She also inquired about the news media on the tax bill that was signed. Director Green informed her it was published. Her last inquiry was where the Pinnacol Check will go as in the past was used for bonuses. Legal Counsel updated the board of past practices that the Pinnacol check was used for and why.

Bruce Salisbury voiced his concerns on the grants available and who is responsible for them and assign Director Carol Cosby to do this as all department heads duties. Interim District Manager Caserta informed him that Director Cosby does most of the grants for parks and recreation as he does for the Fire Department. Interim District Manger Caserta explained that the department heads can't spend eight hours a day looking for grants as they have other projects. Director Martin informed Mr. Salisbury that the County had been asked to help with any information on grants and the department heads have been responsible for all the grants of the district. Director Lisi thinks a part time grant writer should be explored for finding grants that the District has missed out in the past.

Bill Vickers asked about the committee working on economic development and was told that a report should be forth coming at the next meeting and is in the compiling stage. Director Martin informed him of some of the issues found on the land withheld list. Mr. Vickers asked about the secrecy of the board and this is not mandated by the state for wording on the agenda for an executive session. Legal Counsel explained that the board was asked to keep the disclosure confidential and the board can do that.

Linda Lowry gave a housing report as to costs, market, construction and comparisons from last year.

PINNACOL DIVIDEND CHECK: Eric Leedom presented the District with a dividend check from Pinnacol Insurance for \$5,563.00 for Workmen Compensation for the employees working in a safe manner. Director Green voiced his concerns on what he has been reading on Pinnacol using public money from the company for own pleasure and would like that relayed to the company.

AMATEUR RADIO WEEK RECOGNITION: Mr. McConnel thanked the board for their support of recognizing Amateur Radio Week June 21-27. Chair French read the proclamation and presented it to Mr. McConnel. Everyone was invited to attend Amateur Radio Field Day on June 26-27, 2010.

APPOINTING BOARD MEMBER TO THE DESERT HAWK BOARD: Under the Intergovernmental Agreement with Pueblo County for the Desert Hawk at Pueblo West Golf Course, Pueblo West is authorized to appoint three (3) individuals to the management board of the golf course, Pueblo County is authorized three (3) individuals, and then one individual is jointly appointed by Pueblo West and Pueblo County. The term for the Board is three years. This Resolution appoints John Lisi to a three year term commencing June 8, 2010 and expiring on June 8, 2013. The Districts other appointees to the Board is Chuck Green with a term expiring on June 11, 2012 and Corynne Hyatt with a term expiring on June 11, 2011. The District/County appointee is Whitney Graves whose term expires on December 31, 2010.

RESOLUTION 1883: A Resolution Appointing A Member To The Desert Hawk Golf Course At Pueblo West Management Board To Promote, Manage, Operate, Develop and Maintain The Desert Hawk Golf Course At Pueblo West

Director Martin made a motion to accept Resolution 1883, vote unanimous.

EXECUTIVE SESSION: - Determining positions relative to matters that may be subject to negotiations; developing strategy for negotiations; and instructing negotiators – C.R.S. 24-6-402(4)(e) – Water Issues and the purchase, acquisition, lease, transfer or sale of any property interest – C.R.S. 24-6-402(4)(a) – Land/Economic Development

Director Martin made a motion to for an executive session, vote unanimous.

ADJOURNMENT: There being no further business to come before the Board, Director Martin adjourned the meeting. The next regular meeting is scheduled for June 22, 2010 at the hour of 6:30 p.m., presently set for the meeting room of the Board of Directors, 109 East Industrial Boulevard, Pueblo West, Colorado.