

APPROVED

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**RECORD OF PROCEEDINGS**

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MINUTES OF A REGULAR MEETING OF THE BOARD OF DIRECTORS

OF

BATTLEMENT MESA METROPOLITAN DISTRICT

Held, Thursday, the 15<sup>th</sup> of November 2012 at 401 Arroyo Drive, Battlement Mesa, Colorado.

Attendance

A regular meeting of the Board of Directors of Battlement Mesa Metropolitan District, Garfield County, Colorado was called and held as shown above and in accordance with the applicable statutes of the State of Colorado, with the following Directors present and acting:

Michelle Foster  
Sara McCurdy  
Bruce Richards  
Lynn Shore  
Jason Fletcher

Steve Rippy, Anne Huber, Sandy Yeager, Keith Lammey and Amie Martin were also in attendance.

Call to Order

Director Foster called the meeting to order at 9:00 am.

Conflict/Disclosures

Director McCurdy disclosed that she is a Board member of the BMSA Board of Directors.

Director Fletcher disclosed that he is a Board member of the BMSA and Parachute/Battlement Mesa Park and Recreation District Board of Directors.

Public Comments

Keith Lammey stated that the Insider's Guide to Battlement Mesa and Parachute winter edition is schedule to be distributed soon. He would like BMMD to consider purchasing an advertisement.

A motion was made by Director McCurdy and seconded by Director Shore to purchase a ½ page add for the Insider's Guide to Battlement Mesa and Parachute winter edition. The motion carried unanimously.

October 24, 2012  
Regular Meeting  
Minutes

A motion was made by Director Shore and seconded by Director Richards to approve the October 24, 2012 regular meeting minutes as presented. The motion carried unanimously.

Accounting Manager  
Report

A motion was made by Director Shore and seconded by Director Fletcher to approve the October 2012 financial statements; subject to audit. The motion carried unanimously.

Activity Center  
Report

See attached report.

District Manager  
Report

See attached report.

Mr. Rippy reported that he has not received the contract for the extra 500 acre feet of water that BMMD requested from Reudi Reservoir. It appears there will be a one time fee of \$35,000 in addition to an annual maintenance fee.

Resolution 2012-07  
Federal Mineral Lease  
Mini Grant

A motion was made by Director McCurdy and seconded by Director Richards to approve Resolution 2012-07 for the Federal Mineral Lease District Mini Grant. The motion carried unanimously.

Federal Mineral Lease  
District Mini Grant  
Agreement

A motion was made by Director McCurdy and seconded by Director Shore to approve the Federal Mineral Lease District Mini Grant Agreement. The motion carried unanimously.

Director Discussions

Mr. Rippy stated that he was approached by the Grand Valley Economic Development Group. The group was asking if BMMD could identify any incentives that could be given to a business to entice them to purchase or build in Battlement Mesa.

Director Shore stated that it makes sense to have an incentive program for a large business that would bring in employees that would potentially purchase or rent homes in Battlement Mesa.

The Board agreed that any incentives would need to be discussed on a case per case basis.

2013 Final Budget

A motion was made by Director Shore and seconded by Director McCurdy to approved the 2013 Budget with an increase from \$2.65 to \$2.85 per 1,000 gallons of water use for commercial, irrigation and residential water use that exceeds the monthly minimum of 5000 gallons. Also, an increase in the minium sewer cost from \$25.00 to \$26.00 per month. The BMAC activation fees will be charged as follows: New adult activation fee will be increased from \$27.00 to \$30.00 and the new child activation fee is decreased from \$27.00 to \$25.00. The annual renewal fee for adults will be increased form \$17.00 to \$20.00 and child renewal fee will be increased from \$14.00 to \$15.00. The motion carried unanimously.

Adjournment

There being no further business to come before the Board, and upon a motion made and carried, the meeting adjourned at 9:55 am.

The foregoing constitutes the true and correct minutes of the above referenced meeting and was approved by the Board of Directors of the Battlement Mesa Metropolitan District on the 20<sup>th</sup> day of December, 2012.

  
Secretary

**Battlement Mesa Activity Center  
398 Arroyo Drive  
Parachute, CO 81635**

**Memo:** Battlement Mesa Metropolitan District Board of Directors  
**From:** Anne Huber  
**Subject:** Monthly Report November 8, 2012

**Trick or Treat Street**

The Halloween event was successful. We don't have an exact count, but we gave out all the candy and estimate about 200 children stopped by.

**Shepherd of the Mesa Basketball Camp for Boys & Girls**

Bill Cornelius is heading up a 4-week camp for preschool through 2<sup>nd</sup> grade boys and girls. The children practice from 6-7 PM on Thursday evenings in November. Approximately 45 children are participating.

**Pool Complex Roof**

Work on the pool roof began this week. The project will take about one month.

**Lighting Project**

The contractor, O'Dwyer Electric is still waiting on the bulbs.

**Activated Members**

A comparison indicates that member activations have been about the same for the last three years. The first year of activations was 2008 and we did not run reports each month as we do now.

10/30/12	1675
10/18/11	1687
9/8/10	1663
11/10/09	1819

**Staff Turnover**

We are in the process of rebuilding the front desk team. Since July, we have lost four excellent customer service employees. Two accepted full-time contract jobs with Encana through Mountain Temp Services. One accepted a full-time job with the local school district. These jobs offered benefits. The fourth got married. We had good response to our request for applications. It is not difficult to hire, but retaining the best is a challenge.



# Battlement Mesa Metropolitan District

401 Arroyo Drive / P.O. Box 6116 / Parachute, CO 81635

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## Manager Report

Date: November 15, 2012  
To: Board of Directors, Battlement Mesa Metro District  
From: Steve Rippey, District Manager

**Round 2 Activity Center Mini Grant:** The BMMD was awarded a mini grant by the Garfield County Federal Mineral Lease District. The grant was for \$23,250 and will be used to pave the lower entry parking lot and the drive way accessing the parking. This project may not be able to be completed until the spring of 2013 due to weather conditions.

**Round 1 Activity Center Grant:** Work on the Activity Center roof project was started this past week.

**2013 BMMD Budget:** Included in your packet is the 2013 budget. On the revenue side, the budget includes a \$1.00 monthly increase for sewer service raising the current fee from \$25.00 per month to \$26.00. The sewer fee to the Town of Parachute was increased from \$2.75 per 1,000 gallons treated to \$3.00 per thousand. The per 1,000 gallon fee for water use for all other users was set at \$2.85. This is an increase from \$2.65 for some of the previous rates. The annual activation fee at the Activity Center was increased from \$27.00 to \$30.00 for adult new members. The rate for annual renewal activation for adult members was increased from \$17.00 to \$20.00 and the rate for children was increased from \$14.00 to \$15.00.

Overall operating expenditures for 2013 have been budgeted 1.5% lower than the 2012 budget. The expenditure side of the budget includes the addition of one line item identified as "Staff & Director Support". This line item is for the annual Christmas party and the purchase of jackets or shirts for employees and directors. A merit based increase of 3% has been budgeted for employee salaries. There are no other significant changes in budgeted operating costs.

In the Water-Sewer Non-Operating fund \$400,000 has been budgeted for replacing the Parachute vault and seven (7) manholes. Also budgeted under the Non-Operating revenues is grant funds in the amount of \$200,000. These funds would be received from DOLA if the grant is approved and would represent the 50% match toward the manhole and vault replacement.

**Water Main Break:** A 12" water main adjacent to E. Battlement Parkway broke this past week. The main was located under a concrete head wall for the drainage culvert under the Parkway. The head wall had to be removed and will need to be replaced. BMMD crews and equipment did all of the repairs.

*\* SERVING THE COMMUNITY \**

*WATER & WASTE WATER OPERATIONS \* ACTIVITY CENTER \* ASSOCIATION MANAGEMENT*