

Regular Board Meeting Minutes

June 17, 2024

Approved July 15, 2024

President Zach Forcum called the Regular Meeting of the Steamboat II Metropolitan District to order at 6:07 pm. The meeting was held at the Steamboat II Metropolitan District office at 2851 Riverside Plaza unit 100, Steamboat Springs, CO. Members present were Rick Boyle-Vice President, Jethro Sterling-Treasurer and Kelly Conway-Secretary. Also present were Jeb Brewster-District Manager and Michelle Belton, who recorded the meeting and transcribed the minutes.

PRESENTATION OF MINUTES OF THE LAST MEETING

Mr. Boyle motioned to accept the minutes from May 20, 2024. Mr. Sterling seconded. Passed 3/0.

PUBLIC COMMENT

No public comment.

ATTORNEY'S REPORT

Mr. Tremaine discussed the lease for the office, of which he had no major concerns. He also conveyed that he can attend most meetings as needed, at least via video or phone conference.

MANAGER'S REPORT

Mr. Brewster reported that he has completed his portion of the insurance claim for the August 2023 sewer backup at Max Hamil's house in Steamboat II. The insurance company now is requesting some information from Max himself.

Mr. Brewster is sending the leasing agent for the Riverside office space some edits to the proposed lease.

The SCADA updates have been completed and new hardware has been installed. There have been no communication issues since replacing the radios.

Steve Schibline's yard has now been repaired.

The crew is working on the driveway repair at Kerry Murphy's house on Blue Heron Drive.

Mr. Brewster was notified of a sink hole forming in front of Rick Coram's house. A previous main repair was not compacted before completion. The crew will need to do a road cut to complete proper compaction and then have it repaved.

Mr. Brewster and Mr. Baker have agreed on a \$100 per hour consultation fee. Mr. Baker will send us an invoice.

Mr. Brewster is waiting for the June 2024 tax payment before proceeding with opening a new CD.

Construction is running smoothly in Heritage Park.

Approved 3/0

The water tank inspection has been completed. A dive team inspected and cleaned the tank, and the report indicates that the liner is coming off in large chunks. A full sandblast and repaint of the interior of the tank is prudent in the next year or so. Mr. Brewster estimates repairs at \$250,000-\$300,000. Temperatures need to be just right for proper adhesion of the liner coating. Mr. Brewster would like to schedule the work for spring/early summer or fall of 2025, if funding can be secured. The tank will be offline for 8-10 weeks.

Mr. Brewster has decided a fourth employee is warranted. He will start the hiring process soon.

He reported that the two employees who received a bonus after last month's meeting wished to express their appreciation to the board.

The irrigation to the Heritage Park sign is broken beyond repair. New irrigation is set to be installed per the new construction plans in Heritage Park. Mr. Brewster has decided to wait until spring/summer of 2025 to plant the rose bushes, so they have the best chance of survival. The crew will plant some bulbs in the fall for a springtime splash of color, as they don't need irrigation to bloom.

Mr. Forcum inquired about the water rate study. Mr. Brewster relayed he has not heard anything back yet.

A resident in Silver Spur reported a noisy meter, which notified the crew of another issue. It appears that his service line is leaking, and likely has been for quite some time. He is set to have it repaired this week.

TREASURER'S REPORT

Mr. Sterling motioned to accept the payables for \$87,351.06. Mr. Boyle seconded. Passed 3/0.

OLD BUSINESS

No old business.

NEW BUSINESS

Mr. Boyle said he's been seeing an increase in the dumping of private materials at the entrance to Steamboat II. Perhaps "No Dumping" signs installed there would help? Mr. Brewster also noted that we could put a message on the next water bill, as well as the website.

NEXT REGULAR BOARD MEETING

The next Regular Board Meeting is July 15, 2024.

ADJOURNMENT

The meeting adjourned at 7:00.