

Regular Board Meeting Minutes

September 15, 2025

Approved October 20, 2025

Vice President Jethro Sterling called the Regular Meeting of the Steamboat II Metropolitan District to order at 6:18 pm. The meeting was held at the Steamboat II Metropolitan District office at 2851 Riverside Plaza unit 100, Steamboat Springs, CO. Members present were Grady Koupal-Treasurer and Kelly Conway-Secretary. Also present were Jeb Brewster-District Manager and Michelle Belton, who recorded the meeting and transcribed the minutes.

PUBLIC COMMENT

No comment.

PRESENTATION OF MINUTES OF THE LAST MEETING

Mrs. Conway motioned to accept the minutes of August 18, 2025. Mr. Koupal seconded. Passed 3/0.

ATTORNEY'S REPORT

No report.

MANAGER'S REPORT

Mr. Brewster reported that replacement parts for Well #3 have been received, and BJ Pump is scheduled to be onsite this week to complete installation and return the well to service. He further noted that the crew recently conducted the bi-annual water tank inspection and carried out necessary repairs. However, the tank interior still requires rehabilitation, which he anticipates scheduling for 2026.

Mr. Brewster advised that the system leak rate was measured at 49.5 gpm in August and has since decreased to 42.5 gpm as of mid-September. He explained that fall maintenance activities include flushing fire hydrants, exercising water valves, and conducting pressure tests on water lines to identify potential leaks.

During discussion, Mr. Koupal inquired about the development of a map or plan outlining future system improvements. Mr. Sterling suggested that Mr. Brewster prepare a newsletter for residents to highlight recent repair successes and to explain how revenue from the water rate increase has been allocated.

Finally, Mr. Brewster reported that he met with Mr. Robbie Shine to further discuss the potential decommissioning of Well #2 and the removal of the shed currently located within the District's easement.

TREASURERS REPORT

Mr. Koupal motioned to accept the payables of \$227,736.73. Mrs. Conway seconded. Passed 3/0.

OLD BUSINESS

No new business.

Passed 3/0

NEW BUSINESS

Mr. Sterling inquired regarding the easements within Heritage Park and their associated maintenance schedule. In response, Mr. Brewster stated that Heritage Park contains a soft-surface trail adjacent to Highway 40, a designated soft surface trail that acts as an access point from Brandon Circle, and an additional soft-surface trail situated between four residences, providing a connection from Brandon Circle to Lindsay Drive. Mr. Sterling further inquired as to whether a trail exists to the Montessori School. Mr. Brewster confirmed that no such trail is present.

NEXT REGULAR BOARD MEETING

The next Regular Board Meeting is scheduled for October 20, 2025.

ADJOURNMENT

The meeting adjourned at 18:57.