

DURANGO WEST METROPOLITAN DISTRICT #2  
MINUTES FOR THE REGULAR MEETING  
June 16, 2021

- I. Call to Order  
President Carly Thomson called the meeting to order at 6:01 p.m. Other Board Members present were Directors Beverly Lawrence, David Cramer, Derek Ryter and Wayne Schrader. Also present: Jane Looney, District Manager; Fred Owens, District Accountant; and Dave Marsa, Water/Wastewater Operator. This meeting was conducted via phone conference call due to COVID-19. One resident attended.
- II. The minutes of the May 19, 2021 Regular Meeting were presented for approval. Wayne made a motion to approve the minutes as presented. Dave seconded. Motion passed.
- III. Administration
- A. Financials
1. Jane presented the accounts receivable list for May 2021.
  2. Accounts payable were presented for approval. Board action. Wayne motioned to approve the payables. Dave Cramer seconded. The motion passed.
  3. Financials – Financial statements ending May 31, 2021 were presented.
- B. Water & Wastewater Operations
1. Water and Sewer Operations Report – Dave cranked up LDWA to the maximum amount. Wells are producing about 1/3 of did last year. Fortunately, water usage was down in May this year. We are slowly gaining in the tank and should be up to 19 feet by end of week. Clint wants to use our starter for the woman who owns well 10. The Board gave permission.
  2. Wastewater Operations Report – everything is going along as it is supposed to including the ammonia levels. Dave saw no water or sewer conflict with road projects this year or next (if it is Aspen Drive between Oak Drive and Fir Drive) which means no valves or manholes involved.
- C. Roads and Open Space
1. Open Space Update – a resident asked for permission to continue having his coffee truck at the front entrance on first Fridays. The Board discussed issues related to this request including precedence and Bud saying it required permitting since they were on a public road. The Board decided that at this time, it was not going to prohibit him. However, also tell him that in talking with our attorney, he indicated that since it is a public street, the owner would need a permit. Jane will email him.  
Tennis court – Jane presented the need and cost for a new net, ratchet and installation to not exceed \$500. The Board said to go ahead.  
Road Update – a resident said he has seen multiple abandoned vehicles. Jane said that she contacted the sheriff's office who towed the abandoned vehicle on Pine Ridge Loop on June 9<sup>th</sup>, and wasn't aware of any others. Parking on the street is

a bigger issue as enforcement presents a problem. The Board will discuss this issue further, including more no parking signage, at another time.

#### IV. Business

1. Discuss Future Road Project Direction – Matt Leeder attended. He said that the core testing and work from Trautner/SGM provided good data and information. Their findings pretty much correlated with what he already knew about the roads. For example, Michael's Way and Wedgewood were not up to industry standard when put in. Considering the engineering side of it and longevity more gave him another direction to go – getting as much bang for your buck without doing replacement. Previously, he has done fabric overlay of 2". By adding another inch and do 3" overlay with more milling, we would add 10 more years. He looks at the main artery roads – those that everyone gets a benefit – as places to spend more money. He pointed to the section of Aspen from Fir to Oak Drives as an example and provided the board with three bids on this section: \$94,000 2" mill and overlay; 3" \$117,000; complete replacement (R&R)\$231,000. We would spend almost double for the R&R and as well as be more disruptive to residents taking two weeks rather than 4-5 days for an overly. Plus, with 3" overlay, should be able to get 25-year road with proper maintenance. Matt said priorities are Willow (which we are doing this year) and Michaels Way. If we don't watch that, may have to do a complete R&R. Board said yes to the direction of doing the mill overlay vs replacement and in the case of Aspen said yes to go for the overlay with extra inch to buy more years. Now we can do a master plan. Due to the pandemic, Matt warned it looks like asphalt is going to go up. He would like to see some engineering involved but there's a point where you are losing value if you are doing too much engineering. Matt and Derek didn't see anywhere in the report or viewing roads (i.e. settling) as concerning in the road base section. While the Aspen Drive road project is not affected by infrastructure concerns, Matt thinks the sewer line run down the middle of Michael's Way. If the district thinks that's substandard, then may consider a complete R&R and fix the water/sewer line. Wayne proposed to go with a 3 year plan and for Matt to get with Dave Marsa, based on the middle option discussed but also talk with the engineering firm or another one that understands the new technology. The Board agreed.
2. Review/Discuss Meeting with Planning and Building Department: Wayne, Beverly and Jane met with them. Wayne thought it was productive meeting. We expressed our concerns, our ADU resolution and discussed ways that we could be more in the loop. Beverly will follow-up with the Planning Department.
3. Other District Correspondence: see correspondence in board packet for more; question whether DW2 was out of water July 28<sup>th</sup>; cracked valve water usage inquiry; parked backhoe blocked access on resident's property; looking at property deal with covenants but without an HOA how is it enforced; thistle spraying contact; our HOA policies; street sweeping comment; streetlight

spotlight change; parked cars; abandoned car; ringing doorbells and turning outdoor faucet on (Board can't do anything about it); path by tennis courts again.

4. Newsletter items – already printed this month due to Jane leaving for vacation.

IV. Adjournment – Wayne motioned to adjourn meeting. Dave Cramer seconded.

The meeting was adjourned at 7:50 p.m.

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Jane Looney, District Manager / Secretary