

# DURANGO WEST II

## Metro District News

August 2019 Newsletter

### DW2 Metro District Fee Increase and Water Allotment Reduction

Thank you to all who responded to the Board's proposals by phone, email or in person at the Monday, July 15 special meeting. There were 40 residents who signed in, representing 36 properties, and a board member counted 70 people in attendance at one point. Copies of the 2019 Budget were available. Individuals provided thoughtful comments, concerns, questions and ideas. The Board was pleased to have such broad input, and is considering many of the ideas, including a potential ongoing additional revenue source. Several residents suggested grants to help cover some of our costs. The District just completed a grant from the State earlier this year for improvements to the wastewater treatment plant. Grants are not a way to fund annual expenditures. While they can be a good option for capital improvement projects, state grants require a match from the district – often over 50%. Our District Manager had already signed up for a Special District Association grant workshop (took place July 23). The District will explore state grants to assist in capital improvements for our water infrastructure.

At the Wednesday, July 17 Board meeting the Board voted unanimously to increase the metro fee by \$20 to \$160 per month effective August 1st (for the month of August metro fee which is billed September 10th and due October 4th). Of this increase, \$10 will go to the water fund's operational budget to help balance the annual budget and \$10 will go to the general fund to allow the District continue being proactive in road maintenance (delaying replacement) and to more consistently fund fire mitigation efforts in our open space areas.

At the Wednesday July 17 meeting the Board discussed the proposal to reduce the base water allotment to residents from 10,000 to 6,000 gallons a month. This propo-

posal elicited wide ranging comments from residents including no reduction in allotment, phasing in changes, etc. Board members considered all comments and ultimately voted unanimously to institute the allotment reduction on January 1, 2020.

This aligns DW2 more closely with Lake Durango Water Authority's structure and also with base allotments of other La Plata County subdivisions. It requires those who use more water to pay a bit more. The majority of our residents will be unaffected by the allotment reduction. Historical data for Durango West 2 water usage for the 79 month period from January 1, 2012 through July 31, 2018 (including several dry periods) shows the following:

6,000 gallons/mo or less	83.005%	299 households
6,001 to 8,000 gallons/mo	7.908%	28.5 households
8,001 to 10,000 gallons/mo	3.776%	13.5 households
10,000+ gallons/mo	5.311%	19 households

#### 2020 Water Rate Structure:

# of Gallons Used	Additional Cost per 1,000 gallons
6,001 – 8,000 gallons	\$ 7
8,001 – 10,000 gallons	\$10
10,001 – 15,000 gallons	\$15
15,001 – 30,000 gallons	\$25
30,000+ gallons	\$50

The District will expand on this brief review in the future, and the Board extends its sincere thanks to everyone for understanding the difficult decisions leading up to these changes.

If you did not receive this group email on Monday, July 22nd – please send your email contact info to [dw2@my-durango.net](mailto:dw2@my-durango.net) so that you are on the DW2 group email list as there are important and time sensitive notices that go out from time to time.

**METRO FEE: \$160 effective August 1st for August metro fee – due October 4th.**  
**WATER BASE ALLOTMENT: 6,000 gallons effective January 1, 2020**

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### Water Conservation

Some residents have asked for conservation information. Here is a great Colorado resource. Learning to use water wisely indoors and outdoors is vital where we live.

Colorado Water – Live Like You Love It is an outreach/educational campaign of Colorado WaterWise. Check out their 14 ways to save water indoors and 14 ways outdoors along with other great information: [lovecoloradowater.org](http://lovecoloradowater.org).

### Meter Monitoring Resource

Several residents have asked how they can monitor their water meter. Our thanks to resident Richard Presley, for sharing his option with us last fall. Below is his email, contact information and offer of assistance.

*The new water meter is great. I purchased a WiFi WebCam (video monitor) from Amazon for only \$25, and put it in our crawlspace focused on our new water meter's LCD display. I have an app on my smartphone connected to this video monitor so that I can see our water usage in real time. The app was included with the purchase of the WiFi WebCam, at no extra charge. Since it works through WiFi there were no cables to route, and installation of the app on my android phone and my wife's iPhone was very easy.*

*Now we know how much water we use when we water our garden or lawn, our dishwasher, washing machine, showers, etc. Also, we can of course keep track of how much water we have used at any time every month, so that we manage our water use, and never use too much.*

*The electricity cost to run the camera, as well as the 6.5 watt LED lamp to illuminate the meter, 24/7/365, is about \$20/year. One month last summer we watered too much and our water bill was around \$400, so this is very cheap insurance that overuse never happens again.*

*I am thinking other homeowners might want to know about this solution and perhaps implement it too, and so thought perhaps you might want to mention how well it is working for us in the newsletter. Water conservation is important to us all, and this might help the commu-*

*nity. If anyone wants my help with their setup they can call me at 970-375-0346.*

### Fire Mitigation

DW2 conducted fire mitigation work in the interior greenbelt cutting tall grasses. Homeowners are advised to conduct their own mitigation including creating defensible space, cutting tall grasses, cleaning up needles from roofs and gutters and removing slash piles. For more fire mitigation resources: visit Wildfire Adapted Partnership (formerly FireWise). Please note: Some residents have left slash piles by their curb. Please remove these as quickly as possible. This represents a fire hazard – one example: someone could throw a cigarette out of their car passing by or just walking by.

DW2 residents are eligible for programs that Wildfire Adapted offers. Check out [www.wildfireadapted.org](http://www.wildfireadapted.org) to find out more. One program is the Home Wildfire Risk Site Visit. This is the first step to possibly getting some financial assistance when available. Contact Charlie at [clandsman@wildfireadapted.org](mailto:clandsman@wildfireadapted.org) for more information.

### No Motorized Vehicles on Greenbelt Areas

Motorized Vehicles are not permitted on any of the greenbelt areas in the neighborhood. This includes ATVs, dirt bikes, electric scooters, etc. **Several children have been seen on trails with motorized bikes. These are not allowed on the trails either.** The trails are for walking, running and bicycles. For the safety of all trail users and the health of the greenbelt, please follow this policy.



### Slow Down

There are children playing, people riding bikes, walking dogs and just enjoying our neighborhood. There are also pets and animals out. SLOW DOWN AND USE EXTRA CAUTION when driving through the neighborhood. While there is a posted 25 mph speed limit around the neighborhood – drivers are advised to use a lower speed appropriate to the conditions and time of day. Remember, this is a residential neighborhood. Take an extra minute and please slow down.

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### Trail Volunteers Welcomed

We have a trail coordinator. If you are interested in volunteering to help with trails, please email [dw2@mydurango.net](mailto:dw2@mydurango.net).

### Animals in the Neighborhood

This is reminder that bears have been seen in the neighborhood. Also at this time of year, fawns are out with their mothers especially in the early morning and evening hours. Please exercise even more caution during these times while driving or walking trails with your dogs. Please do your part to respect bears in our neighborhood by removing attractants to bears. Do not leave food, beverages, pet food or trash in vehicles. Keep garage doors and other bear-accessible windows and doors tightly closed and locked. If you have bird feeders, bring them in at night. **Do NOT leave your trash can out before the morning of pick-up.** La Plata County has an ordinance that fines residents at least \$200 for not securing trash containers from wildlife.

To report a violation, call Animal Control at 259-2848. They are now issuing citations now. Check out [bearsmart-durango.org](http://bearsmart-durango.org) for more resources.



### Dogs

Please remember that dogs must be either kept on a leash or under voice control while in the greenbelt space. This is to keep residents and wildlife safe. If you spot an overly aggressive or out of control dog, please contact Animal Control at 259-2848. Dog waste must be picked up by the dog owner. Please be a responsible pet owner and pick up after your dog and respect other people's property. This also applies to the trails and the roads.

### Contact Information

Please make sure you are on the DW2 Group email list as there are important and time sensitive notices that go out from time to time. Just email [dw2@mydurango.net](mailto:dw2@mydurango.net). Please also make sure we have an updated email address and phone number to contact you. Send an email to [dw2@mydurango.net](mailto:dw2@mydurango.net) with your phone

number and address, so we know we have a way to contact you or to get on the group email list.

### No Parking – Keep Roads Safe

Parking on District streets is prohibited under Resolution 2004-03, It is a safety hazard as we do not have sidewalks in the subdivision. No one wants to be responsible for someone or someone's pet getting hurt because they parked in the street. It also greatly hinders our maintenance efforts. Please park vehicles including RVs in your private driveways, and remind your guests of our policy.

### Eliminate Mosquito Breeding Grounds



Please do your part in eliminating breeding grounds for mosquitoes by checking for standing water around your homes and getting rid of it. This small effort will help protect yourself, your family and your neighbors from mosquito-borne diseases. Mosquitoes breed in standing water so drain, at least a couple of times a week, any areas where water sits – including flower pots, bird baths, pet bowls, gutters and construction material.

### Website

The District has a website at [www.dw2.co.municipalgovt.org](http://www.dw2.co.municipalgovt.org). Please visit there for District announcements and information. We also post minutes of Board meetings, annual budget, the newsletter and annual water quality report.



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**\*\*\* Next Meeting is August 21, 2019 at 6 p.m. at the Mail House \*\*\***

### District Manager

Jane Looney

259-3946 • dw2@mydurango.net

### Water Operator

Tyler Whitt

799-2710

### District Accountant

Fred Owen

385-2518

### Board Members

David Crom • 259-5597 • Treasurer • May 2020    Wendell Qualls • 946-6755 • Director • May 2020  
Beverly Lawrence • 799-2775 • President • May 2022    Wayne Schrader • 317-5109 • VP • May 2020

## DURANGO WEST II BUSINESS BRIEFS:

*The Business Briefs section of the newsletter is provided as a free service to current DW2 residents who wish to have their business or service listed. If you would like to have a listing, please email your brief to dw2@mydurango.net.*

- ▶ House sitting and pet care when you are away! Let me ease your worries and take care of your home.  
Tutoring: K-8 in all subject areas.  
Licensed in CO & NM with 20 yrs of classroom experience.  
Plexus: An all-natural, plant based line of health & wellness products that help regulate your body to work more efficiently. We offer weight loss, detoxification, pain relief, vitamins, and so much more. Contact Carrie at 259-4599.
- ▶ Big Toy Boat, RV & Mini Storage provides storage options for Household & Business, Boats, Campers & RV's at competitive prices. Wendell & Vindred Qualls @ 970-247-2680, or www.BigToyStorageDurango.com
- ▶ Holistic Chiropractor. Dr. Robert Stein. In practice since 1985. DWII homeowner since 1996. Call 382-8500. www.drrobertstein.com
- ▶ House sitting and/or pet care. What are your needs? Overnights? Feeding? Walking? I'm retired, reliable, responsible and a resident (of DW2). Call Ken Hibbard 970-749-1378
- ▶ Cedar Enterprises LLC specializes in fire mitigation/fuels reduction in or around dwellings. Call for an estimate. Cedar wood cords neighborhood special \$250. Contact Bryan at 769-3438
- ▶ Lawn mowing and weed trimming services: Call Mason O'Bannon at 970-946-6041. Very reasonable prices as 13 years old - jobs starting at \$15.
- ▶ Certified babysitter and can care for your pets and plants while you are gone. I am responsible, caring and reliable and love spending time with children and pets. I am a licensed driver with reliable transportation. Please call Cassandra at (970)-317-1439
- ▶ Kokikai Durango Japanese Martial Arts: Practical self-defense & personal development through traditional training. Classes Mon and Thurs at 6:00 pm & Sat at 9 am in the Durango Recreation Center. Contact Thomas Holmes at (970) 799-7632 or visit www.kokikaidurango.com.
- ▶ Zumba With Donna Middleton. Classes at the Smiley Building 2nd floor dance studio. Wed. 5:45 pm. Fri. 1:30 pm. Sat. 8:45 am. Twice a month Sun. 9:00am. Call Donna @ 759-9944
- ▶ Join a Reiki class with Licensed Reiki Master Teacher, Teresa Jantz. Classes are held at Cafe of Life downtown Durango. Reiki is a stress reduction technique that promotes healing for the mind, body and spirit that anyone can learn. All levels offered. Learn more and register at www.TouchpointTherapy.com or call Teresa at 970-903-2547.
- ▶ Aspen Roof Repair, LLC. Owned and operated by Nathan Ekola, a DW2 resident since 2009. Roofer of the neighborhood mail house. Fully insured. Roof repairs, maintenance, & snow removal. 970.903.5303. aspenroofrepair.com
- ▶ San Juan Paralegal Services; Contract Paralegal. Over 10 years of experience. Areas of knowledge include: Criminal Law, Civil Litigation, Personal Injury, Family, Business/Contracts, Trademarks. Contact Molly Pagano at (303) 881-4631.
- ▶ ABC Plumbing & Heating is available for plumbing & hot water heater service, repairs & remodels. Call 970-764-4315, www.abcp plumbingdurango.com
- ▶ Are you ready to sell? Staging your house is key to getting top dollar. We also do Interior Design. With over 20 years of design experience, we can help! And we are right here in DWII. Call Maria at Spruce It Up Durango at 303-912-1279 for your consultation. www.spruceitupdurango.com.
- ▶ Therapeutic Massage with hot stones, essential oils and CBD topical lotion in DW2! Empowered Living LLC owner Ali Jacobs has 13 years' experience, is offering new client rates \$50 for 60mins. Call 970-903-3189.

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970-375-7014

www.TheDurangoTeam.com

