

MINUTES OF THE OCTOBER 28, 2020 REGULAR MEETING
OF THE PUEBLO CONSERVANCY DISTRICT

Directors Present: Barbara Bernard, Matt Cordova, Corinne Koehler, Bud O'Hara, Donna Phillips, Ron Serna, Paul Willumstad and Dennis Maroney

Also Present: Attorney Don Banner
Administrator Rick Kidd

Guests: Mike Cuppy, NorthStar Engineering
Kim Kock, NorthStar Engineering
Shanna Lewis, Colorado Public Radio
Cynthia Ramu and Spencer Little, Mural Art Committee members
Sam Ebersole
Tony Greer, Keller Williams

The regular meeting of the Pueblo Conservancy District was called to order by President Koehler at 10:00 am.

Public Forum: Sam Ebersole spoke briefly about a new documentary that he is working on. The Pueblo Conservancy District will be a part of the video.

Minutes: A quorum being present, the Minutes of the September 23, 2020 meeting were reviewed. Cordova moved to approve the minutes and Bernard seconded. The motion was approved.

Levee Mural Art Proposals:

Ramu was not present yet so Little presented the two current proposals. The first was a fanciful "peacock" bird by Monson. Bernard moved to approve the mural and Willumstad seconded. The motion passed.

The second proposal was an abstract depicting the trees, rivers, rocks and flower fields of Colorado by Wichmann. Cordova moved to approve the mural and Bernard seconded. The motion passed.

Treasurer's Report: The financial documents presented by the District's accountants and the bills presented for payment were reviewed by the Directors. Maroney said that he has reviewed the accountant report and found it acceptable to receive and file. Willumstad moved to file the accountant's report and Cordova seconded. The motion passed.

The following bills were posted for review and approval:

BSJ Operations and Maintenance Account:

\$ 475.00	MGPM, Monthly Accountant fees
\$ 500.00	B&B, Attorney Fees
\$ 775.00	B&B, 2 nd Quarter fees for additional services
\$ 1,800.00	Kidd Engineering, Administrator/Engineer fees

\$ 200.00	Bernard, Director's Fee
\$ 200.00	Cordova, Director's Fee
\$ 200.00	Koehler, Director's Fee
\$ 200.00	Maroney, Director's Fee
\$ 200.00	Martin, Director's Fees
\$ 200.00	O'Hara, Director's Fee
\$ 200.00	Phillips, Director's Fee
\$ 200.00	Serna, Director's Fee
\$ 200.00	Willumstad, Director's Fee
\$ 6,464.52	Garren, Ross & DeNardo, 2019 Audit Report
\$ 5,257.50	Spaccamonti Excavating, Moffat/Lansing limb haul off, Lake Runyon trash removal, Levee weed removal 11th to 4th

BSJ Construction Draw Account:

\$ 577.50	Kidd Engineering, September 8 through October 26, 2020 Phase 6 CA/CO and meetings
\$ 330.00	Kidd Engineering, September 8 through October 26, 2020 Arkansas River levee City Planning and IGA
\$ 4,904.50	NorthStar Engineering, Phase 6 Construction administration, staking, testing, etc. and reimbursable expenses September 19 through October 26, 2020
\$ 2,501.00	NorthStar Engineering, Task D – Engineering Design Services, Permitting and Regulatory Approval
\$ 4,728.00	NorthStar Engineering, Maintenance Assessment Support, Consultations, Loan Documents, etc.
\$113,902.63	KR Swerdfeger, Arkansas River Levee Phase 6 PR #10
\$ 900.00	B&B, PC, CWCB Loan Documents

BSJ Reserve Account:

\$ 17,072.02	Pueblo Conservancy District – Transfer to Operating Account
\$127,843.63	Pueblo Conservancy District – Transfer to Draw Account

Bernard moved to approve payment of the bills and Phillips seconded. The motion passed.

Excess Properties: Greer reported that he has been in discussions with Jean Latka and John Wark. Latka is interested in an area between their properties and Corona. She did not make an offer but mentioned that she thought they paid about fifty cents per square foot for the other property that they bought from the District. Wark has offered \$100,000 for all of the properties that the District owns between 4th Street and Union Avenue. There are 18 parcels and this offer is approximately forty-four cents per square foot. O'Hara said that he is concerned about selling properties with easements through them. Greer said that the area that Latka would like to purchase is approximately 9700 square feet so the comparable value for it would be \$4000 to \$4500. The consensus was for Greer to continue working with these individuals. He is to see how selling the one parcel to Latka would affect Wark's offer.

Budget Hearing:

A quorum being present, the 2021 Budget was presented for final discussion and approval. Kidd reported that he had made the changes per the September budget discussion. He said that the budget notice had been posted but that no one has contacted him for a review. Banner discussed how the IGA's with the City would work and that the District is a pass through for this funding. Cuppy reported that the gross maintenance fund assessment for this year is \$2,046,475. Kidd said that the budget shows only \$1,950,000 to reflect the approximate rate of actual receipts. Willumstad moved to approve the budget and Bernard seconded. The motion passed. Banner presented the resolution to adopt the budget. O'Hara move to approve the resolution and Willumstad seconded. The motion passed. Banner then presented a resolution to appropriate sums of money. O'Hara moved to approve the resolution and Bernard seconded. The motion passed. The resolutions as read and presented will become a part of these minutes. Banner also presented corresponding directions to the Treasurer, the 2021 budget message, and the transmittal of the 2021 budget to the Colorado Division of Local Government.

Mural Project: Ramu reported that there are currently four artists working on their murals. One is completed. She proposed reducing the application charge from \$50 to \$10 and the artists are to provide their own primer. Serna said that he agreed with this. O'Hara so moved and Serna seconded. The motion passed. Ramu said that she had been in discussions with Koehler and Kidd about the mural submittal portal. A software named JotForm is very compatible to accept and share artist proposals. Her version has been being used but they have reached its maximum receiving capacity. She requested that the District pay the costs to upgrade to the Silver level. This should provide adequate capacity for the mid-foreseeable future. Kidd said that the cost is \$40 per month and that he could put that on his credit card with the District agreeing to reimburse him for this charge. O'Hara so moved and Cordova seconded. The motion passed. Ramu reported that she is working to see if there was adequate interest in a mural festival hosted in Pueblo.

President's Report: Koehler reminded that the nominated committee is to have a proposed slate of officers to present at the November meeting. She asked Banner, in consideration of the trail and bridge IGA's with the City, when easements need to be prepared. Banner said that he will work on drafting the easements for review. She said that at a meeting with the City it was learned that they have access to an additional \$350,000 of grant money but that they have to secure \$350,000 of match funding. The District is upgrading the Wildhorse Creek crossing as a part of the maintenance access and it will also be used as a pedestrian trail. This could potentially be used as in-kind for match funding, but in-kind is not currently approved by DOLA. The City is checking to see if DOLA would be willing to change the agreement to include in-kind work as part of the required match funding. Koehler said that she and Banner have continued in discussions with vendors to develop a pod to include shade structures, benches, and trash receptacles. It is hoped that this could be at least partially paid for by the DOLA grant if we can work a way to meet the match requirements. The consensus of the Board was for her and Banner to continue with the ideas and discussions.

Administrator's Report: Kidd said that he had been contracted by Trout Unlimited concerning re-construction of the boulder vanes. Kidd told them that he hoped that arrangements could be made for Fin Up to work on this during the winter months.

Recreation Committee Report: Mike Cuppy reported that the City has authorized Bridge Brothers to proceed with fabrication of the 4th Street Bridge. It is scheduled to take three months for fabrication and three months for the installation. He sees a possibility that it will be completed sooner than this. They are actively working on final costs for the second bridge. It will be similar in design only shorter with a lower load capacity. They are hoping that construction of it will also be completed before June 2021.

Fountain Creek Report: O'Hara said that he attended the Technical Advisory Committee meeting on October 7th. They are looking at a water quality study along the Creek. There are also plans developing to construct a trail from Fountain to Pueblo.

Arkansas River Levee: Cuppy said that the current pay request from Swerdfeger (PR#10) is for the current contract. The work to upgrade the Wildhorse Creek crossing to a permanent installation is under a change order proposed for approval. The current costing analysis has the value at \$223,724. However, the contractor, Kidd and NorthStar all agree that the rock riprap should be grouted in to help resist the forces of flood flows. It is expected that this will add a little over \$20,000 to the costs. Therefore, they are proposing approval of the change order at a cost not to exceed \$250,000. Ron so moved and Willumstad seconded. The motion passed. NorthStar and Kidd propose to issue Swerdfeger with a Certificate of Substantial Completion up to this new Change Order #11. Willumstad moved to issue the proposed Certificate and Cordova seconded. The motion passed.

'21 Celebration: Bernard reported that she had received two price quotes for the dedication plaque. One proposal is for a bronze plaque at a cost of \$3458. The other is a precision tooled plaque to \$3204. This style is the same as the one at the City's parking garage. The consensus was to go with the precision tooled plaque, with the funds paid out of the District's account. Koehler said she has been receiving favorable responses to sponsorships of interpretive story board signage. The costs are \$1400 each. Black Hills Energy has already paid for one and other entities have indicated that they will also be sponsors. Kock volunteered that NorthStar Engineering will sponsor a board and Banner said that his firm would also. Bernard said that there are several organizations that are make plans for the flood celebration as well. There are also plans for food vendors and entertainment.

Old Business:

None

New Business:

4th Street Pedestrian Bridge – Cuppy said that this bridge will be constructed under the terms of the PCD/City IGA #1. The current contract values are \$886,870 for Swerdfeger and \$70,662.00 for NorthStar. This will be a clean agreement with Swerdfeger and a new, similar format, add-on agreement for NorthStar. Willumstad move to approve these two agreements. O'Hara seconded and the motion passed.

Other Business:

None.

There being no further business the meeting was adjourned at 12:07 pm.

APPROVED:

Corinne Koehler, President

Ron Serna, Secretary

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