

MINUTES OF THE NOVEMBER 18, 2019  
FINAL BUDGET HEARING  
and  
REGULAR MEETING

Directors Present: Barb Bernard, Matt Cordova, Corinne Koehler, Bud O'Hara, Dennis Maroney, Jerry Martin, Ron Serna, Paul Willumstad

Also Present: Attorney Don Banner  
Administrator Rick Kidd

Guests: Kim Kock, NorthStar Engineering  
Mike Cuppy, NorthStar Engineering  
Laurie Clark, Clark Engineering  
Beritt Odom, Pueblo City Planning and Development

The regular meeting of the Pueblo Conservancy District was called to order by President Koehler at 10:04 am. A quorum was present.

2020 BUDGET HEARING

The budget hearing was opened and President Koehler requested the Board to go in to Executive Session. The hearing was reconvened at 10:10. Willumstad moved for approval of the 2020 Budget. A question was raised concerning the \$35,000 listed for maintenance fund assessment program maintenance and etc. Kidd explained that this item includes services that NorthStar Engineering provides to update the records with the County and various other support services that NorthStar provides. It was decided to reduce that back to the \$7,000 that had been budgeted for 2019. Willumstad moved to increase Kidd's contract by \$100 per month. Bernard moved an amendment for the increase to be \$150 per month. There was no second. The Willumstad motion passed. Bernard seconded Willumstad's motion to approve the budget as changed. The motion passed and the Budget Hearing closed.

It was requested that the minutes reflect that the anticipated 2019 Maintenance Fund Assessment income is going up \$200,000 due to the increase in property values, not due to a change in the assessment rates or areas.

**Minutes:**

The minutes of the October 23, 2019 regular meeting were reviewed. Martin moved to approve the minutes and Bernard seconded. The motion passed.

**Public Forum:**

None.

**Pasquin (Mission Foods) Property Access –**

Laurie Clark reported that she had talked to Lynn Clark (HARP Authority), Scott Hobson (Pueblo Planning and Development), the Pueblo Fire Department and the Pueblo Police Department. They are either supportive of the proposed alternate access, or have no objections to the project concept. Clark said that they are hoping to control access with signage and video surveillance. It may be necessary to put in an automatic gate with card reader access. They hope this is not necessary because of the impact it would have on the trucks entering and exiting the property. She said that Hobson is going to have an internal meeting to see if anyone with the City may have a concern. Clark said that she had also met with the County 1A Bond Committee and that Sabina is to provide a note stating that the County does not have a problem with the proposed access. Clark said that there had been an Commerce Street access but it has been taken out, and that Gruma is not a street. It has existed as an easement and the area is to be a part of the extended HARP project. Kidd said that his concerns were how the proposed access would impact the County's and City's plans for future developments along this corridor and into the Runyon area. He also expressed a concern about responsibility and responsiveness for cleaning of debris that may be lodged at the proposed box culvert bridge. Maroney said that he is concerned that it be design for adequate capacity. The flows in Thomas Phelps Creek are currently controlled by the capacity of the HARP system and the culverts under Santa Fe. He said that the long term plan is for improvements that will carry away more of the City's stormwater runoff. He said that the need for improvements have been discussed in City planning and in the HARP's future developments. Clark said that the development of a master plan for the area is in the works. She believes some of these issues will be addressed in that plan. She said that they would like to have a 24-foot wide paved ingress and egress route from Ilex to the property. Willumstad said that Pasquin's attorney should draft a proposed easement document for consideration by the District. Banner suggested several points that the agreement should address. Willumstad moved to approve the concept subject to the provisions stated and may be recommended by Banner. O'Hara seconded and the motion passed.

**Treasurer's Report:**

**Accountant's Compilation Report –** Willumstad said that the accountants are out of town so there is not a report this month.

**Bills –** Willumstad said that the bills were routine. Kidd said that we will start receiving invoices from Swerdfeger next month. Willumstad moved to pay the bills and Cordova seconded. The motion passed.

The following bills were posted for review and approval:

BSJ Operations and Maintenance Account:

\$ 450.00      Black Hills Energy, Lake Runyon Electricity

\$ 475.00	MGPM, Monthly Accountant fees
\$ 500.00	B&B, Attorney Fees
\$ 1,700.00	Kidd Engineering, Administrator/Engineer fees
\$ 310.00	Kidd Engineering, Meetings and discussions with Pasquin and Clark
\$ 59.16	Kidd Engineering. Office Supplies
\$ 200.00	Bernard, Director's Fee
\$ 200.00	Cordova, Director's Fee
\$ 200.00	Koehler, Director's Fee
\$ 200.00	Maroney, Director's Fee
\$ 87.00	Maroney, Mileage for attending Fountain Creek committee meetings
\$ 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

BSJ Construction Draw Account:

\$ 620.00	Kidd Engineering, Phase 6 CA/CO and meetings
\$ 15,396.00	NorthStar Engineering, Phase 6 Construction administration and reimbursable expenses September 22 through October 19, 2019
\$ 3,100.00	NorthStar Engineering, Maintenance and Artist Location indexing, mapping, and stamping

BSJ Reserve Account:

\$ 5,381.16	Pueblo Conservancy District – Transfer to Operating Account
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BSJ Bond Loan Account:

\$ 19,116.00	Pueblo Conservancy District – Transfer to Draw Account
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**President's Report –**

Koehler said that she did not have anything to report.

**Administrator's Report –**

Kidd said he did not have anything to add beyond the agenda items.

**Recreation Committee and IGA –**

Kock reviewed the Pueblo Conservancy District work items that are being used for \$1.5M of in-kind match money for the City's GOCO grant application. The City Attorney prepared a draft of an IGA agreement between the City and the District. Banner reviewed some clauses that are to the detriment of the District. Banner said he believes that the issues can be worked out. An agreement needs to be in place so that the City Council can approve it at their December 9 meeting so that the construction work can proceed without impact. Banner said that District could approve the IGA subject to his working out and agreeing to the provisions.

Martin moved to approve the IGA subject to Banner working out an acceptable agreement. Maroney seconded and the motion passed.

**Fountain Creek Committees-**

Maroney and O'Hara were both out of town so they do not have a report.

**'21 In '21 Celebration-**

Bernard said that due to her interim job she has had to change the date and time of the meetings. The next meeting will be in January.

**Levee Mural Proposals –**

Serna said that they had met with artists a couple of weeks ago. There will be another meeting next week. He and O'Hara have some proposals for the Board to consider for approval.

-Serna said that Matt Taylor needs to get his mural done before the end of the year to comply with his grant terms. O'Hara showed a picture of his concept. After discussion Willumstad moved to not approve this mural. Bernard seconded and the motion passed.

-Fire department depiction mural. Martin moved for approval and Maroney seconded. Motion passed.

-Cow girl depiction. Martin moved for approval and Maroney seconded. Motion passed.

-Sunrise/Sunset depiction. O'Hara said that this needs to be brought back later.

-Girl with tongue out. O'Hara said that this one needs to work and will be brought back later. Later in the discussions this project was brought back with a better picture. Willumstad moved to disapprove and Bernard seconded. The motion failed. Martin moved for approval and Cordova seconded. The motion to approve the mural passed.

-Geometric rose. Bernard moved for approval and Willumstad seconded. Motion passed.

-Flying serpent. Willumstad moved to disapprove but did not receive a second. Bernard moved for approval and Martin seconded. Motion passed.

-Wildcat C. It was noted that this is not the Central Highschool logo. Willumstad moved to disapprove and Bernard seconded. The motion did not pass. Martin moved for approval and Cordova seconded. The motion for approval passed.

-Butterfly. Martin moved for approval and Maroney seconded. The motion passed.

-Geometric pattern. Cordova moved for approval and Martin seconded. Motion passed.

**Levee Construction–**

Kock reported that the pre-construction meeting was held and that there will not be weekly progress meetings. They will be held at the offices of NorthStar. Their survey crew is doing the construction layout surveys. Kock said he will follow up with the railroad about a fence along the land side of the Levee.

**Old Business:**

**Director Terms –**

Willumstad said he has not heard back from the City yet.

**Floodplain Administrator-**

Banner said the question here is, who should be the floodplain administrator through the Arkansas River corridor. Kock said that the function of the floodplain administrator is to administer filings, approvals, and implementation of floodplain permits. He said that this directly affects the District from 18<sup>th</sup> Street to Lake Runyon. Banner said he sent a letter to Mayor Gradisar suggesting that the Pueblo Conservancy District should be the floodplain administrator for the Levee corridor. Maroney moved that the District should be the floodplain administrator from 18<sup>th</sup> Street through Lake Runyon. Willumstad seconded the motion and the motion passed.

**2020 Officers-**

In October, the nominating committee recommended keeping Koehler in place as the President and Bernard as the Vice President for another year. The other nominations were Maroney for Treasurer and Serna for Secretary. Koehler invited nominations from the floor. Being none, Martin moved to close the nominations and elect the slate of officers. Bernard seconded and the motion passed.

**Other Business:**

**CWCB Meeting-**

Koehler and Banner were originally planning to appear before the Colorado Water Conservation Board for the hearing and consideration of the Districts proposed loan increase. Koehler said she will not be able to attend. Banner said he would go as the District's representative. He invited any members of the Board to go with him.

**Dirt N Demo-**

Kidd reported that an invoice from Dirt N Demo came in during the course of the meeting. They have the contract for demolishing the buildings at 1912, 1914, and 1914.5 West 16<sup>th</sup> Street. The amount of the invoice is \$36,980.00. Kidd requested approval of payment for this invoice if he believed it was in accordance with the contract. Willumstad so moved and Cordova seconded. Motion passed.

There being no other business to come before the Board the meeting was adjourned at 11:55 pm. The next regular meeting will be on December 18, 2019, at 10:00 am.

APPROVED:

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Corinne Koehler, President

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Jerry Martin, Secretary