

Ridgewood Water District
Board of Directors Meeting Minutes
February 13, 2024

1. **Call meeting to order** at 7:09 PM. Members present: Mike Thomas, Charlie Parnell, Robert Panick
Kathy Furrow, Dave Burgess, Steve Ghioto
2. **Patron/Customer Forum.** Jon & Sara Carrizal and Allison Abdella
3. **Read and approve minutes.** Motion to approve by Mike, second by Charlie.
4. **Treasurer’s Report,** Robert Panick. Motion to approve report by Mike, second by Dave. Will be submitting document for Audit Exemption.

	January 7, 2024	February 13, 2024
Capital Account:	\$132,586.40	\$134,412.81
Operating Account:	\$ 58,339.98	\$ 57,874.86
Pay-Port Account:	\$ 6,142.27	\$ 8,102.02
Total:	<u>\$197,068.65</u>	<u>\$200,389.69</u>

5. **Operator’s Report,** Chad Sell. System normal. Discussion about possibility of cell signal or Starlink/satellite to notify board when water level is running low in holding tank. Current alarm is monitored by closest resident and frequently the alarm goes off in the middle of the night. Also, chance that alarm does not get reset or plugged in, which happened with the last leak, so no alarm sounded. Chad also clarified that we need each Patron to submit the state-required report verifying the type of service line going into their home.

6. Old Business:

- A. Well 2 Easement – Mike Thomas. Completed; filed with Teller County.
- B. Water service on/off fee - Discussion about fee for regular hours vs. higher fee for afterhours and weekends. Charlie suggested \$25 for regular hours and \$75 for urgent request made between 5:00pm – 9:00am.

7. New Business:

A. *Meter Reader compensation for non-monthly readings/work* – Should be determined on case-by-case basis. For help with the last water leak, Dave motioned \$50 compensation via check and Mike seconded. All agreed. In the future it may be best to have the Meter Reader check the vacation rental homes first as well as those homes with PT residents.

B. *Catastrophic water loss clause for Rules & Regs.* – Due to the last 2 leaks on patron property the board realized a need for a specific clause in our R&R. Though both situations were unfortunate, they were also somewhat preventable. First was due to broken pipes during the coldest week of CO weather resulting in approximately 62,000-gallon loss of water to the district and 2nd due to patron waiting too long (>30 days per R&R) to fix an issue on their property that turned into a catastrophic situation, causing water loss/waste to the district. The board recognizes that similar situations have occurred in the past, but no record was kept as to how these situations were dealt with. After much research, it was found that municipal water systems would grant a repayment plan but customer would be 100% responsible for all the water involved in the situation. On the other hand, small water districts like ours that use an incremental fee system based on water usage (more water used, more you pay per gallon) to discourage high water usage and/or abuse also had a clause to deal with Catastrophic losses. The board agrees that a Water Leak Rate Adjustment clause is the best way to fairly deal with unintentional situations that are not fraud or abuse. The clause recognizes that unfortunate situations do exist, patrons do have a responsibility, and the board is willing to work with patrons to provide financial relief while upholding their duties to provide safe and reliable water to the district. Mike motioned to grant a Water Leak Rate Adjustment to the 2 Patrons, Dave seconded and all agreed. Board to vote on official WLRA clause next meeting.

C. *Cell #'s for patrons for TXT blasts* – Mike will look into free services offered by Google.

D. *New board member opening* – Due to Stephanie Thomas' resignation, there is 1 opening. Interested parties should contact Mike. Board Members must be a Property Owner.

8. Open discussion:

A. Maximum water usage limits – Mike motioned that we adopt the limit of 12,000 g/mo. and Charlie seconded. Dave will add to the R&R.

B. Purchase of Air Hammer – Mike motioned to purchase an air hammer for the district and Kathy seconded.

C. HOA is requesting we share patron contact information with the; Board determined it is a privacy issue and not our place to give out that information. Charlie will inform HOA.

9. **Adjourn** meeting at 9:08 pm. Next meeting scheduled for Tuesday, March 12 at 7pm.

Respectfully submitted,
Kathy Furrow