

PBHMD REGULAR MEETING MINUTES

DATE: December 9, 2021

TIME: 5:30 p.m.

PLACE:

Paint Brush Hills Metropolitan District
Administration & Maintenance Building
9985 Towner Avenue
Falcon, Colorado 80831

ATTENDANCE:

- X Rebecca Bonilla - President
- X Melissa Raetz - Vice President
- X Christopher Olney - Secretary
- X Russell Lawrence - Treasurer
- X David Lisle - Assistant Secretary
- X Robert Guevara – District Manager

1. ADMINISTRATIVE MATTERS

1.1. Pledge of Allegiance

Director Bonilla led the Pledge of Allegiance at 5:30pm

1.2. Present Disclosures of Potential Conflicts of Interest.

No conflicts were noted

1.3. Approve Agenda.

Motion to Approve by Director Bonilla, Seconded by Director Raetz, unanimously carried

1.4. Public Comments.

4 Members of the Public in Attendance.

2. ENGINEERING MATTERS

2.1. Discuss and Review Engineer's Report

3. FINANCIAL MATTERS

3.1. Discuss and Review Monthly Financials

3.2. Discuss and Approve 2022 Budget priorities

Motion to Approve by Director Bonilla, Seconded by Director Lisle, unanimously carried

3.3. Conduct Public Hearing on Proposed Paint Brush Hills Metropolitan District 2021 Budget and consider adoption of Resolution No. 2021-12-01 Adopting Budget, Imposing Mill Levy and Appropriating Funds.

Open to Public for Comment at 6:57pm, No Comments, Closed for Comment at 6:58pm

3.4. Conduct Public Hearing on Proposed Paint Brush Hills Metropolitan District Subdistrict A 2022 Budget and consider adoption of Resolution No. 2021-12-02 Adopting Budget, Imposing Mill Levy and Appropriating Funds.

Open to Public for Comment at 6:59pm, No Comments, Closed for Comment at 7:00pm

4. CONSENT AGENDA & ACTION ITEMS

4.1. CONSENT AGENDA - These items are considered to be routine and will be approved and/or ratified by one motion. There will be no separate discussion of these items unless a Board member so requests; in which event, the item will be removed from the Consent Agenda and considered in the regular Agenda.

4.1.1. Acknowledge Manager's Report

Motion to Approve Manager's Suggestion of Irrigation Expenses from General Fund to Enterprise Fund by Director Bonilla, Seconded by Director Lisle, unanimously carried

4.1.1.1. 2021 Budget Priorities

4.1.1.2. Aged Receivables – Condensed

4.1.1.3. Leaks from Prior Month

4.1.1.4. Monthly Maintenance Report

4.1.1.5. Monthly Loan Balance Sheet Report

4.1.2. Acknowledge Operations Reports

4.1.2.1. Wells Status Report.

4.1.2.2. Multi-Year Pumping History Report

4.1.2.3. Well Data Report

4.1.2.4. Sewage Flow Data Report

4.2. ACTION ITEMS/PRIOR BOARD MEETING MINUTES/PAYMENT OF CLAIMS.

- 4.2.1. Accept Action Items
- 4.2.2. Approve Minutes of the November 18, 2021 Regular Meeting
Motion to Approve by Director Olney, Seconded by Director Lisle, unanimously carried
- 4.2.3. Approve/ratify the payment of claims for the period from November 19, 2021 ending December 9, 2021
Motion to Approve by Director Bonilla, Seconded by Director Lisle, unanimously carried
- 4.2.4. Review and Approve Water District Attorney Contract and Retainer
Motion to Approve with Monthly Payments by Director Lisle, Seconded by Director Raetz, unanimously carried
- 4.2.5. Review and Approve New Employee Handbook Additions
Motion to Approve by Director Raetz, Seconded by Director Lisle, unanimously carried

5. LEGAL MATTERS

- 5.1. Discuss and Approve Election Resolution, Assign Designated Election Official
Motion to Approve by Director Bonilla, Seconded by Director Raetz, unanimously carried

6. SUBDISTRICT A MATTERS

None

7. EXECUTIVE SESSION (§§24-6-402(4)(b), (e), and/or (f), C.R.S.)

- 7.1. Personnel
- 7.2. Discuss under drain plan
- 7.3. Discussion with legal counsel regarding Woodmen Hills Rate issues pursuant to C.R.S. § 24-6-402(4)(b)

Motion to Enter Executive Session at 8:08pm by Director Bonilla, Seconded by Director Olney, unanimously carried

Motion to Exit Executive Session at 8:25pm by Director Bonilla, Seconded by Director Raetz, unanimously carried

7.1. Personnel

Motion to Approve Discussed End of Year Personnel by Director Raetz, Seconded by Director Bonilla, unanimously carried

7.2. Discuss under drain plan

*District Manager to Scope Drains, Plan Special Meeting to Release Ownership,
and Payback Residents*

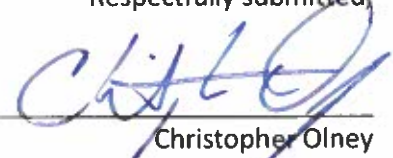
8. ADJOURNMENT

*8:28pm - Motion to Close Regular Meeting by Director Lisle, Seconded by Director
Raetz, unanimously carried*

THE NEXT REGULAR DISTRICT MEETING IS SCHEDULED FOR JANUARY 20, 2022

Respectfully submitted,

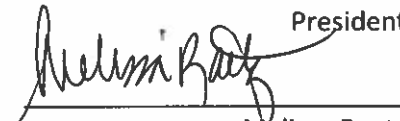
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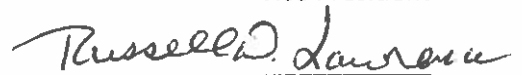
Christopher Olney
Secretary



Rebecca Bonilla
President



Melissa Raetz
Vice President



Russell Lawrence
Treasurer



David Lisle
Assistant Secretary