

PURGATORY METROPOLITAN DISTRICT MINUTES OF
BOARD OF DIRECTORS MEETING

A joint regular meeting of the Purgatory Metropolitan District and the Purgatory Metropolitan La Plata-San Juan Sub-District was held Wednesday, January 15, 2025, at the Purgatory Metropolitan District Community Center. Board members in attendance were John Ogier, Mark Gebhardt, DeeDee Carlson, Sharon Henschen, and Susan Voorhees. Eric Hassel, David Smith, Victoria Lopez, and Amy Ward were also in attendance.

Minutes

Mark made a motion to approve the December 11, 2024, regular meeting minutes with minor edits; Sharon seconded the motion. All were in favor, and the motion passed.

Waste Water Treatment Plant Update

Eric provided an update on the project.

The project is progressing with reviews of electrical plans and submittals to ensure all requirements are met for a smooth construction restart in spring, despite construction being paused for the winter.

San Juan Engineering

Eric presented two invoices that were sent by San Juan Engineering which include various line items including submittal review, continued work on the control narrative, and meetings with contractors and engineers. DeeDee made a motion to approve invoice 3950 for the amount of \$44,355; Sharon seconded the motion. Mark made a motion to approve invoice 3951 for the amount of \$14,890; Sharon seconded. Both motions passed.

Budget Resolution

Victoria presented Budget Resolution 2025-002 and advised that the draft budget has been updated to reflect the reallocation of the backhoe. John made a motion to approve Budget Resolution 2025-002; Sharon seconded. The Budget Resolution passed.

Audit Proposal Review

Victoria presented auditor proposals. The Board discussed the merits of retaining the current auditor's historical knowledge. To ensure future deadlines are met, the Board decided to discuss the matter with the current auditor. The issue will be revisited at the next board meeting.

Will Serve Letter

Eric provided details on the unnamed project currently referred to as "boutique hotel." The hotel will have 48.14 equivalent residential units (eqr's), resulting in \$758,397.56 in tap fees for the district. These fees will be retained by the district due to the hotel's location outside of Purgatory Resort's master plan. Sharon made a motion to approve the will serve letter for the boutique hotel, with the name and address to be added later; DeeDee seconded. The motion passed.

Designation of DEO

Eric presented Election Resolution 2025-001 and advised that Amy Ward will be designated as Designated Election Official for the May 6, 2025, election. There is 1 vacancy for 2 years; and 3 vacancies for 4 years. Mark made a motion to approve Amy Ward as the Designated Election Official; DeeDee seconded. Mark made a motion to approve Election Resolution 20025-001; Sharon. Both motions passed.

Designation of Posting Places

Eric explained that meeting announcements will be posted on the website and on the corkboard outside of the building. The meeting time will remain the 3rd Wednesday of every month at 9 am. Deedee made a motion to approve the designated posting locations at the community center and the website. Mark seconded the motion.

Financial

Victoria presented the financial statements dated 12/12 – 1/14, including the disbursements to be signed. Sharon made a motion to approve the disbursements as presented; DeeDee seconded. All were in favor.

Victoria and Amy's collaboration on aged receivables has yielded positive results. The implementation of overdue reminder emails has significantly reduced the number of delinquent accounts.

Managers Report

The department of revenue sent the sales tax information to Eric's old email address. Eric had John sign a memorandum of understanding (MOU) for control of confidential data so that he could access the sales tax information from the department of revenue.

A preliminary estimate of \$146,341 was received from Leeder to repave 1,200 feet of Sheol Street, which is 143,641 square yards. Eric and Chris Richardson, who measured the portion of Sheol Street that needs to be repaved, advised that the project will be discussed further in spring to determine if additional repairs are needed in other areas. Sales tax revenue will fund the project.

The meeting adjourned. Next Meeting: February 19, 2025, at 9:00 a.m. in the Purgatory Metropolitan District Community Center.