

Monument Sanitation District, March 20

## Property owner petitions for inclusion

By Jackie Burhans and James Howald

The Monument Sanitation District (MSD) board held a public hearing March 20 on a homeowner's petition for inclusion in the MSD service area. The board also heard an operational report from District Manager Mark Parker.

### Failing septic system prompts request

Parker told the board that he had been approached by Rick Squires, the owner of a 2.8-acre property at 128 Monument Lake Rd., to provide sewer service to the property. Parker opened a public hearing to consider the request.

Parker explained that the leech field of the septic system at Squires' property was failing, and El Paso County would not issue a permit to repair or replace it since MSD had sewer infrastructure close to the property. Parker said that Squires would pay all costs required to bring sewer service to his property. Those costs would include an \$8,000 sewer tap fee and the cost of a lift station like the one in place at the Wakonda Hills neighborhood, as well as legal fees.

It was difficult to locate the MSD sewer main, Parker said. He believed the locating equipment did not correctly measure the depth of the

pipeline. The pipeline runs under railroad tracks, Parker said, which added a complication to providing service.

There were no comments from the public, and Parker closed the hearing.

The board voted unanimously to approve the petition for inclusion.

### Manager's report

In his manager's report, Parker told the board that accumulated grease had been pumped out of the Wakonda Hills lift station.

He said the upgrade of the district's supervisory control and data acquisition system (SCADA), which controls, monitors and analyzes the district's sewer infra-

structure, had gone well so far but had revealed that the radios used by the system are no longer available to purchase and newer models are not backward compatible. Parker said replacing the radios would cost \$16,000 if done now; next year the cost would go up to \$25,000. He recommended immediate replacement.

Internet connectivity is in place at all the SCADA sites, Parker said, and he recommended that connectivity become the primary method of connecting the SCADA sites, with radios moving into a backup role. Parker said he would bring a detailed proposal to the next board meet-

ing for consideration.

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Monument Sanitation District meetings are held at 9 a.m. on the third Wednesday of the month in the district conference room at 130 Second St., Monument. The next regular meeting is scheduled for April 17. See <https://colorado.gov/msd>. For a district service map, see <https://colorado.gov/pacific/msd/district-map-0>. Information: 719-481-4886.

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Triview Metropolitan District, March 20

## Additional acre-feet of water decreed; escrow agreement approved

By Natalie Barszcz

The Triview Metropolitan District (TMD) board held its regular meeting a day earlier than originally scheduled. The board heard about the district receiving an unexpected amount of additional acre-feet of water decreed from the Arkansas Valley Irrigation Co. (AVIC), approved an escrow agreement with a landowner, received multiple updates on the district's projects, and heard about the snow removal efforts during the mid-March winter storm that delivered about 24 inches in some areas of the district. An executive session was held to discuss various matters.

Secretary/Treasurer James Barnhart was excused.

### Extra acre-feet of water decreed

District Manager James McGrady said AVIC had decreed an average annual yield of about 569.4 acre-feet of water. The district had been hoping for 526 acre-feet and had initially purchased about 435 acre-feet of water. The additional water cost to the district is about \$688,775, for a total cost of about \$5.9 million for the water rights. The district budgeted for the overage, but will need to make some adjustments, he said.

### Escrow agreement approved

Water attorney Chris Cummins of Monson, Cummins, Shohet and Farr LLC law firm said in 2020 when the district purchased the Stonewall Springs Reservoir complex and the Excelsior Ditch and that batch of assets that the district contracted to receive an outlet easement from the east reservoir to be built in the future when the last reservoir is built, but the seller could not deliver. The district escrowed \$300,000 in May 2020 at closing to obtain the easement from the landowner to put water in the river. After a series of extensions, \$150,000 of the escrow money was released to Stonewall Springs Water LLC because the easement was unlikely to cost \$300,000. McGrady finally reached an agreement with the landowner to purchase the easement for \$45,000. The final post-closing agreement will release \$105,000 to Stonewall Springs Water LLC, and the remaining \$45,000 will be released to the district to pay the landowner for the easement, Cummins said.

The board approved the final closing escrow agreement and final release between the Stonewall Springs

Quarry LLC and TMD, 4-0.

### Northern Delivery System update

McGrady said the NDS total project cost including Segment D is about \$22.274 million and Kiewit has earned about \$19.687 million, about 88% of the overall project, and the only remaining item is completion of the pump station. The district owes just over \$2 million to finish the pump station. The district is expecting substantial completion around July 5. The pump house will contain two pumps with room for a third. Testing of the system is expected in June and then a ribbon cutting around July 10 at the Highway 83 Colorado

Springs Utilities water tank.

Vice President Anthony Sexton asked if the project was over budget by about \$1 million.

McGrady said not quite because the district had the materials to install the Segment D (Conexus development) pipeline, and Kiewit billed about \$200,000 worth of labor for that installation, and the rest was about \$500,000 in over runs on the project.

### Water movement and exchanges

McGrady said the district began moving water out of the South Reservoir on March 18 and expects to move about 30 cubic feet

per second, making a release downstream from the South Reservoir and exchanging water up into Pueblo Reservoir. The goal is to exchange about 1,000 acre-feet out of the South Reservoir to create a "bucket" to capture spring snow melt. The snowpack in the Arkansas River Valley is at about 104% (low estimate) and additional snows and rain over the next six weeks will potentially generate about 120 acre-feet a day.

The district is juggling storage to help capture spring melt and will start releasing water from the Big Johnson Reservoir beginning the first week of April. The exchange will pay the Arkansas

Groundwater and Reservoir Association (AGRA) back in water, because all the water in the South Reservoir technically belongs to AGRA, he said.

Note: AGRA is a water utility company located in Fowler.

Sexton said the water exchanges are fictional and never physical.

Cummins said the water is diverted at the upstream source and water is released at the downstream source, and we pretend the water released at the downstream source is what was stored at the upstream source. There are limited windows to complete an exchange, and it must occur when there is

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