

ment of \$50,000 was paid in 2019. Donala must also pay \$10,000 annually, with a 3% increase per anum, to the Fountain Creek District.

- Depending on construction bids received in early spring, the 2020 goal for the water main replacement is to complete Huntington Beach, Candlewood, and Mission Hills.

At 2:29 the board moved into executive session under the provisions of CRS 24-6-402(4)(f) to discuss personnel matters; CRS 24-6-402(4)(d) specialized details of security arrangements or investigations; CRS 24-6-402(4)(e) determining positions relative to matters that may be subject to negotiations; developing strategy for negotiations

and instructing negotiators. Petersen confirmed that no actions were taken following the executive session.

The next board meeting will be held at 1:30 p.m. Feb. 20 at the district office located at 15850 Holbein Drive, Colorado Springs, CO 80921. The directors meet in the district office conference room. Board meetings are normally held on

the third Thursday of the month, except for the 2020 May and November meetings. More information is available by calling (719)488-3603 or accessing www.donalawater.org.

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Triview Metropolitan District, Jan. 22

Misinformation dispelled and actions approved

By Jennifer Kaylor

At the Triview Metropolitan District’s Jan. 22 board meeting, directors received questions from Triview resident Ann Howe. District Manager Jim McGrady presented several items for review and possible approval, including a National Environmental Policy Act (NEPA) Participation Agreement with Colorado Springs Utilities (CSU).

Director James Barnhart was excused. Water attorney Chris Cummins and general counsel Gary Shupp were present.

Triview is a Title 32 special district within Monument that provides road,

landscaping, and open space maintenance and water and wastewater services to Jackson Creek, Promontory Pointe, Sanctuary Pointe, and several commercial areas.

The Jan. 22 board packet may be accessed via www.triviewmetro.com/boardDocuments.

Answers bring clarity

Howe posed three questions, the first of which pertained to a statement she thought she heard at a Town of Monument Board of Trustees meeting. She asked if Triview had been overpaid in its share of tax revenue by the town. McGrady and the directors expressed

surprise. No one had heard of any overpayments. McGrady committed to getting more information.

On Jan. 23, McGrady included OCN when he provided Howe with his emailed response.

According to Town Manager Mike Foreman’s recollection, the town’s finance director stated that the town had over-budgeted the amount of property taxes owed to Triview, not overpaid. McGrady explained further that over-budgeting can occur because districts must often use a preliminary property tax valuation from the county to create their budgets in August. Final valuations, which tend to be lower than preliminary figures due to residents contesting their valuations, are not available until late November or early December. Triview’s accountant confirmed that the amount paid to Triview was correct and based on the county’s final valuation.

Howe also inquired about the Economic Development Council’s progress and expressed concern that “a half-million” was not bearing fruit. McGrady corrected the amount spent on the consultant’s services as being about \$34,000. See the pdf pp. 44 through 73 of the Buxton contract in the May 21 Triview board packet.

much in its infancy.

Howe’s final question was about a purportedly unsafe road between the Home Place Ranch development and Sanctuary Pointe. McGrady confirmed that the road is temporary and intended for emergency access and, eventually, the road will be replaced and outfitted with curb and gutter. See related Jan. 21 Board of Trustees article on page 8.

Contractual plans move forward

McGrady presented five action items, the first being the NEPA Participation Agreement for the North Monument Creek Interceptor (NMCI). The draft document spells out the parameters of participation in the NEPA process, which essentially stipulates full cooperation in determining the feasibility of constructing the NMCI to create a regionalized wastewater service. None of the six sanitation districts that comprise the northern entities—Donala Water and Sanitation District, Triview, Forest Lakes Metropolitan District, Monument Sanitation District, Palmer Lake Sanitation District, and Woodmoor Water and Sanitation District No. 1—would bear any expense during this approximated 36-month phase. See the related Donala article on page 17.

McGrady stated that he and Cummins agreed that the document was straightforward. The board approved the agreement as presented with the understanding that any substantial changes would be presented to it for approval.

McGrady responded that the council’s participation in a trade show in Fort Worth was very productive. Several enterprises knew of Monument and the Front Range. Director James Otis added that the council’s focus is to attract businesses that don’t currently exist in town and will fit Monument’s culture; to encourage, support, and attract mom-and-pop enterprises; and to establish economic stability that relies less on residential fees to provide services. President Mark Melville stated that the council’s work with Buxton, a consultant company, is still very

The board approved three additional contracts. The JDS-Hydro Consultants Inc. proposal for drilling two wells in the southwest corner of a park adjacent to Sanctuary Rim Drive and near the district’s A building was approved. The bid of more than \$1.3 million will install the wells, but Triview will bear additional expenses to connect the wells to its B plant, purchase pumps and motors, construct a dual-purpose building to house the well controller and provide restroom facilities, and complete finishing work on the parking lot, landscaping, and a possible playground. The estimated total expense for this project is \$2.5 million.

McGrady highly recommended the four-year contract (subject to annual appropriations) with Haynie and Co. for auditing services. President Mark Melville and Secretary/Treasurer James Barnhart were authorized to sign the audit engagement letter.

Directors approved the contract engaging the Law Offices of Gary L. Shupp P.C. for general counsel services. McGrady announced that Shupp would likely transition into retirement, and 2020 would be his final year to serve in this role for Triview.

The board also approved resolution 2020-01 to name the law firm White Bear Ankele Tanaka & Waldron as the designated election official for the May 5 election. Two incumbent directors have reached the end of their terms and plan to run for re-election.

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TRIVIEW (Cont. on 20)