



Above: An east-facing view of Bristlecone Lake in the Forest Lakes development on Dec. 20. Canada geese seek refuge on the partially frozen lake. The decline in the level of the lake is evident from the amount of exposed shore line. *Photo by Natalie Barszcz.*

Service rate increases

Nichols said the current rates for water, wastewater, landscape maintenance services and development fees continue to “creep up gently” and when the residential development ceases, the rates need to be at a certain level. “The proposed rate increases will get the district closer to where it needs to be,” said Nichols. The service rate increases for PPMD 1 and 2 residents are as follows:

- An increase of 7% for both water and wastewater fees.
- A \$1 increase for the landscaping maintenance from \$13 to \$14 per month.

The board heard no public comments during the public hearing and unanimously approved the rate increases.

Operator services contract

Nichols requested the board approve a new operator services contract with Triview Metropolitan District (TVMD) and said:

- A flat monthly rate of \$75 per labor hour for 220 hours per month would be the cost, for a total of \$198,000 annually.
- The FLMD district engineer agrees that it is an appropriate rate and number of hours, and it will provide a full-time operator at the plant.
- TVMD is cross training with Donala Water and Sanitation District, and FLMD is working through the billing and the meter reading issues.
- FLMD will build its own supervisory control and data acquisition (SCADA) system for the water and wastewater system and will be not integrated with the TVMD system. FLMD budgeted about \$63,000 for the SCADA system.
- The transition to the new contract with TVMD (that includes customer billing by AmCoBi) is expected to be complete by the end of the year except for the SCADA system.

The board unanimously approved the contract as presented.

Notes: Donala Water and Sanitation District had provided the plant engineer and residential billing services until Dec. 31. See www.ocn.me/v21n11.htm#dwsd. The operator services contract between FLMD and TVMD was discussed and presented to the TVMD board on Dec. 14. See TVMD article on page 14.

Arapahoe (A1) and Denver wells update

Nichols said the following:

- The A1 well (located at Bristlecone Lake) is still waiting for a particular piece of equipment that has a long lead time for delivery, and once it arrives the well can be completed.
- The Denver well (located at the Falcon Commerce Center) water testing has been completed except for the radium testing, which takes a few additional weeks.
- JDS Hydro will file the test results with the state and then order the equipment.
- The Denver well could be online in April 2022.

Bristlecone Lake levels continue to drop weekly, and unless the region begins receiving moisture soon, it will be a challenging spring/summer next year, even though water conservation is taking place, said Nichols.

Northern Monument Creek Interceptor update

Nichols said the following about the Northern Monument Creek Interceptor (NMCI):

- The participants have all looked at a contract that will pay for the design cost for the NMCI

project in early 2022.

- The district has budgeted \$25,000 for the design cost, but FLMD is a relatively small player.
- The total cost of the actual NMCI is in the \$3 million to \$4 million range, and FLMD will not have to decide on a commitment to the NMCI until the project breaks ground. See www.ocn.me/v21n9.htm#flmd.
- A loan would be needed for up to five years to pay off the cost of the district’s portion of the NMCI, and the wastewater rates are already established with Colorado Springs Utilities.
- Analysis shows joining the NMCI would be the cheaper option, and the wastewater facility the district uses will go away.

Pikes Peak Rural Water Authority Reuse Study update

Nichols said the following concerning the Pikes Peak Rural Water Authority Reuse Study:

- Forsgren Associates Inc. is planning to meet before the end of the year to relay the cost to deliver the reuse water to the study participants. See www.ocn.me/v21n9.htm#flmd.
- The study has effectively identified the Big Johnson or Calhan Reservoirs for the water reuse return flows, and phase 1 of the study is almost complete.
- FLMD will have a better idea of how much it will cost to receive return water flows back to the district from the JD Philips Water Treatment Plant in Colorado Springs.

Stimple said, “Given the lake levels and how dry we are, the return flows are worth considering.”

“Everybody is in the same boat, and it is imperative the district does not let the return flows go south; they must be recaptured and brought back,” said Nichols.

2022 budget-related items approved

Nichols said there has been very little change from last year, and the mill levies for PPMD 1 and 2 remain the same as last year at 11.133 mills for the general operating service and 31.5 mills for the debt service for a total of 44.531. PPMD 1 will continue to pay down the tax-exempt Banco Bilbao Vizcaya Argentaria SA loan.

The boards held public hearings for the proposed 2022 budgets and, hearing no public comments, approved:

- 2022 budgets appropriating funds for FLMD and PPMD 1, 2, and 3.
- 2022 mill levies for PPMD 1 and 2.
- The engagement letter for Hoelting & Co. for the 2021 audit in 2022 for FLMD, PPMD 1 and 2. The engagement letter fees will be \$5,650.
- An audit exemption has been filed for the PPMD 3 2021 audit.
- The 2022 Annual Administrative Resolution.
- The 19th Amendment to the Professional Services Agreement between FLMD and Ann Nichols.
- The 2022 Transparency Notices for all four districts can be viewed at www.forestlakesmetro-district.com.

Nichols said the mill levies will be filed on Dec. 14 with the county assessor.

2021 budget amendment—PPMD 3

Nichols said an amendment was needed for the PPMD 3 2021 budget for the Denver well projects that required more funding. A “fair amount” of money was available in PPMD 3 because of the Public Improvement Fee (PIF) and thank goodness we have the PIF and I did not need to go to the developer, said Nichols. Nichols requested the board approve the amendment to the PPMD 3 2021 budget for the additional admin-

istration fee transfer to FLMD that increased from \$250,000 to \$450,000. Nichols requested board approve the \$200,000 that had already been transferred. The board approved the amended 2021 budget 4-0. Reuse line—PPMD 3

Nichols answered board members’ questions about a line item and said the following:

- TVMD installed an unused 18-inch water reuse line during the development of the Northern Monument Creek Interceptor.
- In 2019, District General Manager James McGrady of TVMD agreed to sell the reuse line to PPMD 3 during the development of the Falcon Commerce Center.
- The reuse line is currently used to deliver potable water to the wastewater treatment plant.
- The line was purchased in two payments for a total of \$245,000.

Election Resolution for 2022

District counsel Russell A Dykstra of Spencer Fane LLP said the board election will be held on May 3, 2022, and the forms and the publishing of the 2022 election will be available in January and end at the end of February for the self-nomination forms. The election will be cancelled the first week of March if no one runs, and then the incumbent directors will be elected by acclamation.

Nichols said the PPMD 1 board will have two three-year term positions open, and one vacancy will be for a one-year term for the director position vacated in early 2021.

The resolution for the 2022 elections was unanimously approved.

Note: Vacancies exist on all four boards. No members of the public attended the meetings.

The PPMD 1 meeting adjourned 4:23 p.m., and the FLMD, PPMD 2, and 3 meeting adjourned at 4:49 p.m.

The meetings of FLMD and PPMD 1, 2, and 3 are usually held quarterly or when necessary on the first Monday of the month at 4 p.m. via teleconference due to COVID-19 distancing protocols. Meeting notices are posted on <https://forestlakesmetrodistrict.com/>. For general questions, contact Nichols at 719-327-5810, anicholsduffy@aol.com.

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