

PINEWOOD SPRINGS WATER DISTRICT

BOARD MEETING MINUTES

Date: April 22, 2026

Location: Hybrid meeting, in-person and by virtual conference
Pinewood Springs Community Center, 61 Kiowa Road, Lyons, CO 80540

Google Meet: <https://meet.google.com/ryh-wwji-whh>

Time: 7:00 p.m. MT

Attendance

Board Members Present: Jim Easter, President; Martijn Bolster, Treasurer; Kim Bologna, Vice President; Patty Peritz, Secretary. Member at Large; Evan Jones

Board Members Absent: None

District Staff Present: Cam Hubrecht

Advisor/Special Advisor: Warren Mussleman, Lena Jones

ORC – Wolf Compliance Consulting LLC: Mike Wolf

CRS Representatives Present: Michael Schenfeld (CRS); Rosie Adams Grote (CRS)

Community Members Present: Celia Frazier, Trish, Ted Plank, Jill Sandebloom, Steve LeMaire, Robin Ferruggia, Amu Berliner, Larry Davis, John Berlin, Mark & Stacey Davis, Linda Wisenski, Fritz Lampe, Collette Merillat, Shannon, E J, Kathy Lalinde, Micayla M., Steve Stewart

1. Establish a Quorum

Roll call of board members. The meeting was called to order at approximately 7:08 p.m. A quorum was established.

2. Resolutions

2.1. A RESOLUTION ADOPTING WATER CONSERVATION MEASURES AND SECURING ADDITIONAL WATER SUPPLY

See “**Notice of Proposed Conservation Water Rates**” attached to the agenda.

- Evan Jones noted some districts are implementing caps (e.g., 85 gallons per capita).
- Jim Easter presented the conservation resolution.
- It was clarified that customers below the 2,000-gallon threshold would not incur additional charges.
- Martijn Bolster identified water hauling as an alternative supply option.
- Cameron Hubrecht reported current usage exceeds sustainable levels and noted approximately 1.1 million gallons in storage tanks.

- Warren Musselman raised concerns regarding securing additional water supply, including use of reservoir water.
- Evan Jones emphasized the need for improved usage monitoring, including planned meter replacements, and reaffirmed that higher-volume users will bear higher costs under the proposed rate structure.
- The Board discussed potential billing forgiveness; it was agreed this would be handled on a case-by-case basis and not included in the resolution.
- The Board confirmed that official minutes may only be posted after formal approval, though timely communication during emergencies is critical.
- The Board agreed to adopt proposed conservation rates and review usage data after one month (May).
- Members emphasized the need to inform the community and encourage conservation, including posting a drought emergency notice on the website.
- Staff were directed to coordinate website updates and ensure timely public communication, consistent with Board approval requirements.

The Board discussed drought conditions and approved revised tiered conservation rates:

Motion: Chair entertains a motion to adopt the Resolution 2026-17 with revised tiered conservation rates. Effective for usage beginning May 1, 2026 and billed starting June 1, 2026, the following conservation rates shall apply:

- Change “below 3,000” to “below 2,000”; 0–2,000 gallons: \$.90 per 100 gallons
- Change “3,001-6,000” to “2,001-4,000”; 01–4,000 gallons: \$10 per 100 gallons
- Change “above 6,000” to “above 4,000”; Over 4,001 gallons: \$25 per 100 gallons
- Change "\$1.90 per 100 gallons " to "\$0.90 per 100 gallons" (correcting error)

Evan Jones moved. Patty Peritz seconded. No further discussion, the motion passed unanimously.

2.2. A RESOLUTION RATIFYING SAM.GOV ENTITY ADMINISTRATOR AND DESIGNATING POINTS OF CONTACT

Motion Chair entertains a motion to adopt the Resolution 2026-18 as it stands. Martijn Bolster moved. Patty Peritz seconded. No further discussion, the motion passed unanimously.

3. Minutes

Jim presented review of March 25, 2026 board meeting minutes.

Motion: Chair entertains a motion to approve March 25, 2026 Board Meeting Minutes. Evan Jones moved. Martijn Bolster seconded. No further discussion, the motion passed unanimously.

4. Invoice Review

Jim presented SRF Project Invoices and payment applications for review and approval.

- CCI Pay Application 7: \$12,160
- Merrick Invoice: WO#4 - INV-10245398, \$5,492.50
- Merrick Invoice: WO#5 - INV-10245396, \$29,194.42

Motion: Chair entertains a motion to approve CCI Pay App 7 for \$12,160.00. Patty Peritz moved. Martijn Bolster seconded. No further discussion, the motion passed unanimously.

Motion: Chair entertains a motion to approve Merrick Invoice: WO#4 - INV-10245398, \$5,492.50. Martijn Bolster moved. Patty Peritz seconded. No further discussion, the motion passed unanimously.

Motion: Chair entertains a motion to approve Merrick Invoice: WO#5 - INV-10245396, \$29,194.42. Martijn Bolster moved. Patty Peritz seconded. No further discussion, the motion passed unanimously.

Action: Warren and Michael chat on website updates.

5. Treasurer's Report

Rosie Adams Grote reported financial status including Colorado Trust account balance (~\$289,119) and upcoming loan payments (~\$212,600).

Rosie Adams Grote presented financial summary, account balances, and expenditures, actuals versus budget and provided a cash flow update. Rosie recommended revising the budget to include a separate "Capital Projects" fund for tracking SRF and grant project expenses, which will prevent them from negatively skewing the operating financials. Reports available on the website.

6. Operations Report

System operations update from the Operations Committee.

Cam – Presented updates including storage levels (~1.1M gallons), ongoing leak repairs, and need for immediate community member water conservation.

- **Usage & Production:** Average daily usage (including leaks) decreased by ~10,000 gallons from March to ~49,000 gallons/day in April; plant production (~55,000 gallons/day) currently exceeds demand.
- **Storage Levels:** Tanks are near full (~1.1 million gallons); reservoir level is ~14.5 feet, increased through extended pump operations due to limited runoff.
- **Leak Repairs:** Four leaks were identified and repaired, including pipe replacement on Kyra Road and an electrofusion repair on Iroquois.
- **Leak Detection:** Efforts are underway to restore zone meters to improve monitoring and isolate smaller, hard-to-detect leaks.
- **Treatment Issues:** Reservoir water caused rapid filter clogging, with filters plugging within two hours. Sand pre-filters are required prior to pretreatment.
- **Regulatory Action:** Jim Easter presented a report to CDPHE, including a treatment amendment and time extension request.

- **Water Quality:** Use of reservoir water requires removal of manganese and total organic carbon (TOCs).

Board approved pre-filtration system (~\$31,000 install + \$2,000/month).

Motion: Martijn Bolster | Second: Kim Bologna | Approved unanimously

6.1 New Business: Sand filters for influent water treatment

Jim presented Kristan Buck's-Merrick Engineering letter to submit Clear Creek Systems proposal to CDPHE for Design Engineer's Approval.

- **Prefiltration Proposal:** Clear Creek provided a quote for a prefilter system to remove particulates (~\$31,000 installation; ~\$2,000/month).

Motion: Chair entertains a motion to approve Clear Creek System's proposal. Martijn Bolster moved. Kim Bologna seconded. No further discussion, the motion passed unanimously.

7. Water System Update

Discussion of drought conditions and emergency water conservation measures.

Already talked about the drought conditions,

8. Other Business / Board Comments

Open floor for board member comments and items not on the agenda.

9. Adjournment

Motion: Chair entertains a motion to approve adjourn meeting at 9:43PM. Patty Peritz moved. Martijn Bolster seconded. No further discussion, the motion passed unanimously.

Meeting adjourned at approximately 9:43 p.m.

Respectfully submitted by Patty Peritz, Secretary - Provisional