



## UEB Meeting Minutes, March 2, 2022

**Meeting Time and Location:** Began at 4:30pm. Held remote via Zoom meeting.

**Attendance:** Jim Kerr, Lee Hall, Larry Quinn, Jerry Rotz, Chris Cope

**Staff:** Aaron Caplan

**Liaison:** Mike Karavas (Not available)

**Guests:** Mark Browning, Ted Elson

1. Amendments to Agenda

**None**

2. Approve Minutes from February 2, 2022

**Approved Unanimously**

3. Audience Business.

**Mark Browning - When to address substantive utility issues**

The UEB like other town commissions is appointed to advise the BOT. The role is not to advise the staff but exchanging information is important. The BOT is not involved in the building permit process after the Board decision on a proposal. The BOT is actually excluded from the building permit process. The public also has no role in the building permit process. Many board members have little expertise in engineering and utilities. Punting important decisions to the building permit stage can cause problems.

The initial proposals have little engineering and developers do not want to spend money on engineering until approved. However, a conceptual/feasibility level engineering report may be required initially to allow UEB to review and advise the BOT, with final engineering at building permit time. Deferring major decisions to the building permit stage can put undue pressure on town staff.

UEB can reject or ask for additional information before a recommendation is made.

Ted Elson

New BOT member is listening in. He is just getting bearings.

4. Upcoming Meetings

- Comp Plan open meeting Wednesday 9 March at 6pm. Kerr and Quinn will represent the UEB at an earlier meeting that day.
- Colorado Association of Municipal Utilities (CAMU) this Friday to review current State legislation.

## 5. Updates

a) Board of Trustees, Mike Karavas (not available)

b) Staff, Engineering. Aaron Kaplan

- Longs Peak hoping to finish by April.
- Longmont completed 4<sup>th</sup> and Park storm sewer repair.
- Cost sharing for Longmont and Lyons water line removals looking at about \$48,000. Still expected to be cheaper than bidding and doing on our own.
- Parking lot near WWTP and Black Bear Hole being done.
- GIS contractor trying to tie together past work. Staff can then fill in the framework with details while in field.

c) UEB Chair – Jim Kerr

- Comp plan framework is weak on utilities. Water supply and wastewater is not mentioned. UEB concerns are not yet included.
- Got hourly data from MEAN to get peaks. For 2021, they are not using the actual data supplied for Lyons to calculate the Fixed Cost of Recovery Charges. Aaron to send message to MEAN asking why.
- Met with MEAN on renewable energy. Lyons, Aspen, Glenwood Springs and Gunnison involved and looking at renewable pool. Some have already gone to 100% renewable with wind.

d) Other UEB Members

None

## 6. Solar Farm and Battery Storage Status

There was a good status summary in the Redstone Review thanks to Lee.

DOLA has given language to include in a contract. There is a 572MW annual energy limit and MEAN approved nameplate of 364, may want to change to 350MW. Are we certain that we are doing Power Purchase Agreement (PPA) or Solar Purchase Agreement (SPA)? Collective Sun calls it a SPA. Language may need to allow not doing either depending on the final decision. Maybe it should be called a Solar Power Purchase Agreement (SPPA) due to solar.

## 7. 2021 Financials Report - Jerry

Funds to budget – Electric fund good on budget but may need a rate increase with increased MEAN costs starting in April. Electric meter installation in 2021 was a big

expenditure. Water fund is a bit over budget. Sewer and stormwater funds are tracking ok.

Purchased to sold – water fund sold 28% less than purchased. Measured effluent is 30% less than fees collected based on water usage.

Wastewater fund may still be losing money and rate increase may need to be considered. We had high cost of legal fees and additional expenses. It has been riding on the water fund somewhat. When water bond is paid, water rates could be lowered but wastewater rates may have to increase.

Specific questions from Aaron, Electric Fund

- Did not pay off \$171K bond of 2006. Made standard payment of \$25K so now about \$146K. Was going to have savings. This change makes EF in black. These funds available for the solar project.

#### 8. Moss Rock (Hotel) and Planet Bluegrass Annexation Agreement Utilities Discussion

Staff would bring utility issues to UEB at building permit stage. They are now working on the development agreement. BOT gave list.

Code looks like one base fee unless BOT decides to change it. They are paying for usage but base fee is same and maybe should it be higher? The Riverbend Tiny home method of 4 to 1 is now the precedent. By this method, hotel would be 20 base fees.

Will investigate other community approaches.

Meeting ended: 605 pm. Minutes Submitted by: Larry Quinn