

**MINUTES OF THE BOARD MEETING  
OF THE BOARD OF DIRECTORS OF THE  
DENVER SOUTHEAST SUBURBAN WATER  
AND SANITATION DISTRICT**

A regular meeting of the Board of Directors of the Denver Southeast Suburban Water and Sanitation District was held on Wednesday October 2, 2024, the time, and place of the meeting according to the posted notices. Present were Chairman Walt Partridge, Jim McGannon, Rod Bergholm, Joshua Connors, and Chuck Hinson. Chairman Partridge opened the meeting at 6:00 PM and established that there was a quorum. Also, present were Heather Beasley, District Manager, Dan Hammann, District Director of Operations, and Joe Kinlaw, District General Counsel.

**DIRECTOR BUSINESS**

Chairman Partridge presented the Board with the award that was given to him at the Walker Reservoir Ribbon Cutting Ceremony. He thanked the Board for its participation in the project. Chairman Partridge let Director Bergholm know that he is responsible for the newsletter article next month. Secretary McGannon proposed to the Board to create a schedule of future meetings, accommodating for known conflicts and stick to that schedule. There was discussion about this from the Board, but they ultimately decided that it's best to be flexible.

**PUBLIC COMMENT FOR ITEMS NOT ON THE AGENDA**

Michael Schildt, a resident of the District, was present at the meeting. He had no comments.

**MINUTES OF THE SEPTEMBER 18, 2024, REGULAR BOARD MEETING**

Director Bergholm made a motion to approve the minutes for the September 18, 2024, Regular Board meeting as presented. The motion was seconded by Treasurer Connors. All Directors present voted in favor.

**BOARD ACTION OR DISCUSSION ITEMS**

**FINAL PRESENTATION OF 2024 RATES AND FEES STUDY UPDATE**

Carol Malesky of Stantec presented, via video call, the summary of the 2024 Rates and Fess Study Update, touching on each of the steps taken throughout the year. Treasurer Connors had a question about the split of the Reserve Account between the water and the wastewater fund and whether inflation is factored into the study. Ms. Malesky confirmed that inflation is factored into the financial plan. There was a discussion about how this new rate structure could be construed by the customers. Some may see it as rates are increasing significantly, while others may see it as having more control over the monthly bill. Treasurer Connors reiterated that Tiers 1 and 5 intentionally were not increased as much as Tiers 2-4. Next step will be to finalize the report and present it to the Board for approval in November.

**DISCUSSION REGARDING THE FINAL DRAFT OF THE 2025 DISTRICT BUDGET**

There was a long discussion about the addition of an extra job position (FTE) for an Electrician in 2025. The Board wanted to know if the critical work next year would be temporary or whether this work would be added and perpetual. Some of the Board are in favor of a contractor handling the overflow and some of the Board prefer to hire another employee to handle the workload. Manager Beasley will investigate both options. For now, the Budget will remain as is with funds in the employee costs category.

**RESOLUTION 2024-31 APPROVING A PROFESSIONAL SERVICES AGREEMENT WITH LS PRETREATMENT CONSULTING LLC**

Director Bergholm asked Manager Beasley if this program will also have directives for preventative maintenance. Manager Beasley confirmed that this program will include preventative maintenance protocols. She also confirmed that the developers will be responsible for installing and maintaining the pretreatment facilities. Secretary McGannon made a motion to approve Resolution 2024-31. Director Bergholm seconded the motion. All Directors present voted in favor.

**RESOLUTION 2024-32 APPROVING A CHANGE ORDER WITH SMH WEST FOR REPLACEMENT OF PRV 10 IN COLORADO HORSE PARK.**

Treasurer Connors made a motion to approve Resolution 2024-32. Director Hinson seconded the motion. All Directors present voted in favor.

**ATTORNEY REPORT**

Mr. Kinlaw presented his Attorney Report. There was a long discussion about the Thunder project that may/may not ask to include into the District. The potential developers have moved forward with their due diligence regarding the land purchase but need a Conditional Will Serve letter from the District to proceed. Chairman Partridge made a motion to direct counsel to work with staff to draft a conditional will-serve letter per the discussion at the Board meeting to include potential restrictions on turf grass. A draft of the letter will be circulated to the Board prior to releasing it to the developer. Director Bergholm seconded the motion. All Directors present voted in favor.

There being no additional business to come before the Board, Chairman Partridge adjourned the meeting at 8:45 PM.



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WALT PARTRIDGE  
CHAIRMAN, DENVER SOUTHEAST SUBURBAN WATER & SANITATION  
DISTRICT

ATTEST:



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JIM MCGANNON, SECRETARY