

## Harris Park Metropolitan District Meeting Minutes

**Date:** Saturday, October 12, 2019  
**Place:** Harris Park Community Center

**Time:** 9:00 am  
**Purpose:** Regular District Meeting

- *If audience members engage in video recordings of the meeting, the members must be behind the kitchen counter. If audience members engage in audio recordings of the meeting, the recorder must be placed on the table in front of them, for other audience members to see.*
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### Attendance:

*Directors:* Buddy Kasulke, Brian Gibson, Elise Martin, Jimmy Graham, Bill Schaefer; *Administrator/Bookkeeper:* Gail Stokes;  
*Audience members:* Paige & Mike Vincenzetti, Marisa Marinac, Jerry & JoAnn Humphrey, Ken & Mona Hoehner, Danita Gregory, Beth Bratz, Matt Plasha, Mercedes Sornsuan, Bryan Orcutt, Steve & Daria Eddleman, Mark Guthrie.

### 1. Opening:

- a. Call to Order- 9:01 AM
- b. Pledge of Allegiance & Moment of Silence

### 2. Approvals

- a. Today's Agenda: Motion to approve by Jimmy, seconded by Elise, all approved.
- b. Meeting Minutes: Motion to approve by Jimmy, seconded by Buddy, all approved.
- c. Treasurer's (Cash) Report: Motion to approve by Jimmy, seconded by Elise, all approved.
- d. Payment of Bills: Motion to approve by Elise, seconded by Jimmy, all approved, with the exception of the receipt for repairs to the horse corral in the amount of \$203.34. The discussion was that repairs and maintenance to the horse corral and pasture are the responsibility of the horse owners and not Harris Park. Also there was no request in advance for help with the repairs. Motion was made by Jimmy to put this on November's agenda for further discussion, seconded by Elise, all approved. Buddy stated that he wishes to walk the property and look at the boundaries.

### 3. HPMD Reporting Items (Recreation):

	<u>2018 YTD</u>	<u>2019 YTD</u>
a. <u>Community Fees:</u>	\$ 7,350	\$ 6,650
b. <u>Fishing Badges:</u>	\$13,195	\$11,410
c. <u>Horse Corral:</u>	\$ 240	\$ 386
d. <u>Community Center Rentals:</u>	\$ 730	\$ 530
e. <u>Community Breakfast:</u>	\$ 1,052	\$ 802
f. <u>911 Sign Orders:</u>	\$ 730	\$ 110
g. <u>Donations:</u>		
General Donations	\$ 1,211	\$ 1,119
Dam Repairs	\$ 1,166	\$ 2,296
Community Center	\$ 449	\$ 1,175
Children's Activities	\$ 330	\$ 2,135
Big Fish Fund	\$ -0-	\$ 1,615
Plaque Fund	\$ 50	\$ -0-
Newsletter	\$ 20	\$ -0-

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#### **4. HPMD Reporting Items (Water & Sanitation):**

**a. Meter Readings: 10/5/19**

Community Center Well: **1014.40.7:7** (7 gallons used)      **(Community Center #5791363)**

Community Center Hydrant: **1339.03.2:0** (452 gallons used)      **(Street Access #5758360)**

Bartimous Rd Well: **Closed**

Dam #1 Gauge: **7 feet**, Dam #2 Gauge: **17 feet**

**b. Well Water Testing: (Jan, Apr, Jul, Oct)**

Emergency repair to the community center well. A fitting split. Living Water Pump was called to do repair.

#### **5. Committees & Other Activities**

**a. Dam Committee: Jimmy (Members: Beth Bratz, Steve Eddleman, Mark Guthrie, Steve Murphy, Mercedes Sornsuwan) Meeting was held on October 4<sup>th</sup>, 2019 to review the RFP document. This will be reviewed again and completed after the board meeting.**

**b. Firewise Committee: Beth (Members: Liz Biggs, Mystique Harmon, Chris Martin) No activity, except that more green signs have been ordered. Gail will send out another email blast.**

**c. Recreation Committee: Elise (Members: Beth Bratz, Danita Gregory, Mystique Harmon, Chris Martin, Mercedes Sornsuwan): October 19<sup>th</sup> is the pumpkin painting, the 26<sup>th</sup> is the Halloween party, haunted house and hayride. Elise stated that last year was a complete success and that Harris Park's Halloween events have helped to make us a community. She asked for expenses of \$500 for supplies and decorations for the Halloween events. Motion to approve \$500 made by Jimmy, and seconded by Buddy, all approved.**

**d. Breakfast Committee: (Members: Brad Gasaway, Steve & Jean Murphy, Mercedes Sornsuwan, October breakfast will be the last one of the year. They will resume in January, 2019.**

**e. Fundraising Committee: Brian (Chair Person: Daria): As a new committee, they are looking for volunteers and ideas for fundraising.**

**f. Fishing Activities: No update**

**g. Other Activities: Gail thanked all who joined the work session at Dam #1. All the weeds were cleaned out. The thistles still need attention. Gail asked everyone to help and cut down the thistles. Buddy also thanked everyone for all of their help and dedication. Mercedes stated that at this time of year, it is better to cut them down rather than dig them up. In the spring, we can treat them to kill them off. Weatherization of community center – Buddy was supposed to let Elise know what materials we need to work on weatherization. Brad is available to pick up the materials.**

#### **6. Communications:**

**a. Assorted junk mail & credit card offers**

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7. **Community Input:** Daria Eddleman advise the Board and community to be diligent in watching what we spend. We still have a dam to repair, and very little revenue at present. Gail advised the audience of Jerry Humphrey's health issues. JoAnn Humphrey asked Gail to announce that the church has many, many, metal folding chairs that they want to get rid of, free of charge. Charlie Mussi is a guest and works for the U.S. Census. He informed us the necessity to complete the census, as it will bring us more money into the county. He will be returning to our January meeting to further help us with any questions and concerns. Mystiques Harmon announced that the Republican committee would like to hold their caucus at the community center on March 7, 2019. All agreed.
8. **Old Business:**
- a. Tate Pond update: Gail spoke to our attorney about retaining our water rights at Tate Pond and the rehabilitation of the pond. As of now, Tate Pond is to be put on an abandonment list by the State. Attached to the minutes is an email from our attorney on our options. We wish to retain our water rights and to reconstruct the dam at Tate Pond. The Dam committee will put together a summary of a plan to retain Tate Pond. This summary will be discussed at the November meeting and, if approved, will be sent to the attorney for him to formalize the plan and send it to the State.
  - b. Conifer Heating will be here October 18 to check heaters in both shops and Community Center. Matt Plasha, an audience member, offered to inspect our heaters free of charge, where Conifer Heating will charge. Matt lives here in Harris Park. Gail will contact him within the next week.
  - c. Pricing information from Independent Propane vs Bailey Propane. Gail stated that there was not much difference in the pricing of both. Independent Propane is a little higher. We will discuss this at November's meeting.
  - d. Smoke alarms have been purchased and are being installed at all 3 buildings. Fire extinguishers were inspected by Life Safety Services in Bailey. We need 2 new extinguishers at the rec shop. Gail will pick them up. Total price for smoke alarms and fire extinguishers inspection was \$190. We will need to have a hydro testing inspection of the fire extinguishers in the spring. Estimated price of \$172 for all.
9. **New Business:**
- a. Repair of large door at Rec Shop. Gail is having someone come only to look at the large door at the Rec shop after the meeting for an estimate.
  - b. Thanksgiving Potluck, Saturday November 16, 2019. Buddy – potatoes, Brian – casserole and rolls, Elise – stuffing and gravy, Jimmy – ham and turkey, Bill – he will buy a turkey and Jimmy will prepare it.
  - c. 2020 Budget – 1<sup>st</sup> draft discussion. – Gail asked that everyone review the budget draft, and we will discuss it at the November meeting, which is the budget hearing meeting.
10. **Adjournment:** Motion made to adjourn at 10:54 AM, made by Buddy, all approved.

## Harris Park Metropolitan District Meeting Minutes (continued)

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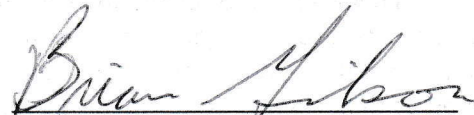
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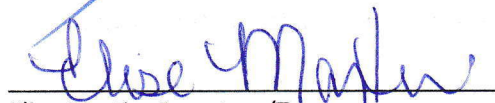
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**Approved:**

  
Buddy Kasulke, President

  
Brian Gibson, Vice President

  
Elise Martin, Secretary/Treasurer

  
Jimmy Graham, Director

APPROVED BY EMAIL ATTACHED  
Bill Schaefer, Director

**Gail Stokes**

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**Subject:** FW: Yesterday's board meeting

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**From:** William and Pam Schaefer [mailto:wmpmsch@live.com]  
**Sent:** Sunday, November 24, 2019 7:32 AM  
**To:** Gail Stokes <glstokes@q.com>  
**Subject:** RE: Yesterday's board meeting

As far as the minutes , I approve November 23, 2019 minutes them as stated.  
Bill

Sent from Mail for Windows 10

**ATTACHMENT TO OCTOBER 12, 2019 MINUTES**

**From:** Joe Norris [mailto:jnorris@CCCFIRM.COM]  
**Sent:** Wednesday, October 9, 2019 5:42 PM  
**To:** 'Gail Stokes' <glstokes@q.com>  
**Cc:** Kathryn G. Winn <kWinn@CCCFIRM.COM>  
**Subject:** RE: Harris Park Water Rights

Gail,

Thanks for your time to discuss the status of the Tate Pond water right on our call this afternoon. As we discussed, I spoke with Tim Buckley last week who informed me that they are currently intending to include the water right on their abandonment list which is set to be released in the middle of 2020. If the water right is included on the list, the District would then have the option to file an objection and would be required to legally prove that the District has not abandoned the water right. This is a legal process that would go through the water court, and I would recommend that the District attempt to avoid this if at all possible due to the significant legal expense involved.

The alternative that Tim Buckley informally presented was that the District send him evidence of the District's plan to use the water right. Because the Tate Pond right has not been used for many years, he needs something more concrete to justify his decision not to include the water right on his list. Their default rule of thumb, is when a water right goes unused for 10-years, it will be included on the abandonment list. So, the District Board should discuss all possible options for its use of the Tate Pond structure and the accompanying water right to come up with a plan. The more detail and concrete the plan, the better received it will be by Tim and the State Engineer's office. Some of the basic options we discussed over the phone include:

- Creating a plan for funding and repairing the dam structure.
- Temporary lease of the water right to another water user.
- Permanent sale of the water right and/or the pond structure (could include reservation of rights to Harris Park residents to fish or use the pond for recreational use).

Any other ideas are of course welcomed and you should try to consider all possible options here. Once the Board has had a chance to discuss and give direction on what action to take, I can assist with getting our "plan" in writing to submit to the Tim Buckley and the state. The goal should be to have this done before the end of the year if at all possible, and then to start taking some action to implement the plan in 2020 so State Engineer can agree not to put the water right on the abandonment list at all. The abandonment list process comes up every 10-years, so the District may have to deal with this again in 2030 if the water right has still not been used by then.

Please let me know if you have any other questions, and I will try to be in touch with you after the Board Meeting.

Sincerely,

Joe Norris | Attorney

**Collins Cockrel & Cole P.C.** | [www.cccfirm.com](http://www.cccfirm.com)

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