



COLUMBINE LAKE WATER DISTRICT



RECORD OF PROCEEDINGS

REGULAR BOARD MEETING OF THE BOARD OF DIRECTORS COLUMBINE LAKE WATER DISTRICT MONDAY, JULY 21, 2025 3:00 PM

1. **CALL TO ORDER**

A regular meeting of the Board of Directors of the Columbine Lake Water District was called to order by President Geoff Garner at 3:13 p.m. The meeting was held at the Administration Building, 1111 GCR 48, Grand Lake, CO 80447, and also remotely.

Directors Present: Geoff Garner – President
Scott Walter – Vice President
Janna Sampson – Secretary/Treasurer
Paul Johnson – Director

Staff Present: Katie Nicholls – District Manager
Mike Gibboni – Superintendent

2. **INTRODUCTION OF PUBLIC PRESENT**

Bryan Hochhalter.

3. **ACCEPTANCE OF MINUTES**

By **MOTION**, second, and unanimous vote the June 16, 2025 meeting minutes were approved as amended.

4. **MATTERS BEFORE THE BOARD**

a. **Consideration of filling vacancy of Board: Bryan Scott Hochhalter**

Bryan Scott Hochhalter introduced himself and provided a background at the Board's request. By **MOTION**, second, and unanimous vote the Board appointed Bryan Scott Hochhalter to fill the vacancy created by the passing of Phil Goes.

b. **Discussion: 2026 Rate Increase**

District Manager Nicholls presented the rate increase memo. She noted that the Board must decide now on the amount they wish to pursue as the public hearing cannot be held until September due to state statute requirements. A lengthy discussion ensued regarding the increasing repair costs, increasing general costs, the rate study completed previously, reserves goal, loan requirements, and next potential large capital improvement projects. By **MOTION**, second, and unanimous vote the Board directed staff to set a public hearing for a rate increase of June CPI (2.7%) plus 5% for a total of 7.7% for the September board meeting.

c. **Consideration of engagement of McMahan & Associates for 2025 Audit**

District Manager Nicholls noted that 2026 is an audit year for the 2025 financials. She outlined the past audits and history. Following brief discussion the Board By **MOTION**, second, and unanimous vote engaged the services of McMahan & Associates for the 2025 audit.

5. **PUBLIC COMMENT**

Mr. Hochhalter stated he felt the Board handled the items on the agenda well. The Board reviewed and discussed the SDA regional educational workshop attended by the Board on June 26, 2025. A request was made that at the next meeting an agenda item be added to officially appoint District Manager as recording secretary.

6. **FINANCIAL REPORTS**

By **MOTION**, second, and unanimous vote the checklist for June 2025 was approved as presented. By **MOTION**, second, and unanimous vote, the financial documents for June 2025 were approved as presented.

7. **SUPERINTENDENT REPORT**

Superintendent Mike Gibboni presented the water usage report. He noted that they will be performing required state testing next month.

8. **DISTRICT MANAGER REPORT**

District Manager Nicholls stated that an issue has arisen with Columbine Lake Water District customers inundating the phone lines and staff time to the point that it is affecting their ability to perform other tasks. She noted that Vice President Walter has stepped up try to help with the problem, but no resolution has been seen yet. A discussion ensued regarding the issue. The Board noted they would make a concerted effort to get ahead of the issue prior to the next billing in October.

The board set a tour of the facilities to occur at 2:00 pm prior to the meeting start of the September 15, 2025 meeting.

With no further business before the Board the meeting was adjourned at 4:46 p.m.



Katie Nicholls, Recording Secretary



Janna Sampson (Sep 16, 2025 10:49:10 MDT)

Janna Sampson, Secretary/Treasurer









July 2025 Minutes

Final Audit Report

2025-09-16

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