ROARING FORK WATER & SANITATION DISTRICT
P.O. BOX 1002 * GLENWOOD SPRINGS, COLORADO 81602
Tel (970) 945-2144

REGULAR MEETING
September 22, 2026

Call to Order
Call to Order – The meeting was called to order at 3:00 p.m.

Roll Call

Board Members Present	Staff Present
Ian Exelbert, President	Tonya Uren, District Administrator
Paul Goldstein, Secretary	Scott Grosscup, District Attorney
Carter Barger, Board Member	Alan Leslie, Plant Operator
Tom Sherman, Board Member	Brandyn Bair, District Engineer
Brendan Matthias, (by phone)	Alyssa Kessel, Billing Clerk

Billing Clerk
Ian introduced and welcomed Alyssa Kessel, the District's new Billing Clerk, to the Board.

Administrator's Report

Reserve Funds and Wastewater Nutrient Regulations
Paul asked Brandyn if he had updated information regarding Reserve Fund targets in the context of compliance with anticipated water projects and wastewater nutrient guidelines. The Board began setting aside funds in the Sewer System Investment Fund in 2024 in response to anticipated CDPHE nutrient discharge regulations at the wastewater facility, with staff estimating the required filtration systems could cost $5 million or more. Brandyn reported that the CDPHE compliance target has moved from 2027 to 2030.

Upcoming capital projects are part of the budget discussion. As the District's system ages, capital replacement projects are beginning to arise; the Ironbridge Lift Station required complete replacement at 25 years old. Ian expressed concern about water reserves should the Aspen Glen wells be determined to be groundwater under the direct influence of surface water (GWUDI), which could require additional treatment.

August Minutes
M/S/C Tom moved to approve the August 18, 2026, minutes. Carter second, all in favor.

Accounts Payable
Paul asked about two invoices pertaining to sludge removal from Altitude Septic and Polydyne. Altitude Septic pumped out the basin to allow removal of the faulty internal recycle (IR) pump, and Polydyne supplies the binding agent for the cake sludge produced in the biosolids building.

Paul also noted a pump purchase in the accounts payable; the District purchased a pump for the Coryell Ranch wellhouse. Alan reported the IR pump at the wastewater plant is covered by a five-year warranty, and the manufacturer's representative is involved in determining the cause of the recurring IR pump issues.

M/S/C Paul moved to approve the September accounts payable as presented. Carter second, all in favor.

2027 Budget Review

As directed by the Board in August, Tonya met with Tom to review 2027 budget preparation, concentrating on the reserve funds. Tonya outlined the following:

- The District is in good fiscal condition. Water and sewer operating expenses are covered by customer fee revenue, while property tax revenue and tap fee collection fund both current and projected capital projects.
- Reserves for compliance with the anticipated wastewater nutrient regulations are built from property tax income and water and sewer tap fee collection, spreading the cost between current and future customers.
- The District sets aside funds to replace aging water and sewer infrastructure. As District infrastructure ages, these reserves are a valuable resource.
- The District continues to address water leaks. Last year, some of the unmetered water loss was due to rusted bolts on Aspen Glen water valves. Staff would like to engage American Leak Detection to isolate problem areas and seek bids for valve repair. Water reserve funds would pay for these capital expenses.

Tom commented on his budget preparation meeting with Tonya and complimented Tonya and staff for their stewardship of the budget. Tom noted administrative costs are at 12%, which is favorable for an organization of this size. This is helped in part by the District hiring subcontractors rather than direct employees, and by its well-funded reserves. Portions of the District's infrastructure are now 31 years old, and reserves will be crucial to maintenance and replacement moving forward.

Tonya reviewed potential capital projects for the 2027 budget:

- Wastewater plant, lift station, and wellhouse updates as needed
- Effluent flow meter flume required by CDPHE
- SCADA Computer Upgrade, and
- Water Valves Replacement.

The Board discussed reserves and growth along with the mill levy.

The Board directed Tonya to complete budget preparation and present the draft 2027 budget to the Board by October 15, 2026, with the budget hearing scheduled for the November board meeting.

Operator's Report

Water Leaks

Alan video inspected ten valves and detected no erosion/corrosion issues. Alan started in Aspen Glen, the oldest section of the District, where development began in 1994, in the Phase 1 area around the wellhouse on the east side of the river. Staff will continue leak detection work. After irrigation season is over, Alan will identify areas to survey and schedule American Leak Detection.

Coryell Ranch Wells

Since Well #11 developed sediment and required flushing, Evan with Samuelson Pump will inspect and flush Coryell Ranch Well #13. Well #11 has been pumping at full capacity to push water into Aspen Glen. The District relies on the Coryell Ranch wells for the Coryell Ranch and Midland Point areas of the District and to supplement the Aspen Glen wells.

Internal Recycle (IR) Pump

Alan was able to get the failed IR pump running but is not confident in its reliability. Staff are pursuing a warranty replacement and a possible secondary redundant pump. Altitude Septic was used to haul sludge as needed to clear out the basin to pull the IR pump.

Biosolids Removal

The wastewater plant produces cake sludge, which will now be hauled to Pitkin County Landfill. The District has a holding pad where the sludge is loaded and removed. The landfill accepts the waste and creates a compost product for sale. The biosolids process includes two pumps and a lift station; solids are pressed and the water is pushed back through the plant. There are maintenance issues with those pumps and backups are available. The pump to create the solids is undersized, and may need to be upgraded to a larger pumping capacity

Engineer's Report

Ironbridge #1 Lift Station Odor Complaints

Staff continue to address odor complaints at the Ironbridge #1 River Bank Lift Station. Staff made changes last week and are working with the manufacturer regarding the odor control media. The odor control system was turned off, and no complaints have been received since. The Eastbank and Ironbridge #2 lift stations feed into Ironbridge #1, and odors occur when Ironbridge #2 feeds into Ironbridge #1. Staff need to monitor gases that can form from stagnant wastewater; some amount is normal in force mains. EPC has a hydrogen sulfide data collector to log gas levels. There is also air exchange coming in from home vent stacks. Staff are waiting to see if recent rainy weather has had any effect on the odors.

Effluent Flow Meter Flume

Brandyn is obtaining a bid for this work for inclusion in the 2027 budget.

Sages at Aspen Glen

No input from the developer team.

Harvest Village PUD Referral Comment
The District is a referral agency for the developer's PUD application. Scott reviewed a summary of the Harvest Village application. The developer eliminated ADU's for a total of 1,500 residences; the application does not define the type of residences. The current application is generally consistent with the prior application, including infrastructure and a water treatment plant. Design and permitting are estimated at 18 months, with 12 to 18 months to construct the water treatment plant, or approximately three to four years to get started.

Hardwick Crossing PUD Referral Comment
Hardwick Crossing is a 28-lot development near Riverview School. This project was formally reviewed by the District as Flying M Ranch. This portion of the project is consistent with the prior submittal. These lots are located to the west and south off the county road intersection to Riverview School.

Aspen Glen Reserve PUD Referral Comment
Aspen Glen Reserve proposes ten lots with ADU's. No additional EQR's above the 21 proposed for the property are requested at this time.

Attorney's Report
Scott continues to work with Brandyn on referral comments regarding the developments.

Open Items

SDA Conference
Tonya attended the Special District Association Annual Conference in Keystone and attended sessions on artificial intelligence, asset management, administration, and finance.

Cybersecurity
Alan commented on recent cybersecurity attacks on water infrastructure, in which unprotected gateways were used to change equipment programming. Electrical instrument manufacturers have created patches within the last six weeks in response to these security issues, which involve the logic board on the equipment itself. The District completed a comprehensive exercise with an EPA contractor to evaluate District practices and recommend procedures. District systems monitor, but do not control, equipment remotely.

Next Meeting
3 p.m., October 20, 2026

Adjournment
Meeting adjourned at 4:30 pm.

Read and approved this 20th day of October 2026.

Signed:_____

SEAL

Attest: _____