

LOMA LINDA METROPOLITAN DISTRICT
BOARD MEETING
PAGOSA SPRINGS, CO 81147
March 5, 2024

CALL TO ORDER

President Matt Fischer called the meeting to order at 4:00 p.m. Other Board members present: Al Myatt, Bill Remien, Rick Sautel and Barb Hanrahan. Guest residents present, Maggie Fischer, Jo Myatt and Pat Amstein.

MINUTES

The minutes of the regular board meeting held January 9, 2024 were presented for review and approval. After discussion, **Bill Remien moved to accept the minutes from the regular Board meeting held January 9, 2024. The motion was seconded by Rick Sautel. The motion carried unanimously.** Barb Hanrahan volunteered to take today's minutes and it was suggested that taking of the minutes be added to the Vice President duties.

TREASURER'S REPORT AND PAYMENT OF BILLS

The financials for January and February 2024 as prepared by Wilson, Rea, Beckel & Associates were presented and discussed by the Board members for review. As of February 29, 2024, the Money Market had a balance of \$60,537.99. The Conservation Trust Fund had a balance of \$14,257.79 (deposited within the money market account) with a checking account balance of \$1,789.97. The Board reviewed line items and payments made.

January 2024

1761	Colorado Rock & Dirt Excavation	Snow Plowing	\$ 1,323.00
1762	Matthew Fischer	Reimb SDA dues	\$ 360.75
1763	Wilson, Rea, Beckel & Assoc	Accounting	\$ 121.89
1764	Colorado Rock & Dirt Excavation	Snow Plowing	\$ 1,262.63
1765	Loma Linda Home Owners Assn	Annual Dues	\$ 80.00
		Total	\$3,148.27

February 2024

1766	Bill Hudson	Web page mgmt	\$ 140.00
1767	Colorado Rock & Dirt Excavation	Snow Plowing	\$ 5,827.50
1768	Wilson, Rea, Beckel & Assoc	Accounting	\$ 663.76
		Total	\$ 6,631.26

After discussion, **Barb Hanrahan moved to accept the January and February 2024 financials. The motion was seconded by Rick Sautel. The motion carried unanimously.**

OLD BUSINESS

-Matt Fischer will forward his comments of the Procedural Manual to Barb Hanrahan. Once edits are complete, Barb will forward to Directors for review and comments.

-Neighborhood Safety:

The 10 MPH sign has been added to the curve sign at the junction of Loma Linda Dr and Saddleback drive. No cost incurred as the new Pagosa Road & Bridge director, Mike Torres, donated it to LLMD

The security notice re: neighborhood surveillance at the entrance to Loma Linda is still to be purchased. Pat Amstein suggested a surveillance camera might be more effective. Maggie Fischer stated that surveillance cameras had been discussed at the HOA meeting. The HOA does not have funds available for such a system but will continue to research options.

The subject of the stolen spruce tree by the mailboxes was discussed and Al Myatt will research putting GPS trackers on the remaining trees.

Matt Fischer stated that all the County and State required year end filings have been accepted.

NEW BUSINESS

Road Maintenance: Matt Fischer distributed maps of the subdivision and encouraged Directors to note areas of needed maintenance on the maps. Tracy and any interested Director will drive around in the Spring to determine areas in need of maintenance and will give a cost estimate.

Maggie Fischer brought up the issue of snow removal while some areas only receive 2" while others may get 6". Suggested that perhaps someone who lives in the back parts of the subdivision could alert Directors as to how much snow has accumulated.

Storage Unit

New owners require proof of insurance which our current insurance covers. Owners accepted this insurance.

Audit

Application for Exemption from Audit as prepared by Michael Branch was signed by Directors and Matt Fischer will transmit to proper agency. The fee of \$700 was paid.

Website

The State has issued new guidelines that must be met to avoid a non-compliance fine of \$3500. As the LLMD is not up to speed in website maintenance, it was discussed to engage the services of Streamline to take over our website and bring us up to compliance. There would be a setup fee of \$1500 then \$740/year to host the website. Matt Fischer volunteered to reach out to Archuleta County and see what they are doing to meet the new guidelines. **Barb Hanrahan made a motion to pursue engaging the services of Streamline, seconded by Bill Remien. After further discussion, the motion passed unanimously. A second motion was made by Matt Fischer and seconded by Al Myatt to move \$2500 from our reserve fund to cover the cost of web management. After discussion, the motion passed unanimously.**

Calendar

Matt Fischer has reviewed the calendar and it is up to date

CORRESPONDENCE

-Matt Fischer signed the yearly agreement with our accounting firm

-Correspondence received from a Winterwood lot owner to inquire if the LLMD would contribute to road improvement and were informed the District was not allowed to contribute. That owner also made other suggestions regarding the lot the District owns and trading our lot for a lot he currently owns at "The Trails" in Pagosa or another lot in Loma Linda. No further discussion or interest from Directors.

Open Discussion

Al Myatt provided a breakdown of our mill levy and how it is allocated

ADJOURNMENT

Matt Fischer moved to adjourn the meeting, seconded by Bill Remien. The motion carried unanimously and the meeting was adjourned at 5:24 pm.