SPECIAL MEETING OF THE BOARD OF MANAGERS
OF SPECIAL IMPROVEMENT DISTRICT #2
OF THE RIO GRANDE WATER CONSERVATION DISTRICT
September 10, 2026 at 9:00 a.m.
8805 Independence Way, Alamosa, CO 81101
And by Zoom/Teleconference

Present: Karla Shriver, President; Eric Hinton, Vice-President; Scot Schaefer, Secretary/Treasurer; Harold Stoeber, BOM; Michael Schaefer, BOM; and, Greg Higel, Ex-Officio.

Absent: Gerald Ziegler, BOM; Mark Deacon, BOM.

Staff and Consultants: Pete Ampe, and Arthur Sayre, Hill & Robbins P.C.; Chris Ivers, Program Manager; Rose Vanderpool, Program Assistant; Wylie Keller, Water Resource Specialist; Clinton Phillips, Davis Engineering; Kylie Gregg, Office Manager; Michael Carson, Database Administrator; and, April Mondragon, Administrative Assistant.

Guests: Jessica Valdez, Deb Sarason.

Meeting Called to Order
President Shriver called the meeting to order at 9:03 a.m. A quorum was present. The Pledge of Allegiance was recited.

Approval of the Agenda
President Shriver asked to amend the agenda to add an executive session to receive legal advice regarding negotiations for the lease/purchase of real property and possible action following. A motion was made by Eric Hinton to approve the agenda as amended. The motion was seconded by Michael Schaefer and unanimously approved.

Public Comment
President Shriver asked for public comment. There was none.

Review and Possible Action on 2027 Budget
President Shriver asked for review and possible action on 2027 budget. Chris Ivers presented the 2027 Subdistrict No. 2 preliminary budget. He highlighted the 2026 year to date costs and best estimate for the remaining 2026 costs. Mr. Ivers went over water storage expense estimates and the beginning fund balance for 2027 administrative and pumping fees. He explained how he used last years budgeted amounts to base the starting amount for the 2027 budget. Mr. Ivers reported adding a line item for Board of Managers workman's comp insurance. Kylie Gregg explained how the insurance was necessary due to changes in policies made by insurance carriers. She also reported how the Errors and Omissions was covered under the Districts policy. Mr. Ivers went over the estimated admin fee for active wells and an increase to the legal and engineering expense. He highlighted water storage expenses, forbearance agreements, CWCB loan and remedy portfolio expenses. Mr. Ivers provided an update on the loan and Twin Pines Ranch closing. He highlighted the payment made to Mark Deacon and presented the fee estimates. Mr. Ivers reported on the revenue needed to be collected for the pumping fee split with the upper Rio Grande. He explained how the fee for the Upper Rio Grande increased. Discussion was held on how the fees would be affected if the amount of pumping increases this year. Mr. Ivers reminded the Board of the fee approval process in November.

A motion was made by Eric Hinton to approve the Subdistrict No. 2 preliminary budget as presented. The motion was seconded by Scot Schaefer and unanimously approved.

Executive Session to Receive Legal Advice Regarding Negotiations for the Lease/Purchase of Real Property
President Shriver asked for a motion to enter into executive session to receive legal advice regarding negotiations for the lease/purchase of real property. A motion was made by Scot Schaefer at 9:39 a.m. to enter into executive session to receive legal advice regarding negotiations for the lease/purchase of real property. The motion was seconded by Michael Schaefer and unanimously approved.
Mr. Ampe stated the Board was entering into executive session pursuant to section 24-6-402(4) to receive legal advice regarding negotiations for the lease/purchase of real property and the Board would take no formal action or position during the executive session.

Possible Action Following Executive Session
President Shriver asked for possible action following executive session. A motion was made by Scot Schaefer to direct staff to continue negotiations with a property owner on the proposed lease of water. The motion was seconded by Michael Schaefer and unanimously approved.

Next Meeting
The next quarterly meeting was scheduled for November 3, 2026 at 9:00 a.m.

Adjournment
The meeting was adjourned at 9:46 a.m.

President

Secretary/Treasurer