

**SPECIAL MEETING OF THE BOARD OF MANAGERS  
OF SPECIAL IMPROVEMENT DISTRICT #5  
OF THE RIO GRANDE WATER CONSERVATION DISTRICT  
May 6, 2020 at 1:00 p.m.  
By Zoom Only**

**Present:** David Schmittel, President; George Whitten, Vice-President/Secretary/Treasurer; Dale Gerstberger, Manager; Kit Caldon, Manager; and, Peggy Godfrey, Ex-Officio Member.

**Absent:** Corey Hill, Manager

**Staff and Consultants:** Pete Ampe, Hill & Robbins, P.C.; Chris Ivers, Program Manager; Amber Pacheco, Program Manager; Rose Vanderpool, Program Assistant; Clinton Phillips, Davis Engineering; Michael Carson, Data Base Administrator; and, April Mondragon, Administrative Assistant.

**Guests:** David Hofmann, Daryl Achenson, and Steve Keller.

**Meeting Called to Order**

President Schmittel called the meeting to order at 1:02 p.m. A quorum was present.

**Approval of the Agenda**

President Schmittel asked for additions or a motion to approve the agenda. Chris Ivers added Public Comment to the agenda.

A motion was made by George Whitten to approve the agenda as presented. The motion was seconded by Kit Caldon and unanimously approved.

**Executive Session**

President Schmittel asked for a motion to enter into executive session to discuss potential property purchases. A motion was made by George Whitten to enter into executive session. The motion was seconded by Kit Caldon and unanimously approved.

Mr. Ampe stated the Board was entering into executive session to discuss a potential purchase acquisition, transfer or sale of real property. The Board would take no formal action or position.

**Action on Executive Session Discussion**

Pete Ampe stated the Board was in executive session and had voted to come out. Discussion was related to potential property purchases.

**Direction for Staff**

President Schmittel asked for direction for staff. Chris Ivers reported Wright Water Consultants would provide a proposal for the potential property purchase and for the Fox property. Clinton Phillips provided the time frame on getting the test well drilled and commented on the depth and location of the test well. Dale Gertsberger asked about underground imaging on the property and discussion was held on monitoring wells. Mr. Phillips also asked the Board about hiring a geologist to log drill cuttings during the test formation. Mr. Ivers stated he would work on the funding for the geologist.

A motion was made by Dale Gertsberger to proceed and offer John Baxter \$2,500 per acre for 35 acres for the reservoir site property contingent on the other purchase of water working together. The motion was seconded by George Whitten and unanimously approved.

A motion was made by George Whitten to proceed and offer Green Earth Farms \$4,000 per acre foot for 250-acre feet of water, contingent on the successful purchase of the reservoir site property, together with no agreement to cover any of the property owners' future developments. The motion was seconded by Kit Caldon and unanimously approved.

**Next Meeting**

President Schmittel asked for the next meeting. A special meeting was scheduled for May 15, 2020 at 1:00 p.m. by Zoom meeting only. The next quarterly meeting is scheduled for July 22, 2020 at 1:00 p.m.

**Adjournment**

A motion was made by George Whitten to adjourn the meeting. The motion was seconded by Dale Gertsberger and unanimously approved.

The meeting was adjourned at 1:56 p.m.

  
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President

  
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Vice-President/Secretary/Treasurer