

**Meeting Minutes
Infrastructure Committee
Kissing Camels Property Owners Association
February 8, 2024**

Called to Order: The meeting was called to order at 3:00 p.m. with a quorum.

1. Established Quorum

John Hurwitz	Present
Ron Johnson	Present
John Frank	Present by phone
Bud Ingels	Present
Tim McMahon	Present
Bruce Barbarick	Absent
Mark Stritzel	Present
Mindy Gutierrez	n/a
BreeAnn Escobar	Present

2. A motion was made, seconded, and passed to approve the January minutes as submitted.

3. Old Business – Progress Reviews:

A) Drainage Plan Update

- a) The invoice from ADB has not been paid, but it is approved by RowCal for payment.
- b) A motion was made for ADB to install a drain grate and perform extra work behind Cumulus and Moonshine, It was seconded and passed, and will be sent to the EB.
- c) Exposed conduit adjacent to culvert #6 (as described in the ADB maintenance sheet) - The IC requested that Mindy/Bree send a letter to the Camels Ridge Sub-A to request their plan to remedy.

B) Roads –

- a) Outside East Gate – Bud is still trying to locate the owner of Liberty Dialysis. In the interim, the meeting request letter will be sent to the known contacts at the other three “owners.” Bud and John H. will finalize the letter for the KCPOA office to then distribute. Status of FedEx check was not updated.
- b) Engineering Study for Main and North Gates – Pre-engineering meeting with Entech and JR Engineering will be set up by Mark S. A motion was made for Entech to add

three cores to Lyda Lane to include with their mobilization for this project. The motion was seconded and passed and will be sent to the EB.

- c) Update on CSU Restoration Plan – credit request to CSU is still pending.
- d) 2024 Road Plan –
 - Crack Seal contracted with CSS – Remove Camels Grove, Twin Flower, and Coyote Point from scope. Add crack seal to the “2023 crack repairs” on Hill Circle.
 - Bids for M&O, FDR, and crack repairs – to be received from bidders on 2/16.
 - Bids for T2 Slurry– to be received on 2/9.
 - Engineering study for FDR section of KCD to be revised by RMG, and the IC will conduct an email vote for final approval.
 - Concurrent with the submission of “2024 Road Work” bids from contractors Mark S. will provide cost estimates for his project management time.
 - Tree Obstruction update – Mark S. will complete concurrent with final 2024 Road Plan.

4. Construction Management Updates:

- a) Red Rocks Development – Four street lights not working. Electrician coming 2/14.
- b) Preserve Development – All streetlights functional, inspection set for 2/9 for preliminary punch list. Bud will attend with Mark S. Mark S. will send punch list draft to the IC after the walk-through.
- c) Scott Hente to be informed by Mindy/Bree that he will need to “strike” Tim McMahon off the signature line on the City Maintenance Agreement. Then, sign and return to Al Watson.
- d) RIRO - Status of fiber, no clear answer. Status of invoices to Toll – no clear answer.
- e) Conversion of South Gate: IC involvement will be limited to the installation of a “turn-around” asphalt section sometime in 2025-26. Mak S. confirmed that the \$3,500 landscape allowance at this location from Toll has been used.

5. Manager Report – Nothing to report.

6. New Business & Announcements

- a) EB Updates – Four IC items were approved by the EB in January. Discussed an overview of EB position on KCPOA consultants, relative to needs and costs.
- b) Northpointe Pond Inspection – Jeannie’s paperwork was signed, and Lethridge’s contract has been executed. The inspection deadline is May 31.

Meeting adjourned at 4:57 p.m. Next meeting is March 14, 2024, at 3:00 p.m. Submitted by
Infrastructure Committee