

MINUTES OF THE WORK SESSION OF THE BOARD OF DIRECTORS OF LITTLE THOMPSON WATER DISTRICT

The Board of Directors of Little Thompson Water District (LTWD) met in a work session on Monday, August 3, 2026. Attendance was as follows:

Board of Directors:

Bill Szmyd, Vice-President – *Presiding Officer*
Larry Brandt, Treasurer
Ed Martens
Garret Maurer
James J. Walker

Staff in Attendance:

Amber Kauffman, District Manager
Angela Diekhoff, Business Manager
Brad E. Eaton, District Engineer
Kammy K. Tinney, Business Project Manager
Reese Saxton, Operations Manager
James Sutherland, Water Resources Manager
Jake Hebert, Civil Engineer III
Steve Schaeffer, Water System Worker
Judy O'Malley, Recording Secretary

Other Attendees:

There were no other attendees.

CALL TO ORDER

The recitation of the *Pledge of Allegiance* occurred, followed by Vice-President Bill Szmyd calling the meeting to order at 2:05 p.m.

ROLL CALL

Roll call was taken.

It was moved by President Szmyd and seconded by Director Larry Brandt to excuse the absence Director Ryan Heiland. Motion carried unanimously.

It was moved by Director Ed Martens and seconded by Director Brandt to excuse the absence of President Emily McMurtrey and Director Ryan Heiland. Motion carried unanimously.

All other Directors were present resulting in a quorum of five of seven members in attendance.

AGENDA REVIEW

There were no changes to the agenda.

PUBLIC COMMENTS ON NON-AGENDA ITEMS

Vice-President Szmyd opened the Public Comments period at 2:06 p.m. There being no Public in attendance, the Public Comments period was closed.

DISCUSSION ITEMS

Capitol Project Workshop:

District Engineer Brad E. Eaton, with data input from District Manager Amber Kauffman, reviewed with the Board the LTWD 2027 – 2036 Capital Improvement Projects (CIP) and Budget Forecast. Using the Construction Cost Index (CCI) Staff updated projected costs for capital projects; noting that the Denver area has seen higher than national average inflation costs for construction, raw land value, and engineering costs. Projects were presented in groups based on the function of District goals and assigned priority relative to other projects within each group. Business Manager Angela Diekhoff provided information on current interest rates for the issuance of bonds as one mechanism to fund the projects.

Challenges the District faces include financial limitations as there are multiple, highly expensive project priorities, as well as Staff limitations with experience showing that one engineer can effectively manage no more than one to two complex projects or three to four small projects at any one time.

Discussions occurring throughout included:

- **Finance.** Funding sources, LTWD's ability to delay or phase any projects, when to finance/bond, tap fee and rate increases suggested by the Rate Study, raising the Plant Investment Fee (PIF) portion of new tap fees, and what the Cash-In-Lieu (CIL) price for water should be.
- **Information Technology (IT).** Moving District data to cloud-based storage rather than replacing in-house servers every five or so years, the challenges the District is facing with internet service making switching to cloud-based storage a concern, and the need to make IT upgrades to be able to use any cloud services.

DIRECTOR REPORTS

Director Brandt advised that a friend of his lives in the Central Colorado Water Conservancy District and had received a letter asking for community input on adding a proposed bond issue to the upcoming November ballot. Mr. Brandt questioned why LTWD does not require a vote prior to issuing debt/bonds. Ms. Kauffman advised that those districts that issue debt with a mill levy component used for repayment require a successful election under TABOR. LTWD operates as an Enterprise, with no mill levy and as such, does not require voter approval to issue debt.

It was moved by Director Martens to adjourn the work session at 3:15 p.m.

Respectfully submitted,

Amber Kauffman
Secretary