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THE STATE OF
COLORADO

Buffalo Mountain Metropolitan District “BMMD”

Summer 2019 Newsletter

Servicing Wildernest property owners in the unincorporated area of Summit County, CO with:

- Water & Sewer
- Road Maintenance
- Snow Plowing
- Storm Drainage
- Covenant Enforcement
- Pedestrian Path
- Architectural Review

We're On The Web!
www.colorado.gov/bmmd

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Construction Begins On New Water Reservoir

As reported in newsletters and website postings over the past several years, BMMD has been planning to build a new 250,000 gallon underground water storage tank and pump station and has recently awarded the project to Aslan Construction, Inc. This project will impact traffic along Ryan Gulch Road and the pedestrian path during certain phases of construction.

The site location is 701/702 Ryan Gulch Road. Construction will commence on or after May 27, 2019. Work hours will be 7:00 a.m. to 7:00 p.m. Monday through Thursday, excluding all major Holidays.

Closure of Path and Section of the Eastbound Lane of Ryan Gulch Road: The Eastbound lane of Ryan Gulch Road and the pedestrian path will be closed to through traffic between North Side Circle and Sauterne Lane, Monday-Thursday throughout the Summer. Traffic will be detoured onto Poplar Circle. The Westbound lanes will remain open. Barricades and signs will be posted to redirect vehicles and pedestrians. All driveways in the affected closure area will have access at all times. Fridays and weekends will not be affected by this closure.

The first phase of the project includes, but is not limited to, subsurface excavation, installing underground water piping, erecting the concrete tank, building the underground pump station, replacing a small section of sewer main line on the back side of the lot, and constructing the small above-ground pump station. Phase 1 is expected to last throughout the spring, summer and fall months of 2019.

The second phase of the project will include electrical and interior work inside the pump station. Phase 2 is expected to last throughout the winter months.

The third and final phase of the project will consist of new water main piping just East and West of the new tank site along the pedestrian path. Phase 3 is expected to last throughout the spring/summer months and conclude in the fall 2020. The site will then be re-stored using native trees, shrubs and grasses.

Project update notices will be posted on the District website at www.colorado.gov/bmmd. Water outages are not expected during the construction process, however if an outage is necessary residents will be given advance notice in a timely manner.

We are aware of the inconvenience that will be caused by our activity and apologize in advance. Rest assured that we will do everything possible to minimize the impact of our activities in your neighborhood. If you have particular concerns that must be addressed, please call the District Manager, Shellie Duplan at 970-513-1300 or by email at shellie@bmmd.org. We will do everything possible to find a mutually agreeable solution.

Thank you for your patience and cooperation during this upgrade to your water distribution system.

BMMD Water Meter Reading Technology Saving Customers Water & Money

For the past four years, BMMD has been monitoring customer water consumption using the upgraded Automatic Meter Reading (AMR) wireless system which allows digital communication between the water meter and BMMD. As water becomes more precious, especially due to supply constraints, drought conditions, and system expansions, it becomes even more important to have accurate and timely water consumption management capability. This new system has proved to be critical leak detection software and in turn a money savings benefit to our customers and BMMD.

BMMD conducts consumption account analysis as time permits. The AMR system reports unexpected spikes in consumption or constant consumption which indicates that there might be a leak. Once BMMD identifies unusual consumption activity, the customer is contacted immediately to help determine the cause of the potential leak. Some of the large leaks identified by BMMD include: boiler system failures, frozen pipes, water heater leaks, leaking shut-off valves, and outside irrigation tubing. Small leaks in most cases are the result of a running toilet or leaky faucets.

Over the past year alone, the District has saved over 1.7 million gallons of water related to large leaks, saved over 160,000 gallons of water related to small leaks (i.e., running toilets, leaky faucets), thereby saving customers an estimated \$11,000+ in extra water charges .

Infrastructure Updates

Wastewater Improvements

BMMD regularly inspects the sewage collection system. This year BMMD will be conducting bi-annual camera and cleaning of the sewer main pipelines. Plans are underway to make point repairs caused by spring run-off water infiltration, freeze/thaw activities, and aging main pipes. We continue to ensure that our wastewater systems are operating safe and efficiently.

Portable Generator

BMMD plans to purchase a portable generator this year to ensure system functionality during a power outage. Should there be a main power grid failure longer than one day, there may not be sufficient water capacity to meet customer demands without the ability to pump water. A portable generator will improve water supply reliability.

Pressure Reducing Valve (PRV)

This summer, BMMD will start the second of four planned upgrades to the water distribution system by changing out manual PRV's with automatic PRV's, thereby eliminating reliance on a manually operated system.

GIS Mapping

A geographic information system (GIS) serves as a web map with layers corresponding to various systems that can be updated and shared in real-time with workers in the field helping to identify infrastructure that may be buried under the snow, or not easily located. BMMD continues infrastructure asset locates and will have a completed GIS map this fall.

Water Quality Report for 2018

We are pleased to present to you this year's annual drinking water quality report enclosed herein for calendar year 2018.

Our constant goal is to provide you with a safe and dependable supply of drinking water.

Please contact District Manager, Shellie Duplan, at 970-513-1300 with any questions related to this annual report or any other drinking water quality question you may have.

Architectural Guideline Updates

Enclosed is an updated architectural guideline booklet for all Wildernest property owners. Prior to any alterations to the outside of a property, including but not limited to: remodels, re-painting, re-roofing, re-siding, deck modifications, driveway alterations, windows, doors, etc., you must submit a BMMD Review Application. Please read the enclosed Guidelines for instructions on how to apply for a property modification. Failure to submit may cause costly changes and/or fines to be assessed.

Download the application on the BMMD website at: www.colorado.gov/bmmd.

Short Term Rentals In Wildernest

All properties located in the Wildernest and Cortina Ridge communities that are actively listing their home for short term vacation rentals are subject to the Summit County Short Term Rental Regulation & license requirements.

Such regulations require the owner to obtain a license from the County, name a responsible agent to respond to complaints, maintain parking and trash, among other rules.

For a list of requirements, visit the County website at www.co.summit.co.us.

Help Save Wildernest from Wildfire—Hazardous Fuels Reduction

The risk of wildfire in the Wildernest community is never-ending. We all remember the afternoon of June 12, 2018, when the Buffalo Fire caused immediate evacuations and elicited a massive response of firefighters and firefighting aircraft to save the Wildernest community we love. It was saved in large part due to the proactive work over the last decade to build fuel breaks and reduce hazardous fuels in our community. This activity saved an estimated \$913 million worth of homes and infrastructure from the Buffalo Fire. This summer, the Forest Service has partnered with Summit County to continue hazardous fuels reduction in the open space between Wildernest and Mesa Cortina. You will see hand crews working hard to mitigate the standing dead and fallen trees in the area.

It's time for the Wildernest and Mesa Cortina residents to continue this defense work by removing all dead and diseased trees and vegetation on your personal property, as well as maintain defensible space immediately around your home. A defensible space is an area around a building in which vegetation, debris, and other types of combustible fuels have been treated, cleared, or reduced to slow the spread of fire to and from the building. The most crucial area to mitigate is the 5 feet immediately surrounding your home, wherein all fuel sources should be diligently removed, and replaced with noncombustible alternatives like rocks. It's a good idea to trim back branches touching or overhanging the roof. In the second zone, from 5-30 feet, keep trees and other vegetation relatively scattered to break up continuous fuel sources. Low hanging branches on trees should be trimmed to prevent fires climbing to the top of trees. Did you know our local Summit Fire & EMS department will evaluate your property for free? Call them at 970-262-5100 to schedule your free evaluation.

BMMD has applied for a County fuels reduction grant to help Wildernest property owners mitigate hazardous fuels around the home. Contact BMMD at 970-513-1300 after June 19th to see if funding is available.

Summit County government is providing FREE chipping and the disposal of branches, logs and small trees. If you clear woody vegetation from around your home and stack it in a slash pile, the County will chip it and haul it away at no cost! Clearing this debris helps our residents create a defensible space. There is one pick-up scheduled in Wildernest: June 17 through June 21. To take advantage of this FREE service and directions on how to stack: visit www.co.summit.co or call 970-668-4140.

Make sure you're signed up for Summit County Alert, and use helpful online resources like the county's emergency blog, and the Facebook pages for emergency services. Visit www.co.summit.co, and search "Summit County Alerts" to register.

Hiking Trail To Be Constructed in Open Space between Wildernest & Mesa Cortina

Starting this summer, the Summit County Open Space & Trails staff are actively planning to establish a formal hiking trail along the open space between Wildernest and Mesa Cortina to connect with the Town of Silverthorne.

The existing "social" trail in the area is causing resource damage to meadows and wetlands. Conducting proper trail development, avoiding sensitive environmental areas and having access points should help mitigate this existing damage.

County staff are flagging and mapping a proposed trail alignment. Parts of the trail will cross over Buffalo Dr. in Wildernest and run along a small section of Silverheels Dr. A portion of the trail will be open to allow mountain bike use.

County Road and Bridge will establish safety measures with clear signage along Buffalo Dr. to promote pedestrian and cyclist safety.

A public meeting will be held in June or July. Advance notice will be published by Summit County. If you would like more information about this project, please contact Mike Wurzel, County Resource Specialist at 970-668-4065 or by email: michael.wurzel@summitcountycolorado.gov.

Protective Covenant Enforcement Know the Rules — Avoid the Fines

It benefits all property owners within the Wildernest community to adhere to the Protective Covenants to promote the common good and enjoyment of the property owners' investments, protect property values, and maintain a pleasant residential environment. Each owner of property within the Wildernest is responsible for the compliance with these Covenants, including but not limited to:

No garbage/trash around property; no parking trailers, boats, recreational vehicles, motor homes, etc. in any front yard or driveway; no improper storage of bulk items in the yard; removal of dead & diseased landscape.

BMMD's Code Compliance Officer is out enforcing the Covenants on a regular basis. Should a violation occur at your property, BMMD will call or email a courtesy notice to remedy the issue. Should the alleged violation continue without correction, BMMD may impose money penalties as outlined in the Covenant enforcement provision.

All BMMD Rules & Regulations, Protective Covenants and related filings can be downloaded on the BMMD website at www.colorado.gov/bmmd.

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**After Hours
Water and Sewer
Emergency Services**

For immediate assistance with BMMD water or sewer emergencies please contact Metro Services at (970) 468-7688 or call (970) 409-0270.

Buffalo Mountain Metropolitan District

Providing Water/Sewer/Road & Covenant services to the Wilderdest Community for over 49 years

**Property Owners Must
Keep Your Driveway Culverts Clear!**

Private property owners are responsible for maintaining driveway culverts even though they are located in the County right-of-way. It is critical that water flows through your culvert to ensure adequate drainage during heavy spring runoff or summer thunderstorms. Driveway culverts will store sediment and become clogged with mud and debris impeding roadside water flow which can then divert into neighboring properties or the street. Contact BMMD for a list of local contractors that can help clear your driveway culvert.

Proposed 3% Rate Increase for 2020

Much of Wilderdest's water and sewer infrastructure was built 30 to 50 years ago. Due to age and growth, the District must make needed improvements and will continue infrastructure replacement projects on an annual basis. These projects come at a cost which must be passed along to the owners of the system – all Wilderdest property owners. Small annual increases will cover rising operating, maintenance, fuel, and equipment costs. BMMD will hold a public meeting to discuss the proposed increase on August 20, 2019, 6:00 p.m., at the District office located at 106 Adams Ave., in Silverthorne (across from Ford Dealer).

**In Case of a Water Leak
Do you know how to turn your water off?**

Don't wait until you have a home emergency to try and find your water shutoff valve. There are two ways to turn off water. The first is a shut-off valve located inside your home, usually in the boiler room, crawlspace, garage or utility closet. The shut-off valves are usually installed before and after the water meter. Multi-family homes (condos) usually share one common shut-off valve located in a boiler room.

The second is a curb shut-off valve located outside your home in a valve box located usually 10-30 feet from the edge of the roadway. Second homeowners should consider installing automatic shut-off valves "water cops" to shut water off when constant consumption is detected and no one is at the property.

Quarterly Billing Payment Options

Auto Withdraw – Sign Up Today

ACH debit payments are automatic withdraw electronic payments that are created when the customer gives BMMD authorization to debit directly from the customer's checking or savings account for the purpose of paying their quarterly water/sewer bill. There is no fee charged to customers for this service. Customers who choose ACH payment must first authorize BMMD to debit their bank account for the amount due on a quarterly basis. Download the BMMD Authorization Agreement for Direct Payments on the website at www.colorado.gov/bmmd.

Email Bill Only

BMMD is offering to send quarterly water/sewer bills by email only. Simply email your request to: jasmine@bmmd.org