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MUNICIPAL
CORPORATION
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SUBDIVISION OF
THE STATE OF
COLORADO**

Buffalo Mountain Metropolitan District “BMMD”

Summer 2014 Newsletter

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

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

We're On The Web!
www.bmmd.org

Infrastructure Evaluation Update

BMMD recently partnered with Consulting Engineers, TST Infrastructure, LLC, to deliver an overall infrastructure evaluation to provide the necessary information for risk analysis and long-range investment and asset management plans.

Some portions of BMMD's water and wastewater infrastructure has been in operation close to 45 years. Failures in infrastructure can result in unwanted water and/or sewer disruptions, impediments to emergency response and damage to roadways. Unplanned infrastructure failures can be costly.

Over the next several months, BMMD and TST will evaluate the physical condition of the District's aging infrastructure, including future capital maintenance requirements in order to calculate the useful life of existing facilities. By doing this BMMD will be able to accurately anticipate future expenditures in order to plan and budget for them.

High Water Preparedness

Record snowfalls this season, combined with the pine beetle epidemic that has ravaged our forests could result in a major spring run-off with above-average water levels in County lakes, rivers and streams. Summit County usually doesn't realize the effects of the melt until the end of May or the first half of June; however, with fewer trees to absorb the water and no tree canopy to protect the snowpack from the sun, the snow-melt may occur at an accelerated rate.

No one can predict the spring weather, including warm temperatures and precipitation which will determine the rate of flow in the County's rivers. Local and State officials have been monitoring flows in all waterways and are prepared to respond to the possibilities of high water situations.

BMMD will be removing debris and obstructions in County waterways and road drainage ditches within Wildernest. You are responsible for personal property drainage. If your property is vulnerable to flooding, stop by the BMMD office to pick-up sandbags and sand. Be proactive, not reactive. The BMMD office is located at 106 Adams Avenue (across from the Ford Dealership).

For more information about preparing for high water situations, please visit the BMMD website at www.bmmd.org, and click on "High Water Info" on the home page.

Keep Your Driveway Culverts Clear

BMMD performs regular maintenance on stormwater systems along roadways within the District and where easements are provided.

Private property owners also need to conduct maintenance to ensure adequate drainage during heavy runoff. Over time and due to spring runoff and summer rainfall, driveway culverts can and will become clogged with mud and debris, impeding the flow and collection of water. Removing the clog is a dirty job, but it must be done if you want to maintain proper drainage around your property and prevent flood damage.

Driveway culverts connect open ditches on either side of a driveway. This allows water to flow under, rather than over the driveway. Do not fill in or pave over open ditches. Keep culverts clear of rocks and debris. Make sure that nothing blocks either end of the culvert. Sometimes all it takes is a shovel to clear debris.

Each property owner is responsible for maintaining drainage lines, ditches, culverts, ways or appurtenances serving his/her property. Leaks, stoppages, or breaks must be repaired by the property owner after notification of such condition by BMMD.

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Meet the Board of Directors

The business and affairs of BMMD is managed by the District Manager and governed by a five (5) member Board of Directors. Each Director is elected pursuant to Colorado law, and performs his/her duties in good faith, in fulfillment of his/her oath of office. The BMMD Directors represent the broad diversity of our Wildernest community and contribute significant amounts of time, talent, and energy to ensure continued water, sewer, and road services to Wildernest residents.

Shawn Cummings, President

Shawn Cummings has served on the BMMD Board of Directors since 2012. As an eight year resident of Wildernest, and father of two year old Aven, Shawn and his wife Jennifer, both feel strongly about giving back to the community and making the Wildernest sub-division a safer place to live. Shawn has worked on a wide range of committees and special teams in an effort to educate the public about wildfire mitigation and defensible space. As a professional firefighter for the past twelve years, Shawn currently represents the Littleton Fire Rescue on wild land and urban-interface firefighting deployments on local, state and national levels. As an open space technician and park ranger, Shawn has also helped develop and implement noxious weed management programs as well as environmental educational programs for both children and adults. Shawn believes the best governing systems are those that have active community member involvement. Shawn's current term of office is May 2014 – May 2018.

Joe Newhart, Treasurer

Joe and his wife Marcia have been Wildernest property owners for over twenty years. As a retired petroleum geologist and executive with a major oil company with over thirty years' experience in petroleum exploration and production, Joe brings a wealth of experience for strategic planning and stewarding large projects while maintaining fiscal responsibility. Joe has many years of experience serving on elected boards, building construction committees, and most currently President of Golden Eagle Estates Owners Association. Joe also works as a volunteer with the Friends of the Dillon Ranger District and is an enthusiast of National Forest lands. Joe is committed to advocating and strengthening the BMMD through sound fiscal governance, and applied management. Joe's current term of office is May 2014 - May 2018.

Albert Halverstadt, Director

Albert has served as a Director on the BMMD Board for the past eight years, and has owned property in Wildernest for the past sixteen years. As operations supervisor for Phoenix recycling, Albert believes recycling is a critical way to protect our environment by saving resources and preventing pollution. Albert also brings a wealth of experience in road and drainage infrastructure while working for the Colorado Department of Transportation (CDOT). His knowledge and input has been invaluable throughout many BMMD capital improvement projects, such as road overlays and drainage improvement projects. Albert understands the challenges that Special District's face with providing safe road access in extreme climates. Albert's current term of office is May 2012 – May 2016.

Josh Shramo, Director

As a full time resident of Wildernest since 2008, Josh Shramo and wife Karen, along with their child care deeply about the Wildernest subdivision and are personally vested in the community in which they live and work. As owner of Red Mountain Community Management, Josh is an experienced property manager representing both large condominium complexes as well as individual properties. His method of conflict resolution and problem solving will be invaluable when enforcing BMMD Protective Covenant violations, all for the mutual benefit and protection of the property owners in Wildernest. Josh's background in business management will help the District continue industry best practices while ensuring customer satisfaction. Josh's current term of office is May 2014 – May 2016.

Raoul Pietri Jr., Director

Raoul is long-time resident and business owner in Summit County. He has lived in Wildernest for over thirteen years and is proud to serve the community in which he calls home. As owner of a transportation company since 1998, Raoul is familiar with the dangers drivers face in a community with steep grades, and challenging weather conditions. Raoul believes clearing the roads of snow to allow for safe passage of Wildernest residents is an important service BMMD provides to the community. He understands the challenges plow drivers & residents face during times of heavy accumulations and will continue to ensure unprecedented access to the place we all call home. Raoul's term of office is May 2014 – May 2016.

Past Board Members

It's not out of line to suggest that being a board member can often be a thankless job, however BMMD would specifically like to thank three departing board members for their service:

Jonathan Kriegel

Cheryl ("Cheri") Breeman

Marshall Rutz

As a combined thirty-four years of service on the Board, each of you brought incredible skills to the table, but more importantly you have brought a dedication and an energy that has directed our district and benefited all residents of Wildernest. The gift of your time is priceless. The impact you have made on BMMD is felt now and will be for years to come. Former Director Marshall Rutz said "Homeowners in the Buffalo Mountain Metro District can take great pride and satisfaction in the exceptionally high quality of life that we enjoy here at the foot of Buffalo Mountain. The BMMD provides vital services, and I am very pleased and grateful to have been able to play a small role in all of this as a member of the board for the past 13 years."

Protect Your Property From Noxious Weeds

Several species of non-native plants have become a threat to the economic and environmental value of land in Summit County. These invasive species are non-native to Summit County and have no natural predators or diseases to keep them in check. They are rapidly displacing native vegetation, thus causing a loss of native ecosystems stability and diversity, while affecting recreational resources.

Thousands of acres of land in the County are already infested with non-native weed species. Experts in weed science estimate that this figure will increase by 15 percent annually if no control measures are imposed. Problem areas include roadsides, open space, housing subdivisions, private property, state and federal lands.

With continued education and cooperative weed management efforts, it is possible to eradicate many of these species, but everyone must do their part.

In 2001 Summit County hired a Weed Program manager, adopted

a County Weed Management Plan and organized the Weed Advisory Board, for the purpose of managing all of the unincorporated lands in the County with respect to noxious weeds.

The primary goal of the Summit County Weed Management Plan is prevention, education, management and cooperation. The County Weed Program manager provides technical and educational support to the citizens of Summit County to help identify and eliminate noxious weeds and suggest best management practices.

The Weed Control Program encourages you to become knowledgeable about what noxious weeds are, how they spread and what you can do to help stop the spread.

Cost Share Program

The County has initiated a Cost-Share-Program to help property owners offset the costs associated with noxious weed management. Qualified applicants are eligible for up to \$500 a year in Cost Share funds. Contact the County today for more information at (970) 668-4218 or (970) 668-4252.

Water Meters - Customer Responsibility

Questions sometimes arise as to who is responsible for the water meter facilities at your property.

Each property owner is responsible for maintaining the entire length of his/her water service line which includes the curb box, shut-off valve, water meter and any portion of the service line lying within road rights of way and/or beneath road improvements. Leaks or breaks in the service line, curb box, shut-off valve, or water meter shall be repaired by the Customer from the time of notification of such faulty condition by the District.

In order for BMMD to accurately calculate water consumption at your property, you must have a properly functioning water meter. At the end of each calendar quarter BMMD technicians read water meters to calculate water consumption for each property. The District carefully monitors the readings and if any meter fails to register in three quarters or less, BMMD will contact the Customer to repair and/or replace such meter.

Causes of defective meters vary, including age, faulty wiring between the water meter and the remote reader on the outside of buildings, or they get stuck with small bits of debris which can cause internal damage to the mechanics.

If you receive notice to repair and/or replace a faulty water meter, BMMD suggests you contact a local plumbing company to troubleshoot the problem, or you can do your own investigation by writing down the numbers located on the head of the water meter, continue normal water use in your house for 5 days, then check the meter head again to see if the meter is calculating consumption. This may help you narrow down the problem between faulty meter or faulty wiring to your outside reader. Your water meter is generally located in a crawlspace, garage, or utility room within your home.

If your water meter needs to be replaced, you must purchase the water meter from BMMD. For more information about water meters please contact BMMD.

Wilderness Pedestrian Path

Summer Construction

Work will begin this summer on the Wilderness pedestrian path. The project will involve cracksealing and sealcoating the entire length of the path as well as a more serious spot repair across from the Silver Queen West condo complex, just below Twenty Grand Drive.

Work crews will close sections of the pedestrian path as work progresses. Construction is expected to begin in late June through July. BMMD appreciates your cooperation during the busy summer construction months.

Please - Pick-Up After Your Dog

Dog feces plays a significant role in water pollution. It's not just a huge annoyance, but an actual health hazard, since rain can drive the fecal matter into our water supply and increase the spread of diseases. Bacteria can make its way into streams, lakes and the water table which can make people very sick.

Unightly, smelly and a huge hassle on the sole of a shoe, dog poop is not a desirable feature in any neighborhood.

BMMD provides free Mutt Mitts along the pedestrian path to help you pick-up after your dog. Remember, you must also properly dispose of the Mutt Mitt waste – so please do not toss it on the ground or leave it for someone else to pick-up!

On-Line Payment Processing Available on BMMD Website

BMMD has partnered with the State of Colorado to provide an online payment option for water/sewer bills and other District fees. This online payment option is provided at the request of customers wanting to pay quarterly water/sewer fees with a credit card.

Through the State's Internet Portal Authority secure servers, BMMD customers can pay for the following services:

- Quarterly Water/Sewer Service Fees
- 3/4" Water Meters
- Touchpad Water Meter Readers

On-Line Fees

A processing fee will be added to the balance of your electronic payment by the State of Colorado. BMMD receives no portion of the processing fee. You will see your full charge, including all fees prior to finalizing your payment online.

For customers who wish to make payments without incurring online payment fees, payments will continue to be accepted by personal check or by cash. BMMD will not accept credit card payments by telephone. Please call BMMD if you have questions regarding online payments.

To pay your bill on-line, visit the website at www.bmmd.org and click "Pay OnLine" on the homepage.

Water Quality Report Now Available

Each year BMMD complies with State and Federal regulatory requirements to provide safe clean drinking water to its District constituents to help promote protection of public health and environment. BMMD routinely monitors for contaminants in your drinking water and is proud to report that BMMD has no drinking water violations or deficiencies for calendar year 2013.

The Water Quality Report provides information about BMMD's drinking water and the results of the tests we performed on the water during the previous year.

Our licensed water quality professional, Eric Kircher, works diligently to ensure that BMMD's drinking water is clean and plentiful for current and future generations. We welcome this opportunity to provide you with the information about your water supply source and effective management of potential risks within the system.

To download a copy of the Water Quality Report visit the District website at www.bmmd.org, and click on "Water Quality Report" on the home page. Or, email District Manager, Shellie Jetton, at shellie@bmmd.org and request a copy.

Living in the Wildland Urban Interface & Ember Zone

A home within one mile of a natural area is in the Ember Zone. Wind-driven embers can attack your home. You and your home must be prepared well before a fire occurs. Ember fires can destroy homes or neighborhoods far from the actual flame front of the wildland fire.

Make sure to provide firefighters with the defensible space they need to protect your home. The buffer zone you create by removing weeds, brush and other vegetation helps keep the fire away from your home. To schedule an in-home defensible space evaluation, contact Lake Dillon Fire Rescue, Public Affairs Coordinator, Steve Lipsher at 970-262-5209. Defensible Space Works!

Mailing Address

PO Box 2430
Silverthorne, CO 80498

Physical Address

106 Adams Ave.
Silverthorne, CO 80498
Phone: 970-513-1300
Fax: 970-513-1301

District Manager

Shellie Jetton
shellie@bmmd.org

Customer Service

Customerservice@bmmd.org



FIRST CLASS MAIL
US POSTAGE PAID
DILLON, CO 80435
PERMIT NO 18

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.