

# EB MD 2 NEWSLETTER

EAGLE BEND METROPOLITAN DISTRICT 2



## FROM THE PRESIDENT

At this time of the year your Metro District Board is like the Roman God Janus, looking back at the District's 2013 accomplishments and looking forward while planning and budgeting for 2014.

While the Board is still in the ideas drafting stage of the budget process, it is likely: there will be no increase in our tax rate for next year; the District will be working on solidifying our water resources for the future; and we will again offer matching funds to homeowner associations desiring to convert some of their turf grass areas along major thoroughfares into xeriscaped areas. The District will present its proposed 2014 budget at a public hearing at 10 AM on November 14 at the Heritage Eagle Bend clubhouse.

On the next two pages, Tom Coker gives us the wrap up on the under drain repair project the District recently completed at Heritage Eagle Bend North. Fortunately the project was completed before the fall rains hit the community. Monitors on the pumping system indicate that the system has captured a large amount of water from around

the area homes and pumped it into the storm water drainage system.

A lot of what the Metro District does each year relates to one of Colorado's precious resources. The District continues to upgrade its water system for improved reliability and efficiency. Rex Rexroat explains on page 4 the District's water system and how it is monitored as well as how he works with HEB personnel.

Page 5 highlights another of the businesses in the Eagle Bend Market Place. If you are tired of driving around to shop for your rubber that meets the road, check a local Eagle Bend business that can handle your needs.

Recently the District sponsored an introduction to its xeriscape demonstration garden. Page 6 reports on highlights of that event, some comments from the public attending the event, as well as an award the District just received from the City of Aurora.

From time to time, we receive letters from our constituents in the community. Page 7 contains a letter the District recently received from former Aurora Councilman John McCracken.

Larry Geiger, President



## EBMD#2 AND HEB FILING 9/HEB NORTH PROJECT COMPLETION

The Eagle Bend Metropolitan District No. 2 (EBMD#2) recently completed the foundation underdrain realignment project for HEB Filing 9/HEB North at Heritage Eagle Bend (HEB). Construction of the project, by EBMD#2, was completed on August 23, 2013. The HEB Master Association is responsible for the final phase which includes: sealing the existing pipe which was cut off and rerouted by the EBMD#2 to ensure the pipeline stays contaminate free, and removing all debris emitted from the pipeline.

The following information is a quick review of the project. HEB North is a multi-family development which includes a foundation drain for each of the structures/homes. These underdrain systems are designed to carry water away from the perimeter of the foundations. In order to accomplish this, the foundation drains were originally designed and constructed to follow the sanitary sewer lines in the subdivision until a point where the underdrain could be extended to reach "daylight", meaning above natural grade. In the case of HEB North, this occurred in the cul-de-sac of S. Addison Court.



At some point in time, it became apparent that a portion of the underdrain system had failed. Problems appeared to be isolated to the S. Addison Court section of the system.

The failure allowed groundwater, sometimes containing certain

contaminants at concentrations exceeding levels permitted by the Clean Water Act, to enter the system. This discharge was brought to the attention of the City of Aurora and the Water Quality Control Division of the State of Colorado, who in turn approached the HEB Master Association (HEBMA). After several studies and attempts to repair the failed pipeline, it was proposed by EBMD#2, and accepted by HEBMA, to abandon the failed line in S. Addison Court and find an alternative means to deal with discharges from the drains.



The design of this project was approved by the COA and reviewed by the State of Colorado. Since failures appeared to be isolated to the outfall pipeline under S. Addison Court, the District had an opportunity to intercept the pipe downstream of where the foundation drains were attached but upstream of the failed sections. This occurred on S. Biloxi Way between Addison Way and S. Addison Court. Fortunately there was an existing storm drainage system in the area which could be connected to and convey the drain water above grade. The underdrain system is about 28 feet deep; approximately 22 feet lower than the storm drain system. A pump was required to bring the discharge from the underdrain system up to the storm drainage system.



## EBMD#2 AND HEB FILING 9/HEB NORTH PROJECT COMPLETION (continued)

The existing underdrain system was intercepted near the middle of the intersection of S Biloxi Way and S. Addison Way. It was then redirected to a manhole located on the southwest corner of that intersection. Float switches control the operation of the submersible pump located in the manhole. Water collects in the manhole until the water level rises above a "start" float switch and the pump runs until the water level drops below the "stop" float switch. The pump discharges to the storm drain inlet box located approximately 6 feet from the manhole below grade. From here the discharge is conveyed to daylight by the existing storm sewer system.

The pump rests near the bottom of the 30 foot deep manhole and is supported by a slide rail system that allows for

removal of the pump for repair or replacement. A backup pump was provided to the HEBMA.

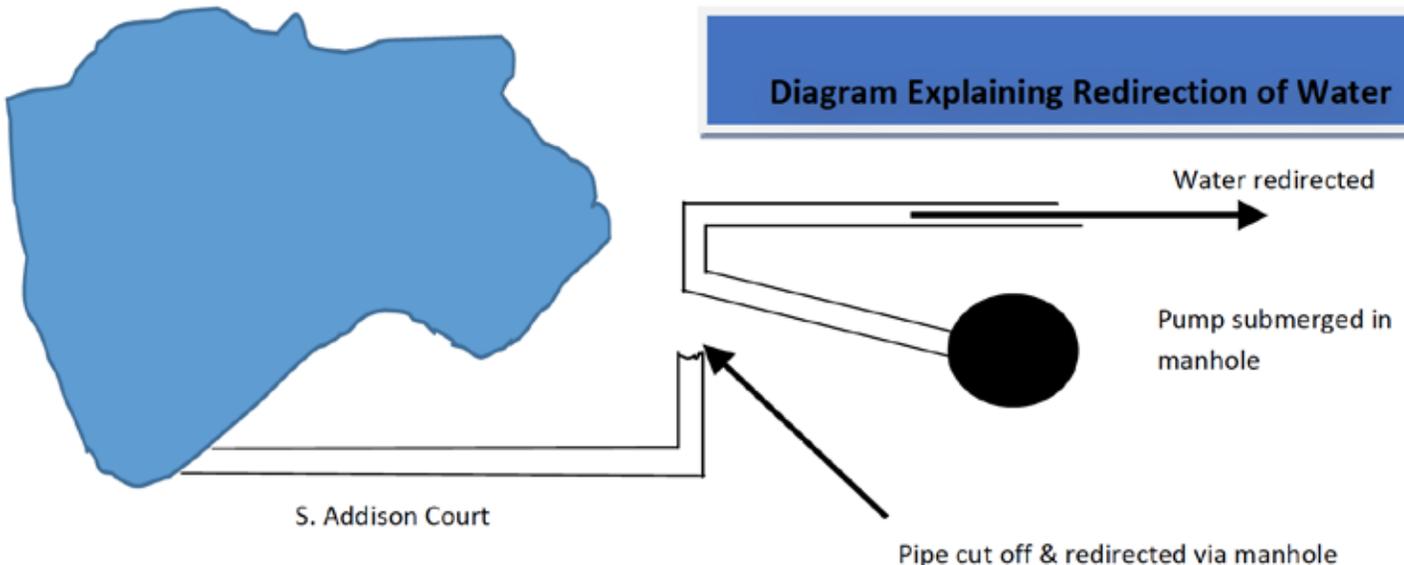
A cell phone based telemetry system was installed to monitor when the pump starts and stops and also to alert District and HEBMA staff if the water level in the manhole rises above the "high level" alarm float switch. Even with the recent heavy rains, the pump was able to keep up with peak flows. There have been no high level alarms.



Once the HEBMA completes their portion of the project the COA and State of Colorado will determine whether HEBMA has remedied the problem as outlined by the COA and State.

Submitted by: Tom Coker

Diagram Explaining Redirection of Water



# Water

It has come to my attention that every day we come in contact with water in some form. Yet, do we really understand water in its basic form and why it is so important to conserve water?

*"Water is a chemical compound with the chemical formula H<sub>2</sub>O. The water molecule contains one oxygen and two hydrogen atoms connected by covalent bonds. **Water is the most essential element to life on earth.**"*

Source: Wikipedia

The purpose of the previous statement is to reinforce the need to practice water conservation. This year at Heritage Eagle Bend, the water usage was much lower than the past 3 years. EBMD#2 set innovations into motion three years ago to make sure that we were doing everything in our power to conserve water. We started doing the following:

1. Installed a wireless monitoring system to monitor the wells and the pond depth.
2. Installed a wireless valve on East Cherry Creek pipeline to allow us to turn the pipeline on and off at the pond. At this location we can also monitor the amount of water going into the pond.
3. We worked closely with the HEB Golf Superintendent to make sure the storage pond received the water that was needed for the golf course. During mid-July through the first of September the golf course can require up to 1.5 million gallons per day!
4. We also started monitoring more intently HEB water usage to make sure we did



not have water going out the overflow at the pond. This is done by the use of the Wi-Fi network.

5. The Golf Superintendent and the HEB General Manager have read only access to the EBMD#2 network.

6. The other major step EBMD#2 implemented was to price the water to Heritage Eagle Bend which was meant to enable the HOA to water the native grass areas around the golf course.



This year because of increased rainfall less water was needed for the golf course than in previous years. The HOA should have been able to take advantage of the water agreement allowing for the native areas to be watered without impacting the HOA budget in a negative way.

Next year, the Metro District will be adding additional equipment to the water system to help conserve even more water. I hope this information was able to give you a little insight into what the EBMD#2 does to help the community understand water usage and conservation.

Submitted by: Rex Rexroat

## **GOOD WORD (or two or three) ABOUT FAMILY TIRE PROS at EB MarketPlace**

I walked out to my car one recent morning and noticed one tire dangerously low, so I slowly and carefully wobbled over to Family Tire Pros down at the Safeway shopping center (EB Marketplace). All the while I was thinking the worst; they'd probably try to sell me a new tire.

But Manager Matt Buckley and his crew took the tire off, fixed a puncture, put air in and remounted the tire... all while I waited in their comfy lounge area. "How much do I owe you?" I asked as they handed me the keys. "Oh, nothing," quipped Matt Buckley, the friendly and very savvy manager. "It's on the house."

I guess that experience sold me on Family Tire Pros! After all, they could have told me I needed a brand new tire, as I wouldn't have known the difference. And of course they would have just happened to have the "perfect very expensive one" for my car. The whole experience could have cost me quite a bundle.

Even more recently, as my husband Art and I were driving along Gartrell Road, we suddenly heard and felt the ominous whomp-whomp-shudder-shudder of a flat tire. Luckily, we were near the shopping center, so we limped slowly and carefully into Family Tire Pros. Not such fortunate news this time; we did indeed need a new tire. But the guys at the shop showed us: 1.) exactly what the problem was, 2.) why it couldn't be fixed, and then 3.) proceeded to give us a very good deal on a new tire.

Other folks in the neighborhood take their car to Family Tire Pros for oil changes, brake repairs and regular maintenance check-ups. They are able

to perform the same work on your automobile as a dealer but at a more affordable price. For example, Family Tire Pros charged B. Davie \$32 when he ordered a part for his car. Brad said he'd had the same part previously replaced at the dealer for \$150. Family Tire Pros saved B. Davie \$118! "In the future, I will first check with Matt for any repairs."



I've heard nothing but good stuff about Family Tire Pros from my neighbors and friends here at HEB which completely compliments the personal experiences Art and I have had. "I have an old car," said Hilda Wilensky, "so I worry about the safety. I bring my car over to Family Tire every month. They give the tires a good check... and never charge me a penny!" Equally good reports come from Lin Sorensen, the McLaughlins, the Rydbergs and a whole bunch of others! Seems like Family Tire Pros is certainly a neighborly place to do business. The trustworthiness of Matt and his team is really appreciated. Give them a call at 720-870-9910.

Article submitted by: Patricia Goodman



## Where Were You August 26th?!

Many of you were attending the Metro District's "Open House at the Demonstration Garden" with a great cup of joe' and a scrumptious pastry. It was a gorgeous day for a community event! HEB resident, William Benton, stated "It is not often that we get to see how our tax dollars are spent." Residents and guests were guided through the garden by TerraCare horticulturists who explained the different zones of xeric plants. The plantings demonstrate how water conserving landscape can be beautiful, colorful as well as lowering your monthly water bill. Another resident had this to say, "The gardens are beautiful. It's a wonderful idea to use land in this way, as the land would otherwise sit idle and grow weeds."



Zach Versluis (above), City of Aurora Water Conservation Specialist, announced the EB Metro District was selected to receive the City's first "Xeric Landscape Award"! The Metro District's garden had to meet or exceed the City's seven principles of xeriscape: **1.)** exceptional planning and design; **2.)** low-water plants; **3.)** practical turf areas; **4.)** efficient irrigation; **5.)** soil amendment; **6.)** mulches and **7.)** overall maintenance.

Residents were able to have their questions answered on



the spot. Patsy Wagner, HEBMA Board Member, remarked, "It was helpful to hear about the xeriscape rebate program from the COA and talk to skilled horticulturists about water saving plants." Individual landscape plans were reviewed and discussed. The highlight as stated by many residents was how the garden is a great source to obtain ideas for their own landscape projects.



Ernie Classen, summed up the experience this way, "I attended the Open House event for the Xeriscape Park along Gartrell and found this garden to be a real gem with the trails, benches and a variety of plants. I would encourage the area residents to take time to walk through this garden and watch a sunset or better yet, purchase a lunch from one of the merchants to enjoy while sitting on one of the benches in the park. This garden is also a good source to obtain ideas for your own landscape projects."

Submitted by: Audrey Davie

September 22, 2013

Board of Directors,  
and Constituents of  
Eagle Bend Metro Dist. #2

Dear Friends:

On Monday, August 26, 2013, I responded to the invitation of EBMD#2 to visit the Open House at Metro District Xeriscape Demonstration Gardens. As we gathered at the “tour entrance” for this occasion, we enjoyed pastries, compliments of Wholly Cannoli Café in the Eagle Bend Marketplace, and a coffee bar, compliments of TerraCare Landscape Co. As we began the tour with City of Aurora Water Department representatives, EBMD 2 representatives, and representatives of TerraCare, those “tour guides” informed us about plants and grasses along the paths, and benefits of xeriscaping. (I asked a question regarding where I could sit and be in the shade for more than five minutes. I was informed by a member of EBMD Board that they are working on that concern.) This Demonstration Garden has been somewhat controversial since the plan was introduced some time ago – principally the cost to EBMD taxpayers. I attend the majority of EBMD 2 Board meetings at our Club House and would like to express my sincere opinion that this Board is very dedicated to their responsibilities and their constituents. I would encourage those constituents to attend as many of the monthly meetings as they can. I continue to be very pleased with the fiscally sound results of these elected Board members. Yes, in my opinion the cost of the Demonstration Gardens was carefully considered as the Board discussed the plans over many months with themselves, businesses in the area, professional companies, the HOA’s which are part of EBMD, and constituents. In the final analysis, after watching and listening to the discussions about the Gardens, and then seeing the finished product, I extend my appreciation for a job well done!! I believe that the long-term aesthetic value of this addition to our community will be well worth the investment.

John McCracken  
8214 S Catawba Ct.  
(Formerly a member of Aurora City Council)



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## EAGLE BEND METROPOLITAN DISTRICT 2

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- Sr. Vice President/Treasurer  
Tom Coker
- Vice President Water Ops/Secretary  
Rex Rexroat
- Vice President Landscape Ops  
George Arellano
- Vice President Communication  
. . . . . Bruce Simner
- Recording Secretary . . . . . Audrey Davie

### Eagle Bend Metropolitan District #2

#### UPCOMING MEETINGS

**Held at Heritage Eagle Bend Clubhouse**

23568 E.Heritage Parkway | Aurora, CO 80016

- Board meeting November 14 at 10:00 AM
- Budget hearing November 14 at 10:00 AM
- Board meeting December 12 at 10:00 AM
- Board meeting January 23, 2014 at 10:00 AM

NOTE: The above constitutes NOTICE to all property owners within EAGLE BEND METROPOLITAN DISTRICT #2 of the meetings scheduled

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**WWW.EAGLEBENDMETRO.COM**

for copies of the newsletter, Board minutes and financial information relating to the District