

AGENDA
POWDER HOUSE PASS
BOARD OF SUPERVISORS REGULAR MEETING
May 27, 2021 at 9:00 am MDT (10:00 am CDT)
11283 Powder House Trail, Lead, SD 57754

1. Call to Order
2. Approval of minutes of October 30, 2020
3. Old Business
 - a. Financial Report
 - b. Update on
 - i. Resolution 2020-02 Contractor's Rules and Code of Conduct (No Board Action Required)
 - ii. Resolution 2020-04 Owner's Rules and Regulations for Rentals (No Board Action Required)
 - iii. Ordinance 2020-10 Governing Building Codes, Utilities (No Board Action Required)
 - c. Final Garbage Contract with Sander Sanitation (Board Action Required)
 - d. Water Service Use Policy (Board Action Required)
 - e. Resolution 2020-05 Establishing Water and Sewer Rates (Board Action Required)
 - f. Resolution 2020-01 Renter's Use Rules and Regulations (Board Action Required)
 - g. Status of Road Maintenance/Snow Removal by Lawrence County
 - h. Annexation – update report
 - i. Status of Land Exchange with BLM
4. Development Construction Updates – AE2S
 - a. 2020 Project Status
 - b. Swimming Pool Construction
 - c. 2021 Phase 2A and Phase 2 Infrastructure Construction
 - d. 2022 Phase 2B
 - e. Phase 3 Initial Study and Planning Presentation
5. Operations Report – John Pavon
 - a. Water System
 - b. Waste Water Treatment System

- c. Roads
 - d. Contractor Issues
 - e. Resident's Issues
6. New Business
- SRF Loan #3
- a. Explanation for expansion
 - b. Funding options
 - c. SRF Special Assessments
 - d. Possible re-assessment to cover new land on Northern end of the CID
 - e. Approval of Resolution 2021-02, setting hearing date for action on Resolution of Necessity (Board Action Required)
 - f. Resolution 2021-03, authorizing authority to sign SRF loan document for Loan #3 (Board Action Required)
 - g. Construction Manager at Risk (CMAR) selection process
 - h. WWTF Expansion
- Additional New Business
- a. Designation of land areas for Commercial use and County application for change of zoning
 - b. Exchange between Powder House Pass and BH Development
 - c. Approval of multi-family land use and creating a "zoning" designation with County
7. Other Items from Board and Public Comments
8. Schedule Next Meeting
9. Adjournment