

**Canon City Area Metropolitan  
Recreation and Park District  
575 Ash Street  
Canon City, CO 81212  
(719) 275-1578**

**SPECIAL BOARD MEETING MINUTES  
May 25, 2023**

**CALL TO ORDER** The Canon City Area Metropolitan Recreation and Park District Board meeting was called to order at 7:05p.m. by Board President, Nick Sartori, in the board meeting room located at 575 Ash Street.

**ROLL CALL**

Board Members:

Present:

Nick Sartori  
Joel Dudley  
Melissa Smeins  
Cooper Trahern  
Andrew Palmasano (*attended via phone starting at 7:09 p.m.*)

Staff:

Kyle Horne                      Executive Director  
Dawn Green                      Finance Director

Attorney:

Dan Slater

Guest(s):

John Zimmerman  
Andrea Stein

- Kyle Horne stated that the Recreation District’s goal was to open the swimming pool this summer. Staff were hired, the facility was cleaned, and chemicals ordered. Patches were made to the liner, but the largest patch did not hold. The pool was drained again. Kyle spoke to pool engineers and experts at Counsilman-Hunsaker, Colorado Pools, and Mid America pools.

He spoke about the pool’s history as the District was founded to build and operate a pool, which opened in 1967 with an estimated 25 to 30-year life. The slide was added in 1991 and the liner sealed in 1998. In 1999 the sand filters were replaced which required removing the roof. The site audit completed by Terracon in 2018 stated that the pool had outlived its useful life. The slide was removed in 2019. In May of this year the site audit was updated, and Kyle had phone calls and meetings with representatives of Councilman Hunsaker regarding their findings.

There are numerous issues with the state of the pool and the following need to be replaced: the liner, pump, sand filters, all pipes, valves and fittings. There is rebar

showing through the concrete on the deck and the pad is separating from the pool. The diving boards also need to be replaced.

As it was empty, Kyle took several photos of the facility and showed those to the board members. Outside photos included the large crack in the fiberglass liner, areas where it is no longer adhering to the concrete, the exposed rebar and staining of the concrete from the degrading rebar, and the corroded bases of the diving boards. In the mechanical room there were photos showing the corrosion on the steel vessels (sand filters) that were previously spot welded. During the first audit the engineer thought they would last three seasons at best and this year they began to leach water. Photos also showed the corrosion on the copper pipes, which are four-inch lines. To meet current code, they should be 6-inches going out and 8-inches coming in. Even with being grandfathered in, the system can't get to the required eight-hour cycle time. When the systems were started this year, the time was between eight and nine hours. The system can't get to six hours with the current pipes. If the sand filters were replaced, all the pipes would need to be replaced. These components in the mechanical room are past their life expectancy.

The bathrooms have no roofs, which is also an issue, (even affecting the ability of the swim team to host meets.)

Water has been kept in the pool year-round to keep weight on the liner and provide UV protection.

The pool has served the community for 56 years, which is a testament to the work by District staff to keep it well maintained, but now it must be replaced as there is no repair option. Kyle praised prior Directors and maintenance staff for keeping it going.

On May 9<sup>th</sup>, the Board agreed to close the wading pool.

The updated site audit will be presented at the June 13<sup>th</sup> board meeting.

Kyle strongly recommends closing the pool as it is a safety issue.

Board President, Nick Sartori opened the meeting to public comment.

Andrea Stein of the Canon City Council attended to gather information. She stated that if there is anything she can do as an individual to help, she is willing. She suggested that large interests should be asked to invest in our community. Kyle stated that Ryan Stevens, John Hamrick, Tim Dennehy and Brandon Smith from the City toured the facility today.

John Zimmerman stated he inspected the liner and there is water underneath it. He brought a piece of the liner showing that it is delaminated, and it would all have to be taken out. Water was shooting up out of the holes as he was walking around. The board thanked him for his time. Kyle stated that even if that one large crack was fixed, there are others. Mr. Zimmerman spoke about the cracking liner around the edge and the difficulty in trying to repair it.

Board member Andy Palmasano stated that the problem is a safety issue. Board member Melissa Smeins said that even if the liner repair held so that the pool could open, it may not hold, and it is a two week process every time there is a needed repair. This would hurt the pool staff.

Kyle stated that the sand filters are failing as there is water in the manifold. Board member Joel Dudley stated that the fittings on the high-pressure pipes are ready to go. If something were to give, there is a potential for injury or even death. It is a

liability issue and truly a danger. He reiterated that as the report says, it all needs to be replaced.

Board member Andy Palmasano stated that it is sad that it has to be this way, but the decision is clear.

Board member Nick Sartori thanked Kyle for the walk through of the facility to see it in person. He went on to say we have reached the point where we can't do anything more.

Board member Melissa Smeins stated she loves the pool, and it has been a big part of her family's life. Her children learned to swim there and have been on the swim team. She said we have to replace this pool. It is about the kids in the community. The river is a resource, not a replacement for the pool. People need to learn how to swim.

Board member Andy Palmasano stated that the pool had an expected useful life of 25 to 30 years, and the Recreation District made it work for 56. After seeing it, it doesn't make sense to justify keeping it open.

Board member Cooper Trahern said he grew up swimming in the pool but wouldn't want his kids in there now.

There was no discussion about the next steps. The board will listen to the engineer's report and the community to generate the conversation.

Board member Nick Sartori made a motion, seconded by board member Joel Dudley to close the Icabone pool. The motion passed with all members voting aye.

Kyle said there is no time to go to the voters this year, the earliest that might happen is in 2024 and if the measure should pass construction could take place in 2025 and the facility could possibly open in 2026. That means the community is three years without a pool.

## **ADJOURNMENT**

There being no further business to conduct, President Nick Sartori adjourned the meeting at 7:42 p.m.

Submitted by:

*/s/ Dawn Green*

Dawn Green, Finance Director

Approved as written or amended:

*/s/ Nick Sartori*

Nick Sartori, Meeting Chair