

Angel Fire Public Improvement District 2007-1

3465 Mountain View Blvd., Suite 14 PO Box 1046, Angel Fire, NM 87710 575-377-3483

PID Board Meeting Minutes

December 12, 2013 at 1:30 pm at the PID Board Room

- A. Call to Order - Chairman Pro Tem Don Borgeson called the meeting to order at 1:30 pm.
- B. Pledge of Allegiance - Chairman Pro Tem Borgeson called for the Pledge of Allegiance.
- C. Roll Call - Present were Director Don Borgeson (Chairman Pro Tem), Chairman LeBus (by phone), and Director Young (by phone). Vice Chairman Dan Rakes (by phone) joined the meeting at 1:53 pm. Director Chuck Verry was absent. A quorum was present. Also present were Sally Sollars, District Administrator and Nann Winter, General Counsel (by phone).
- D. Approval of Agenda - Chairman LeBus moved to approve the agenda. Director Young seconded. The motion carried 3-0.
- E. Approve November 14, 2013 Minutes - Chairman LeBus moved to approve the November 14, 2013 minutes. Director Young seconded. The motion carried 3-0.
- F. Requests and Responses from the Audience (Limit to 3 minutes) – None.
- G. Announcements and Proclamations – None.
- H. Enter into Executive Session - At 1:33 pm Chairman Pro Tem Borgeson announced that we would have a closed Executive Session Meeting and that no decisions would be made and only items on the agenda would be discussed. Director Young moved to enter into Executive Session. Chairman LeBus seconded. Roll call vote: Chairman LeBus; aye, Director Borgeson; aye, Director Young; aye. The motion carried 3-0.

Chairman Pro Tem Borgeson returned to the Board Meeting at 2:20 pm by stating “No decisions were made during the Executive Session and the only items discussed were on the agenda”.

Let the record show that pursuant to NMSA 1978, Section 10-15-1 (H-8) on December 12, 2013 at 1:33 p.m. at the PID Board Meeting Room the PID Board held a closed meeting to discuss pending litigation, specifically recent filings in Judge Paternoster’s court and a deed in lieu request. Let the minutes reflect that the matters discussed in the closed meeting were limited only to those specified in the notice of the separate closed meeting.

- I. Business
 - 1. Consider and Approve Henley Deed in Lieu Request – Chairman LeBus moved to table the discussion. Vice Chairman Rakes seconded. The motion carried 3-0.
- J. Consent Agenda – Chairman LeBus moved to approve the consent agenda. Vice Chairman Rakes seconded. The motion carried 3-0.
 - 1. Stelzner, Winter, et al – General; Invoice #5812/#5974 - \$4,674.03
 - 2. Stelzner, Winter, et al – Litigation; Invoice #5814/#5972 - \$4,617.26

3. Angel Fire Computer Guy; Invoice #1114/#1122 - \$650.00
4. Daniels Insurance; Invoice #586000/#586021 - \$7,597.00
5. Sally Sollars; Invoice #42 - \$6,031.11
6. BMWs; December Rent; Invoice #08-0008 6 - \$380.00
7. CenturyLink; Invoice dated 11/25/13 - \$214.52
8. AT&T; Invoice dated 11/1/13 - \$12.20
9. Sangre de Cristo Chronicle; Invoice dated 12/1/13 - \$89.24
10. Petty Cash Report; Balance \$138.75

K. Reports

1. Administrative Report – Ms. Sollars reported that two and a half weeks ago she had requested estimates from Kit Carson to pull wire through the conduits for all of Village North, but none have been received. Mr. Reyes is checking with his engineering department.

The first year Wetland Mitigation Area monitoring report has been submitted to the Army Corps of Engineers for review. The report will not be available to the Board until it has been signed off by the Corps. The draft stated that three of the five criterion required under the 404 Permit have been met. The vegetative coverage must reach 70%, which John Pittenger at Blue Earth Ecological Services said should be reached by the third year based upon the rate it has established by first year end. The other unmet standard is the level of the water table. Mr. Pittenger said that if there are not extreme drought conditions in the next couple of years that this should also be easily met by the end of the third year. If this is true, it could be that only two more years of monitoring will be necessary.

The equipment upgrade to Windows 7 is mostly complete. The email was converted from Thunderbird to Outlook in the process and all email archives were preserved.

The Fiscal Year 2013 audit has been submitted to the Office of the State Auditor. It has not been approved for release to the public yet, which typically occurs in February or March.

There is still an error in the beginning of the fiscal year numbers due to an auditor's adjustment from the previous year. Ms. Sollars anticipates getting the error resolved and the monthly financial reports up to date in January. She will also be producing the third quarterly report due to DFA by the end of January and also the 1099s.

October assessment collections were \$0, which is the first month that there were no collections. \$4,500 was projected for receipt in November. The November collections check will be arriving in the next couple of weeks. \$135K is projected based upon historical averages. So far this fiscal year there is an estimated \$90K shortfall from the average fiscal year collections through October.

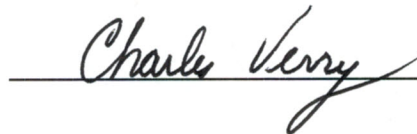
There has been no response from Reiman Corporation to the District letter addressing Reiman's objection to the final payment deduction of HDR charges per contract. The final payment check has not been cashed. Nor has there been a response from the County Treasurer's Office to the District letter stating that the District is tax exempt.

There was an error on the tax enrollment form prepared by Taussig. Two property's assessments were switched, which caused one owner to get larger assessment charges on their tax bill and another owner to not be properly assessed. Taussig was able to identify the error and report the correct information to the Treasurer's office.

The sixth year anniversary of the District is April 21, 2014. Three Board member's terms are due to expire: Chairman LeBus, Vice Chairman Rakes, and Director Young. Ms. Sollars asked the Board members to consider if they want to be reappointed or who might be good replacements and to notify her as soon as possible.

2. Construction Committee Report – Ms. Sollars was hoping that the estimates from Kit Carson would be available to report, but they have not arrived.
 3. Treasurer's Report – Ms. Sollars, on behalf of the Treasurer, asked if everyone had received the Treasurer's report and if there were any questions. There were none.
- L. Adjournment– Chairman Pro Tem Borgeson adjourned the meeting at 2:37 pm.

Next Regular PID Board Meeting will be January 9, 2014



CHAIRMAN PRO TEM
Charles Verry, Chairman Pro Tem

ATTEST:


Sally Sollars, District Administrator