

Angel Fire Public Improvement District 2007-1
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575-377-3483

PID Special Board Meeting Minutes
August 13, 2008 at 1:30 a.m. at the Village Meeting Room

- I. Call to Order – Chairman Jim LeBus called the meeting to order at 1:30
- II. Pledge of Allegiance – Chairman LeBus called for the Pledge of Allegiance.
- III. Roll Call – Present were Chairman Jim LeBus, Vice Chairman Dan Rakes, Directors Chuck Verry, Gerald White and Steve Oliver. Also present was Penni Davey, Administrator. A quorum was present.
- IV. Approval of Agenda & Meeting Minutes for July 3rd, 9th, 14th, 26th, 29th, & 31st, 2008. – Director White made a motion to approve the agenda, Director Verry seconded the motion. Motion carried 4-0. Vice Chairman Rakes made a motion to approve all the meeting minutes accept July 14th, Director White seconded the motion. Motion carried 4-0.
- V. Requests and Responses from the Audience (Limit to 3 minutes)
Eric M. Ricke, ERS Constructors Pipeline Division of TIC introduced himself and stated that they were concerned about the completion date. Director White addressed the question and stated that the project is scheduled for completion August, 2010 per the Agreement. Mr. Ricke's concern is that it is not likely that they can complete the project by October, 2010. Chairman LeBus stated that this date is determined by the size of the design/build contractor. Director Oliver asked what Mr. Ricke's saw as the biggest slow down? Mr. Ricke's concern is with engineering and up front work. Therefore, Mr. Ricke is requesting as much information up front so they may make a concise and thorough proposal. Chairman LeBus stated that the end date is the least of our concerns and that the completeness of our engineering and comprehensive contract is most important. Director White stated that we are specifically looking at nine individual projects. Each area will be completed separately and then turned over to the Village to maintain. Mr. Ricke asked about funding and if the assessments and levy kicked in when each area was completed. Vice Chairman Rakes stated that the Levy starts in November, 2008 in the amount of \$2,400,000. Chairman LeBus stated that we are applying for loans with RUS and bonding which should be completed by January, 2009. Director White stated that we should have selected the design/build contractor in January, 2009. The design should be completed and construction should start sometime in the lower areas in April or May, 2009.
- VI. Announcements and Proclamations
 - 1) Presentation of Certificate of Appreciation to Pat McCarty for development of our Angel Fire PID web-site. – Pat was not able to attend the meeting, therefore the certificate will be sent by US Mail. Director Verry stated that our web-site is www.angelfirepid.com

VII. Business

1) New

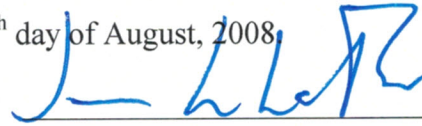
- A. Presentation of Carl Abrams, HDR Consulting Engineers, Inc. – Carl Abrams introduced himself to the Board and stated that he has worked with ERS in the past and respects their professionalism.
1. He stated that he arrived last week and has been driving the site areas recording photographs, documenting culverts, utilities, etc. Conditions at Chalet 2D have concerns regarding whether the utilities meet specifications.
 2. Carl stated that Paul Cassidy (financial advisor) and he are assisting on the completion of the funding application with RUS and New Mexico Environmental Department “NMED”. The preliminary engineering report (PER) and the environmental impact document (EID) will need to be completed before the application can be finalized. Federal Funding includes a 30 day public comment period. They are also checking into other funding opportunities.
 3. Carl has been talking to a couple of geo-tech firms that will be driving the sites to offer cost proposals on drilling and exploration of the sites. Director White asked that Carl supply the scope of services that the geo-tech firms will provide.
 4. Carl will begin environmental site assessment next week.
 5. Aerial topographic maps are being reviewed with survey control. They will be putting together the plats to lay out the roads on the existing topo maps. We should have a cost proposal for doing the ground work next week.
 6. Carl stated that next Monday he will meet with the Village and Dennis Engineering to define the standards and inspection process. Director White and Vice Chairman Rakes will attend.
- B. Discuss Banking issues – Chairman LeBus stated that because of recent bankruptcies of various banks, should we be concerned about our bank. Director Verry stated that we have two accounts with the same bank. He will check with the bank and identify for the Board our exposure and the amount of insurance for each account. Also, Chairman LeBus asked that Director Verry consult with our financial advisors regarding placement of these funds.
- C. Discuss letter to RUS regarding consulting engineer and selection process – corrections were made to the letter and it will be sent out as corrected.
- D. Discuss Colfax County Board Meeting – Vice Chairman Rakes, Director Verry and Nann Winters of the Sheehan firm attended the Colfax County Board Meeting, August 12, 2008. This was an informational meeting to inform the Board about the PID. The County Manager is working with his software company to get these assessments into their system. There is a question as to whether DFA has to instruct them to do the assessment. There is also a question as to whether we have to be bonded before the assessments go out in November. Nann Winter will address these issues with their council.
- E. Discuss and adopt Committee formation procedure. – Director White made a motion to approve the committee format; Vice Chairman Rakes seconded the motion. A discussion ensued and a modification resulted. 4.0 Policy – omit “Chairman” in the first line. The 3rd paragraph omit “Chairman of the “and add after Chairperson “will determine number of committee members”. Director White amended the previous motion to approve the committee format with modifications, Director Verry seconded the motion. Motion carried 4-0.

VIII. Reports

- 1) Review of Budget and expenditures from Village and Resort – Resort does not have any bills to present. The Village said they would be submitting a bill, but to date have not.
- 2) Presentation of bills and expenses – Director Verry submitted the Treasurer report and will add another line of how many checks were issued and the total amount.
- 3) Any other reports - none

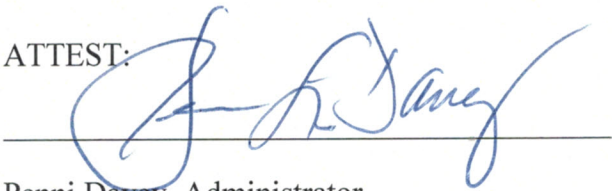
IX. Adjournment – Chairman LeBus adjourned the meeting at 2:31

Minutes approved this 20th day of August, 2008.



James LeBus, Chairman

ATTEST:



Penni Davey, Administrator
