



**Public Improvement District 2007-1
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Responsibility for Electric and Telephone Connections within the Angel Fire Public Improvement District

A number of lot owners and contractors have inquired about the position of electric and telephone connections for lots within the Angel Fire Public Improvement District (AFPID). This memo was prepared to clarify the contractual requirements of the contractor that installed the AFPID dry utility infrastructure to ensure that property owners and contractors understand how they will connect to the dry utilities as part of construction of a new home.

The electrical system layout was designed by Kit Carson Electric Cooperative based on their operational needs. The telephone company, Qwest (now CenturyLink), did not provide a separate design layout for its system, but simply followed that of Kit Carson's, as is commonly done.

It was never in the project scope for the AFPID's construction contractor to install services for electric (i.e. secondary power) or telephone; only the main systems within the road right-of-way. This approach differs from that of the water and sewer systems, in which services were installed as part of the AFPID project, since they are a part of the Village infrastructure and connected to the Village water and sewer mains within the surfaced roadway.

Kit Carson's layout consisted of main line alignments with loop locations. Loop locations are designated areas where Kit Carson intended to install its infrastructure (e.g. junction boxes, transformers, etc.) and from which secondary power would be extended to adjacent lots. Loop location spacing was dictated by Kit Carson, based on its estimation of the electric demand for lots to be served, and the reasonable distance that secondary power could be extended. The loop locations were generally located in the vicinity of property corners; however, because they are located within the road right-of-way it was not specified contractually as to an exact placement along the front of lots. Conduits were installed from each loop location to the opposite side of the surfaced roadway to alleviate any need to trench across existing PID roads to extend electrical or telephone services to lots. Because lot lines typically differ on each side of the road right-of-way, the opposite end of conduit crossings corresponding to each loop location have no relationship to property corners on the opposite side of the road. Kit Carson's electric system Loop locations and conduit road crossings were mirrored by Qwest (now CenturyLink) for their telephone system.

The secondary power extension from a loop location to the meter and to the home is the responsibility of the property owner, as is the extension of telephone service. Builders and property owners are advised to take into account the nearest loop location(s) and conduit crossing(s) of the surfaced roadway when planning electrical and telephone services for new construction. The responsibility of connecting these dry utilities to a new home is the responsibility of the property owner.