

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

June 11, 2015 at 2:00 pm at the PID Board Room

- A. Call to Order - Chairman Pro Tem Chuck Verry called the meeting to order at 2:00 pm.
- B. Pledge of Allegiance - Chairman Pro Tem Verry called for the Pledge of Allegiance.
- C. Roll Call - Present were Director Chuck Verry (Chairman Pro Tem), Vice Chairman Dan Rakes (by phone), Director Alan Young (by phone), and Director Don Borgeson. Also present were Sally Sollars, District Administrator, Nann Winter, General Counsel (by phone), and Burl Smith. A quorum was present.
- D. Approval of Agenda - Director Borgeson moved to approve the agenda with a change of moving item #3 to item #1. Vice Chairman Rakes seconded. The motion carried 4-0.
- E. Approval May 14, 2015 Minutes - Director Borgeson moved to approve May 14, 2015 minutes as written. Director Young seconded. The motion carried 4-0.
- F. Requests and Responses from the Audience (Limit to 3 minutes) – Chairman Pro Tem Verry acknowledged Mr. Smith's presence. Mr. Smith had no question or comment.
- G. Announcements and Proclamations – Ms. Sollars reminded the Board that a Special Board Meeting will be held at 1:00 pm on June 25th to hold the 2nd Hearing on the Preliminary Budget.
- H. Business
 - 3. 1st Reading of the Preliminary Budget – At 2:05 pm Chairman Pro Tem Verry opened the Public Hearing of the Preliminary Budget. Chairman Pro Tem Verry asked if there were any comments, protests, or objections. There were none. Chairman Pro Tem Verry closed the Public Hearing at 2:06 pm.
 - 1. Election of Chairman – Vice Chairman Rakes moved to nominate Alan Young for Chairman. Director Borgeson seconded. Director Young said that he was not intending to serve out his term and his time as Chairman would be short. The motion carried 3-0, with Director Young abstaining. He then said that his wife may shoot him.
 - 2. Consider and Approve Resolution 2015-4 Procedure for Election of Officers – Vice Chairman Rakes moved to approve Resolution 2015-4 Procedure for Election of Officers. Director Borgeson seconded. Ms. Sollars suggested that the annual election be held in July instead of January to begin with a new slate of officers at the beginning of the fiscal year. The procedure also calls for the Chairman to vote as any other Board member. The motion carried 4-0.
 - 4. Consider and Approve Resolution 2015-2 Open Meeting Act Renewal – Director Borgeson moved to approved Resolution 2015-2. Vice Chairman Rakes seconded. Posting public notice on the District website has been added

to the procedure. With the loss of the Sangre de Cristo Chronicle to a web only publication, it was decided to discontinue placing notices with them. There is a new paper just now starting, but it will not be a paper of record until it has published 26 editions. The motion carried 4-0.

5. Consider and Approve Resolution 2015-3 Nominating Carl Abrams to Replace Jim LeBus as Director – Director Borgeson moved to approved Resolution 2015-3 nominating Carl Abrams to replace Jim LeBus as Director. Chairman Young seconded. Chairman Young stated that Mr. Abrams is an honest, straight forward guy and is a top choice for the Board. Mr. Abrams will be presented to the Village Council on June 23rd for appointment to the Board. The motion carried 4-0.
- I. Consent Agenda – Borgeson moved to accept the consent agenda as written. Chairman Young seconded. Ms. Sollars said that her invoice had not been reviewed and approved for lack of Chairman. It was agreed that Ms. Sollars would submit her invoice to the new Chairman immediately after the meeting. The motion carried 4-0.
 1. Stelzner, Winter, et al; Invoice #8053 - \$834.60
 2. Kit Carson Electric; Invoices #1413, 1414, 1421, 1422 - \$53,621.45
 3. Sally Sollars; Invoice #60 - \$5,918.62
 4. BMWS; June Rent; Invoice #08-0008 74 - \$380.00
 5. CenturyLink; Invoice dated 5/25/15 - \$217.59
 6. AT&T; Invoice dated 5/1/15 - \$8.05
 7. Sangre de Cristo Chronicle; Invoice dated 5/31/15 - \$55.57
 8. Colfax County Clerk; Filing Fees - \$50.00
 9. Petty Cash Report; Balance \$106.16
- K. Reports
 1. Administrative Report – Ms. Sollars reported that she met John Pittenger of Blue Earth Consultants at the Wetland Mitigation Area on May 26th. He seeded, treated thistle, and set new IRIS tubes to measure soil conditions. There are only two of the five criteria in the 404 permit left to meet: hydrology and vegetative coverage of 70%. Mr. Pittenger was encouraged that those would be met by the end of this season. Also, Deanna Cummings, Army Corps of Engineers, came to inspect the site on June 4th. She concurred with Mr. Pittenger that the permit criterion will probably be met at the end of this year. She will be sending the procedure for being released from the permit. However, she asked who would be responsible for the area after the District is released and will be contacting the Resort and AAFPO about continuing responsibility.

Ms. Sollars met with Richard Martinez at Kit Carson on June 4th. The Construction Committee approved two checks to be delivered: one for two sections in Country Club 1&2 and the other for the actual costs of the work done in Country Club 1A last fall. She is still waiting for the remainder of the Country Club 1&2 estimates, Angel Fire West Village estimates, actual cost

invoices for the work done last year in Angel Fire Village North, and the rebate request submitted last September. Ms. Sollars requested that the work in Country Club 1&2 and West Village be done and that the actual cost invoices are reconciled by the end of the season.

There is a new Tax and Revenue attorney, Julia Belles. Ms. Winter is attempting to reach her to discuss the District's property tax exempt status. There has been no response to the demand letter sent to the Colfax County attorney concerning the same. The documents for dismissing the Glaser tax protest appear to now be with Judge Paternoster. Judge Paternoster concurred with the Board's administrative hearing decision for the assessment adjustments for the Trott and Howard properties. Similar cases are pending for Felts/Glaser and Mr. Hamilton has been waiting for the judge's decision before he decided whether to initiate a formal complaint. It is anticipated that Judge Paternoster's decision in the Felts/Glaser case will be forthcoming soon prior to the judge's retirement.

April collections were \$70,903, which was \$2,600 short of the cash flow projection. May collections are not yet known, but have historically been in the \$700K range. The 4th Quarter report is due to DFA next month. Ms. Sollars will be doing financials and end of year reports next. The preliminary budget was hand delivered to the new DFA budget analyst, Anita Medina, on May 29th. There, Ms. Sollars also met with the Bureau Chief, Susan Rodriguez, and explained the changes that will be made on July 1. The fiscal year 2015 audit is tentatively scheduled for October 12th. The demand letter list is being compiled for 2013 delinquencies.

2. Sales Committee Report – Director Borgeson reported that the Sales Committee met on June 9th. The prices on the District owned lots were lowered significantly and the listings were renewed for all six properties.
3. Treasurer's Report – Chairman Pro Tem Verry asked if everyone receive the Treasurer's report and if there were any questions. There were none.
- L. Adjournment – Chairman Pro Tem Verry adjourned the meeting at 2:34 pm.

Special Board Meeting and 2nd Hearing of Preliminary Budget will be on June 25, 2015
Next Regular PID Board Meeting will be July 9, 2015



Don Borgeson, Chairman Pro Tem

ATTEST: 

Sally Sollars, District Administrator