

**Concerned Members report and comments on the Board meeting of SLPPOA –
January 9, 2018**

NOTE: this is not the official Board meeting minutes that the Board is responsible for producing.

Author's notes and comments:

- Will the Board allow the county to continue its encroachment on SLP land without permission?

The trespass issue was raised in November by a resident. The addition of jersey bumpers were the result of a SLP resident stealing cinders. Whether the Board took action when this activity took place is unknown, however the Board has not granted any permissions to the county to use SLP land.

Issues that remain unanswered are whether

the Board will act on the protection of SLP land

the CCR's permit a county yard to store and access cinders,

it is in the best interest of the residents of SLP to allow the county the right to use SLP residential land as its base to provide sanding services for the communities of the Jemez corridor,

county vehicles should be allowed to run unattended spewing fumes and noise in the community while they "service" the Jemez corridor.

Meeting called to order 7:18

Board members present:, Corn, M. Otero, L. Otero , Nelson, Fredlund, Weary

Absent: Kilburg, Veverka

Guests: Star

Agenda approved

Nov. Minutes – approved. No December meeting minutes.

Account balances:

Operating: \$86,545

Special Assessment: \$7272

Reserve : \$109,528

There are 5 delinquent accounts totaling \$7900. Four are considered uncollectible but some fees from one may be recoverable.

\$1,112 has been deposited into the reserve account.

Sandoval county taxes are significantly higher and are being reviewed.

The water conservation fee of \$162 has been paid.

Legal fees for the lawsuit are now \$41,385.

There are 3 new members and 1 still pending.

HOAMCO added a street repair expense category and was told that the category was not needed. The category will be deleted. It was discovered that HOAMCO erred and charged an electric invoice for \$129 belonging to another association on the SLP financial report. Correction is pending.

Water

Sys 2 booster pump tripped and overflowed during the recent power outage. There was no damage.

The leak rate on sys 1 has increased from 8 gal/min. to 13 gal/min. Because there is no good mapping of the valves at the sys 1 tanks, the issue is on the agenda to be addressed in the future. It was noted that there was a leak flag present on the well. This will also be addressed after winter.

Compliance

Coliform tests results are good. Residuals for sys 1 -.08, and .09 for sys 2.

Meter readings were done on Dec. 3. They still need to be compiled.

Sys 1 is reporting 8.1gal/min, (61% leak rate), 12 leak flags and 5 users >7000 gal.

Sys 2 is reporting 2.7% gal/min, (49% leak rate) 5 leak flags and 1 user >7000 (18,000). Leak rate on sys 2 is creeping up.

Roads

There is erosion on Bonito Way in area 1, and straw waddles, sand bags and millings were discussed as preventative action. Sand barrels have been filled and there are some spare cans. The damage culvert is going to be fixed and a cover for the SLP cinders is on hold until more cinders are delivered.

Legal

The Board met with the new lead attorney Long for the appeals process. The reply brief is due soon.

Multiple legal issues have gained attention:

- It was reported that the Board has been named as defendant concerning the property on Mimbres that is in foreclosure with a foreign trust company. Mention was made that the trust company will not pay any of the money owed on the property.
- A property on Los Griegos that the Board considered foreclosing on, hasn't been pursued.
- A property where a dog breeding activity has been operating is being sent a letter by attorney Hays to "discontinue the illegal activity." The Board feels that the word "illegal" is too harsh and may change the attorney's wording.
- The property on Los Griegos with 10 vehicles stored on the property, has not been acted upon yet. The Board still has not sent out a letter.

Firewise

Planning for the next meeting will begin soon.

The SFNF will be a 90-115 acres burn in the Jemez area later in January. Three fires have been attacked by the fire dept recently.

Individual grants for thinning may not be forthcoming due to excessive document requirements. This issue is being reviewed. There was comment that there may be a person available to help with personal property. A county shredder and log splitter are available. Contact Howard Fegan.

Architectural-parks

Otero bought a lawnmower.

Old Business

Three possibilities for a new webmaster have been identified.

Leak flags – nothing

Excessive usage committee – nothing

Reserve study corrections- nothing

The county yard on SLP land, brought to the Board's attention in by Star in November was discussed. Star stated that the county could move the cinders and bumpers to the west side of the fire station. She stated that permissions need to be addressed and the Board needs to cover its ass. A county yard on SLP land is not within CCR's permissions and some protection for SLP against county encroachment is needed. Corn stated that a survey was needed. Weary volunteered to contact the county.

Closed session: 8:45pm

Cars dispersed: 9:20pm

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