

El Creston Mutual Domestic Water Consumers' Association
Board Meeting Minutes
November 4, 2021 @7:00 pm

Via Video Conferencing <https://zoom.us/j/93603021957>

Approved December 2, 2021

In attendance: Dennis Ditmanson, Karyl Lyne, Liz Valenzuela, Gene Solyntjes,
Public: Wendy Leavens, Jim Peters, Cheryl Zebrowski

1. Meeting called to order at 7:04 pm with a quorum in attendance.
2. Notice of this meeting was emailed and posted.
3. Motion made and seconded to approve the agenda. (Liz/Gene) Motion passed unanimously.
4. Motion made and seconded to approve as corrected the minutes from October 7 (Gene/Liz) Motion passed unanimously.
5. Reports
 - a. Treasurer's report attached Gene said the electrical billing for the booster pump is currently going to New Images and should come to El Creston.
 - b. Water System
 - i. Operator's Report--no report Dennis will follow up with Veronica.
 - c. Funding
 - i. Capital Outlay Souder/Miller completed the Capital Appropriations Bond Questionnaire.
 - ii. Water Trust Board Souder/Miller completed the quarterly report.
 - d. Membership Report Karyl asked about a transfer of membership on the 39 Roadrunner property, and will send a transfer form to the new owner.
6. Old Business
 - a. Electronic billing - Jim and Liz report that the electronic billing is up and running. Liz did not bill the Gonzales property for October yet and also needs to add the Zebrowski property to the billing list. Thanks to Jim and Liz for their work on this.
 - b. Dennis reported that Heidi Gonzales reported a big leak from their washing machine and that they had had it repaired. Dennis explained that El Creston policy has a "forgiveness" clause for the first time there is such a leak provided the owner reports the leak and gets it repaired. So the Gonzales' bill will reflect regular, not excessive, use for October.
 - c. There was no report on progress with using the square for bill payment as

Sebastian was not present at the meeting.

- d. Dennis reported that El Creston stopped water delivery in September and the water truck was sold in October. He called to report to the New Mexico Dept. of Environment Drinking Water Bureau that the above. He was told that El Creston was in violation of NMEDDWB policy because we did not notify them before we sold the truck and did not have the truck tested at that time to assure it met DWB standards for hauling potable water. Cheryl said we have advise the membership of this ‘slap on the wrist’ violation, post it on the bulletin board, website and minutes.
7. New Business
- a. Approval of 2022 Budget and Budget Resolution 2021-08 Jim reviewed the budget proposal with a few changes from what he presented in October. The motion to approve the budget and resolution 2021-08 (Gene/Liz) passed unanimously. Many thanks to Jim Peters for his preparation of the budget.
 - b. Jim also shared a new report he has created which shows the amount of water going from the well (consumption), the amount of water being paid for at any point in time, and the difference.
 - c. There was discussion about updating the asset management plan Joe Zebrowski created in 2018 which was updated in 2020. The document lists all El Creston equipment, cost when purchased and current replacement cost. The new equipment purchased for Phases II and III need to be added. The pump is the most expensive piece of equipment we own at about \$5K. Gene will take on this project and Cheryl will send Gene the document with the 2020 updates. It was suggested that both Souder/Miller and Karen Tapia could help with this.
8. Public Comment Cheryl said the water testing documents need to be updated to reflect new hook ups. Dennis said that was underway. Karyl asked about treatment for the very hard water from the well. Dennis said it was the responsibility of residents to get a water softener or reverse osmosis system.
9. Calendar Review for Upcoming Tasks - none for November
10. Action Items: Gene will update the asset management plan.
11. The next meeting will be Thursday, December 2, 2021 at 7 pm via zoom.
12. Meeting adjourned at 7:56 p.m.

Respectfully submitted by Karyl Lyne, Secretary