

**OSHARA MUTUAL DOMESTIC WASTEWATER ASSOCIATION
SPECIAL OPEN BOARD OF DIRECTORS MEETING MINUTES
January 22, 2025, 6:15 P.M.**

Call to Order: Meeting called to order at 6:12 P.M.

Members Present :

Bob Detwiler – Board Member
George Brown – Board Member
Beth Detwiler – Board Member
Stephen Rivas – Board Member
Ed Greco – Board Member
Frank O’Mahony -- Alternate

Members Absent :

Mark Anthony--Alternate

Others Present (on-line or in person):

None.

1. Confirmation of quorum. Quorum was confirmed.

2. Approval of agenda. Motion to approve by Stephen. Motion was seconded by Ed and approved unanimously.

3. Vote to approve minutes of prior meeting of 11/20/2024. Motion to approve prior meeting minutes by George. Motion was seconded by Stephen and approved unanimously.

4. Treasurer’s Report. Stephen reported on the reconciliation documents for November and December. November 1,2024- \$43,556, November 30, 2024- \$49,009, December 31,2024- \$48,276.

Vote to approve the resolution to accept the 2024Q4 final DFA report. Motion by Stephen. Motion was seconded by Ed and approved unanimously.

Vote to approve the resolution to approve the final 2025 budget. Motion by Stephen. Motion was seconded by Ed and approved unanimously.

Discussion of OSA Financial Assistance grant. The grant award was not what Beth had requested for a new pump, but only for a free audit for 2024. This grant will save us around \$4,500 this year.

Motion to accept the Treasurer’s report by George. Motion was seconded by Ed and approved unanimously.

5. Treatment plant update. Last month, Loren and Jake did lot of work on cleaning out the tanks at the treatment plant and the lift station. We understand they were trying to use a more environmentally sustainable method of treating the wastewater, using less chlorine. Now Loren told us that the new method was creating more work for them, and the chemicals were more expensive than expected. So now they are going back to the older method. The pumps have been working better since the big SAM tank was completely emptied and the testing results seem better also. The pinch valve for influent volume would be \$3,000. We may have Loren order this in the spring.

6. Updates on taxes and NMED permit renewal. Our permit is on administrative hold while the permit document is being drafted. The Secretary of State annual corporate non-profit report is due.

7. Liens, collections and accounts in arrears. In December a builder of a new home on Blue Feather paid up on his lien. His check got sent to the wrong address by the title company, then got lost in the mail, but he gave us a new check and the amount we got was over \$800. This week we mailed Notices of Right to Lien to 4 owners who each owe us more than \$300. They are all customers who were given lien notices in the past, and then paid up.

8. Update on county sewer line and irrigation plans. In December Curt Temple sent an update on the new sewer line project. He reported plans to go to the County Commission this month for approval to continue design of the sewer line. It will take about 4-6 months for the design to be completed, then the County Procurement Department will issue an invitation for bids to do the construction of the new sewer line. The timeline for the new sewer construction could possibly be 6-9 months.

As for the connection to County water for irrigation in the subdivision, Curt recommended that we contact Travis Soderquist at tsoderquist@santafecountynm.gov Travis is the Utilities Deputy Director, and can answer questions about connecting to the County system. George suggested that some Board Members go to his office in person.

9. Election of officers for 2025.

Pres. -- Ed Greco was nominated.

VP — George Brown nominated.

Treas/Sec. — Stephen Rivas nominated.

The above officer nominees agreed to serve, and were approved unanimously.

Retiring position as President of the Board — Bob Detwiler. Appointed to take Bob's place as Board Member — Frank O'Mahony. Bob said he plans to continue serving as an Alternate to the Board.

10. Other business and matters from the floor.

Motion to approve the resolution to adopt the 2025 Open Meetings Act by George. Seconded by Ed and approved unanimously.

Motion to approve the resolution to accept the resignation of Tom Simon as enrolled agent and appoint Bonnie Davis as successor registered agent for OMDWA by Stephen. Seconded by Ed and approved unanimously.

Motion to confirm the quorum at the 2024 Annual Membership Meeting by George. Seconded by Stephen and approved unanimously.

Matters from the Floor. A contract with Thea Hutchinson for Security and Maintenance of the new website will cost \$45/mo. This cost will be shared by the HOA and OMDWA.

11. Schedule next meeting. Our next Special Meeting is scheduled for February 12, at 6:15 PM. This will be a hybrid meeting. Board members will meet in person, and a zoom link will be provided for others wishing to attend.

12. Vote to adjourn. Motion to adjourn by Stephen. Motion was seconded by Ed and approved unanimously. Meeting was adjourned at 7:00 P.M.