

SLPPOA Minutes

April, 2009

Meeting held at SLP Fire Station

Meeting called to order at 7:21 p.m.

Meeting adjourned at 9:15 p.m.

Board Members Present: Jeff Erickson, Ann Cooke, Ed Tatum, Judy Hobart, Suzanne Star & Jessie Ross

Guests: Maggie Schmitt, Barbara VanRuyckevett, Micheal Franciosi, Sabine Shurter, Sumner Dean, Harold Corn, Dave Hobart

Ann Cooke motioned to approve the January 14, 2009 minutes; Ed Tatum seconded the motion and all Board members present favored the motion.

Business:

Micheal Franciosi from Carol Rickert & Associates (CRA) (www.carolrickert.com) was present at the Board meeting and fielded numerous questions from the Board and guests. Information from their brochure will be posted on the SLP website. CRA manages mostly commercial and residential properties in Albuquerque and Rio Rancho and considers their company to be a resource for the community. Information concerning CRA and how they will interact with SLP is provided below:

- The Board will determine how CRA will process invoices; CRA processes invoices in batches the 15th and 25th; regular bills will be sent directly to CRA and other invoices can be faxed, mailed, etc.
- Suzanne Star and Jeff Erickson will be SLPs two principle contacts for CRA.
- Maggie Schmitt commented that the Board and CRA need to make sure invoices are closed out in a timely manner; the Board will need to determine and finalize an invoice processing process with CRA.
- Larry Lingfelter, a project manager with CRA, toured SLP in April; Lingfelter is a resource CRA uses for managing repairs and his service to SLP are part of the monthly management fee.
- CRA can assist in opening a company type credit card for SLP to use for quick/easy transactions; Franciosi also mentioned that purchases can be made through CRA; there is an emergency number for weekend assistance.
- Monthly reports will be generated as quickly as possible within the first week of the following month.
- Franciosi recommended moving the SLP reserve account to a money market with New Mexico Bank and Trust (CRA's Bank); it was also recommended that the Board plan out a short and long term budget before any money is moved.
- Franciosi will file a notice of right to lien with Sandoval County; the notice can be used to track new home owners that move into the Association.

Jeff Erickson compiled a notice concerning SLPs need for volunteers both for the Board and the water system. The Board agreed that the notice needed to be posted on the web and mail boxes as well as mailed out to the Association as quickly as possible. Jeff noted he will edit the water operator posting once more information is gathered on time required for the position as well as hourly vs. salary payment for the position.

The Water Committee has dissolved but plans to transfer over information collected to the Board per Harold Corn and Sumner Dean. Ann Cooke intends to contact Kirk Thompson and Don Bednar to determine who SLP members can contact for immediate water assistance during this time of transition. Suzanne Star also suggested that Dave Ponton would be willing to provide input to the water committee or Board.

Orlando Archuleta informed the Board that the Board needs to acknowledge that the Sanitary Survey Report was received and that the Board intends to respond. Ed Tatum suggested that he would be doing work that would require

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cement and that he was willing to increase that amount of his order to meet certain requirements laid out in the Survey. Suzanne informed the Board that the well permit has been extended to 2010 and that the permit can continue to be extended from year to year.

Firewise reported that two chipper days had been posted for April 18th and May 2nd at the Fire Station.

No reports were presented for Treasurer, Roads, Architectural Control, Parks, or Legal.

New Business:

The next meeting will be held May 13, 2009 at 7:15 p.m. at the SLP Fire Station.