

TRANQUILLO PINES MUTUAL DOMESTIC WATER CONSUMER ASSOCIATION
10 BOBOLINK LANE
TIJERAS, NM 87059
(505) 281-3668

Minutes of the Board of Directors meeting held December 19, 2025, at 6 pm located at the First Baptist Church in Tijeras, NM

Meeting called to order at 6:00 pm by Board Vice-President Richard Rondeau

Board members present: Manager Carl Walker, Board member Chuck Davidson, Vice President Richard Rondeau

Board members absent: Board member Harvey Peel, President Gary Ashcraft, Treasurer Rob Salazar

8 members present including Board members – No quorum

October Board meeting minutes were read by Vice President Richard Rondeau and unanimously approved

Reports from Officers

Presidents Report (read by Vice President)

Still losing about 10,000/gpd urged continued conservation as we move into the holiday period

PER is being finalized by Horrocks. Working on alternatives and cost for fluoride remediation. New delivery date December 31

Still searching for manager in training and level 2 operator search

Asset management plan underway by Association/Horrocks/UNM. Critical document moving into funding cycle.

Vice President's Report

Reported that since reorganization as MDWCA we have applied for over \$2M in funding

No guarantees and actively working the application and compliance aspects. Includes \$1.1M ask from WTB, \$950k ask from Capital Outlay, and assistance from State Auditors office for a tier 6 AUP.

Secretary's Report

Re-iterated that we are still under an AO for fluoride levels exceeding MCL, out of compliance as of 8/1/2025. We asked for an extension, NMED asked us for a Proposed Action Plan and granted the extension to November 2027. The Proposed Action Plan is a roadmap to compliance put together by Horrocks and UNM.

Two compliance items reported on. 1) LSLI follow up with 35 members completed prior to deadline of December 31, 2025 and 2) RCAC rate analysis is underway with a deadline of December 31, 2025.

Treasurer's Report (read by Vice President)

Revenue of \$37.6k was down compared to pma (prior months average) of \$47.6k largely due to rate assessment adjustment from 150% to 100%. Expenses were \$28.6k compared to pma \$43.4k. October closing balance \$52.1k and November closing balance was \$61.2k. Water hauling was \$5.2 compared to pma of \$22.5 and contractor repairs were \$6.1k compared to pma of \$4.5k. Parts and equipment was \$4.6k compared to pma of \$2.3

Manager's Report

Repayment contracts written for acct 257 and 258

IPRA notice posted on website

Tank 3 level indicator serviced

Leak discovered on acct 079 while reading meters

Real estate agent left faucet on account 260

Repaired fill pipe on tank 2

Valve replacement on Big Dipper and Raven and 2 valves at Raven and Milky Way

Leak discovered on acct 216

Tank Maintenance and Levels

Noticed that tank 2 is leaking according to the manual tank gauge. No surface expression. Assumption is that it is leaking into tank 3. With the daily variability seen in tank 3 it's impossible to quantify this. We'll monitor tank 2 for any additional signs.

Pump Log

Well depths were read November 24th and December 2

Go to web site for details tpwuc.net Forms and Reports

Accounts in Arrears

As of November 30th 18 members are in arrears for a total of \$10.6K

Accts 14, 22, and 216 have now reached the 60+ days past due

No disconnect notices sent out in November.

Unfinished Business

No unfinished business

New Business

Chuck Davidson led a 20 minute discussion on proposal for a Member Liaison role with a lot of very good input from the membership. The discussion was moved to a committee of three (Chuck Davidson, Carl Walker and Richard Rondeau) to work out the details and report back next month

Carl Walker led a 15 minute discussion on an alternative payment plan he called a special payment contract. This would be designed to give members in need an option for staying current with their bill with an excess component to catch up on delinquent payments. Moved to continue discussion at the January meeting.

Discussion from Membership

Positive feedback and suggestions from the membership on new business items.

Meeting adjourned at 8:10 pm

Transfers: none

Recalls: accounts 057,125, 197