

# BIG MESA SUMMER NEWSLETTER 2018

Mesa MDWCA again held its annual meeting in June where the election of members to vacant Board seats and selection of Board officers Big took place. Only 118 ballots were returned to McFarland Accountants of the 536 ballots mailed. Dave Artery, Jeff Mechenbier & Joe Nekoranec were elected to the three Board vacancies. Dave Artery was again elected by the new Board to the position of President with Steve Morgan elected VP, Joe Nekoranec Secretary, and Jeff Strom Treasurer. Kelly McFarland presented the Annual Financial Report advising of Big Mesa's excellent financial condition through improved Accounts Receivable (prompt payments), good governance, good books, and good budgeting! Kelly was impressed with Big Mesa's ratio of Current Assets to Current Liabilities at 25 to 1, where 2 to 1 is considered good! He believes Big Mesa can take on and repay debt, which is good news for our recent application to the "Drinking Water State Revolving Loan Fund" (DWSRLF) for award of grant and/or loans for over \$1 Million to fund various needed major system improvement projects!

Kelly McFarland concluded his report by stating the only future risk to Big Mesa's financial condition which he sees are the age and condition of the water system and its distribution lines. Addressing this risk is the focus of your current Board, thus the DWSRLF application for grants/loans, as well as the Board seeking several alternative funding sources for financial help.

A principal requirement of the DWSRLF application is a Preliminary Engineering Report (PER) which Miller Engineering recently completed and submitted for approval (paid for by the \$50,000 grant Big Mesa was able to obtain). Compliance requirements with many State and Federal agencies are also principal aspects of the application. Big Mesa's first submission did not meet all of the necessary DWSRLF approvals, mostly to questions of Big Mesa's ability to repay a loan (as government looks more to past performance than future capability). We plan to submit additional information such as McFarland's Financial Report and Cash Flow Analysis, Big Mesa's "cash" balances in our Checking & Reserve Accounts. With no debt, raised rates, and our 2019 Fiscal Year Budget predicting Revenues to exceed Expenses by \$78,000, hopefully will position Big Mesa to be a potential recipient for future financial grants/loans.

Other important recent Big Mesa business included "Neighbors Helping Neighbors Fund". Big Mesa customers who are facing a financial hardship, can receive a grant to help pay for part of or all of their entire past due Big Mesa water bill, depending on how much is owed. It is a community service program created to receive voluntary contributions from our Big Mesa members. The customer must be facing a financial hardship due to an emergency or unforeseen drop in income that has occurred within the last six months and must be a permanent and not a seasonal resident. This fund is administered by a committee made up of two American Legion Auxiliary members and three Big Mesa members that are in

good standing. The American Legion Auxiliary will issue the grant once all committee members are in agreement of the customer in need.

You can contribute to the fund by writing a check for a one-time donation or ongoing donations to “Neighbors Helping Neighbors - American Legion Auxiliary”. The donations are tax deductible. More information to come!

Big Mesa also submitted an application to the State required “811-Call before you Dig” program. Although 811 can’t identify our existing water lines, they will refer any digging calls to Big Mesa for assistance in any Member digging operation. Big Mesa is also in the process of changing and updating our Website, where all kinds of information is available to Members, please check it out! Bigmesa-NM.com

Big Mesa’s Fiscal Year Budget was also approved predicting combined Revenues of \$392,800 and Expenses of \$314,500, hopefully it is as accurate as Kelly McFarland found 2018’s Budget to be with a 96% accuracy rate. Fire Hydrant flow testing is nearly complete with only 12 more hydrants left to test. Various water system improvement projects are still under way and/or in consideration by your Board and Management to continue to provide the best quality water possible to our Members.

As a reminder from the Spring Newsletter, and per your Rules & Regulations and By-Laws, all meters and risers are the property of Big Mesa and are not to be “tampered” with (operated) by Members. Also, per the By-Laws, every property is “required” to have AND USE a separate shut-off valve installed within 3 feet of their water line from Big Mesa’s meter to their structures. With a shut-off valve, Big Mesa’s meter can remain in the “on” position while Members control the “on/off” supply of water through the shut-off valve, without operating (tampering) with Big Mesa’s meter.

Various corrective policies have been attempted in the past, such as locking of meters, so only Big Mesa employees could operate Big Mesa’s meters. Member complaints forced the rescission of that policy. We are all still caught in between “a rock and a hard place”. Therefore, your Board is enforcing this new policy to address the continuing problem. If a Member/property does not have a shut-off valve installed and the Member operates the meter and it mysteriously breaks, the Member/property will be subject to a \$300 charge for tampering as well as a \$20 per month upcharge until the required shut-off valve is installed.

Be sure to attend your monthly Water Meeting in August (8/11/18) at 8am at the Water Building as Franklin McCaslin, Manager for Arch Hurley Conservancy, will be there to make a presentation on Big Mesa’s available water rights and answer your questions. We hope to see you soon in August!

Sincerely,

Your New Water Board