

**Q Mountain Vista HOA/Water Company
Board of Directors Meeting / Sept. 1, 2016 3:00 PM
Senior Center, 40 Moon Mountain Road, Quartzsite, AZ**

Call to Order and Verification of Quorum Present

Mike Glover, President
Val Stoker, Vice President
Margaret Cookston, Secretary
Cathy Siler, Treasurer
Marie Tarpley, Director

Minutes of May 31, 2016 Open Board of Directors Meeting were approved.

Treasurer Report

Account Balances as of Aug. 31, 2016:

Water Company

Operating Funds =	\$13,765.75
Savings =	\$ 9,739.10
Total =	\$23,504.85

HOA –

Operating Funds =	\$22,819.23
Money Market Account -	\$10,099.48
HCB Road -	\$50,005.41
Total Checking/Savings -	\$82,924.12

Combined Cash-- \$106,428.97

REMINDER - Road Improvement Fund discussion is tabled until the water pipeline replacement project is completed.

2017 Board Of Directors

Elections for 2017 BOD is quickly approaching. Members are encouraged to get involved in the HOA and run for the 2017 Board of Directors.

Action: Cathy was asked to develop a newsletter that will inform members of Board responsibilities and encourage their participation in getting involved with the Association. The newsletter will include a reminder for weed removal and lot maintenance.

White House update - The Planning and Zoning Office was contacted regarding progress with the petition signed for the White House. A letter of violation has been issued, however, no response from the owners has been received. The Planning and Zoning Office will issue another letter. If we have not received a satisfactory response within 30 days, President Glover will elevate the issue to the next level.

Update on Water System Infrastructure Replacement

- ✓ Survey of Subdivision boundaries completed. All driveways, approaches and utility entries have been surveyed. The first payment has been issued to the Engineering firm and a portion of the "in kind" services has been submitted.
- ✓ The final Engineering Report is anticipated to be completed within 30 days.
- ✓ Rate Case Application is complete and has been submitted, but has been suspended pending authorization for debt to be incurred.
- ✓ Application for loan funding will be submitted to the Water Infrastructure Finance Authority (WIFA). This is an organization that receives State and Federal dollars to fund clean drinking and waste water projects. WIFA Policy # III.6 Disadvantaged Community

Designation provides for financing options that may mitigate the costs associated with debt servicing. As an Association/ Cooperative/Non-Profit, we may be deemed as qualified for relief in the form of low interest or extended term financing and/or some principal debt forgiveness. A copy of this Policy is available in the office or on our web site (www.qmountainvista.net) for review.

- ✓ The engineering and design of the water replacement project now includes the reopening of a well site on Spring Street as well as the construction of a storage tank so we may blend our own water with the water purchased from the Town, thereby, reducing the cost associated with providing water to our customers significantly. Additionally a storage tank will provide water in the event of an emergency disruption in the water supply. The costs associated with the entire replacement project is approximately \$1.6 million dollars. However, final costs will not be known until the engineering and design is complete.
- ✓ Before a loan application can be submitted to WIFA to fund the project, a Debt Authorization Financing Application must be submitted and approved by the Arizona Corporation Commission.

RESOLUTION NO. 1604

A RESOLUTION OF THE GOVERNING BOARD OF THE Q MOUNTAIN MOBILE HOME PARK HOMEOWNERS ASSOCIATION, LA PAZ, COUNTY, ARIZONA, AGREEING TO THE FILING OF A FINANCING APPLICATION WITH THE ARIZONA CORPORATION COMMISSION (ACC) AND TO ACCEPT THE DEBT RESULTING FROM LOAN PROCEEDS REQUESTED FROM THE WATER INFRASTRUCTURE FINANCE AUTHORITY (WIFA) FOR THE CONSTRUCTION AND REPLACEMENT OF THE WATER INFRASTRUCTURE FOR THE Q MOUNTAIN VISTA WATER COMPANY.

OPEN FORUM DISCUSSION - No questions, concerns or comments were provided.

VOTE - Resolution approved by unanimous vote of Board of Directors.

Adjournment - Meeting adjourned at 3:25 p.m.