

April 19, 2025

Sky Country Estates Mutual Domestic Water Consumers Association (SCEMDWCA) Members,

Happy Easter to everyone.

It's time to update you on your Sky Country Estates water system and issues regarding your water system. As of this writing, the water system is working without any issues and is meeting the demand of the residents.

The drought that started in September of 2024 continues. From September 1, 2024, through December 2024, we received only 4 inches of moisture, with December having none. From January through March 2025, we have only received one half inch of moisture. That is seven consecutive months with less than a total of 5 inches of moisture. We have received less than one half inch since December 1, 2024.

As a result, our well production has been slowly decreasing. As I said above, we are currently meeting the demand but as we continue through the spring and summer months there is a possibility we may have to purchase water. Hopefully we will have a good monsoon season and it starts early. Once the monsoon starts it will take at least four months before we see the effects on our wells.

To our residents, please be mindful of the water issue. We will do our best to manage the water supply but need your help by doing your best to conserve water. We are not the only water system that is feeling the effects of the drought, the Village of Cloudcroft has water restrictions in place.

Regarding the notice you received about the finding of lead in one of our water samples. Because one of the five homes tested in December of 2024 exceeded the allowable level of lead in the water, it triggered a required notification to all water users. All the other four samples did not show lead in the water system, so you can be assured our water system doesn't have lead in it. Traces of lead come from leaching lead pipes. It can also come from lead solder used to connect copper pipes. In the 1970's, lead pipes and lead solder were banned by the government. Since our subdivision began in 1995, it can safely be assumed there are no lead pipes in our water system or any of the homes in Sky Country Estates. The one home that failed the test passed the test previously, twice. The owner has been notified and he will take some actions to eliminate any lead residue. We will be testing the homes again in late May or early June.

We were notified by the New Mexico Drinking Water Bureau in 2023 that we were required to test for copper and lead twice per year, once in the first half of the year and once in the last half of the year. We were to pick five homes and use them for testing each time. In 2023 all the homes passed the lead and copper tests twice, including the home that triggered the lead notification in December 2024. My mistake was misunderstanding that we are required to take these tests every year. I thought it was only in 2023 because we had just started operating but mistakenly understood we will have to test every five years. As a result, we did not test the water for lead in copper in the first half of 2024. Later in 2024 we were informed we had to do it twice a year until we were told otherwise. As a result, we received a violation notice recently for the early 2024 missed test and are required to send it out to all the water users. That notice is attached to this email.

If you have any questions about the lead and copper testing, you can contact me and I will do my best to answer them.

We are waiting for the New Mexico State Legislature to inform us on the results of our grant requests for the first phase of our water system improvement project. We have submitted two requests and the legislative bill that contains the financing for the capital outlay passed both houses of the state legislature and was signed by the governor. Now we are waiting for the amounts we are allocated by the legislature. One is for the engineering costs and the other is for the actual project costs. We hope to hear something by the end of May. Phase one includes new well and associated items. We need to replace one of our storage tanks and hopefully there will be a large enough grant for the well and tank. Once we know the terms of financing offered to us in the form of grants and low interest loans, it will be presented to the members for approval.

One other issue we are concerned about is the Sky Country Estates Property Owners Association (SCEPOA) dispute with a neighboring landowner just to the north of the subdivision. One part of the dispute involves access to Clear Nite Road from its intersection with Clear Sky Road and Capricorn Point down the north side of the subdivision to lot # 68. This part of Clear Nite Road has been used and maintained by SCEPOA since the inception of the subdivision and is needed for our access to the wells on lot # 68 for maintenance and repair. Our water system improvement project also has an option to install a water line on this section of Clear Nite Road. Without access to Clear Nite Road, our water system will be jeopardized. If we can't access the wells on lot # 68, we will lose a large portion of our water supply. Because of this need for access to Clear Nite Road the Board of Directors has authorized SCEMDWCA to assist SCEPOA in financing any legal action needed to ensure Clear Nite Road access is always available.

Unfortunately, some type of legal action may be necessary to solve this issue. We need this Clear Nite Road access to run the water system in Sky Country Estates. I urge you to attend the all members meeting SCEPOA has scheduled for April 26, 2025, at which this issue and the other issues facing the subdivision will be discussed. Your input is needed. Remember, any action the members at the meeting decide on will affect all members and the SCEMDWCA. Please attend the meeting and join in the discussion and vote that will determine what actions will be taken for the benefit of the subdivision and future of the water system in the subdivision. Please see the email sent Friday April 11, 2025, from Buglen@q.com, SCEPOA President Dan Sarkozy, for meeting details and also available on SCEPOA website, www.skycountryestatespoa.com.

Thanks for your time and understanding,

Ed Koch

President, Sky Country Estates Mutual Domestic Water Consumers Association.

www.skycountryestateswater.com