

**SPECIAL MEETING OF THE BOARD OF MANAGERS  
OF SPECIAL IMPROVEMENT DISTRICT #3  
OF THE RIO GRANDE WATER CONSERVATION DISTRICT  
February 10, 2023 at 2:00 p.m.  
8805 Independence Way, Alamosa CO 81101  
And By Zoom/Teleconference**

**Present:** LeRoy Salazar, President; Nathan Coombs, Vice-President/Secretary/Treasurer; Warren Crowther, Manager; Sam Vance, Manager; Ruben Sandoval, Manager; Doug Bagwell, Manager; and Dwight Martin, Ex-Officio Member.

**Staff and Consultants:** Pete Ampe, Hill & Robbins, P.C; Amber Pacheco, Deputy General Manager; Angelo Bellah, Program Manager; Wylie Keller, Water Resource Specialist; Michael Carson, Database Administrator; Clinton Phillips, Davis Engineering; and, April Mondragon, Administrative Assistant.

**Guests:** David Hofmann, Michelle Lanzoni, Jason Lorenz, Monty Smith, Matt Montgomery, Bill Hillhouse.

**Meeting Called to Order**

President Salazar called the meeting to order at 2:05 p.m. A quorum was present. The Pledge of Allegiance was recited. Ruben Sandoval led the opening prayer.

**Approval of the Agenda**

President Salazar asked Vice-President Nathan Coombs to conduct the meeting as President Salazar was attending via Zoom. Vice-President Coombs asked for changes, additions or a motion to approve the agenda.

A motion was made by Doug Bagwell to approve the agenda as presented. The motion was seconded by Ruben Sandoval and unanimously approved.

**Public Comment**

Vice-President Coombs asked for public comment. There was none.

**Executive Session to Receive Legal Advice Concerning the Purchase of Real Property**

Vice-President Coombs asked for an executive session to receive legal advice concerning the purchase of real property. A motion was made by Warren Crowther to enter into executive session. The motion was seconded by Ruben Sandoval and unanimously approved.

Mr. Ampe stated the Board was entering into executive session pursuant to section 24-6-402(4)(a) to receive legal advice concerning the purchase of real property. The Board would take no formal action or position during the executive session.

**Possible Action from Executive Session**

Vice-President Coombs asked for possible action from the executive session. A motion was made by Ruben Sandoval to continue with the purchase of the real estate discussed, to extend the option to June 1, 2023, for the due diligence and close by March 31, 2023. The motion was seconded by Doug Bagwell and unanimously approved. Staff was directed to actively pursue phase one (1) of the environmental study in order to meet the March 31, 2023, deadline.

**Next Meeting**

The annual meeting was scheduled for March 2, 2023, at 8:00 a.m.

**Adjournment**

The meeting was adjourned at 3:11 p.m.

  
\_\_\_\_\_  
President

  
\_\_\_\_\_  
Vice-President/Secretary/Treasurer