Water issues? Call Miles Farmer at (831) 920-6796

Questions? Call Lisa Ridenour at (408) 792-7762

Contact the Board – https://chemeketapark.org/contact

Board of Directors Meeting, June 10, 2021

1. **Call to Order David**

Meeting was called to order at 7:03 p.m. In attendance: David Casper, Dana Hartzell, Brad Hartzell, Vincent Mackewicz, Dawn Bonin, Rob Anderson, Lisa Ridenour, and a few members of the community; all joined via Zoom.

1. **Review and Adopt Minutes Board**

David made a motion to approve the May minutes without changes. Vincent seconded; motion approved.

1. **Ballot Results and Election of Officers Board**

Ballot Results of Board Elections: President – David Casper; Vice-President – Vincent Mackewicz; Secretary/Treasurer – Dana Hartzell; Director – Dawn Bonin; Director – Rob Anderson; First Alternate – Sue Levy. David made a motion to approve the new Board of Directors as stated above, as well as Vincent and Dana having check signing authorization for the Wells Fargo checking and savings accounts. Rob seconded; motion passed. **ACTION**: Vincent and Dana need to visit the bank.

1. **Public Comment Board**

There is a tree on the site for the new short well which needs to be removed. It appears to be on Chemeketa Park property.

The Board has been contacted by multiple members of the community about the construction going on below Apache Trail and if it might be destabilizing the hillside. The construction itself is under the control of the County. Chemeketa Park does not have control over this issue since the county is the one who enforces construction permits. There are fences with barricades on top along Apache Trail. These fences are attached to the road and bridge which are Chemeketa Park property, and the Board will contact the owner to have them removed.

David will investigate how the monthly Board Meetings can be held in person at the Clubhouse as well as via Zoom so more residents can attend. This is based on the expectation that the County will remove restrictions on gatherings very soon. **ACTION**: David to investigate how to hold meetings both in person and via Zoom at the same time.

1. **Financial Report**
2. **Expenditures, budget, past due accounts Lisa**

Major expenses paid during the month of May: $8,166 to Cypress Water Company for Penhall Leak Detection reimbursement; $3,375 to Cypress Water for cleaning and repairs; $1,327 to Cypress Water for plant equipment (Gould 3600s end suction pump), $1,000 to Carson Mfg. for tank liner deposit; $825 to Cypress Water for meetings with Carson and Penhall; and $650 for park maintenance. The following amounts were transferred to the new Wells Fargo accounts: $310,000 to the new Wells Fargo savings account, and $10,000 to the new Wells Fargo checking account. There are currently 5 delinquent accounts greater than 90 days past due; total amount due is $16,017. Of these accounts, 3 have water shut off, 2 are on payment plans, and one past due notice has been sent.

In the process of closing the Comerica account and transferring all funds to the new Wells Fargo savings and checking accounts. Will keep a small amount of money in the Comerica account for a while longer to pay for outstanding bills.

**QUESTION FOR OUR COMMUNITY**: If there are any residents who can make a recommendation about how to gain a bit of interest from the emergency fund savings account, the Board would appreciate hearing from you.

1. **Fire Safety**
2. **Firewise program update Jody / Mara**

June is Wildfire Evacuation Route clearing month. The point of roadside edge clearing is to improve visibility for both citizens and emergency vehicles, reduce the chance of roadside edge fire ignition and to reduce heat in the event of a fire. This helps us all. Clearing brush and ivy from the roads *and* retaining walls in the Park improves firefighter safety. They don’t have to drive through a *wall of flames* to protect our homes. Roadside brush clearing also strengthens and widens the exiting *fire lines* already created by the roads. If we each clear 10’ from each side of the road, that gives firefighters 28’ of clearance to help save our community. Thank you for clearing the roads around your houses.

Chemeketa Firewise was able to highlight at the Annual Meeting last weekend some of the projects they have been able to accomplish this year because of great community involvement and a few grants: held a Hazardous Household Waste Removal Day; helped with redwood reforestation behind the Clubhouse; had a few successful brush clearing and chipping days; received a $500 grant from NFPA that went to home hardening the Clubhouse (check it out – it’s amazing!); helped neighbors apply for and carry out a SNAP grant of $3,500 for brush clearing around the house; held an online education day with webinars about home hardening and brush removal; continue to build relationships with SJW and PG&E and work collectively with brush clearing on boundary properties, pole safety and dead trees. The team also equipped the Area of Refuge (Clubhouse) with firefighting supplies. In August, the home hardening focus will be clearing flammables 0 to 5 feet away from your house.

Chemeketa Firewise is also currently working on a grant in the amount of about $15K.

1. **Water Report** 
   1. **Water Operations Report Miles**

Total treated water production for May (31 days) was 949,468 gallons. The average daily usage per hookup was 204 gallons. The average raw water turbidity for water entering the plant was 1.071 NTU and the average finished water turbidity was 0.053 NTU (.300 NTU is the maximum turbidity allowed by the state). Rain total for the month was 0 inches. Average filter flow rates: 23 gpm; chlorine usage: 19 gals; alum usage: 40 lbs. No water was purchased from the Montevina Pipeline this month.

Cypress Water purchased a 3-year supply of alum to be used in the water treatment plant. The price has been increasing substantially, and this way we got a guaranteed price for the next 3 years. There will be a water system inspection by an engineer from the State Water Resources Control Board in July.

* 1. **Tank liner project status Miles**

The tank liner install for Tank 2 is in progress with completion expected mid-June. It appears that Tank 1 has two minor leaks that have been noticed. Carson Liner is at least two months out for leak repairs. The fire tank (newly named Tank 3) had a new valve installed so it now works as part of the water system. There is a leak on the Redwood Tank by the water plant, but there is no easy solution to repair it. The leak is behind the metal support ring. Cypress Water will have Carson Liner inspect it and offer suggestions when they come out to work on Tank 1. The Board is looking at getting Tank 2 sealed and painted to prevent rust.

* 1. **Distribution system survey David/Brad/Miles**

The Penhall Technologies pipe locating project is complete and we are waiting for results from the site work. Milles will send an email to see where we are in obtaining results of the system survey.

* 1. **Short well project status / Watershed sanitary survey Vincent**

We are working on submitting a variance request for a shallow annular seal of 60 ft. As this is still considered to be ground water, the various water entities are requesting additional approvals and documentation before they will approve a seal of this depth. The Watershed Sanitary Survey conducted last year needs to be completed before we can proceed with the variance/permit request.

Barry Hecht from Balance Hydrologics is our contact for the Watershed Sanitary Survey. He was able to connect with Miles Farmer from Cypress Water to receive information needed to complete the survey. We should have a completed survey by the end of July. Then we should be able to move forward with the short well project.

1. **Roads**
   1. **Roads update Board**

Discussion about updating the paint on the speed humps around the park. Looking into reflective paint for road surfaces. **ACTION**: Dana will contact Rich and Guy Furlo.

1. **Playground / Clubhouse / Community** 
   1. **Building stairs to Apache Trail Dana**

The stairs are in process! Estimate completion by the time you read this. ☺ The Board will make suggestions for acquiring a communication/bulletin board to be located at the playground entrance. **ACTION**: Lisa, Dana, and Chris Sands volunteered to explore options.

Toilets in the clubhouse were looked at this past month and the leak was repaired. It was suggested that the septic tank be cleaned as it has been a while. **ACTION**: Lisa will contact a septic company.

1. **Adjourn David**

Meeting adjourned at 8:42 p.m.

The next Board of Directors Meeting is scheduled for Thursday, July 8th at 7:00 p.m. The meeting will be held at the Chemeketa Park Clubhouse as well as via Zoom. The Zoom meeting invite will be available on the Chemeketa Park website: [www.chemekektapark.org](http://www.chemekektapark.org). All members are welcome and encouraged to attend.