

Chemeketa Park Mutual Water Company

P.O. Box 588, Redwood Estates, CA 95044-0588

Water issues? Call Miles Farmer at (831) 920-6796
Questions? Call Lisa Ridenour at (408) 792-7762
Contact the Board – <http://chemeketapark.org/contact>

Board of Directors Meeting, February 14, 2019

I. Call to Order

David

Meeting was called to order at 7:31 p.m. In attendance: David Casper, Richard Buxton, Vincent Mackewicz, Dana Hartzell, Lori Morris and a few members of the community. Lisa Ridenour and Miles Farmer were also in attendance.

II. Review and adopt minutes

Dana

Dana made a motion to approve the January minutes without changes. Vincent seconded, motion approved.

III. Public Comment

Board

There was a request to add a Firewise tab to the Chemeketa Park website so community residents can stay updated and involved with the work of the Firewise activities. The request was granted.

IV. Financial Report

a) Expenditures, budget, past due accounts

Lisa

Major expenses for January were: \$6,500 to Cypress Water for water treatment plant upgrade. There are currently 10 delinquent accounts greater than 90 days past due; total amount due is \$12,527. Of these accounts, five have water shut off and four are on a payment plan.

b) Capital improvements plan

The Board will have a meeting to discuss the capital improvement plan for the next five years on Saturday, March 2nd at 10:00 a.m. in the Clubhouse. Residents are invited to participate.

David made a motion that the board move \$6,000 from Roads Maintenance (account 740) to Distribution System Maintenance (account 730), and allocate funds NTE \$6,000 for the sanitary survey pending resolution of questions about the homeowner survey. Motion was seconded by Rich and approved by all.

V. Water Report

a) Water Operations Report

Miles

Total treated water production for January (31 days) was 714,149 gallons with an average daily production of 23,037 gallons. The average daily usage per hookup is 153 gallons. The average raw water turbidity for water entering the plant was 1.81 NTU and the average finished water turbidity was 0.067 NTU (.300 NTU is the maximum turbidity allowed by the state). Rain total for the month of January was 14.56. Total gallons of purchased water from Montevina Pipeline was 0%. Average filter flow rate – 26 gpm; chlorine usage – 23 gals; alum usage – 100 lbs. Cypress will make a few signs to alert residents of the need to conserve due to storms.

Cypress Water Services, our water plant operator, wants to remind everyone that during the winter season there are times when the water treatment plant cannot operate. During heavy rainfall, the water contains too much sediment from surface runoff and can't be treated. In addition, the water flow through the creek may be heavy enough that the dam's weir gate needs to be opened to prevent damage. If the water supply in our tanks runs low, the company must start taking water from our connection to the San Jose Water Company Montevina pipeline. This connection is metered and the company needs to pay extra for the water we use. **We are asking all residents that when we have periods of heavy rainfall, please conserve.**

b) Status of main pump project

Dan/Miles

The electrical is about 70% complete. The new panel was installed, and power is running through it. The automatic transfer switch, ATS, is not yet installed. The pump has been brought into the shed, but the plumbing has not been switched over to it yet. Received a quote from Furlo & Furlo for running a new pipe line up the hill where it would then connect with the existing pipe. Plan is to make the connection into the existing pipe that runs into the pump house and goes across the creek so we can start running the new pump and integrating its operation. Projected cost of the new connection is \$35,000.

c) Status of weir gate project

Miles

Reconditioning of the weir gate has been delayed due to rain, so the welder will schedule this work once the weather improves. All the materials have been purchased and are on site.

d) Cross connection program proposal

David/Miles

David reported that he approved the proposal from James Derbin to perform a cross-connection survey this spring. The project will cost approximately \$5,790 and will include possible bylaw changes, a survey of the water system, and a final engineering report that will be provided to the state regulators. James suggested that we run a mail-in survey to update the responses from our last sanitary survey in 2014. He will suggest what questions to ask, but it will be less expensive if the Board mails out the survey and collects responses.

e) Watershed sanitary survey

Claire

Will have an update next month.

VI. Roads

a) Roads update

Rich

It appears that the several berms installed last year to divert heavy water runoff are apparently working. The Board would like to remind each resident to keep a watchful eye around their property during the storm season and keep the culverts that run through their property clear. When leaves and brush block the flow of water, that's when problems occur.

b) Apache wall / stairs project

Rich

Goal is to get this project done when the rain stops. Board will look at pictures of the two proposals (steel posts vs. wood) to make a decision.

VII. Playground / Clubhouse / Community

Board

Still trying to work with FireSafe Council about a grant to remove the rest of the dead oak trees on the back of the playground. A proposal was made to add a Community Information Board at the outside entrance to the playground which would be available for the community to use. Dave made a proposal that we add \$1,500 to the Clubhouse account #710 and authorize Lori Morris to spend, not to exceed, \$1,500 on the Community Bulletin Board. Dana seconds, motion approved.

Dave proposed that we add \$3,800 to account 610 to fully fund park maintenance for the year, and also add \$2,000 to account 835 for licenses and fees to put this in line with actuals. Vincent seconds, motion passed.

VIII. Fire Safety

a) Fire hydrant maintenance

Board

No update this month

IX. Adjourn

David

Meeting adjourned at 9:17 p.m.

The next Board of Directors Meeting is scheduled for Thursday, March 14th at 7:30 p.m. and will be held at the Chemeketa Park Clubhouse. All members are welcome and encouraged to attend.