

**Chemeketa Park Mutual Water Company**  
P.O. Box 588, Redwood Estates, CA 95044-0588

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

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**Board of Directors Meeting, October 13, 2022**

**I. Call to Order**

**Dana**

Meeting was called to order at 7:06 p.m. In attendance: David Casper, Dana Hartzell, Neil Abranyi, Marcy Ripley, Brad Hartzell, George Bruder, Erik Wilkerson, Jody McCalmont, a few members of the community. The meeting was also offered via Zoom.

**II. Review and Adopt Minutes**

**Board**

Dana made a motion to approve the September minutes without changes. Neil seconded; motion approved.

**III. Public Comment**

As another way to have important information shared with the Community in a timely way, please check out our Twitter feed @chemeketapark. James posts fun and interesting information every Sunday. "Follow" on Twitter and stay up to date!

**IV. Financial Report**

**a) Expenditures, budget, past due accounts**

**Lisa**

Major expenses paid during the month of September: \$21,284 to Bay Area Asphalt & Cement for cement piers to install the transmission line at the water plant; \$7,331 to Knox Roofing for down payment on Clubhouse roof; \$1,565 to PG&E for electricity at water treatment plant; \$985 to Killroy Pest Control for extermination; \$744 to San Jose Water for water purchases; \$650 for park maintenance; \$545 for office supplies, postage; and \$500 for State of CA reporting report. There are currently 6 delinquent accounts greater than 90 days past due; total amount due is \$22,640. Of these accounts, 2 have water shut off, 1 is on a payment plan, and 3 have past due notices.

**b) Capital project status**

**David**

There were a couple of large expenditures this past month for the Clubhouse roof and the beginning of the transmission line project. These are budgeted projects. The roof was a bit over budget as there was more damage than anticipated to repair. The liner for Tank #3 was put on hold to see if we may be awarded the Drought Relief Grant. It will remain in the budget.

**V. Fire Safety**

**a) Firewise program update**

**Jody**

The evacuation route clearing grant work was completed in September. CPMWC will pay Huertas and then we can invoice the FireSafe Council for reimbursement. All requested Firewise Hazardous Ignition Zone (HIZ) assessments have been completed by Beth and Paul (thank you!). Any residents who would like to learn more about how they can make their home and yard more fire safe, can contact [chemeketafirewise@gmail.com](mailto:chemeketafirewise@gmail.com). The Sunday hazardous fuels reduction crew has continued to do significant clearing work on the lot located at Edwards/Old Santa Cruz Hwy/Navajo. Big thanks to Michelle, Peter, Rich and all the volunteers who have turned out. Firewise will re-establish the firefighter turnaround/turnout on Comanche near the house that was recently torn down and then rebuilt.

**VI. Water Report**

**a) Water Operations Report**

**Miles**

Total treated water production for September (30 days) was 575,067 gallons. The average raw water turbidity for water entering the plant was 6.130 NTU and the average finished water turbidity was 0.040 NTU (.300 NTU is the maximum turbidity allowed by the state). Rain totals for the month was 2.1 inches. Average filter flow rates: 18 gpm; chlorine usage: 19 gals; alum usage: 0 lbs. The Montevina Pipeline water usage this month was 371,816 gallons. Moody Gulch has begun to diminish, as we see the need to purchase water rising. **This is the time of year it is imperative to conserve water.** Please visit the website, the Message Board at the playground, and Twitter for ways to conserve.

A representative from Cal Rural Water Association came out to give us 4 hours of free leak detection work. The focus was on lower Ogallala to Comanche down to the park and along Apache. The area covered was along the main water line and no leaks were detected. The State strongly encourages that we meter all homes to mitigate drought by having the ability to identify leaks. It says there are between 80-100 billion gallons of water wasted every year in California due to leaks. Our leaks are most likely happening in yard irrigation systems or within the home. It is extremely important that we know where these leaks may be

happening so they can be mitigated. The Board is putting together an easy-to-follow leak detection routine we can all use for our homes. Please report any leaks to the Board via the [website](http://www.chemeketapark.org/contact) at [www.chemeketapark.org/contact](http://www.chemeketapark.org/contact)

**b) Los Gatos Creek system status**

**Brad / Miles**

November is still the current start date for the Forest Health Grant work.

**c) Transmission line project status**

**Brad / Miles**

The cement piers were installed as the first part of this project. Waiting for supplies (supply chain issues) to finish getting materials. Then project will be completed.

**d) Clearwell project planning**

**Jody**

November is when DWR is expected to review the “urgent” status of water companies who applied for the Drought Relief Grant.

**e) Tank #3 liner project planning**

**Miles**

Since the tank liner project has been delayed due to obtaining needed materials, the Board decided to put a “hold” on this project until notification is received from DWR on status of the Drought Relief Grant. That notification should happen in the November timeframe IF we are deemed “urgent” status. This would be a savings of \$54,000 if we indeed receive grant funds to replace all our storage tanks. If we do NOT receive this grant, Carson Manufacturing has stated they will keep us in the queue for Spring to get the liner for Tank #3.

**VII. Roads**

**a) Roads project planning**

**Board**

Rich has been surveying the roads for areas that need retaining walls, berms, or repairs. The Board will create an Action List for these areas to be addressed and Rich will get quotes for the work. Brad received an update from his County contact that we are “in the queue” regarding replacing the guardrails at lower Ogallala. Still trying to have the County offer an upgrade to the narrow part of the road on upper Ogallala. He also discussed having the County be more proactive on clearing OSCH and Ogallala/Edwards as we have our own “fuels crew” working on Edwards/Ogallala instead of working on areas inside of the park. Message was received.

The car/hillside fire at SB Hwy 17 on October 12, 2022 was a good reminder of why brush clearing is so vital. And why it must happen as an on-going priority to keep us all safe. That incident took 12 fire engines with crews, and a helicopter to contain. (Well, the copter didn’t have to make the drop; it was called off.) It takes our entire Chemeketa community to be aware and participate in keeping our own property in good shape all year, every year. PLEASE take this seriously.

**b) Apache Trail bridge status**

**Neil / Board**

Neil received a quote from Bay Area Asphalt & Cement to mitigate the hole on the Apache bridge. Edges will be cut so they are clean and sturdy, reinforce backside toward edge, fill with rock and use cement to solidify. Quote was \$1,575. Neil made a motion to have the hole repaired through Bay Area Asphalt & Cement at \$1,575. Dave seconded; motion passed. **ACTION:** Neil will complete the Apache bridge hole project in October/November.

**VIII. Playground / Clubhouse / Community**

**a) Clubhouse repairs status**

**Board**

The Clubhouse received a new roof this past month. There was quite a bit of rot and several leaks which had to be mitigated. The carpenters re-engineered a section of the roof so water runs into the new rain gutters (with leaf guards!). This new roof should last a very long time. Our Handyman also made several repairs/updates inside the Clubhouse.

**b) Oktoberfest planning**

**Board**

**Help us celebrate OKTOBERFEST in the Park!** This is a VERY FUN family event which will be held on **Saturday, October 22<sup>nd</sup> from 11:30 a.m. to 3:00 p.m.** There will be pumpkins to decorate, music, food, and a tour of the water plant. Join in!

Meeting adjourned at 8:42 p.m.

**UPCOMING EVENTS:**

**KEEP YOUR COMMUNITY SAFE FROM WILDFIRE** – Every other Sunday a group of residents set out to remove brush and keep the roads clear. Please consider donating an hour or two of your time to keep us Fire Safe. **Upcoming days to meet: 10/23, 11/6, and 11/20.** See you there! 8:00 am – 10:00 am. Check Nextdoor for location.

**October Firewise Focus:**

Focus this month is: Green bin day – Roadside brush. Remove any and all roadside brush from your property and place it in your green bin. This extra road “space” will be key if there comes a time we must evacuate.

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The next Board of Directors Meeting is scheduled for Thursday, November 10<sup>th</sup> at 7:00 p.m. at the Clubhouse. The meeting will also be held via Zoom, which is available on the Chemeketa Park website: [www.chemeketapark.org](http://www.chemeketapark.org). All members are welcome and encouraged to attend.