

## **OTEMWC Board of Directors Meeting Minutes July 18, 2019**

The meeting was held at the home of George and Marian Silva, 3000 Woodstock Road. George Silva called the meeting to order at 4:37 PM. Board members present: Nancy Eckhous, Dennis Jorgensen, Mike Rhodes and George Silva. David Mexico, OTEMWC watermaster, also participated. Hank Cook did not attend. Shareholders David and Cindy Nuell participated.

**Meeting Minutes** The treasurer's report was noted as missing in the May 30, 2019 minutes. This was corrected, minutes were then approved.

**Old Business** In deference to shareholders Cindy and David Nuell, their matter was discussed first. A summary of their water bills reaching back to 2017 was distributed and read by Cindy. The Nuells claim that 4 billing periods show excessive water usage. The Nuells cannot find any reason for such high water use and claim the meter must be at fault. They therefore seek restitution, including interest, for what the Nuells see as an OTEMWC water meter error.

The Nuells and the Water Board have struggled with this matter for several months which included visits to the Nuell property by Dave Mexico and George Silva, several hours of review at the OTEMWC accountants office and Water Board reviews. In addition, the Nuells have conducted extensive research on the meters used by OTEMWC and have found instances where these meters have malfunctioned. The Nuells have a long history of 'predictable' water consumption and, with the exception of the 4 billing periods showing excessive consumption, the meter reports normal water usage (that is, typical usage for the Nuells before and after the high water consumption periods).

After discussion with the Nuells, the board has found no justification for reimbursement to the Nuells. There is no definitive evidence that the meter is at fault. Nevertheless, the board has instructed the Watermaster to remove the meter and replace it with a new ultrasonic meter at OTEMWC expense. The meter removed will be tested by an independent service.

**Watermaster Report** Dave reported the County requires that our two 'standby' wells (#5 and #2) need to be tested. This activity is not in our budget since no such testing has been requested of 'standby' wells in the past. Once tested, the standby wells need not be tested for 9 years thereafter. Several other issues covering the period May 19 through July 18, 2019 were summarized by Dave:

- (5/25) Cistern overflow alarm. The alarm mechanism's floats were faulty, these were repaired on 5/28.
- (6/13) The hypochlorinator was rebuilt on Well #7
- (7/16) Lot #3, Abramson, reported high water usage. A second leak was found on his main line, this was repaired. Dave recommended that the main line be replaced with a flexible plastic pipe that requires no glue joints
- (7/17) The pump for Well #6 did not start. Fisher Pumps suspects the pump or wiring to be at fault. The pump will be replaced since it is 5 years old and near the Reserve Study estimate of its 6 year life expectancy. Approximately \$50K is budgeted for the pump replacement in the Reserve Study.

**Treasurer's Report** Nancy Eckhous provided a statement of income and expenditures YTD through June 30, 2019.

First Bank checking:	51,917.03	Budget Allocation:	Operating Fund	20,000.00
First Bank CD's	<u>179,773.60</u>		Reserve Fund	<u>211,690.63</u>
Total Bank Balances:	\$231,690.63		Total:	\$231,690.63

Total cash collected was \$68,239.68, which is \$4,280.07 above budget. Nancy also noted:

- Though collections are good, they are above budget because several shareholders paid in advance
- Water usage is 56% higher this year than last year. Electricity use will be higher for the current pay period.

### **New Business**

Updated Meeting Dates for 2019-2020 The board has changed meetings to take place on Wednesdays at 4:30PM. The new dates are now: September 18, 2018, November 13, 2018, January 15, 2020 and March 18, 2020.

Emergency Plan Nancy noted that we have no standard emergency plan other than our call list. Several suggestions were proposed and Mike agreed to provide a document to be tuned by the directors at our next meeting.

**Adjournment** There being no further business to come before the board, the meeting adjourned at 6:00PM

Respectfully submitted,

Mike Rhodes, Secretary