

# **Oak Trail Estates Mutual Water Company**

## **Annual Shareholders Meeting Minutes, May 16, 2015**

Location: Saint Mark's In-The-Valley Episcopal Church  
2901 Nojoqui Ave  
Los Olivos, California 93460

### Board of Directors Attending:

President: George Silva  
Vice President: Mark Abramson  
Treasurer: Jeffrey Dunn  
Secretary: Mike Rhodes  
Director: Bob Baehner  
Also:  
Water master: David Mexico

At 9:04AM President George Silva called the meeting to order. He welcomed the shareholders and introduced the attending Oak Trail Estates Mutual Water Company Board of Directors and Water Master, David Mexico. George thanked the directors for their hours of volunteer work over the past year which keeps the water in Oak Trail Estates running and potable. He then advised that the Board had met the objectives of the Reserve Study (funds necessary to meet all anticipated contingencies) and maintained the financial resources of the water company. George reported that the water company is very effectively funded for anticipated contingencies through this year and into the future. He also alerted shareholders that the board will update our Reserve Study which is now due for its 3-year update.

Anticipating questions about the current drought situation in California George announced that David Mexico would address water matters later in the meeting.

Minutes from the Annual Meeting May 17, 2014 were summarized by Mike Rhodes. A motion to approve was made by Larry Edwards, seconded by Lorri Donovan and approved as read.

The Treasurer's report was provided by Jeffrey Dunn. He provided a summary for attendees that include the following balances as of April 30, 2015:

Rabobank checking:	145,460.26	Budget Allocation:	
First Bank checking:	100.00	Operating Fund	20,000.00
First Bank CDs:	179,044.32	Reserve Fund	304,604.58
Total:	\$324,604.58	Total:	\$324,604.58

Jeffrey reported that our reserve fund has approximately \$50,000 more at this point than our current Reserve Study specifies.

Dave Mexico delivered the Water Master's report. His report noted that all bacti and Chromium 6 samples passed this year. He reported that well #2 had undergone rehabilitation this past year with a new pump, motor and chlorinator. In addition, Dave provided a presentation showing the history and status of our three active wells, #2, #4 and #5.

Robert Hart asked if any other shareholders were getting sand in their water and if Dave had recommendations for its elimination. Robert cleans his filter every 2-3 weeks. Jackson Pearson reported that he has had occasional sand but no sand for the last few months. Jackson cleans his filter every month. Dave suggested that one should check water heaters for sand residue as this is a common location of sand build-up.

Dave clarified that wells #1 and #3 are abandoned due to poor water production and proximity to other wells early in their development. In answer to another question, Dave reported that it costs currently approximately \$200,000 to dig a new well. Due to heavy demand currently on drilling activity this cost could easily increase.

Dave briefly introduced new technology, AMR (Automated Meter Reading), that Woodstock is in the process of implementing. In addition to reducing the cost of meter reading, this technology provides data to help detect leaks in a timely manner – before water is wasted and further shareholder cost is incurred. George Silva pointed out that the board will examine the possibility of OTEMWC adoption during the next year. The cost of such a system would be \$35,000 to \$45,000 to the water company.

Dave noted that OTEMWC has reduced water usage from 2013 to 2014 by 24%. He concluded his presentation by reminding the shareholders of several water usage practices each of us can adopt to conserve. He passed out State guidelines for each attendee.

George alerted shareholders that our recent distribution of same-time-last-year water usage comparison data will be further updated to include annual water usage to-date.

Lorrie Donovan provided handouts to purchase mulch from the County which included a phone number to arrange deliveries.

Before adjourning the meeting for lunch, George asked Edie Pearson to announce the election results. She advised the newly elected board of directors were Mark Abramson, Bob Baehner, Jeffery Dunn, Michael Rhodes and George Silva.

George thanked Edie and Jackson Pearson for assisting with election results and joined the rest of the shareholders in thanking Marian Silva for arranging the lunch

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This was met with approval and the meeting was adjourned at 10:04AM.

Respectfully submitted,

Mike Rhodes, Secretary