

# 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 – <http://chemeketapark.org/contact>

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## Board of Directors Meeting, September 14, 2017

### I. Call to Order

David

Meeting was called to order at 7:32 p.m. In attendance: David Casper, Richard Buxton, Lisa Ridenour, Lori Morris, and Dana Hartzell. Also in attendance: Miles Farmer and a few members of the community.

### II. Review and Adopt minutes

Dana

Dana made a motion to approve the August minutes without changes. Lisa seconded; motion was approved.

### III. Public Comment

Board

Geri Markey asked the Board to investigate installing speed bumps/humps in the park because of speeding. It has become clear that our community has a problem with speeding in the Park. Several members have shared that they have almost been hit, both on foot and in cars. Also at great risk have been children and pets. Lisa will send out a message to get the community's input. Locations that were discussed previously for speed humps were: Delaware Trail and Bunny's corner.

### IV. Water Report

#### a) Water operations report

Miles

Total treated water produced by the water plant for August (31 days) was 990,345 gallons. Total water demand/consumption for August was 1,092,400 (compared to 1,092,200 gallons in July). Percent of demand satisfied by purchased water was 0%. Average daily production for August was 34,150 gallons.

Average raw water turbidity for water entering the plant in August was 1.95 NTU. The average monthly finished water turbidity was 0.052 NTU (.300 NTU is the maximum turbidity allowed by the state).

There was no rain in the month of August.

#### b) Treatment plant automation project

Miles

Panel installation is underway. Communication is a go. Will demonstrate next month.

#### c) Nitrification system for Montevina water

Miles

New CT tank has been pressure washed and ready to be put online. New pumps are partially installed and majority of plumbing complete. Have specified and ordered (2) CI2 analyzers.

#### d) Los Gatos Creek pipe connection

Miles

Miles walked Los Gatos Creek and found a pipe that contained an air pocket. He opened it, let the air and water bleed off. There was no line break. Will test the line once/year.

#### e) State funds for water improvements

Board

No update.

#### f) Painting the upper Ogallala tank

Lisa

Painting contractors will get to work before the end of the month.

#### g) Maintenance contract for Hach equipment

Dave/Miles

Received a bill from Hach to update the maintenance contract. Miles can cover some of the contract items and will send us a quote.

### V. Financial Report

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

Lisa

Major expenses for August were: \$4,898 to Furlo & Furlo for the fire hydrant update on Crow; \$1,665 for legal fees; and \$1,475 to Cotton Shires for the Apache Bridge soil review. There are currently seven delinquent accounts greater than 90 days past due. The total amount due for these accounts is \$66,840. Of these accounts, four have water shut off, two have liens, and three are on a payment plan. Lisa made a motion to the Board to put a lien on a house in foreclosure with a balance of \$1,255.55. Rich seconded; motion passed.

**b) Report on filing tax forms**

**Lisa**

Lisa is still working on back tax returns and should have them done by next meeting.

**c) Status of project funds**

**David**

In reviewing projects and budgets, there is \$33,000 remaining to spend on the next two projects that the Water Board committed to do with the special assessment.

**VI. Roads**

**a) Road projects report**

**Rich**

Road projects still in process are: installing a berm as Assiniboine as well as lower Comanche. David made a motion to approve funds not to exceed \$15,000 for road repairs on Walla Walla, after we review and approve the contract.

**VII. Playground / Clubhouse / Community**

**a) Hiring a maintenance worker**

**Board**

David made a motion to hire Jose Membreno for maintenance worker for the park. Lisa seconded; motion passed. Lori will work with Jose and set up a regular schedule.

**b) Oktoberfest** for residents of Chemeketa Park will be held on Sunday, October 22<sup>nd</sup> from 11:30 – 4:00. Lisa will get word out to the community. We need volunteers. Please let us know if you would like to help setting up/cleaning up or anything you can help with. We will christen the new BBQ. Please bring something to grill and a side dish to share. The Board will provide beer, soft drinks, paper products and some pumpkins to carve.

**VIII. Fire Safety**

**a) Fire hydrant protection**

**Dana**

Cypress Water will begin painting and clearing brush from all fire hydrants in the park. They will also look into the age of the valves and put a plan together to continue upgrading all of the valves in the park.

**b) Developing community evacuation plan**

**Dana**

Dana and Brad met with members of the FireSafe Council regarding scheduling a couple of workshops to have the community involved in setting up an evacuation plan for the Park. The purpose of the workshops would be to:

- Collect information on evacuation routes and preparation.
- Provide *your* input to our evacuation signage plan (arrows on signs and on the ground).
- Facilitate discussions about who can help in your neighborhood “pod” in the event of an evacuation; knowing you may not be able to get home to gather belongings, family, pets, etc. This discussion would offer an experienced point of view on how to make good choices in your preparation.
- Tips and the necessity to keep vegetation on your property clear.

A FireSafe representative will visit us at the Oktoberfest on Sunday, October 22<sup>nd</sup> to meet our members and talk about the workshops. Please join us.

**IX. Adjourn**

**David**

Meeting adjourned at 10:19 p.m.

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The next Board of Directors Meeting is scheduled for Thursday, October 12<sup>th</sup> at 7:30 p.m. and will be held at the Chemeketa Park Clubhouse. All members are welcome and encouraged to attend.