

# Chemeketa Park Mutual Water Company

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

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Water Issues? Call Tyler Boswell at (408) 590-9715  
Billing Questions? Call Lisa Ridenour at (408) 792-7762  
Contact the Board – <http://chemeketapark.org/contact>

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## Board of Directors Meeting, January 9, 2014

**Present** – President Linda Wallace, Vice-President Garry Shapiro, Secretary/Treasurer David Casper, Director Dan Markey, Director Fred Schenkelberg, Alternate Director Brad Hartzell, Watermaster Tyler Boswell and Bookkeeper Lisa Ridenour. Also attending were members Janice Enright, Chris Sands, Diane Schenkelberg and Katherine Wooley.

Not attending was Alternate Director George Bruder.

**Call to order** – Linda Wallace called the meeting to order at 8:12 PM.

**Acceptance of the Minutes** – Minutes from the November and December Board of Directors Meetings were reviewed. Fred pointed out that the November minutes refer to a right-of-way agreement with the owners on Delaware Trail, but this should read Sioux Trail instead. With this correction, the minutes were approved (Garry motioned, Dan second).

**Report Out of Closed Session** – The Board met in closed session prior to the open meeting. They discussed an ongoing property rights dispute with a community resident. The Board reviewed the current legal situation and is working on a settlement.

**Public Comment** – Katherine Wooley reported that she was involved in an auto accident on Crow Trail with a car parked in the road. The Board reminds residents to take responsibility for their guests' parking. For a larger event, call Lisa Ridenour to reserve the clubhouse parking area.

**Finance report** – Lisa submitted a financial report to the Board for the month of December. There were no large payments last month. There are currently eight delinquent accounts (greater than 90 days past due) and the total amount due for these accounts is \$37,036.08. Of these accounts, four were sent past-due notices and the other four have water shut off and/or had a lien filed.

Fred presented spreadsheets with a full list of the company's assets along with each asset's age and expected lifetime. The company has a significant amount of deferred maintenance and some assets are older than their expected lifetime. He is working to create maintenance schedules for larger assets and a 5-year capital improvement plan to replace those that are most likely to fail. Projects will be prioritized to address assets that are most vital to the company's ability to deliver clean water. The Board will have a working session on January 17<sup>th</sup> to provide feedback and set priorities. The results of this process will be reported back to the Board in the next monthly meeting.

**Water report** – Treated water production for December was 1,419,900 gallons. Average daily production over 31 days was 45,803 gallons. The flow in Moody Gulch slowed last month and is now flowing about 0 to 5% over demand, depending on temperature and humidity. Raw water turbidity ranged from 0.65 to 0.89 NTU and average finished water turbidity was 0.033 NTU (.300 NTU is the maximum turbidity allowed by the state). The plant was running at 56% of capacity.

Linda reported on discussions with Balance Hydrologics to update the sanitary survey of the Moody Gulch watershed. In a letter last month, California DPH required that this sanitary survey be updated every five years and it was last updated in 2008. The estimated cost is \$5,600. The Board decided to use the emergency funds to pay for the work, since this was an unexpected requirement and not in the current budget, (Linda proposed, David second).

Dan reported on the new tank project. He presented the pre-application report to the Board for review and will submit this to the County Planning Office next week.

Tyler reported on his work to evaluate the condition of the backup water system at Los Gatos Creek. The transfer pump house has power and he was able to start the pump. He also identified breaks in the pipes and communications line between the transfer pump house and the treatment plant. His next step is to run power out to the sump pump in the creek and install a junction box.

Linda attended a meeting on December 19<sup>th</sup> at the County Building to discuss the final agreement for the Moody Gulch property transfer. Also present was County Supervisor Wasserman and representatives from the other two water companies, the County Parks Department and Midpeninsula Regional Open Space District. They discussed the draft proposal and exchanged ideas. Midpeninsula will respond to the draft proposal, but they can't schedule property transactions until their next fiscal year, starting May 1<sup>st</sup>.

**Roads report** – Nothing to report this month.

**Clubhouse report** – Chris Sands presented color options for staining the clubhouse walls and wood trim and painting the doors. He will be able to start working on the project at the end of January, weather permitting. Chris will provide an additional quote for staining the fences and stage area as part of this project.

Linda adjourned the meeting at 11:18 PM

Respectfully submitted,  
David Casper, Secretary

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The next Board of Directors Meeting is scheduled for Thursday, February 13 at 8:00 PM and will be held at the Chemeketa Park Clubhouse. All members are welcome to attend.