



VILLA GRANDE

DOMESTIC WATER IMPROVEMENT DISTRICT

Note: All meeting minutes are posted for information purposes only. The board of directors does not ratify meeting minutes until the next scheduled board meeting.

Minutes

November 2, 2016
Regular Meeting

Call to Order: Bernie Vargas called the meeting to order at 7:00 pm.

Directors Roll Call: Present were Bernie Vargas, Ray Roerdink, Mirando Ketner, Cauly Washburn and Allen Grant.

Discussion/Action Minutes: Minutes from October 5, 2016. A motion was made by Mirando Ketner to approve the minutes for October 5, 2016 as written and seconded by Allen Grant. Vote unanimous 5-0. Motion carried.

Call to the Audience: No one made a request to address the board.

Discussion/Action: Well Site Security Update: Joni Roerdink received a call from Mr. Shamp regarding the letter the water company had sent requesting his interest in fencing his lots north of Well Site #1. He was concerned about access to his lots fronting Houser. He was told that was not included in the area the water company was fencing. He further mentioned that he owned seven lots within the subdivision and they were all for sale and asked if the water company was interested in purchasing the lots surrounding the water company well sites. Joni told him that was a decision the Board of Directors would have to make. Joni also told Mr. Shamp that she didn't believe the water company was in a position to pay cash for the property and he told her he would be willing to sell the lots on contract and he would carry the note. Joni asked if he would get back to her with more information regarding terms of contract and she would present the information to the board. He had not contacted her prior to the board meeting with the details. Mr. Shamp did state that he did not want to fence his lots because it may impede the sale of his lots. Ray Roerdink stated that the board could review the offer when Mr. Shamp came back with the details. Joni Roerdink would contact Mr. Shamp for more details regarding the sales price, terms, etc. and present it to the board when received.

Bernie Vargas asked about how we would proceed with the fencing project around the site. It was discussed further and the fencing would have to stop at the alley north of the well site since Mr. Shamp didn't want his property fenced. The other boundaries owned by the water company would be fenced. Estimated fencing would be about 1,600 feet. Ray Roerdink mentioned that he had a friend with a tractor and auger that he could contact to see if he would come and drill the holes for the posts. John Orton also has a gas-powered auger and offered to come over and help with the project. Cauly forwarded pricing for pipe to Joni. The pricing was about \$1.15 per foot for the 2 3/8" pipe. New piping was \$1.39 per foot. Cauly Washburn offered to pick it up. Bernie Vargas submitted a quote that he received but it was much higher at \$1.76 per foot. Bernie was unable to get the cable. His contact had moved. Cauly was looking at other alternatives for cable. The board decided to start drilling postholes on November 19, 2016. If time permits that weekend, the corner posts could be set.

Discussion/Action: Generator Maintenance Update: Terry Eickstaedt checked the generator on October 18th and again on November 2nd before the meeting. Everything was running well. There was 1/2 tank of fuel

remaining. Terry also plugged half of the holes on the metal skid where the bees were entering to access the hives. There were still a few bees. The exterminator came back and stated that some of the remaining honey was probably attracting the stragglers. It was recommended that we go early in the morning when there would be little to no bee activity. Terry Eickstaedt stated that he would go the next morning and finish plugging the remaining holes.

Discussion/Action: ADEQ Action Level Exceedance for Lead. Joni Roerdink said she had not heard anything back from Mr. Fiegen regarding the letter that was submitted by Ray Roerdink. Joni also submitted all test results and re-test results to show we were in compliance. She does not expect to get a response.

Discussion/Action: Well #1 Video Scan. All quotes were sent to the directors via email. The third quote came in much higher than the other two. Joni submitted the work order to Jack Moore at Coolidge Engine and Pump per the motion made by the board at the October 5, 2016 meeting. Jack responded that he would probably be out early next week being the week of November 6-12. He will contact Joni with more specific dates. Jack asked how much water we use daily and how much water we had on standby. Joni contacted Danny Baeza and was told it is not a concern because we are not using that well and haven't been all year. Danny provided how much we had in the reservoir and the information was forwarded to Jack Moore.

Discussion/Action: Well #2. Danny was unable to attend. The well is operating normal and Danny has not had any issues with it. He will be sampling tomorrow for Coliform and Nitrates. The Nitrates for October were 9.4, which was higher than September. September Nitrates were 9.2. Danny has a couple of repairs scheduled over on Appaloosa next week.

Discussion/Action: ADEQ Consent Order Status and Compliance Reports. Joni Roerdink stated all compliance reports have been submitted timely. The monthly progress letter was also submitted.

Discussion/Action: Website Update. The website is up and running. The customers were notified by mail that it would be live on November 15, 2016. The November Agenda and October 5, 2016 Minutes were posted on the website. The disclaimer was also posted with the Minutes stating the board does not ratify Meeting Minutes until the next scheduled board meeting. Ray Roerdink asked if a letter had been sent to the outside vendors for advertising on our website for services provided within the water district. Joni Roerdink stated that she had not sent out the letter yet. It was discussed in prior meetings this may be a viable option to pay for our website hosting each year. Ray Roerdink volunteered to draft the letter. If any of the board members have any suggestions please let Ray know.

Discussion/Action: Managers Report. Joni Roerdink reported that there is approximately \$2,500 in delinquent accounts at this time. Final notices were sent out on 11/1/16. There were no disconnects last month.

The bee issue at the well site has been taken care of. The exterminator had to come back five times. The oldest hive was massive. There were actually three different hives under the floor. The hives have been removed from the well site. Joni and the exterminator were at the well site on 11/1/16. The exterminator stated the remaining few bees are just stragglers due to the hive being there for so many years. She stated to watch for a couple of days and then finish patching the holes because they will return if the holes aren't patched.

Ray Roerdink noticed that the Customer Service Policy posted on the Website has the old address, phone, email, directors, etc. The board decided that since there were no policy changes and just updating contact information, there would be no need for a motion to be made for Joni to make the necessary changes for address, phone, email and directors.

It was noticed while moving the shelves in the well site garage that there was paint, weed killer and other chemicals in the garage that should not be there without MSDS information being posted and maintained. The chlorine shed had a placard posted on the door but is missing. Joni will research threshold limits required before having to post MSDS. It was suggested that all chemicals, pesticides etc. be removed except for the chlorine that is housed in the chlorine shed. Miranda Ketner offered to get the MSDS placard for the door of the chlorine shed and the MSDS for posting. All other items will be removed.

There was a break in at the well site. Danny Baeza found that someone had forced open the gates on the south side of Well Site #1. They also kicked in the door of the chlorine shed. The dead bolt was not locked. Cauly's drill was taken along with some other small hand tools. Joni Roerdink got some lock lubricant from the locksmith and lubricated the deadbolts on both buildings. The deadbolts are now being used. Danny also brought over some heavy chain to loop through the gates so they could not be pushed open again.

One water customer passed away last month. Terry Eickstaedt spoke with the daughter while she was here. Terry gave Joni the contact information. Joni Roerdink contacted her to find out whether she wanted the water disconnected or left on. The daughter stated that she had given Allen Grant a key to check on the property and she wanted the water left on. She would pay the water bills until the estate was settled.

Discussion/Action: Equipment & Site Report/Lab Tests. Nitrates were 9.4 on Well Site #2 and the Coliform tests came back normal. There were no other issues with any of the equipment.

Discussion/Action: Meters/Installation/Reinstallations/Leaks/Repairs. Danny installed the 1 ½" valve on Carter Lane. He shut the water off to the Carter Lane properties and it was still leaking between the NWC meter and the valve. Last month we had 23,000 gallons lost due to the leak. Cauly Washburn contacted Brian Betcher with the irrigation canal and received a very nice response. Cauly thanked them for the work they had done in cleaning up the drainage area but mentioned that we had a serious water loss between the NWC meter and the other side of the canal. Mr. Betcher mentioned the major damage to the overchute that goes over the canal and they would need to re-build the drainage crossing. He suggested taking a look at allowing the water board to relocate its water line such that it crosses over the canal attached to the overchute. They had done a similar project for another water provider that was extending a new water line. Mr. Betcher asked the board think about it they would look more closely at design details. Mr. Betcher asked the size of the line and Cauly Washburn recommended that we maintain the same size so as not to incur additional costs if the CAP is willing to absorb some or all of the cost associated with relocating the waterline so it is attached to the overchute. Additional upgrades to that service line may require additional upgrades at our well site to maintain pressure such as booster pumps, etc. so as not to further stress our existing system.

Danny also went over and repaired a service line on Mustang close to the last repair done a couple of months ago but it was not the same service line and he was able to do the repair without disrupting service to the water customers. It was on the side of the water company. He will also be making repairs on Appaloosa November 10th and 11th.

Discussion/Action: New Water Line Installation. This item was discussed under the Meters/Installation/Reinstallations/Leaks/Repairs above.

Discussion/Action: Approve and Ratify Expenditures & Purchases. The Board had reviewed the Expenditures and Purchases for the month. Ray Roerdink made a motion to approve and ratify the expenditures and purchases as written. Miranda Ketner seconded the motion. Vote unanimous 5-0. Motion carried.

Adjournment: The Agenda being completed, Bernie Vargas adjourned the meeting at 7:57 pm.

Date _____

Bernie Vargas, Chairman

Cauy Washburn, Director

Allen Grant, Vice Chairman

Mirando Ketner, Director

Raymond Roerdink, Director