



# VILLA GRANDE

Domestic Water Improvement District

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

## Minutes

November 6, 2019 • Regular Meeting

**Call to Order:** Allen Grant called the meeting to order at 7:00 pm

**Directors Roll Call:** Present were Allen Grant, Cauy Washburn, Terry Eickstaedt and Ray Roerdink. Bernie Vargas was absent.

**Discussion/Action Minutes: Minutes from October 2, 2019 Regular Meeting.** A motion was made by Ray Roerdink to approve and ratify the minutes for the 10/2/19 Regular Meeting as written and seconded by Terry Eickstaedt. Vote unanimous 4-0. Motion carried.

**Call to the audience:** None present to address the board.

**Discussion/Action: ADEQ.** Joni Roerdink received a phone call from Andrew Salazar who is our loan officer at WIFA. Andrew set up a conference call with his supervisor, Joni and himself. The VGDWID had submitted the last Resolution 2019-07-02.01 that was approved, signed and dated 9.19.19. The conference call was a discussion of the submitted Resolution. After the review by his supervisor and the WIFA legal department, the attorneys came back and wanted changes made. Copies of recommended changes were provided to the VGDWID Board for review. The changes they wanted made were as follows: The description of the project was incorrect. Joni was asked if we just didn't catch it. It was explained that we believed it was technical terms for the system. They asked it be corrected. They also wanted a specific paragraph where VGDWID would acknowledge that we shall affirm our obligation to annually set rates and tax levies such to offset operating expenditures that are 1.2x Debt Service Coverage, which is what we had done initially but WIFA wanted it as part of the Resolution. Joni had contacted our attorney to review and revise if necessary. Steve Cooper revised the Resolution per the request and added one additional paragraph revoking the previous resolution by the passage of this current Revised Resolution 2019-07-02.02. All other paragraphs remain the same. We need a resolution from the board of directors regarding the changes for the revised Resolution 2019-07-02.02.

A motion was made by Ray Roerdink to approve and ratify the Resolution 2019-07-02.02 as written and seconded by Terry Eickstaedt. Vote unanimous 4-0. Motion carried.

**Discussion/Action: Well #1.** Jack mentioned he had not had any issues with well #1.

**Discussion/Action: Well #2.** Jack mentioned he had not had any issues with well #2. Jack hasn't had any issues with the booster station this month. He is still adjusting the timer to get it dialed in correctly for the hydro tank. He is checking it weekly.

**Discussion/Action: Generator Maintenance Update.** Terry Eickstaedt checked the generator on 11/6/19 and oil pressure is good. Terry stated that he had looked but didn't see any bees. There were 350.9 hours on the generator. All other fluids looked good. Terry stated that he had ordered the parts that need replacement (i.e. hoses, serpentine belt, etc.) The fuel was  $\frac{3}{4}$ .

**Discussion/Action: Managers Report.** Joni Roerdink reported the following:

- Water bills were sent out on 11/1/19.
- Final notices were sent out on 11/2/19. There were 27 delinquent customers.
- Disconnects are scheduled for 11/14/19. There was 1 customer disconnected for non-payment in October.
- Past due amounts are \$3,166.64
- Troy Belcher, the Project Engineer with Westland Resources, had notified Joni. Joni needed to contact AZ Bluestake and have them come out and locate all the lines on and/or near all lots owned by VGDWID. After all the lines were marked, Troy sent out two surveyors that spent two days surveying the property. Joni met with them to discuss the approximate boundary lines, the location of the distribution lines and discussed where we hoped to have the evaporative pond located so it would be as close to the treatment plant as possible, approximate acreage, etc. Joni is in the process of trying to locate the original deed for Tract "A" of the water company for the surveyor/engineers. Westland Resources has been ok'd to move forward by WIFA while waiting for the revised Resolution that was requested. Joni also had to update pictures of the site for Westland, which included the well site, distribution lines, tanks, boosters, etc. Troy also needs copies of all the lab tests that we have had done in the last four years. Some of the chemicals in other lab tests may affect the system and its operation. If not submitted, we would have to pay for other lab tests that could cost over \$2,000. He wanted all electronic copies.
- The insurance company had also requested copies of the photos of the well-site including the generator and requested the updated asset list for their records. Based on the information we provided, they will update the policy information as needed. It may very well increase our annual premium because our assets went from \$45,000 to over 1.4 million dollars. That was part of the information Joni worked on to provide WIFA and USDA for their records.
- Joni also wanted to ask the board to consider increasing the new service line and meter installation a minimum increase of \$500 per line size for the next annual rate adjustment. If the trucking plant breaks ground, this would be the perfect time to increase the rates due to the possibility of lot sales and new service line requests. VGDWID reviews rates each year in May to meet the June deadline to submit to Pinal County. Ray Roerdink

recommended we put this item on a future agenda so that we can review with specific costs of labor, parts, rentals if needed etc. Cauly Washburn suggested we check into a company that would bore under the road if needed to extend the line under the roadway.

Allen Grant would like to see the cost of a hole hog rental included with the estimates. Terry Eickstaedt will try and make some phone calls regarding rentals.

**Discussion/Action: Equipment & Site Report/Lab Tests.**

- Nitrate sample taken on 7/10/19 was 17.4 ppm. Resample was taken on 7/18/19 and came back at 17.8 ppm
- Coliform sample came back absent.
- Lead and Copper LCN notices were mailed to the customers for their records on 10/1/19 so they were mailed timely.

**Discussion/Action: Meters/Installations/Reinstallations/Leaks/Repairs.**

- Replaced seven meters and boxes and added risers for specific customers that are continually delinquent to allow us to lock out the customer for non-payment. Jack has been systematically going through the list of repairs that Allen Grant and Ray Roerdink created. He is also adding others as observed while reading the meters each month.
- We had a leak over on Appaloosa which required subcontracting out to TeePee Contracting. The project involved pumping water, potholing, cutting the concrete driveway just to locate the leak. There was also a valve located under the driveway, which was unknown to our board and operator. Another line was also located that was not on the water plans. The leak was repaired and a pipe was installed to access the valve if needed. After allowing the repair to dry out it was backfilled and the concrete replaced. As Jack is finding these issues, he is updating the water plans. The size of the piping is not what is reported on the original water plans. Jack is also updating additional lines we find that are not located on the original water plans.

**Discussion/Action: New Water Line Installation.** Our loss for October was 297 gallons (1515 gallons in September).

**Discussion/Action: Approve and Ratify Expenditures & Purchases.** The Board reviewed the Expenditures and Purchases for the month. Terry Eickstaedt made a motion to approve and ratify the expenditures and purchases as written for October. Cauly Washburn seconded the motion. Vote unanimous 4-0. Motion carried.

**Adjournment:** The Agenda being completed, Allen Grant adjourned the meeting at 7:37 pm.

Date \_\_\_\_\_

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Bernie Vargas

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Allen Grant

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Ray Roerdink

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Cauy Washburn

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Terry Eickstaedt