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Minutes

**Cascadel Mutual Water Company
Board of Directors Meeting
Friday, February 9, 2024 3:00PM
Location: CDC (Old Log Mill Site)**

Called to Order at 3:10 pm

Verify Quorum of Directors –Quorum of Directors present – President Stan Eggink, Vice President Michael Delaney, Secretary Ken Trapp, and Director of Communications Ed Rose

Approve Agenda Motion to approve this agenda as written by Ed Rose. Seconded by Ken Trapp. No objections. Motion carried.

Approve Minutes of the CMWC Board Meeting for October 13, 2023 Motion to approve minutes of Oct 12, 2023 by Michael Delaney. Seconded by Ed Rose. No objections. Motion carried.

Reports:

President and Treasurer by Stan Eggink

We have changed our bookkeeping services to Sierra Bookkeeping as of mid December 2023.

The January 31, 2024 total in all accounts is \$141,683.90. Business is going well. The reserves have never been touched to do business.

There have been unexpected expenses for roads and the water system. The roads and bridge took a hard beating from torrential rains early last year. These repairs were expensive. We also experienced two water leaks in the system which took several hours of work to repair by our water master company, Cen Cal. A few water meters had to be replaced as well. We were fortunate to have had the money in our accounts to fund the repairs. However the repairs took a toll on the company due to rising costs of items required to make repairs as well as the cost of labor. That being said, we find that after thirteen years without raising the fees for water or roads, we need to implement a raise for both the roads and the water. This will be conducted under **New Business**.

We have had several donations come in. For Neighborhood Watch - \$1,000, Firewise - \$1,335, and Driveway plowing - \$2,625, for a total of \$4,960. We thank you for your support.

Water Two leaks were found and repaired. This allowed us to back off on the level of use on the spring. Once the spring has reached a high turbidity level, the spring will be discontinued and we will be on the wells alone.

Cen Cal checked on the generators in mid June of 2023. Cen Cal is also updating the electronics for the generators so they will only come on when the pumps are needed to fill the water tanks. This is going to save us on electricity and propane expenses in the future.

The wells are tested each month for bacteria in preparation for their use for our water supply. It takes three days to receive results of these tests, so we are making sure we will be ready when the spring has to be shut down due to high turbidity.

Cen Cal recently had some changes in their personnel. They reorganized their staff to watch our XIO system more efficiently. Their duties include monitoring meter readings, chlorination, and water samples.

Cen Cal will begin pressure relief valve inspections when the rains and snow stops falling. They are scheduled to replace two more water meters by April.

Firewise – Carol Eggink

As a rule, the National Fire Protection Association (NFPA) works in conjunction with State Farm to allow Firewise USA Communities to apply for a \$500 grant for Fuel reduction in their community in May, during Fire Preparedness Week. We were told this grant is no longer available. This was a grant we could apply for without the need of going through a 501c3 organization. We do have difficulty in finding one that will work with us. The two organizations in this area do not seem to want to support those types of grants.

We had the Cal Fire crews in to create a nice fuel break between Cascadel Drive North and Cascadel Lane. This was one of three areas the Firewise committee wants to clear. One area is the finger of land between Cascadel Drive and Autumn Ridge Way all the way up to the first property, just before Loma Linda Drive. The other is the CSA area near the bridge. We will be thinning out the clumps of small trees chocking each other out and pushing the growth to within fifteen feet of the creek. This will allow more area for recreation for residents as well as making it more in line with mandates of the keeping of a community forest as instructed by a Cal Fire Forester several years ago.

We are most grateful for the community's donations. This makes it possible to hire the Cal Fire crews who help us keep Cascadel Woods as fire safe as we can be.

We will be applying for a renewal on the Encroachment Permit this month. The cost last time we paid for it was \$298 for six months. It will be that much or more. Your donations will pay for that as well. Thank you to all who have donated.

Road Committee - Ed Rose

The Encroachment Permit for working on the roads was approved and is valid through June of 2024. The repairs on the end of Cascadel Drive and Cascadel Road have held up pretty well. We have a few pot holes in the area. Sage Engineering will be coming up after the rains and snow

have stopped falling to fill pot holes from the arches to the end of Cascadel Drive South and everything in between.

Communications - Michael Delaney We are keeping residents aware of winter storms on the Facebook Residents group. We tell them so they can be ready to leave at a moment's notice due to the possibility that the bridge may be ready to go down. It would take weeks or months to replace the bridge should it ever fail, if we are fortunate. Since we do not wish for anyone to be stranded, we are looking into other routes of escape.

The Board's charge is to talk about Public Safety. Now it would be for winter rains or snow storms and high winds. In the summer we will focus on the wildfire season and the need for fuel mitigation.

Water conservation is a must at all times of the year. If our tanks are not full when a wildfire hits us, we could not give water to the first responders to fight the fires. We encourage home owners to tell their visitors and renters to always be water wise all year long.

Membership Questions & Comments Two residents came to plead their case to the Board for forgiveness for a first time water overage. The Board heard them out and will make a decision during Closed Session today.

New Business:

Board discussion and vote to increase water and road fees effective May 1, 2024

Having had previous meetings where this issue was discussed in great detail, the Board agreed on the need to raise Water and Road fees, due to rising costs.

Ed Rose made the motion for a rate increase for roads of 50% and water rates increased by \$5.50 per month. No objections. Motion carried.

This means for roads, if you have an empty lot, you now pay \$100 a year. This will increase to \$150 a year. If you have one house on your lot, you now pay \$200 per year. It will increase to \$300 per year.

For Water the monthly charge for an empty lot is \$46. That fee will now be \$51.50. For a lot with a house the monthly fee is \$67.50. That fee will now be \$73.00. This is an increase of \$5.50 for each.

Adjourn Regular Meeting and Begin CLOSED SESSION - Called to order at 4:30 pm

There was a Motion made by Ken Trapp and seconded by Michael Delaney to forgive the first time offender and to charge the repeat offender. No objections. Motion carried.

Adjourn CLOSED SESSION at 4:55 pm Resume REGULAR SESSION at 4:55 pm

Assign Action Items - Ed Michael communication

Adjourn Meeting- Motion to adjourn by Ed Rose, seconded by Ken Trapp. No objections. Meeting adjourned at 4:59 pm.