

**MEETING OF THE PINE BROOK WATER DISTRICT  
SPECIAL BOARD MEETING JANUARY 4, 2018**

**Board Members present:** R. Waters, J. Colson, M. Beauprez, B. Loveman and M. Hupka

**Board Members Absent:** none

**Also:** R. deHaas, S. Beauprez and A. Churnside

**Visitors:** S. Wahlert, B Wahlert, A. Thompson, A. Scott, M. Scott, L. Tupy, P. Gaal, D. Gaal, J. Eyster, R. Endo, K. Robinson, B. Letts

**Meeting started at 4:30 pm**

**Public Comment & Questions**

The meeting opened with questions from the public regarding the District's operations, budget for 2018, bills, communication with customers, and transparency.

**2018 Rate Restructure**

The board discussed different options for restructuring rates to be discussed at the upcoming January Board Meeting and HOA meeting. It was decided that the Board would like to see the results of three different options: 1. The current base rate of \$71. 2. A base rate of \$100 but include 2000 gallons. 3. A base rate of \$120 or \$130, include the first 2000 gallons and have a sliding scale for usage starting at \$9/1000 and increasing in \$1 increments.

**Appointment of Election Official**

Bob Loveman motioned to approve Pinnacle Consulting Group as the Designated Election Official for the upcoming election. Mike Hupka seconded and the motion passed unanimously.

**Meeting adjourned at 7:05 pm.**

**MEETING OF THE PINE BROOK WATER DISTRICT  
BOARD MEETING JANUARY 18, 2018**

**Board Members present:** R. Waters, Bob Loveman, M.Hupka, J. Colson and M. Beauprez

**Board members absent:** none

**Also:** R. deHaas, S. Beauprez and A. Churnside

**Visitors:** Stephen Smith, Matt & Jaclyn Ladwig, Kevin Smith, Sarah Wahlert, Jim Eyster and Jim Adams

**Meeting started at 4:30 pm**

**Public comment and questions**

Stephen Smith started by thanking the Board and the District staff for all that they do to keep everyone in water and ensuring that the water is safe. Jim Adams said that he agreed with the comments from Stephen. Jim Eyster gave an overview of some of the times in the District before the dam was built. He fully supports the Board and Bob and feels that everybody should share in paying the fixed costs of the District. Matt Ladwig and his wife came to the meeting due to comments on the Yahoo group's message board. He fully supports the District and gave his perspective from being in the real estate business.

**Q & A for the website**

Bob had put together an extensive Q & A list for the Board to preview before it gets posted to the District's website. Bob Loveman motioned to approve the Q & A list. Mike seconded and the motion passed.

**Sludge**

Bob said that he heard from the State and our last test results were still high enough that we have to take extra steps to get rid of the sludge. Our choices at this point are to have Clean Harbors haul it as a slurry or to dry the sludge to a point where it will pass a paint filter test. Bob said that he has spoken with the engineer to see what a study of safe disposal methods and their costs would end up costing the District.

**District costs and possible rate structures**

Jim Eyster asked if we could come up with a chart that shows historical usage in the District. Rick went over the rate chart that Bob had worked up. Mike asked those in attendance what they thought of the various scenarios that were presented and how these amounts hit them. After a few comments by some in attendance the Board was asked how they felt about the scenarios. They suggested that the best rate structure may lie somewhere in the middle of those presented.

### **Election Costs**

Bob said that we had received a contract from Pinnacle to handle the election for an amount of \$5700.00 as a best estimate of cost. Bob Loveman motioned to authorize Bob to sign the Pinnacle agreement based on approval by Joyce. Mel seconded and the motion passed.

### **FEMA alternative projects**

Bob said that he was contacted by FEMA representatives for some clarifications on the alternative projects. That is all that has been going on with them.

### **Four Mile Fire Protection District**

They are in a waiting pattern right now with the water courts. Rick explained the situation with them concerning the water rights issues.

### **Leak rates for irrigation systems in the winter**

Bob explained the instances that happened a couple of weeks earlier where some outside lines had frozen and burst. One of the breaks was caught fairly early and the property owners didn't lose enough water to qualify for the leak rate. The other property owner was out of town and a giant ice mound had formed. They lost a lot of water and did qualify for an amended leak rate.

### **Cash Mine**

There are no updates at this time. They are still trying to get their permits and water supply. We are continuing to monitor them.

### **Wittmeyer well**

Bob said that he met with John Wittmeyer and he is interested in getting the augmentation water.

### **Balances over \$1000.00**

Bob said that we have none at this time.

### **Adjustments**

Bob said that two adjustments were made for leak rates. Two other adjustments were made for recent property closings.

### **Reservoir status**

Bob said that at this time, the reservoir level is down two feet from completely full.

### **Bills**

Bob went over some of the specific bills for the Board. Mike motioned to approve the bills as presented. Bob Loveman seconded and the motion passed.

**Water quality testing**

Testing that was done in the District this past month were:  
E-coli testing of the raw water  
Bac Tee testing in the distribution system  
TSS testing of the discharge water  
All of the samples passed.

**Repair and maintenance**

No major issues this past month.

**Minutes**

Mel motioned to approve the minutes as presented. Rick seconded and the motion passed.

**Meeting adjourned at 6:00 pm.**