

**New Avenue Mutual Water
Company
Board of Directors Meeting Minutes
Summary**

October 24, 2024

Cardinalli Residence,
2460 Bridle Path Drive
Gilroy, CA

Board Members New Avenue Mutual Water Company (NAMWCO) present; Mike DiPietro, Joe Cardinalli, Alan Heinzen, Jim Armstrong, and Cody Uhl. (5=Quorum)

Absent: Tony Bowden, Robert Gutierrez.

Guests: None

1. Welcome - Meeting called to order by Mike DiPietro at 7:05 pm
Mike welcomed Board of Directors, no guests.
2. Approval Minutes September 26, 2024: Motion by Alan, Second by Jim.
All in favor, minutes approved.
3. Financial and Business Reports, Jim Armstrong.
Jim reported the following information: Chase Checking \$116,755 and Chase Savings \$118,712 . For comparison reported on 9/26/24 Chase Checking \$89,301 and Chase Savings \$118,711.

Aging Report:

Per Alan, he spoke to Ronda Hruby owner of 10265 Duke Drive, her tenant (Kathy Baker) has not received the water bills, balance of \$2,533.17. She will pay the bill when she receives it. Alan had no response from our bookkeeper. Dennis and Kathy Baker need to get the bill requested by Ronda Hruby. Jim will contact Egleberry to send the bill to the Bakers.

Nicklan @ 2970 Bannister was red tagged for grading and building a new driveway. He continues making his \$150 monthly payments to bring his bill up to date. Balance \$6,494.99.

4. Water System General Discussion: Alan

Well 3 producing good water. Chappel will pull pump head tomorrow, next task to videotape interior and finally we can see what is going on inside the Well, reports should be ready in about a week. We suspect that the Well casing is in good shape, the sand filter is working, and we are getting close to finish the upgrades. When Well 3 is up and ready to run, we will need to get permit from state to bring it on line and use it for potable water. The well operates better when it runs daily on a regular schedule, 6 to 8 minutes per hour. No detection of manganese in the last two months. We are collecting data for our meetings with the state. State is waiting on Well 3 operating manual. Alan is almost done with it and will send it to Bracewell for their input.

Well 3 has approximate 83' of gravel pack missing. The only way to lose so much gravel pack is with a broken screen. The existing screen holes/slits are a 32/1000th opening and to lose that much gravel through the slit is almost impossible. The probable answer is a broken screen. We have spent close to \$300,000 on the treatment system. We need to operate it with clean and safe water. Our justification to save \$40,000 to \$50,000 in yearly taxes is still a solid decision. If Well 3 is deemed unusable by state our best option is to dig a new well adjacent to Well 3 to utilize all the infrastructure and the easement we already have paid for. Gardino gave Alan an estimate of \$200,000 to dig a new well.

The Board approved/allocated \$25,000 to investigate Well 3 and come to an informed decision. Board will stay with our action plan, to wait for video log and make an informed decision with data. This video camera is a higher quality camera and will give us better images.

The Board appreciates the work Alan has done, we all agreed to continue to move forward to fix the problems and bring Well 3 back on line.

This is the end of the summer season all Well levels are good and constant. Well's 1 and 2 have good water.

Open Discussion on ADU's: For ADU units should we have an additional charge for new ADU units. We would have a fixed cost and variable cost. For now ADU's are paying for the extra water usage. Save this for future discussions.

Now is the time to look for green spots before the rains come. All Board members said they do and will continue to look for green spots, for possible leaks.

Mike brought the varied discussions to a conclusion. Hopefully by next meeting we will have more information on Well 3 to get it operational and make the best decisions for the water company.

5. Next Board Meeting: November 21, 2024, 7pm @ Mike DiPietro's house, 9547 Estates Drive, Gilroy.
6. Meeting adjourned 7:55 pm. Minutes respectfully submitted by Joe Cardinalli, Board Secretary.