

**New Avenue Mutual Water Company  
Minutes of the Board of Director's Meeting  
Held at the residence of Dave Biasotti  
February 20, 2014  
newavemutualwater.com**

Board Member	In Attendance?	Office #	Best #	Home/email #
Jim Armstrong	Yes		408-202-3509	<a href="mailto:armstron@repteam.com">armstron@repteam.com</a>
Dave Biasotti	Yes		408-309-1726	408-848-5717 <a href="mailto:dbiasotti@verizon.net">dbiasotti@verizon.net</a>
Tim Burke	Yes	408-924-7555	408-848-2022	408-310-9703 <a href="mailto:timandrose@earthlink.net">timandrose@earthlink.net</a>
Joe Cardinali	Yes	408-847-6394	408-832-8902	408-847-6394 <a href="mailto:jmcardinali@gmail.com">jmcardinali@gmail.com</a>
Mike DiPietro	Yes	408-391-5094	408-391-5094	408-842-4499 <a href="mailto:mikedi Pietro@aol.com">mikedi Pietro@aol.com</a>
Alan Heinzen	Yes		404-422-1548	408-848-2116 <a href="mailto:alan@heinzen.com">alan@heinzen.com</a>
Jae Schwartz	Yes		408-892-2887	408-847-4919 <a href="mailto:jae1@aol.com">jae1@aol.com</a>

The meeting was called to order at 7:03 p.m. by the president, Mike DiPietro.

**1. Well 3 updates:**

- a. **Jim:** Need to pinpoint location of water main and control wire from Well 2 before pole placement.
- b. **Allan:** Electrical meter main must be mounted on a new pole near the well. Permit needed. PGE will install the pole within ten feet of the well, but will not mount the meter to pole. Must run pole line under Duke Drive to well. (verify). Allan recommended **MJR Electric-PO Box 668 Morgan Hill, 95038**.  
Owner: Michael Rauschnot 408 846 6300. MJR Electric will obtain the permit and place meter on the pole.
- c. Carnes did not describe easement for a pole at the well site; the easement came from Hruby. (verify) PGE's easement does not follow the water system easements. The electrical poles will be placed on the Weesies (south) side of the road to Well 2; trees to be placed on the Hruby (north) side of the road.

**Paid out as of Sept. 19, 2013 = \$105,559.50**  
**Adjustments (below): estimate Feb. 20, 2014 \$129,660.00 Estimated final cost = \$235,219.50**

Contractor or Project (not invoiced)	Cost	Adjustments
<b>PGE: Poles, placement, wiring</b>	\$37,000	Additional pole for meter. Cost?
<b>Chappell Pump: 60hp submersible (Jan. 2014 estimate).</b>	32,000	
<b>Control panel (Feb. 2014 estimate).</b>	5,160	
<b>Piping, trenching to street, street valve(s) installation, patching</b>	4,500	
<b>Fencing/Landscaping trees to Hruby (install)</b>	7,500	
<b>Chlorinator &amp; installation</b>	2,000	
<b>Health Permits/fees/Forest</b>	10,000	Additional \$9K, Health Permit
<b>Overrun</b>	2,000	
<b>MJR Electrical, permit mount meter. Carnes to re-describe right-of-way</b>	10,000	Meter placement on pole \$10K
<b>Other: cost for additional power pole; blueprints, test</b>	<b>\$129,660</b>	

## 2. Financial Report: Jim Armstrong

- a. Chase Checking \$ 50,949  
Chase MM 208,424  
Capital One 392
- b. **Jim has the Cross-connection Surveys.** Not yet tabulated.
- d. **FY March 1, 2013 to February 28, 2014.** Request for Fiscal 2013 end-of-year financial report.

## 3. Maintenance: Alan Heinzen/Jim Armstrong

- a. **Review of S. Keen's report dated 12/31/2013:**  
**Well 1:** 140 gal-143gal/minute. Possible lower water table or clogged pump.  
**Action item:** pull and clean/inspect submersible pump at Well 1. Chappell can do.  
**Well 2:** 191-195 gal/min.  
80.3% of the water sold.
- b. **Chlorine residual: Excessive** chlorine detected in lines along Bridle Path and Howell Lane. Measured by Jae. Steve said the problem may have been a check valve that was not functioning on the chlorinator. May have caused more chlorine to be pumped into the main line; also said he thinks someone is pulling water from the hydrants. Problem has been resolved to date.
- c. **Water meters:** Meter sizes (and manufacturer) now listed on the maintenance report corresponding to the lot.
- d. **Drought/water levels at the wells:** No water reduction requirement by SCV Water District. District recommends 20% usage reduction. Chappell can test water levels at wells. Joe suggests placing drought information on web site and on monthly bills
- e. **Discussion:** outside contractors for plumbing, gate, fencing, valves and road at Well 3.  
Discussion of S. Keen's workload and management.
- f. Jae investigated the shed: backup Pumps, paperwork. Needs inventory.

## 4. Secretary Report/Water Quality: Tim Burke

- a. **New contract with CM Analytical:** new sample sites (Verble, Heinzen, Kraemer) within three zones. S. Keen has requested additional "upstream" and "downstream" sampling sites within each zone.
- b. Samples for asbestos and General Mineral Physical taken from wells in January by Steve Keen.
- c. **Department of Public Health Checklist** was reviewed by the board. Steve K. needs to be specific on the maintenance reports with CDPH items.
- d. **Annual Shareholders' Meeting. To be scheduled June 5, 2014 at the Heinzen residence.**

## 5. Parking Lot Items

Date	Who	Action	Status
On-going	Maint	Rent emergency generators to power the well pumps and/or booster pumps. Rewire panels to allow for quick connect.	New well will have appropriate generator connection.
On-going 12/11/08 11/05/09	Alan	Preliminary cost estimate for the installation of 100K tank. See 11/15/07 minutes	Discuss with Peter F. Feasibility, cost, engineering, and permits. Board discussed smaller tanks in increments.
On-going 3/04/10		Investigate the Great Oaks vs. SCVWD lawsuit.	Ongoing
1/23/10 2/20/14	maint	Pipe corrosion from chlorine injectors. Excess Cl2 in system? Bridle Path Dr. complaints <b>Faulty injector</b>	Discuss with S. Keen.

## 6. Action Items

Date	Who	Action	Status
6/08/09 to 6/20/13	Dave	New and approved By-laws to be recorded	Approved. Investigate the process.
On-going	Jim/ Alan	Hydrant replacement/upgrade. Hydrant barriers. Upgrade non-shutoff valves on hydrants. Extra meters and/or gate valves needed.	Annual maintenance. Goal: 2 /year.
1/23/14 2/20/14	ALL	California Department of Public Health compliance letter. Cross connection survey to be sent to Shareholders. <b>Done. Need results tabulated.</b>	Finances <b>Done</b> . Mike to draft letter. Letter to shareholders. Mike to request extension. CPA analysis in 2008 <b>Done</b> . Three zones. Discuss with Keen <b>Done</b> /screens, sample bibs/hatches asbestos. Paint tanks. Cross Connection Survey w/ November bills. Increase water tests/add asbestos. <b>Done</b>
2/20/14	Board	Third Well Progress Contracts signed. PGEs schedule? Board to estimate final costs	25K expenditure to Dufur. <b>Done</b> Need easement agreements finalized_ R. Hurby <b>Done</b> Need new costs from PGE. Water tests and application to CDPH <b>Done</b> Board to estimate costs <b>Done</b>
10/17/13	All	Review S. Keen's contract. Have maintenance check for leaks during inspections.	In progress. Andy retires.
1/23/14	Maint	Sedigh meter (10440 Duke). Carrera repaired, then replaced. Zero usage	Jim to estimate water cost/meter cost and send letter to homeowner.
12/13	ALL	<b>AB54 Training:</b> Request for web site address and dates of the two-hour training session.	Jae has taken class
11/21/13	Chappell	Test water level both wells. clean/inspect submersible pump at Well 1.	When Well 3 is completed

## 8. Next Meeting

The next meeting is scheduled for March 20, 2014.  
To be held at the residence of Alan Heinzen

## 9. Adjournment:

The President, Mike DiPietro, adjourned the meeting at 8:46 pm.

Minutes respectfully submitted by:

Timothy Burke  
Secretary, Board of Directors  
New Avenue Mutual Water Company