

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

November 20, 2023

Cody Uhl Residence,
9571 Estates Drive
Gilroy, CA

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

Board Members absent: Jae Schwartz

Guests: None

1. Welcome - Meeting called to order by Mike DiPietro at 7:15 pm
Mike welcomed Board of Directors, no guests.
2. Review and Approval of Minutes for October 19, 2023 : Motion to approve Alan, Second by Tony. Vote taken; Minutes approved.
3. Financial Report, Jim Armstrong.

Jim reported the following information as of November 1, 2023: Chase Checking balance \$152,468. Chase Savings balance \$143,857.

Jim reported he has responded to Shareholders who have complained and were concerned about the new assessments. After Jim explained why we had to raise fees, he said the shareholders have accepted the action the Board has taken.

Presidents Report: Mike DiPietro

General discussion and agreement by Board that we need to build up our reserves. We are expecting a higher Water Production Statement from Valley Water since we are operating Wells 1 and 2. Well #3 off line until filtration system is completed and approved by State to operate. Goal is to get Well # 3 up and running by January/February 2024. Current budget is \$240,000.

Mike discussed 9548 Estates Drive wanting to operate a wine tasting business, permit not approved after homeowners voiced concerns. Also, discussed and agreed that our Water Lot Fee charge is for the one lot, even if they have a ADU unit on it. If they split the lot, it now becomes two separate lots and our lot fees will be assessed.

4. Manganese Discussion/Updates:

Alan gave the follow update for Jae: Tony has spoken to Jae and Tony will eventually assume Jae's duties on the Board including water quality reports.

5. Maintenance and Operations: Alan

Alan reviewed water usage reports, maintenance, projects and repair updates. Alan discussed Well depths and that water levels are fairly constant and have not changed much.

Alan reviewed Well #3 updates and construction schedule. He also reviewed operating system and how it works today. Cody will be Alan's backup to run and manage the system. Tour of water system, 9am, 1/20/24 meet at Alan's.

Discussion followed on the hiring of a person or company to operate our system. Tony will draft the job description and do research to be presented to Board. Tony also suggested we need to write up an Operations Manual (Alan, Tony, and Cody) and updated Emergency Contact list (Tony).

6. Next Board Meeting: January 18, 2024, @ Jims House, 9508 Sugar Babe Drive, @ 7 pm.

Meeting adjourned 8:45 pm. Minutes respectfully submitted by Joe Cardinalli, Board Secretary.