



## Monthly Board of Directors Meeting

Date: April 21<sup>st</sup>, 2025

Attendees: John Bernazzani, Terra Bumpers, Judy Wachob, Jamie Matthews, Debbie Smith

Call to Order: 5:40PM

### Minutes:

#### Financial Review

- Slow Payments in Feb/Mar due to transition to gWorks
- No other extraordinary transactions; normal supply purchases
- Tiered billing in gWorks was broken and impacted two accounts
- Still dealing with lot owners not billing and having a hard time with gWorks support
- Audit May-July, may not get all to budget; could we prepay it?
- Most accounts in gWorks are activated now - we think Pete R. may be in A.Z. and being taken care of by Browns

#### Other Business

- 85 Mapel had 7000 gallons per month average lately – Debbie contacted them today at 5:25PM
- Starlink at the treatment plant to get rid of poor Centurylink service; CL costs \$250 per month and Starlink is \$260, but it has a large setup fee of \$5250 because we need a static IP address. May need to get a phone line or additional components as well. All approved decision to move forward – John, Judy & Terra – to be taken from capital.

#### Water Operations

- 327K Gallons, 1 filter change
- Still experiencing some chlorine loss issues; will get a new injector quill from USA bluebook
- 10,500 average usage per day – normal
- CPDHE is doing 3 year inspection soon; May 14<sup>th</sup> all day event
- Tanks need trimming, may need to replace cover, broken PVC in wall of plant, NW side black material over bolts
- Rinse booster station, padlock & buy chain padlock, check for standing water
- Mark will also have to spend 7-8 hours doing a monitoring report
- Cody Jones wants two more passes; discussed that these are \$20 each. Mark never received his. Terra will provide three passes to John.
- Clean-up of old pipe returned \$661; put in special fund for now

Adjourned: 7:10PM

### Contact Information

Emergency Contact  
Mark Fuson 970-398-5540  
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Billing Questions  
Jamie Matthews/Debbie Smith 970-460-8575  
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