

Concerned Members report and comments on the Board meeting of SLPPOA Mar. 10, 2020

NOTE: this is not the official Board meeting minutes that the Board is responsible for producing.

Author's notes and comments:

- Despite every meeting where the board professes that upgrading the water system is our first priority, there still has been no serious planning about how to go about it. If there is a catastrophic event the board will have some explaining to do as options have been on the table since 2010.
- The Bylaws changes won't improve our water system and are the least of our needs at this time, but it's what has consumed discussions within the new board for the last 6 months.

Meeting called to order 7:21 pm

Board members present: Burnworth, Stuedell, Oepping, Hines, Lisko, Toennis, Weary

Guests: Star , Van Ruyckevelt, Cooke, Schrandt

Agenda and minutes approved.

Officers reports

The ballots for eight amendments to the bylaws is being mailed. The announcement will also be posted on the website.

Treasurer- Oepping

Operating account - \$189,797

Reserve account - \$113,000

There are 8 delinquent accounts totaling \$ 1,705

\$660 was transferred to the reserve

There were no changes in property ownership this month

Special Water System Presentation by John Schrandt - Sierra Engineering

Schrandt presented ideas for short, medium and long range plans.

He summarized our aging water system problems with a 50% leak rate on system 1 and 70% leak rate on system 2 as a serious issue that needs a plan and money. More storage was recommended and installing 6" lines, inline valves and better telemetry as issues that need to be addressed. His bottom line guesstimation of cost to rehab the system; 5-7 million dollars.

His recommended action would be to investigate creating a MDWA (mutual domestic water association)-- becoming a government entity to secure funding. *This idea has been kicked around for over 10 years and the majority of property owners have never been in support.*

This [link](#) will explain why the endeavor is not only a risk, but a managerial nightmare that does not guarantee money. This [link](#) identifies action needed by the board if we are ever to move ahead to improve our failing system.

There was discussion about how much longer the system could maintain without a catastrophic event. *We have known about this issue for 20 years and have done little to mitigate it. If there is a major break, many people will be out of water for an unknown amount of time and the expense to fix may be much higher than had we been proactive on the issues.*

Water compliance - Weary

Both systems are within acceptable limits of coli form/microbial sampling.

SLP has received a notice of violation for neglecting a sampling in May of 2019.

Water Maintenance - Weary

No delivery issues this month.

No indication of whether the chlorinator unit has been replaced.

System 1 daily average use - 90 gals and a 6.4 gal/ min main line leak rate. (50%)

System 2 daily average use - 116 gals. and a 12.7 gal/ min main line leak rate. (70%)

One idea was to hire a private company to work on the water system. Another idea was to establish a committee to report on the options to remedy our water system problems; to conclude what plan would work best.

Roads- Stuedel

There is 1 plowing and 1 sanding left on the prepaid contract.

Discussion about access to the system 2 tanks is still on the table.

When to schedule the next grading was debated. We don't have enough money in the budget for 2 gradings. Last year 1 grading cost \$30,000. And there is no good time as the rains wash away the improvements if done in summer and snow plowing destroys the grading and fill in the winter. It was mentioned to get volunteers to use their tractors to fill in the holes.

It was suggested that a plan to mitigate the drainage be evaluated and give each homeowner a few years to take care of it or hire someone to do it and charge the property owners. That was countered by the fact that snow melting is the cause of erosion in the middle of the road.

Legal

No report.

Firewise-Lisko

Lisko nominated Ann Cooke to the board to take over the firewise chair.

Cooke's first contribution was to suggest that all the trees within the road easement taken out. Any trees that border the road on a property would mean that the road would be cleared to the full extent of the allotted easement whether it be 20 ft or 40 ft to put the water lines on the side of the road. *That doesn't make any sense because it would require more road maintenance, anger a lot of people, conflict with the placement of the meter cans and walls and fences now constructed in the easements.*

Parks - Hines

It was noted to cut the trees that are coming back.

Architectural -Toennis- no report.

Old Business

No update on the easement info on LCVFD.

The MOU for the easement on sys 2 tanks is still in progress.

The hold harmless agreement for tree thinning on Bootzin's land needs more work.

Weary will follow up with Bootzin on the emergency exit road.

The water operator position has received no interest. The board is offering a \$20,000/yr. part time position. Schrandt stated that a water operator would run about \$50-80,000/yr.

New Business

The vacation rental policy needs a bit of rework.

There is a resident pushing for a paid garbage service.

There was some discussion about a fire protection water tank. Cooke discussed a few options that were reviewed in years past. She stated that the community cannot be protected against a forest fire.

Open meeting ended 9:45 pm

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