

Ames Lake Water Association

Board of Directors Meeting July 12, 2016

7:00 P.M

Meeting Minutes

- Call to Order

David Hoffmann called to order the regular meeting of the Board of Directors of **Ames Lake Water Association** at **7:12 PM** on **July 12, 2016** in the Association's business office.

- Roll Call

The following Board members were present (in addition to Mr. Hoffmann): Sherri Zucker, Merlyn Blue, Michael Bicak, Jack Praino and Mark Freeman. Also present: Kristina Myers, ALWA office manager, Bob Pancoast, ALWA operations manager and Richard Jonson, Counsel.

- Consent Agenda

The Board reviewed contents of the Consent Agenda, containing:

- Minutes of the June Board meeting,
- Membership Transfers,
- Water Loss adjustments and,
- Aging Accounts.

Merlyn moved to approve all items on the Consent Agenda. Michael seconded. All approved.

- Checklist & EFT Approval

Michael moved to approve the checklist and EFT transfers. Merlyn seconded. All approved.

- Business Manager Report

Kristina reviewed monthly financial reports and the following:

- Final changes for the ALWA website will be submitted next week. The website should be ready to go online shortly thereafter.
- Key Bank has been recommended to provide for a loan to pay off all current USDA loans.
- The annual meeting will be held September 20 at the Fall City Fire Department building.
- An on-site audit is scheduled to begin July 13.

- System Manager Report

Robert provided system updates:

- Water production was normal for June. Unaccounted water usage is a very acceptable 3.7%.
- ALWA will need to vacate the leased building at Fall City Water by the end of September. Management is looking at shop and storage opportunities. Some of the emergency fund will be used to pay for moving. Andrew will be kept on an extra 3 weeks to help with the move.

- Soon, all of the system's valves will have been exercised and data entered in the tracking system.
 - Out of 220 fire hydrants, all but 22 have gone through maintenance over the last two years. The Board was shown a database of all of the system's hydrants.
 - The Deere 35D earthmover and trailer were acquired.
 - The Board was shown handouts with recommendations for reducing biofilm formation in homes with plastic plumbing. These will be provided to contractors and homeowners performing new construction or remodeling. Also shown was an information sheet to be distributed to homeowners in the Aldarra development.
 - The View Park property will require its well assembly to be removed before the property can be sold. Contractors are busy, so this will likely have to wait until fall.
 - The application for a new commercial construction permit, for the new office/shop building has been submitted. The next step is to pursue plans and quotes for tenant improvements.
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- Old Business – None
 - Business from the Board – None
 - Next Regular Meeting
The next regular meeting will be **August 9, 2016, 7:00 PM** at the Association's business office.
 - Adjournment
David Hoffmann adjourned the meeting at **8:25 PM**.

Minutes prepared by Mark Freeman, secretary.