

Ames Lake Water Association Board of Directors Meeting

May 12th, 2026

6:00 PM

Meeting Minutes

Call to Order

David Hoffmann called to order the regular meeting of the Board of Directors of Ames Lake Water Association (ALWA) at 6:10 PM on May 12th, 2026. The meeting was conducted at the ALWA business office. The following Board members were present:

- David Hoffmann (President)
- Jeff Villnow (Vice President) (Remote)
- Sherri Zucker (Treasurer)
- David Beecher (Secretary)
- Michael Bicak
- Merlyn Blue

Also present:

- Jeremy Reier (Water System Manager)
- Christine Lemons (Business Manager)
- Richard Jonson (Counsel)

Changes or Additions to Agenda

- None.

Business from the Floor

- None

Consent Agenda

- The Board reviewed the contents of the Consent Agenda, containing:
- Minutes of April 14th, Board meeting
- Membership Transfers
- Water Loss Adjustments
- Aging accounts

Michael Bicak moved to approve the Consent Agenda, Merlyn Blue seconded the motion, and it was approved unanimously.

Financial Reports and Membership Count

Motion to Approve Checklist: Sherri Zucker moved to approve the checklist, Merlyn Blue seconded the motion, and it was approved unanimously.

Consultant Reports

- None

Management Reports

Business Manager Report: Christine reported on the following:

- One Statement of Qualifications was received for engineering consulting services and is under review.
- Credit card processing fees are being renegotiated with CUSI.
- The audit engagement letter with Vine Dahlen was executed.
- The certificate of deposit was renewed for an additional three-month term.
- Fiscal year-end closing activities are underway, and information is being prepared for the annual audit.
- The CISA cybersecurity assessment report showing good results was reviewed.

System Manager Report: Jeremy reported on the following:

- Water production was 4.68 million gallons, up approximately 170,000 gallons from the prior month.
- Water loss was 7.8%, down approximately 0.4%; leak repair on 292nd PI NE reviewed.
- Verizon completed its investigation of the January outage and did not identify a network outage during the reported timeframe.
- The Source Water Protection Grant application was completed, and a meeting with DOH was scheduled.
- Well #2 is undergoing air lift cleaning.
- The annual summary report was certified and submitted to DOH.
- Work will begin on server upgrades, backup systems, virtual machine implementation, and SCADA infrastructure improvements.
- Garage plan reviewed; estimated cost of \$98,840.52.
- A chlorine analyzer failure was identified at the American Hills well site.
- For the 40th St. main replacement project, bid documents were completed, the King County right-of-way permit application was submitted, and the project is expected to go out for bid in June; still waiting on Comcast to sign the joint trench agreement.

Old Business.

- None

New Business

- None

Review of Action Items

- None

Adjournment

- David Hoffmann adjourned the meeting at 7:22 PM.