

Lake Canyon Mutual Water Company

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Annual LCMWC Members Meeting Minutes held July 27, 2014

Attendance was recorded and proxies counted. 27 votes were needed for quorum and 37 votes were represented.

Aaron called the meeting to order at 2:47 PM at the Filtration Plant.

Attending board: Phil Abel, Aaron Behman, Kirk Epperly, and Dave Neves.

Also present: Stacey Johnson as Secretary.

State of the Company:

- 1) Aaron reviewed the financial report. The current profit and loss statement was explained. Aaron indicated that the overall company income and expenses have been tracking in a positive state this past year with a net operating income of around \$38k. Aaron responded to questions by the membership.

Review of ongoing projects –

- 1) *Six inch line extension:* The upper half of Beardsley has a six inch line which terminates after the cement bridge at 19400 Beardsley. The *Six inch line extension* project will continue the six inch line from the cement bridge down to the bottom of Beardsley and include a line up Laurel and Oak. This project was brought up several times throughout the meeting. There were members that felt the project has been lingering for many years and it was time to get it completed. Other members pointed out that not having the line in would have a negative effect on insurance rates and the fire departments ability to manage fires during emergencies. The board indicated that they would try and make this a priority.
- 2) *Meter program:* Kirk described that the meter program was an effort by the board to install the 30 or so meters at each of the remaining residence that do not have meters currently. The meters will allow the community to monitor water use during the drought. The meters will also be critical in finding infrastructure leaks. Kirk indicated that the board has been discussing meters and requiring meter installation during escrows and delinquencies for the past 5 years. The board has installed about 50% of the meters needed. Several members voiced concern about how billing would be conducted after the meters have been installed. Other members indicated that it is critical to get the meters in as quickly as possible to avoid focusing in on only the members that currently have meters instead of the entire membership. Corrective water use action can not be accomplished until all meters are installed.
- 3) *Laurel Road corner:* Kirk explained that the first 90 degree right turn at Laurel Drive allows large trucks and trailers to cut the corner and move out of the easement (toward 19140 Laurel). The Board requested that Streeter Engineering design a curb that would keep vehicles within the easement.
- 4) *Road Maintenance project:* The road Maintenance Project is a small road project focused on a portion of lower Beardsley from the stop sign to the small cement bridge at 19260 Beardsley. 90% of the work includes systematic removal and repair of the portions of the road that have cracked or become damaged since the installation of San Jose's 16" water line. All of the asphalt above the 16" line trench is in good shape. The older asphalt exhibits most of the damage and would be targeted. This project would also address water rain flow management down the road by installation of curbs, valley gutters and berms to control and direct run-off. In addition, small portions of the edge of the road will be refurbished with additional asphalt and cement transition strips from asphalt to dirt/rock driveways. Wharf hydrant locations will be identified and a mailbox relocation program including lockable metal cluster mailboxes would be implemented. The membership requested that a high level of communication be undertaken and diagrams of the specific work be provided to the community during the planning phase.
- 5) *Bylaw updates:* Two additions to the bylaws have been proposed by the board.

- 6) *Drought:* Buckets, letters to the community (attached), and bricks were distributed after the meeting. The Board indicated that a grant for costs associated with the drought such as trucking in water was applied for but there are no guarantees as to how much we may receive. It was discussed that an expenditure of \$120-\$250 a month per household may be needed to truck in water.

Setting the Dues

- 1) Aaron indicated that at the July LCMWC meeting, the board made a recommendation that the current road repair and water membership dues of \$190/month be increased to \$200 per month for the upcoming year. A motion was made by Bruce Cunningham that no dues increase be implemented for the upcoming year. The motion was seconded and the motion was opened up for discussion. Several members thought that a budget and specific projects should be ear marked for use by the increase. Some thought the company's infrastructure is aging. Other members thought that an increase should be made to at least cover inflation. Other members quoted figures for water service from other communities that were much lower than our rates. The following vote was taken (22 for no increase, 14 against no increase, and 1 abstention). The motion passed for no increase this year.

Voting in the next board

- 1) Nominations were accepted for potential new board members consisting of the following candidates: *Aaron made a motion to close the nomination, Kirk seconded, Motion Approved Unanimously.*

The membership voted on the nominees with the following results:

Jeremiah Wright	33	Kirk Epperly	22	Phil Abel	21	Dave Neves	26
Terry Truong	24	Aaron Behman	28	Rebecca Cabral	30		

The new board voted in by the membership was Rebecca, Jeremiah, Terry, Aaron, and Dave.

Adjournment

Aaron moved to adjourn the meeting to August 11, 2014 at 19605 Manzanita Drive following the CSD meeting if held. Dave seconded. The motion was approved unanimously. The meeting adjourned at 5:45pm.

Board meeting following the Annual meeting to nominate the executive team.

The meeting was called to order at 5:58.

Dave moved to nominated Aaron as President, Jeremiah seconded, the motion was approved unanimously.

Aaron moved to nominated Dave as Vice President, Rebecca seconded, the motion was approved unanimously.

Aaron moved to nominated Jeremiah as Treasurer, Dave seconded, the motion was approved.

Aaron moved to nominated Stacey as Secretary, Dave seconded, the motion was approved unanimously.

Aaron moved to adjourn the meeting to August 11, 2014 at 19605 Manzanita Drive following the CSD meeting if held. Dave seconded. The motion was approved unanimously. The meeting adjourned at 6:14pm.

Water Conservation - What YOU Can Do

There are a number of ways to save water, and they all start with you. Water conservation in your home is one of the easiest measures to put in place, and considering how low our water levels have become during this drought, saving water must become part of every household's normal practice. Here are some ways you can help conserve our precious natural resource.

You can also find lots of additional water conservation information and tips at www.save20gallons.org and 200 Ways to Save Water.

INDOORS

- Use a bucket or dishpan to hold the excess water that runs into the sink or shower prior to the water heating up. Then use this water for watering plants.
- Fix every leak and faucet drip immediately, even very small ones. Homes that have leaks waste 90 gallons or more per day. Common types of leaks include leaking toilet flappers, dripping faucets, and other leaking valves. All are easily corrected with simple tools.
- If you belong to a gym or work at a company with a gym, try to use their showers when possible.
- The average toilet uses 4 gallons of water per flush (gpf). To decrease, invest in an ultra-low-flush (ULF) toilet, which will use only 2 gpf. But you can also install a simple "tank bank," which costs about \$2, and will save almost 1 gpf. Check the local hardware store for this item.
- Install low-flow showerheads and faucet aerators. Aerators save 2 gallons of water per minute! Low-flow showerheads use only 2 gallons per minute!
- Install a high-efficiency clothes washer and save 20 gallons per wash.
- Run the washing machine with full loads only.
- Use a dishwasher instead of doing dishes by hand, and only run full loads.
- When washing your hands, turn the water off while lathering.
- Turn off water when brushing your teeth or shaving.
- Put a jug of water or a "tank bank" in your toilet tank to use less water with each flush.
- Don't flush every time when flushing only liquid waste.

OUTDOORS

- DO NOT use water to hose off your driveway or decks! Sweep or use a non-gas-powered blower.
- Instead of washing your car at home, use the \$8 exterior car wash at Lark Ave. Car Wash or at the Chevron on Los Gatos Blvd. & Blossom Hill. If you must wash your car at home, please do so using 2 buckets of water, one with soapy water and one with clean water for rinsing or use a hose with a on and off valve to use only what you need.
- Water plants only once a week and only in the early morning or evening when the water won't evaporate so quickly.
- Use a watering can to water plants instead of a hose; uses less water.
- Use "gray water" for watering plants. More info on gray water systems can be found here.
- Ivy, established trees, and drought-resistant plants do not need to be watered.
- If you must plant anything new during this drought, please use only drought-resistant plants.

Thank you for your water saving efforts! Every drop counts.