

Granite Oaks Water Users Association  
**Board Meeting Minutes**  
Meeting of September 20, 2023

Draft

BOARD MEMBERS

Contract Staff

Ken Nelson, President  
Matt Olson - Vice President  
Daryl Mathern, - Secretary  
Ron Weber – Treasurer -Absent  
J D Sale - Board Member t  
Jim Bricker – Board Member

Bob Busch, Manager, GOWUA  
Allen Kaplan – Accountant  
Cheryl Ibbotson – Ariz. Utility Billing Solutions  
Derek Scott- A Quality Water Co.-Operator

Devon White– Board Legal Counsel

1. The meeting was convened at 9:00 AM at 302 W. Willis St., Prescott, by President Ken Nelson.

Ken Nelson introduced Johathan Fever of Fever Controls to discuss options for alarming and controlling the GOWUA wells.

Johathan explained that currently, the wells are connected via hard wire to the Post Oak Site. The lightening strike a year ago traveled along the connecting cable and knocked out the wells. Additionally, the system relies on a connection to the Verizon network. He is proposing a system that will connect wirelessly to the Post Oak site, with a module that will choose the current best signal from a multiple of wireless carriers, virtually guaranteeing reliability. Likewise from Post Oak. He explained that the standard system has 2 analog, 6 digital and 3 relay points.

There were a numbers questions and answers about how the current system works and how the new one would work..

**Motion: Matt Olson moved to request a cost proposal from Fever Controls including equipment and installation. Jay Dee Sale seconded. Motion passed unanimously.**

**2. Approval of Minutes of meeting of August 23, 2023**

There were a couple of typographical errors noted in the minutes..

**Motion: Jim Bricker moved to approve the minutes of August 23, 2023 with the corrections as noted. Daryl Mathern seconded the motion . Motion passed unanimously.**

**3. Reports:**

**3a. Financial Report**

Allen Kaplan handed out a summary of the financial reports for August, 2023. He reported that YTD Revenue was 175k, the same as last year at this time. He reported that year to date net income is 29K, 4K more than last year. August water sales of 25K is 5K more than last year. Allen reported that the August total cash balance of 328K is 26K more than the July cash balance. He reported that GOWUA received \$24,075.31 in reimbursements from Yavapai County for the ARPA projects.

Allen reported that there is \$257,471.74 in the Schwab account, with a T-Note and CD maturing in September. He reported that a new 30 day CD for 70K was purchased on September 5<sup>th</sup> maturing on Oct 2<sup>nd</sup> at 5.25% interest.

There was some discussion about what should be done with the maturing note & CD.

It was the Board consensus that Matt Olson contact Ron Weber and request that the CD maturing on September 22<sup>nd</sup> be renewed for another month.

**Motion: Daryl Mathern moved to approve the financial report for August. Matt Olson seconded the motion. Motion passed unanimously.**

### **3b. Operator's Report**

Derek Scott reported that he has had to replace a meter setter at one customer's address. He commented that the setters are 20 or more years old, and that we will likely see more of these failures. It was suggested that he purchase several and keep spares on hand.

There was some discussion about repaving that the County is doing on Bard Ranch Rd. It was suggested that Derek inspect to insure that all valve cans have been reinstalled properly.

Static water levels as of September 2<sup>nd</sup>: Glenshandra -276.1 ft. Deerfield – 275.2 ft Post Oak- 326.8 ft.

Ken Nelson commented that the drawdown at Deerfield is considerably less that at Glenshandra. He questioned whether or not a backup well should be drilled closer to Deerfield or further East rather than at Glenshandra. Daryl Matern reported that it may be possible to obtain a small piece of property to the east for a well. An easement might be re required for a water line across private land. Bob Busch commented that the ARPA0036 grant funds could not be applied to a different project than the one approved. A discussion followed. No action was taken at this time..

### **3c. Arizona Utility Billing**

Cheryl Ibbotson reported that there were 9 customers with multiple leak calls. Six of those appeared at the second read. One customer was disconnected for non-payment.

### **3d. Manager's Report**

Bob Busch reported that the unaccounted for water was 190,055 gallons this month, at 2.87%. He reported that there were 42 high users accounting for over 2. 3 million gallons representing over 35.9% of total usage.

Mr. Busch reported that he received a response from the ACC regarding his draft financial application for a line of credit. He said he made the changes and filed the application with the Commission on September 14<sup>th</sup>.

Mr. Busch reported that another attempt to update the ACC website to list current officers (this time with Ken Nelson) was also unsuccessful. He circulated a draft letter to the ACC, requesting help. It was the consensus of the Board to submit the letter with some changes including attaching the Amended Annual Report.

Mr. Busch reported that Yavapai County has approved the permit for the tank construction. He has also received a 20 day preliminary lien notice from Core & Main for \$18,000. Mr. Busch circulated a Notice to Customers regarding the upcoming Tank Project for inclusion with the September customer bills. The Board concurred.

Mr. Busch reported that the generator for Deerfield has not shipped. He contacted Cummins yesterday for a status report. He said he is also expecting installation quotes from several vendors.

**4. OLD BUSINESS**

**4a. Action Items**

- *Action Item: Derek Scott will invite a Fever Controls representative to a Board Meeting to review the system and the estimates to the alarms. See above.*

**4b. Discussion and possible action concerning the addition of a tank at the Post Oak site (ARPA 0040)**

Nothing additional to discuss. No action taken.

**4c. Discussion and possible action concerning obtaining a line of credit for \$100,000.**

See Manager's Report. No action taken.

**4d. Discussion and possible action concerning updating the approved signers on the bank account at Foothills Bank.**

No action taken. (See Manager's Report)

**4e. Discussion and possible action concerning an inquiry to purchase the Granite Oaks Water Users Association.**

No action taken.

**5. NEW BUSINESS**

**5a. Election of Officers.**

Ken Nelson reported that since there were three candidates for the three Board positions, the shareholder election was canceled and Ken Nelson, Ron Weber and Jay Dee Sale are seated for terms ending in 2026.

**Motion: Jay Dee Sale moved to re-elect the current slate of officers for the upcoming year. Jim Bricker seconded. Motion passed unanimously.**

**Officers for upcoming year:**

**President – Ken Nelson**

**Vice President – Matt Olson**

**Secretary - Daryl Mathern**

**Treasurer - Ron Weber**

**5b. Discussion and possible action concerning the addition of alarms at the GOWUA wells.**

See action taken above under Item #1.

Meeting was adjourned at approximately 11:15 AM.

**Next meeting is scheduled for Wednesday, October 25th, 2023 at 302 W. Willis.**

Minutes transcribed by Bob Busch

**Submitted By:**

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**Secretary**