

Granite Oaks Water Users Association
Board Meeting Minutes
Special Meeting of May 14, 2025

Approved May 28, 2025
Contract Staff

BOARD MEMBERS

Ken Nelson - President
JD Sale – Vice President
Matt Olson - Treasurer
Daryl Mathern, -Secretary
Diane Harlan – Board Member

Bob Busch - Manager, GOWUA
Derek Scott- A Quality Water Co.-Operator

1. The meeting was convened at 9:00 AM in the conference room at the Post Oak well site, 2259 Post Oak, by President Ken Nelson.

2. BUSINESS

Discussion and possible action concerning an offer from DW Tower to purchase a portion of the Glenshandra property.

President Ken Nelson reported that the offer received from DW Tower was for a purchase price of \$150,000. GOWUA had asked for \$160,000. DW Tower also wanted a Due Diligence period of 3 years.

Matt Olson suggested that GOWUA request a \$10,000 non-refundable earnest money payment be made by DW Tower at the signing of the purchase contract.

There was some discussion about the process of obtaining a change in the CC&Rs. The DW Tower offer put the responsibility on GOWUA. The Board consensus was that it should be DW Tower's responsibility, with GOWUA cooperating.

MOTION: Matt Olson moved to counter the offer, agreeing to sell the 1.06 acres to DW Tower for \$150,000 payable at the close of a two year Due Diligence period. A 10,000 non refundable earnest money payment is to be made at the beginning of the Due Diligence period. DW Tower is to be responsible for obtaining all permits and approvals. GOWUA will assist with said approvals. The sale will be of approximately 1.06 acres, with GOWUA retaining ownership of the well site. JD Sale seconded. Motion passed with Daryl Mathern abstaining.

There was some discussion about the possibility of retaining use of the driveway. It was determined that the site DW Tower chose for the tower precludes use of the existing driveway for access to the well head. A new driveway would be required on the east side of the building.

Meeting was adjourned at approximately 11:30 AM.

Next meeting is scheduled for Wednesday, May 28, 2025.

Minutes transcribed by Bob Busch

Submitted By:

Secretary