

**Pete's Mountain Water Company  
MINUTES OF THE SPECIAL MEETING  
OF THE BOARD OF DIRECTORS**

**DATE:** November 3, 2018

**TIME:** 1:30 p.m.

**PLACE:** 2700 SW Schaeffer Rd.  
West Linn, OR 97068

**BOARD MEMBERS**

**PRESENT:** David Pollack  
Ken Roberts  
Jim Battan  
Kay Pollack  
Dana Yip

**BOARD MEMBERS**

**ABSENT:** Bruce Tabor  
Max LaBar

**OTHERS PRESENT:** Kriss Schneider, Schneider Water Services  
Bob Willis, RH2  
Phillip Merrill, Merrill Water Systems

**Call to Order**

David Pollack acted as chair for the meeting and Jim Battan served as secretary. Mr. Pollack convened the meeting, noting that the meeting had been called in accordance with the bylaws and that a quorum of board members was present.

**Old Business**

Mr. Battan distributed formal meeting minutes for the past several meetings. The Board will review them and approve at our next meeting.

Mr. Schneider reviewed his Water Supply Facility Upgrade proposal of 10/1/2018, including 10 line items and 9 potential add-ins to enhance system operations. A generator would cost an additional \$15K (new is recommended, as used ones often have problems). We'd need to decide on NG vs Propane. Some of the specs will reduce our electric usage, which will save us

operational monies. He doesn't recommend we purchase A2, A6, A7, A8, or A9. Possible minor variations given market volatility. After funding is secured and contracts are signed, Schneider could start the work within a couple weeks. We need to remove the existing unused piping that's on the lot. Mr. Willis will update the RH2 proposal with the options we selected

We'd need to borrow an additional ~\$250K. David will talk to the State.

Mr. Merrill said he likes the system upgrades, assuming we can afford it. His operational costs due to the upgrade would not decrease, but remote read meters would reduce his net fees. We discussed his updated remote read meters bid, which includes replacing surrounding boxes.

Mr. Battan motioned we have MWS take the spare pipe, assuming no cost. Approved.

Mrs. Pollack motioned we approve Schneider's bid per the above. Discussion about the costs and benefits. Motion passed

We tabled MWS's remote read proposal given that it's low water use season. An alternative is hiring a minimum-wage meter reader.

We discussed common backflow testing. At one point there were 123 devices across 73 lots. 27 lots don't have one. Many homes have multiple devices. We discussed a possible chargeback scheme. Mr. Roberts moved to pay up to \$4,305 to test all 123 devices. Kay seconded. Mr. Yip proposed we make no changes this year. Mr. Roberts withdrew his motion. Mr. Battan will work with Mr. LaBar to determine next steps.

Mrs. Pollack discussed the next newsletter.

### **New Business**

Mr. Roberts moved to reply to Mr. Nyland about his disconnection, membership termination, and overdue bill. Kay seconded. Approved.

There being no further formal business, the meeting adjourned at 5:20 p.m.

Respectfully Submitted,

---

Jim Battan, Secretary

