

CANEBRAKE COUNTY WATER DISTRICT
Board of Directors Meeting
Saturday, January 13, 2024

The regular meeting of the Board of Directors of Canebrake County Water District was called to order by President Jerry Bucheit at 9:00 am in McKenney Hall. Please see Attachment 1 for the meeting Agenda.

ROLL CALL: Bucheit called the roll with Daryl Holmes Jr. (Absent), Robert Mooney, Gunnar Ramstrum and Ellyn Hae in attendance. Also in attendance was Dean Kuns, Water Manager.

PLEDGE OF ALLEGIANCE:

Ramstrum led the Pledge of Allegiance.

WELCOMING OF GUESTS: Guests in attendance at the meeting were: Chris MacDonald, Bill Dimmock, Joy and Tom Stucke, Lisa Moreau, Kathy Steuermann, Cheri Amati, Myrna Wosk, Hank Arnez.

ELECTION OF OFFICERS: PRESIDENT, VICE PRESIDENT, CHIEF FINANCIAL OFFICER

Hae nominated Bucheit for President, Mooney seconds, voice vote; unanimous.

Hae nominated Mooney for Vice President, Ramstrum seconds, voice vote; unanimous.

Hae nominated Ramstrum for Chief Financial Officer, Mooney seconds, voice vote; unanimous.

APPOINT DIRECTORS:

MANAGER WATER OPERATIONS,
Mooney nominated Bucheit; Hae seconds; voice vote; unanimous.

EQUIPMENT OPERATIONS
Mooney nominated Holmes; Ramstrum seconds; voice vote; unanimous.

BUILDING MAINTENANCE AND IMPROVEMENTS
Hae nominated Holmes; Mooney voice vote; unanimous.

APPROVAL OF MINUTES NOVEMBER 13TH, 2023

Dan Burton is added to the list of meeting guests. Minutes are approved.

PRESENTATION AND APPROVAL OF FINANCIAL REPORT:

Ramstrum presented the Canebrake financial reporting for the period (Attachment 2). This included a slide with what he accomplished in 2023 and what he looks to work on in 2024. The next slide is the asset dashboard, with the most valuable asset being volunteers. He presented an asset calculator (which he developed) which includes links to let folks see the backup calculations. He provided a review of what and how the Property Tax Income from the County of San Diego works. He also conducted a review of vendors. Joy Stuke suggested looking into a credit union as an option since there are no fees.

Hae makes a motion to allow CFO to move money from expired CD's into new CD's. Mooney seconds. Unanimous

Hae moves to allow CFO to adjust move monies to/from Bank and Investment Broker with the target balance of the Chase account moving from 50k to 40k. Mooney seconds. Unanimous

Balance Sheet, Income and Expenses, and Income vs. Budget statements are included as Attachments 3a, 3b and 3c.

Hae makes a motion to approve the Financial Report. Mooney seconds. Motion passes unanimously.

The board commends Ramstrum for his excellent reporting and investment strategy.

GOVERNMENT FORMS AND CORRESPONDENCE (BUCHHEIT):

Water Tank #3. The tank was approved by the County DEH on January 5th, 2024. Thank you to all that assisted in the process.

Email from Sullivan Solar stating our battery is on recall. Battery is fine and does not need to be replaced.

SDGE usage report. In the previous bill, CCWD accrued a cost of \$10 at Mooney Well, and \$26 at the Peterson Well. Hae will work with Bucheit to access online account.

Biological Sample Site Plan Update. Water Sample testing alignment with the CCWD Board meetings was approved by the County. Will save \$1,280 of gas and one week of work time per four years.

Fluoride Level. Annual sampling returned a level of 8.1 mg/L at the Mooney well. The annual fluoride letter was disseminated (Attachment 4). And a plan to sample both wells is in effect. A subsequent plan will be developed based on the results.

EQUIPMENT REPORT:

Bucheit read the equipment report prepared by Daryl Holmes (Attachment 5).

Action Items:

Forklift Attachment. CCWD needs a forklift attachment for the Track Steer to move fuel and other heavy materials. In research conducted by Holmes the cost is \$640 for a used attachment, \$1,040 for new.

Hae moves to purchase used forklift attachment for \$640. Mooney seconds. Unanimous

Bulldozer. Have received a bid to purchase. Holmes and Bucheit will review and present the pros and cons of sale at the next board meeting.

Backup Generator. Before the next board meeting, CCWD will investigate the ability to hook up the generator to the Mooney well for disaster planning purposes.

Equipment Operators. Letters were received from three members of the community Bill Dimmock, Tom Stucke, and Chis MacDonald (Attachment 6A 6B 6C). Please note that Chris MacDonald wanted the minutes to record that he is proficient in Nintendo Switch therefore, a perfect candidate.) Bucheit asked if they would like to be employees of the CCWD or volunteers as the insurance carrier SDRMA will cover in either case. All three indicated they would like to be volunteers. Bucheit will also work with Ron Ackey to determine his preferred employment status. The Board expresses their gratitude.

SYSTEM MAINTENANCE AND REPAIRS/ WATER DELIVERY INFRASTRUCTURE UPDATE:

Dean Kuns presented his report covering the period November 11th, 2023 – January 12, 2024 (Attachment 7). Thanks to all the volunteers in the process of purchasing and installing the polyethylene water tank (Water Tank #3). The tank went online on January 8th, 2024.

OLD BUSINESS:

Safety Training Committee

Mooney with review of Dean Kuns and Chris MacDonald, developed a concept paper for development of a Safety Training Process for CCWD Volunteers (Attachment 8). Mooney asked for clarification if a committee was required. (Bucheit said no, that Bob, Chris, and Dean were already working on it.)

Mooney will continue to work on process and bring a suggested onsite working procedures to the next board meeting for Equipment Operators, Shovelers, Repair working groups and more.

Meeting Stopped at 10:40 am for five-minute break.

Meeting Re-commenced at 10:47am.

Water Rates

Ramstrum developed his own water rate calculator to identify a CCWD basic income/expenses plus reserves base access rate (Attachment 9A). He also researched and found three rate calculators developed by governmental agencies. After working with them, he settled on using the EPA Rate Calculator (For a copy of the Excel-based calculator contact Hae). Ramstrum with support from Hae ran the numbers. Ramstrum led the meeting through the base assumptions on CCWD income, expenses and reserves (Attachment 9B). These existing data points were entered into the EPA rate calculator and increased only for inflation. The resulting graphs indicate that the CCWD is sorely underfunded in the area of reserves (Reserves are items such equipment replacement and capital improvement).

After a healthy discussion, Bucheit suggested we use a \$5k reserve and revisit next year to see if we are meeting it. We still can have a five-year plan. To identify accurate

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reserve placeholders, Ramstrum wants a strategic working method to identify necessary reserves. In Canebrake there is a significant amount of historical and on-site knowledge of how things can be done. For example, after a half day of research, Ramstrum used a number of \$10k to replace the septic at the community center, however, Dimmock knows it can be done for \$5k. A request to the community of anybody having knowledge on an item's cost to buy and install to share the information with the board (Attachment 9).

A hearty round of applause for Ramstrum.

NEW BUSINESS:

Purchase Mini Excavator.

Holmes conducted a significant amount of research on the excavator (Attachment 10a and 10b). Bucheit described our funding so far: \$7,000 from the sale of the Backhoe, potential revenue from the sale of the bulldozer and donations from the community.

Kathy Steuermann suggested that the CCWD ask the resident at the top of the canyon for a donation for heavy equipment. She supplied a contact number.

Discussion continued regarding methods to raise funds including a presentation and a request for funds from the community (to help bring the price down.) to the CIA meeting on January 27, 2024.

Water Filtration System for McKenny Hall

Proposed an APEC 90 gallons per day Reverse Osmosis (RO) Unit. Cost is \$300 (see [website](#)). CCWD would purchase, CIA would maintain. This unit would provide clean drinking water for CIA events and potable water if there is an issue with the CCWD system. The CCWD could lose \$1 per day in water sales if it was used to its maximum.

Kathy Steuermann and Myrna Wosk do not feel that the CCWD Emergency Notification System of email, Facebook and door knocking is adequate.

APEC RO System will be discussed at the CIA on January 27, 2024, to identify if the community is interested. If so, CCWD will purchase. Ramstrum to be reimbursed.

CORRESPONDENCE:

Bob Fritz (Attachment 11).

Discussion: The CCWD board members read the correspondence. CCWD will not respond to the letter.

GOOD OF THE ORDER:

- Spell Chris MacDonald correctly.
- Dimmock reported that the McKenney Hall septic was cleaned out and will not have to be replaced. Will put up signs “no solids.”
- Two letters of commendation (Attachment 12)
- Road at end of Palo Verde needs attention.

ADJOURNMENT:

Motion by Hae, seconded by Ramstrum to adjourn. Motion carried. Meeting adjourned at 12:56 p.m.

NEXT MEETING:

Saturday, March 9, 2024, at 9 AM
McKenney Hall

Attachments
eh