

Tucker Acres Annual Water Board Meeting  
April 27<sup>th</sup>, 2019. 9:30 AM  
ZOOM Meeting because of Covid 19

Attending:

Stan Brody-President

Michelle Holguin - Treasurer

George Pugh – Secretary

Claudia Colo – Operations Manager

Joel Kurtz– Member at Large

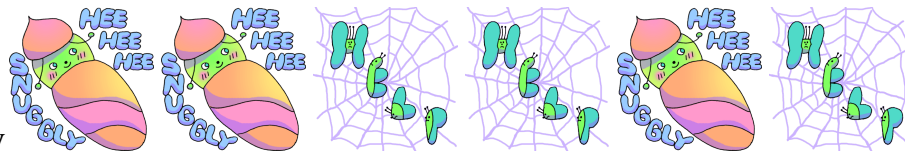
Tom and Jenny Obermeierz



Jeff and Rene .

Rafael Rios

Steve Dimecurio



V,b z my

Phyllis and I.Naomi O'Grady

Tom Tucker

Carl Stoddard of Oakville Pump, our System Operator

Georg Salznar

Aricia Haley

Called to order at 9:40 AM. Introductions were made and a roll call attendance was performed.

Proxies:

Alberto Mendoza to George Pugh

With proxies, the meeting had 19 attendees. There for, this meeting has a quorum.

The minutes of the last quarterly meeting February 29, 2020 were reviewed and approved.

## BOARD REPORTS

### TREASURER'S REPORT – Michelle Holguin

- A) The latest Profit and Loss Statement and Balance Sheet were both reviewed for the ending
- B) All State and Federal Tax Filings are Current.
- C) The Water Board has temporarily suspended the additional \$200 quarterly fee required from the lender, CoBank. This fee was demanded by the bank's underwriter to bring our income levels to those required by the bank. Given the Covid 19 lockdown hurting everyone's finances, the Water Board elected to suspend this fee for this quarter and perhaps next quarter.
- D) Our 2019 financials have been audited and approved by Kathy Cruz with the firm G & J Seiberlich as required by State of California law.

### PRESIDENT'S REPORT – STAN BRODY

- A) The Tucker Acres Water Company has arranged a \$450,000 line of credit from CoBank at favorable interest rates. The rate is based on 10 year Treasury note at the time that we take the money. The term is 20 years. The rate for the \$200,000 we have borrowed

to date is 3.85% with a 0.5% refund due at maturity. Our current monthly payment is \$249 / month.

B) Currently, the well can produce more water than the filtration system can process. Or stated differently, the filtration system is the limiting factor. This will be remedied when the current upgrade project is completed.

## SYSTEM UPGRADE – JOEL KURTZ

A) The site plan and engineering work are mostly completed. The site plan may need to be changed to minimize the PG&E work needed to move the electrical undergrounding.

B) An individual was interviewed for the position of project manager with a payment formula proposed as a percentage of the project's cost. Mr. Cory Brown offered to speak with Bob Covey, who runs a construction company and may know of suitable individuals. Also, we may need to post an ad and publicize the position.

## NEW BUSINESS

A) The current Treasurer, Michelle Holquin, and the current Operation Manager, Claudia Colo were reelected by voice vote, at least until the Covid 19 shelter in place restrictions are lifted.

B) Mr. Kevin Coleman spoke as our representative to the Diamond Mountain Firesafe Council. This Council is working on a

shaded firebreak on the north side of the Bothe-Napa State Park where it abuts our subdivision. There is an approved Environmental Report from 2008 for this project. The problem is that the park is basically broke and there is no funding for this. The options are either getting a state or federal grant, or paying for this as a neighborhood. At present, the cost of this firebreak is unknown, but will be established. A copy of the report commissioned by Diamond Mountain Firesafe Council is available and posted on the Website.

The meeting was adjourned at 10:10 AM.

An Executive Session followed, briefly.

The next quarterly Tucker Acres Water Company Board Meeting will be August 1st at 8:00 AM.

George Pugh  
Secretary