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WHITE FENCE FARMS MUTUAL WATER CO.
BOARD OF DIRECTORS' MTG.
SEPTEMBER 1, 1981

A meeting of the Board of Directors of White Fence Farms Mutual Water Co. was held at the R. L. D. S. Church on 15th. Street West and L-8, Lancaster, Ca. on September 1, 1981. The meeting was called to order at 7:40 P.M. by President Irish.

The following officers and directors were present. Jessica Irish, President; Paul Kingston, Vice President; Charles Martin, Secretary, Thomas O'Dell, Director. Absent, Donald Grant, Director. Also present, Thomas Beaudet, Attorney, Wally Sparniski, representative from AVEK, Lee Tinder and Ed Youngblood, maintenance. Approximately 35 shareholders were present.

The minutes of the meeting of August 4, 1981 were approved as mailed to the Directors. Director Martin read excerpts from the meeting of August 4, 1981 regarding the motions made, seconded and approved to discontinue the Senior Citizen rate and to accept the resignation of John Irish as Consultant to the water company, which he felt should have been included in the newsletter sent to all Shareholders in August. President Irish noted results of survey mailed showed a large percentage of those shareholders who responded were in favor of the Senior Citizen rate. She also noted since the electrical work done by Paxin Electric at the well site was over \$1,000.00 bids should have been received for this work.

The financial statement was read by President Irish. A motion was made by Secy Martin, seconded by Dir. O'Dell to pay the bills. Unanimously carried.

President Irish reviewed the installation of the fire hydrant for Dr. Park on L-4, in which there was some controversy as to whether or not it was installed properly by William N. Taylor Inc., since it was not inspected by the water company or Fire Department during construction. After a lengthy discussion a motion was made by Dir. O'Dell to accept the installation of the fire hydrant as installed for Dr. Park at 1664 W. Ave. L-4, motion seconded by Vice President Paul Kingston. C. Martin, yes; T. O'Dell, yes; Jessica Irish, no; Paul Kingston, yes.

To avoid further problems as this Harold Platt, Shareholder, suggested the Board draw up a standard set of specifications to be used in the future. A recommendation was made a survey be taken of the 2 square miles in the White Fence Farms Water Co. and the Board will have a workshop to set up specifications required by the water company for contractors for future fire hydrant installations.

Mr. Wally Sparniski, representative of AVEK was introduced. Mr. Sparniski gave a brief history of AVEK. Points covered as follows:

AVEK sells supplemental water only, therefore, it would be necessary to keep wells active.

Cost for connection to AVEK would be anywhere from \$6,500.00 (250 GPM) to \$15,000.00 (2,000 GPM). Installation and maintenance of vault, etc. to be by AVEK and remain their property.

Cost per gallon to the water company as follows: ³²⁵
(352,850 gallons per acre foot)

1981 - \$ 65.00 per Acre Foot
1982 - 82.50 per Acre Foot
1983 - 146.00 per Acre Foot (estimate)

Water Availability Charge, billed yearly, as follows:

1981 - \$ 18.00 Per Acre Foot
1982 - 22.00 Per Acre Foot
1983 - 77.00 Per Acre Foot

The water company would not be required to keep a record of what is pumped from the wells by AVEK.

AVEK water is chemically treated, however does not propose a problem to plant life. Water company could have almost any pressure they would want.

Mr. Sparniski estimated it would take approximately 4 to 6 months after contract with AVEK is signed to make all necessary connections.

At this point the meeting was open for a question and answer period.

President Irish advised her attention was called to the fact that some controversy has arisen as to the accuracy of Ike Medina's water meter. A discussion was held and the maintenance department was requested to check the accuracy of the meter in question before any further action is taken

Vice President Kingston recommended that the letter from John Irish explaining why he resigned be removed as part of the minutes. After a discussion, a motion was made by Director O'Dell, seconded by Paul Kingston, that the letter from John Irish explaining why he resigned be removed as part of the minutes and be considered as merely a communication. Secy. Martin, yes; Dir. O'Dell, yes; Pres. Irish, no; V. Pres. Kingston, yes.

President Irish advised of the Special Meeting held with John Klein Development, his Attorney, the Board of Directors and Mr. Beaudet, Attorney for the water company, regarding the 5 acre parcel, owned by Daniel Clark (John Klein's client), located at the corner of Avenue L and 10th. St. West. Daniel Clark is interested in developing this land and requested permission to have a water study and/or survey of the water company's system by Boyle Engineering Corp. at his expense. Mr. Beaudet read a Resolution which he drew up for approval. ^(Copy Attached) After a discussion a motion was made Director O'Dell, seconded by Vice President Kingston, that the Resolution, as prepared by Mr. Thomas Beaudet, be accepted. Secy. Martin, yes; Dir. O'Dell, yes; Pres. Irish, No; Vice President Kingston, yes.

Secretary Martin advised the Dike had been built at the well site at a cost of \$150.00, and also the ladder guard had been installed at a cost of \$250.00.

The newsletter mailed periodically was discussed. It was recommended that a news letter continue to be sent to Shareholders containing information regarding water company business only. A motion was made by Dir. O'Dell, seconded by Secy. Martin that Board newsletter go out with the statements each month and the newsletter be reserved for Board business only, and all personal items and comments be left out. (Example: mention of communication, speakers and speakers information, etc.) Secy Martin, yes; Dir. O'Dell, yes; Pres. Irish, no; Vice President Kingston, yes.

There being no further business to come before the Board the meeting was adjourned at 11:05 P.M.

Respectfully submitted,

S. Holtz,
Asst. Secy.

WHITE FENCE FARMS MUTUAL WATER COMPANY
BOARD OF DIRECTORS MTG.
FEBRUARY 2, 1982

A meeting of the Board of Directors of White Fence Farms Mutual Water Co. was held at the Reorganized Church of Latter Day Saints, 42240 15th. St. West, Lancaster, Co. on February 2, 1982. The meeting was called to order at 7:34 by President Taylor.

The following officers and directors were present: John Taylor, President, Don Putnam, Vice President, Jesse Dillon, Secy./Treas., Dwennon Healy and Frank Wommack, Directors, and Ed Youngblood, Maintenance. Also present, approximately 30 Shareholders.

The minutes of the Board of Directors meeting of January 5, 1982 were read. A motion was made by Dir. Wommack, seconded by Dir. Healy, to accept the minutes as read. Unanimously carried.

The Summary of Monthly Activities were distributed and discussed. A motion was made by Dir. Healy, seconded by V.Pres. Putnam, to pay the bills. Unanimously carried.

Pres. Taylor read a letter from Greg Klein requesting he be put on the agenda to address the Board of Directors in behalf of his client, Daniel Clark, Shareholder.

Pres. Taylor read a letter from Mike Antonovich's office regarding zoning at the booster station, advising this matter ~~this matter~~ has been forwarded to a different department for further study.

Pres. Taylor acknowledged letter from Dominguez Water Corp. thanking the water company for emergency hookup in November, 1981.

Pres. Taylor read a letter from The Land Advisor, check enclosed, requesting a map of the water district. After a discussion the office was requested to return the check to them and advising we have maps available in the office and they can come in and review the maps.

Pres. Taylor advised notice received from Valley Federal that the Money Market Certificate matures 2/18/82. Dir. Wommack will check into reinvesting this certificate on a shorter term maturity date.

Mr. Greg Klein spoke on behalf of his client, Mr. Daniel Clark, who owns 5 acres at the corner of 10th. Street West and Avenue L. He advised the projected plan is to build a 50,000 square foot office building and restruant, and requested permission from the Board of Directors they annex out of the White Fence Farms Water Co. into L. A. District No. 4. No action taken pending further study of the situation.

Dir Wommack address^{ed} the audience regarding the Board's concern for emergency water in the event of a major breakdown, etc. Alternatives are: drilling a new well at the 10th. and M plant; hookup to AVEK at 20th. & N; agreement with surrounding water companies for emergency hookup. Dir. Wommack ^{stated} the cost for hookup with AVEK would be determined by the size valve used. He stated he did not know if there would be a Standby Charge if no water was used, therefore, was planning to go over the AVEK contract with Attorney Beaudet for clarification

A shareholder present showed preference in purchasing property and drilling a new well. It was pointed out by Pres. Taylor this would be quite costly as a new pump, etc. would have to be purchased plus the cost of the property. Shareholder suggested an immediate assessment to all shareholder for this project. The Board was asked the cost of drilling a new well, and an estimated cost of between \$30,000.00 and \$50,000.00 was given. Dir. Dillon was asked to contact drilling companies for an estimate.

Pres. Taylor read a note from George Ruggles voicing their opposition to hooking up to AVEK.

Dir. Womack reported his findings in checking details in the AVEK contract. He was advised AVEK does not bill the minimum water service charge where water service is left off. When water service is requested AVEK personnel will activate the service. The minimum billing is applied only when water is used and this is to offset their costs. Once a year the water company will be required to send in a form ordering the amount of water needed for the year. Dir. Womack recommended, with a letter from Mr. Spinarski pointing out the above, the water company should not hesitate to hookup to AVEK as an emergency water source. After a discussion a motion was made by Dir. Womack, seconded by Dir. Healy, that we apply for a hookup to AVEK, requestion 850 GPM, and the contract be supplemented with a letter from Mr. Spinarski spelling out the fact that we do not have to buy water as this will be for emergency use only. Motion carried. Yes: votes, Taylor, Putnam, Healy and Womack. Opposed, Dillon.

Bres. Taylor contacted Greg Klein, and advised him he would have sufficient fire flow for his proposed construction on the corner of L and 10th. St. West by using L.A. Co. Fire Hydrant and the water company hydrant for domestic use. Pres. Taylor felt items to be considered regarding annexing out of the water district are the contract with Farmers Home Administration, what percentage of the loan to be applied, the loss of revenue, relinquishing the water stock.

Regarding replacing the valve at the pumping station, Pres. Taylor felt it can be repaired rather than going to the expense of purchasing a new one.

Pres. Taylor advised the cost of replacing the sock at Well Site #3 would be approximately \$1,800., plus labor - total \$2,500. to \$3,000. The Board felt this should be taken care of before the hot weather comes, therefore, Pres. Taylor will get at least 3 bids for this job. A motion was made by V. Pres. Putnam, seconded by Dir. Healy, that the sock be replaced and that 3 bids be obtained for this job. Unanimously carried.

Dir. Healy felt a letter to all shareholders should be sent out explaining why the action was taken to hookup to AVEK. A letter will go out with the March 1st. billing.

There being no further business to come before the Board the meeting was adjourned at 9:55 P.M.

Respectfully submitted.

S. Holtz, Asst. Secy.

WHITE FENCE FARMS MUTUAL WATER CO.
BOARD OF DIRECTORS MEETING
JULY 6, 1982

A meeting of the Board of Directors of White Fence Farms Mutual Water Co. was held at the office of the corporation, 42005 N. 20th. St. W., Lancaster, Ca., July 6, 1982. The meeting was called to order by Pres. Taylor at 7:47 P.M.

The following officers and directors were present: John Taylor, President, Don Putnam, V. President, Jesse Dillon, Secy./Treas., and Frank Wommack, Director. Absent, Dwennon Healy, Director. Also present S. Holtz, Asst. Secy., and Shareholder Jessica Irish.

The minutes of the meeting of June 1, 1982 were read by Secy. Dillon. A motion was made by V. Pres. Putnam, seconded by Dir. Wommack, to accept the minutes of June 1, 1982 as read. Unanimously carried.

The summary of the monthly activities were distributed. After a discussion, a motion was made by V. Pres. Putnam, seconded by Dir. Wommack, to pay the bills and statement of monthly activities ordered filed. Unanimously carried.

Pres. Taylor read a letter from AVEK advising the water company William N. Taylor, Inc. was awarded the contract for installing the meter vault at 20th. St. W. and Ave. N. They advised the cost of a 4th altitude control valve is \$2,435.00 - total cost of installation to be \$4,980.95, which amount includes Wm. N. Taylor, Inc. bid, of \$2,545.95, and upon receipt of a check from the water company the work will proceed. This was discussed and a motion was made by V. Pres. Putnam that we pay AVEK the adjusted figure for hookup from the vault to our pipeline. Motion seconded by Dir. Wommack. Unanimously carried.

Pres. Taylor read a letter written to Mr. Shapiro, Shareholder, explaining the water company repair and development structure.

The office was instructed to call Edison Co. and request pump tests, and also to call the telephone company and request the water company listing in the classified section be removed for economy.

V. Pres. Putnam noted the annual shareholders meeting coming up in October, and suggested the Board go over the letter and proxy sent to shareholders and make necessary revision. This will be discussed at the August Board meeting.

Maintenance for the water company was discussed. Dir. Wommack worked in the field during the month of June and advised approximately 55 hours were spent - this entailed meter reading, periodic inspection of the pumping plants, exercising valves, flushing fire hydrants, taking water samples to AVEK, replacing meters not working, etc. A motion was made by V. Pres. Putnam that we contract with Taylor Water Management, Inc. for the month of July at \$550.00 for services as provided in the maintenance program. Seconded by Dir. Wommack. Unanimously carried.

Dir. Wommack advised he is working on a Preventative Maintenance Program. This will include a maintenance program, financial procedures, water rates, operation of office, State and Federal requirements, long range planning and legal requirements.

Shareholder Irish inquired about the two tanks So. Ca. Edison Co. are constructing. Was advised these are circulating tanks. She also inquired whether the water company had advertised for a maintenance man, and if rates for the industrial area had been established. Regarding the industrial rates, they will be discussed at the next regular meeting.

Dir. Wommack suggested the identification of the two well sites be changed so that they will be less confusing.