



# VILLA GRANDE

Domestic Water Improvement District

**Note: All meeting minutes are posted for informational purposes only. The board of directors does not ratify meeting minutes until the next scheduled board meeting.**

## Minutes

August 10, 2023 • Regular Meeting

**Call to Order:** Ray Roerdink called the meeting to order at 7:00 pm.

**Directors Roll Call:** Present were Cauy Washburn, Terry Eickstaedt, and Ray Roerdink. Allen Grant and Bernie Vargas were absent.

**Discussion/Action Minutes: Regular Meeting Minutes of 7/13/23.** A motion was made by Cauy Washburn to approve and ratify the minutes for the Regular Meeting Minutes held on 7/13/23 as written and seconded by Terry Eickstaedt. Vote unanimous 3-0. Motion carried.

**Call to the audience:** None present to address the board.

**Discussion/Action: ADEQ/Nitrate Treatment.** Joni Roerdink attended the WIFA Board Meeting on 7/19/23 for the approval of the WIFA Loan we applied for. Dina Miller was also in attendance, in the event there were some technical questions that Joni couldn't answer. Joni and Dina were both notified by Samantha Lemke the day before the board meeting. She had received numerous emailed questions from board members regarding our loan during the previous week. Joni and Dina both responded as to what types of questions and why we hadn't been notified until the day before the meeting. Samantha Lemke responded, "don't worry, they will probably just pull it from the consent agenda." Both Joni and Dina responded, "what does that mean?" Joni asked specifically if that meant we had to start over and wait another two or three months. Samantha responded that the items on the consent agenda mean that the board can vote for all the items "in one go with no discussion." Her team suspected that the board may want to pull a couple of items off the consent agenda to discuss and possibly ask questions, then after some discussion, they would vote for approval or denial. It wouldn't be pushed back to the next board meeting. Samantha suspected VGDWID would be pulled. She stated it was a new board this year and they would more than likely ask very similar questions as the Federal Programs Committee Board did in June 2023 such as why a third loan, why the delay, etc.

There were two consent items pulled and VGDWID was one of them. They asked the same questions...why were we applying for a third loan and what was the delay? They also asked why there was a cost increase of \$600,000. The night before the meeting Joni had spent about 5-hours drafting a chronological timeline of all the events from 2019 to date to present to the WIFA Board if necessary. Joni gave about a 20-minute explanation in chronological order of the events leading up to 7/13/23. The explanation included the prior two loans and the reasons for the delays such as: the Covid shutdown, manufacturer shutdowns, price increases, Pinal County delays, etc. Another board member asked if VGDWID had tried any alternatives. He wanted to know if we had reached

out for other alternatives such as nearby water systems, etc. Joni explained that we had and stated to whom we reached out to. Joni explained that none of these alternatives were viable options. They had turned us down or it was cost prohibitive. Both board members that raised questions, thanked Joni for the thorough explanation of outlining what VGDWID had been through for the past several years and apologized for what we had gone through. The board then voted on the resolution approved by the Programs Committee and approved it. All in favor. We have been approved. We are now waiting for the actual loan closing.

Joni reached out to Samantha Lemke regarding the loan documents and told her that VGDWID hadn't received the loan documents yet. Samantha Lemke said she would reach out to the loan officer. She also mentioned that it generally takes two or three weeks to close the loan.

VGDWID hasn't received the actual contracts yet, but a copy of the contracts had gone to the general contractor for review and Joni will be picking up the hard copies from WestLand Resources on 8/11/23 for actual signatures from all parties. The general contractor is already getting things scheduled. The general contractor also reached out to Joni today, 8/10/23, for our legal entity name for their insurance purposes.

**Discussion/Action: Well #1.** No issues with Well #1 during the month.

**Discussion/Action: Well #2.** No issues with Well #2 or with the booster pumps.

**Discussion/Action: Generator Maintenance Update.** Terry Eickstaedt stated the generator has 535.9 hours on it. The fuel tank is at 5/8 of a tank. All other levels look good. We should need to change the oil in August or September. No leaks. Terry reported he had not seen any bees at the site.

**Discussion/Action: Managers Report.** Joni Roerdink reported the following:

- Water bills were sent out on 8/1/23. Final notices were sent on 8/2/23.
- Disconnects are scheduled for 8/10/23. Past Due Amount: \$2,581.04 with 20 past due customers. There were no disconnects in August.

**Discussion/Action: Equipment & Site Report/Lab Tests.**

- Coliform sample came back absent.
- Nitrate sample came back at 15.7 mg/L. down from 19.0 mg/L from the previous sample.

**Discussion/Action: Meters/Installations/Reinstallations/Leaks/Repairs.**

- There was one large leak service line leak on Colt Drive in August. It has been repaired. It was an extensive repair due to the proximity to the APS powerline. Much of it had to be done by hand to avoid hitting the powerline.
- Joni has received calls from two different people in the past 10 days inquiring about new services.

**Discussion/Action: Approve and Ratify Expenditures & Purchases.** The Board reviewed the Expenditures and Purchases as submitted for July 2023. Cauly Washburn made a motion to approve and ratify the expenditures and purchases as written. Terry Eickstaedt seconded the motion. Vote unanimous 3-0. Motion carried.

**Adjournment:** The Agenda being completed; Ray Roerdink adjourned the meeting at 7:12 pm.

Date: \_\_\_\_\_

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Bernie Vargas

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Allen Grant

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Ray Roerdink

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Cauy Washburn

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Terry Eickstaedt