***Face Book: El Shaddai Homeowners***

***Mount Shaddai Board Members***

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Board Meeting July 6, 2017

Board Members Present: Denise Dowling, Cookie Godsey, Holly Patz, Tom McClain, Rick Dittman

Guests: Jonathan Miller (Miller Well) Dave Vick (Water Manager), and homeowners (Brian Patz, Richard and Sara/Mccauley Vickers)

The meeting was called to order at 6:10 pm.

Jonathan Miller from Miller Well provided background information on wells and answered questions. See attachment of discussion with Miller Well.

Dave Vic made the following proposals on how to improve our water issues. In addition, Dave mentioned that we may have other homeowners interested in considering putting in their own well or storage tank.

1. Install water meters on houses being rented out and billed for excessive usage (rate per gallon comparable to Andrews/Murphy for city water usage). Most of our issues arise form houses that are being rented, so this would put a vested interest into these houses and hold them responsible.
2. Limit the number of people that can rent a house based on the number of bedrooms in the house. Since this is not something currently in our by-laws, we would need to consult with attorneys to determine if this is legal and if it could be added to our by-laws.

The board discussed the following other items:

Storage tanks – Flow restrictors should be put in place so that our well is not filling up storage tanks while we are trying to fill the community tank. We need to determine how many storage tanks are in our community and the size of each. Spoke with Pat Greenie and he agrees to put a flow restrictor on his tank and will contact Miller Well to complete the installation.

Water usage – Tom is interested in seeing the water usage for winter months to see what our average is for the 4/5 houses that are up here in the winter and see if the average usage x 25 houses is comparable to what we are seeing in the summer, or if there is excessive usage in the summer.

Attorney - Make a list of questions for attorney & make an appointment to discuss our questions. Cookie, Denise & Holly will attend.

Financial standing - End of 2015/2016 after all upgrades we were $24,084 overdrawn. Currently we have a balance of $8,642.

Water issues that occurred over July 4th Holiday - Pump went down (not sure when) because of electrical problems. Short on electrical panel (breaker switch) to pump. Temp fix to get it up – had to bypass the 110 volt service that runs the timer (was bad). Now that this has been fixed, can go back to house power.

When opened up the lines, quickly went down to only 2,500 gallons in holding tank. Discovered two leaks – one at 4 gallons/minute, and one faucet left on in a house. In addition, water was also flowing to fill private reserve for one of the houses.

Meeting was adjourned at 9:15pm.

Respectively Submitted

Holly Patz

Secretary