



Neskowin Regional Water District

PO Box 823

Neskowin, OR 97149

Phone: (503)392-3966

Email: nrwd@neskowinwater.com

Web: www.neskowinwater.com

MINUTES:

**THE NESKOWIN REGIONAL WATER DISTRICT
BOARD OF COMMISSIONERS REGULAR MEETING**

November 30, 2023

Commissioners Present: Steve Rubert, John Metschan, Brenda Freshman, Guy Sievert, and Paul Bender.

Commissioners Absent: None.

Staff Present: Troy Trute and Joy Neufeld.

Public Present: Annan Priday, Nathan Stoller, Joe Hodgson, Shannan Hodgson, and Teresa Montgomery.

CALL TO ORDER: (00:00:18)

Steve Rubert called the regular Board meeting to order at 1:00.00 p.m. This meeting was held at the District's Water Plant at 5880 S. Fairway Rd. and hosted remotely via Zoom Meetings.

WI-NE-MA ANNEXATION: (00:02:21)

1. The Board and Staff introduced themselves to the guests, and the guests introduced themselves to the Board and staff.
2. Nathan Stoller, the water operator of the Wi-Ne-Ma Christian Camp Water System, said he was representing both the Horizon View Hills Water System and the possible future annexation of the Wi-Ne-Ma Water System into the Neskowin Water District.
3. Shannon Hodgson, Joe Hodgson, and Teresa Montgomery, the Horizon View Hills Water System's owners, discussed their water system and requested the Board consider annexing it into the Neskowin Water District.
4. Shannon said they are gathering all the information about their water system to present to the Board.
5. Shannon said that their system has two wells. She said they were not interested in selling the land but in having a contract lease with the District.
6. Troy said that if the Board approves the District pursuing this annexation, a feasibility study would have to be done by an agreed-upon engineer. The Water District would not want to pay for the feasibility study. The two options to fund the feasibility study would be to ask the homeowners in the Horizon View Hills Water District to pay for it or to try to obtain a grant to pay for it. Troy said applying for a grant would take some time, but the state has grants for this kind of annexation.
7. Troy said it would be best to include the Wi-Ne-Ma Christian Camp Water system in the feasibility study and grant process. Troy said the time he spent applying for the grant would have to be approved by the NRWD Board.



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8. Both John and Guy suggested that expanding the District's boundaries to include the Horizon Hills and Wi-Ne-Ma water systems into the Neskowin Regional Water District would be best. Guy said that the Horizon Hills and the Wi-Ne-Ma homeowners would have to vote to approve this District expansion because they would have a new county tax liability.
9. Troy said with the approval of the Board, he will work with the two water districts to get more information about each of the Districts. He will also spend time getting a grant to fund the feasibility study.
10. Troy asked Nathan, Shannon, and Lisa to give him as much detailed information about their water systems as possible.
11. Guy said that if Troy needed help reviewing the grants, he could help with that.
12. Guy suggested meeting with the Tillamook County counsel to discuss this change in the district boundaries. Guy also suggested that the NRWD purchase the water assets of the two Districts. The water assets could be donated to the Neskowin Water District.
13. Brenda said as long as Troy's time spent on this project doesn't interfere with any of Troy's NRWD primary duties, cause overtime, or health or mental stress or anxiety for Troy, she is okay with this going forward, and the Board agreed.
14. Nathan Stoller said if anyone on the Board wants to come and view the water system, they are welcome to do so.
15. Shannon thanked the Board for their time. Steve thanked the guest for coming and presenting the annexation possibility.
16. Brenda asked Troy to log his time on this project. The Board agreed that Troy continues looking into the annexation of the two water Districts.

REVIEW MINUTES: (00:51:04)

1. The Board reviewed the draft minutes from the October 26, 2023 Regular Board Meeting. ****Motion**:** John Metschan moved to accept the October 26, 2023, Regular Board Meeting minutes as presented; Steve Rubert seconded the motion, which passed unanimously.

OPERATORS REPORT September 2023: (0:51:52)

1. Distribution System

- 1.1. The District fixed a leak in the Sahlali Shores subdivision.
- 1.2. The District completed all valve maintenance.
- 1.3. The District replaced a hydrant at the intersection of Ocean Way and Terrace Drive. Everyone on the south end of Terrace Drive was out of water for two hours.



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2. Treatment System

- 2.1. Our bacteriological testing has had no detectable amounts of coliforms this month.
- 2.2. We had an unusually high Disinfection By-product level (TTHM) and Total Organic Compound level (TOC) in our tests taken on November 6th.
- 2.3. The water filter is running well and is producing excellent potable water.

FINANCIAL REPORT: (0:59:27)

1. Troy reviewed the financial reports for the end of October 2023.

BILLS TO BE PAID: (01:02:13)

1. Troy presented the bills to be paid. ****Motion****: John Metschan moved to approve the bills as paid; Paul Bender seconded the motion, which passed unanimously. The last check number was 14246.

OLD BUSINESS: (01:08:52)

BOARD WORK PLAN TASKS:

1. WATERSHED LAND PURCHASE - POSSIBLE EXECUTIVE SESSION: (01:08:53)

- 1.1. Troy congratulated the Board on the acquisition.
- 1.2. Troy said he is working to clean up the legal language of the easement to the newly acquired property.
- 1.3. Troy said the North Coast Land Conservancy (NCLC) is looking into several options for funding future District watershed land purchases.
- 1.4. Troy said another round of source water protection funds is coming, and he will apply for grants. He is hoping to use this grant to appraise Schlicting's property.
- 1.5. Brenda said that now that the district has had this success, they must move forward with fundraising. Brenda suggested one of the Board members go with Troy to the next NCAC meeting to discuss this success and to promote future interest in and donations towards the District continuing to purchase other watershed properties.
- 1.6. Guy and Troy said they could attend the next Neskowin Citizens Advisory Committee (NCAC) meeting. Guy said he would contact Mark and ask for the Neskowin Regional Water District to be put on the meeting's agenda.

2. ADDITIONS TO THE WEBSITE: FAQ, CUSTOMER RESPONSE FORM, AND ENVIRONMENTAL INFORMATION: (01:15:18)

- 2.1. No new news.

3. BOARD SELF-EVALUATION: (01:17:00)

- 3.1. No new news.



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4. CUSTOMER WATER USAGE ISSUE: (01:17:00)

4.1. Troy said he replaced all three of Randi Phillips's meters. Troy said he talked to Randi's handyman, Carl, and Carl told Troy that they knew they had leaks.

5. GENERAL MANAGER'S WORK FOR OTHER WATER DISTRICTS: (01:25:46)

5.1. Troy has not heard back from the District's lawyer.

NEW BUSINESS: (01:31:14)

1. FUTURE MEETING DATES: (01:31:16)

1.1. The next NRWD Regular Board meeting will be on Thursday, December 28, 2023, at 1:00 p.m. Subsequent NRWD Board meetings are tentatively set for Thursday, January 25, 2024, at 1:00 p.m. and Thursday, February 29, 2024, at 1:00 pm.

ADJOURNMENT: (01:33:45)

****Motion**:** Guy Sievert moved to adjourn this Board meeting; Brenda Freshman seconded the motion, which passed unanimously. There being no further business, the meeting was adjourned at 2:34 p.m.

Respectfully submitted,
Joy Neufeld
Recording Secretary, Neskowin Regional Water District

Steve Rubert, President

Brenda Freshman, Secretary