

**RIDGE UTILITIES, INC.**  
**REGULAR MEETING**  
**OF THE BOARD OF DIRECTORS**  
**November 17, 2007**

The Regular Meeting of the Board of Directors of Ridge Utilities Inc., (hereinafter "RU") was held in the Blue Ridge Shores Office Building on November 17, 2007.

Board members present were Molli Ellis, Adam Fazackerley, Alex MacCormack, Steve Markovits, Claude Morissette, William Munday, Jay Register. Also present were Delton Hanson, General Manager and Amy Evans-Boyd, Office Manager.

**CALL TO ORDER:** Alex MacCormack, President, called the meeting to order at 9:00 a.m.

**MEMBERSHIP INPUT:**

There were three members present but no input was given at this time.

**ADOPTION OF AGENDA:**

**MOTION:** Claude Morissette made a motion, seconded by Steve Markovits, to adopt the agenda as presented. The motion was approved unanimously.

**APPROVAL OF THE MINUTES:**

Adam Fazackerley suggested removing the names and lot numbers of members present at the September meeting who did not give membership input at the beginning of the meeting. Mr. Fazackerley suggested listing the number of members present at each meeting. Molli Ellis stated that the minutes would be amended to say two members present, no comments given.

Steve Markovits stated that he wanted the record to reflect that the comments he was cited as saying during the discussion on the Code of Conduct under Old Business regarding why he would not sign the Code of Conduct were incorrect. He further stated that it totally does not reflect anything that he said and he would like for that to go on record. Ms. Ellis replied that the comments were taken directly from the tapes of the recording of the meeting. Ms. Ellis stated that if Mr. Markovits wanted to add something to those comments made at the September 15<sup>th</sup> meeting she would not object.

**MOTION:** Adam Fazackerley made a motion, seconded by William Munday, to approve the minutes, as amended, for September 15, 2007. The motion was approved unanimously.

**REVIEW CORRESPONDENCE:** Molli Ellis reviewed the correspondence with the Board members.

**TREASURER'S REPORT:** Alex MacCormack reviewed the April 2007 through October 2007 Treasurer's Reports with the Board members. Claude Morissette questioned why the total revenue amount listed did not match the total listed for total expenses on the Treasurer's Report. Mr. MacCormack stated this would have to be

researched before the Treasurer's Reports could be approved. It was agreed that the Treasurer's Report would be tabled until the next meeting.

### **GENERAL MANAGER'S REPORT**

Delton Hanson presented the General Manager's Report. See attached copy.

Adam Fazackerley asked if the Board wanted to post the General Manager's Report on the Ridge website. He stated that the report seems to be pretty extensive and very informational. Molli Ellis asked if the Board had approved the mission statement and values listed at the top of the manager's report. Alex MacCormack stated that to his knowledge the Board had not approved those.

**BRPOA LIASON:** No report given.

### **COMMITTEE REPORTS:**

**Personnel:** No report given.

**Well and Storage Projects:** Mr. MacCormack informed the Board that an engineer with the Army Corp of Engineers inspected the creek where the culvert pipe will run through for Well 9 and approved the permit. Mr. MacCormack stated that the 48 hour test has been completed and our engineer is currently working on the plans. He also informed the Board members that a survey was conducted to determine the elevation levels of the well head and the plat for the dedication of the well has been completed as well. Mr. MacCormack stated that maintenance will be putting in the four inch water main up to Honeysuckle and on up to where the storage tank is going to be. He also informed the Board members that Ridge is within four houses of reaching its' maximum capacity for water storage but with the addition of the new 43,000 gallon storage tank Ridge will be in good shape regarding water storage.

### **NEW BUSINESS:**

**2008 Budget:** Mr. MacCormack reviewed the proposed 2008 budget with the Board members. Discussion was held on the water rates for 2008. Discussion was held among the Board members regarding the proposed 2008 budget. The Board was in agreement to set the basic rate fee at \$100.00 per quarter for up to 10,000 gallons of water usage. The fee for overage will be \$6.00 per 1,000 gallons of water usage. The motion was approved unanimously.

**MOTION:** A motion was made by Molli Ellis to approve the budget for 2008 with change in rates of \$100.00 per quarter for up to 10,000 gallons of water and \$6.00 per quarter for every 1,000 gallons, seconded by Claude Morissette.

**Hand Held Meter Reading Device:** Alex MacCormack stated that Ridge had looked into buying hand held meter reading devices in the past but at the time maintenance was not receptive to that idea. Mr. MacCormack informed the Board that maintenance is now receptive to the idea of using the device. Mr. MacCormack stated that it would be a more effective and a timesaving method of recording the meter readings.

**MOTION:** A motion was made by Claude Morissette to authorize the purchase of a Workabout Handheld Computer at \$1,895.00, seconded Adam Fazackerley. For: Ellis, Fazackerley, MacCormack, Markovits, Morissette, Munday. Not present: Jay Register.

**OLD BUSINESS:**

**Well 9:** Covered under Well and Storage Projects.

**Election Process:** Alex MacCormack stated that the Board is attempting to take a more proactive approach regarding the annual meeting ballot process and eliminating the problems experienced this past election. Mollie Ellis reviewed with the Board an outline of issues that have arisen during recent elections. She stated that the outline is a working document and requested from the Board members additional items that may need to be addressed. Mr. MacCormack said that the call for candidates will go out in the January ShoreLine and the date for applications to be submitted by is the 1<sup>st</sup> Saturday in April. Ms. Ellis stated that last year there was discussion regarding Ridge not requiring signatures so the candidate would simply need to submit an application. Mr. MacCormack stated that there is nothing in Ridge's Bylaws that state the requirement of signatures. Adam Fazackerley suggested that the Bylaws be changed to require signatures. Mr. MacCormack replied that it is too late to do that for the next election. Mr. MacCormack said that Ms. Ellis and Mr. Hanson need to bring forward an application for review and Ridge would have to hold a special meeting to approve the application and that would need to be done within the next 30 days in order to be placed in the January ShoreLine.

**PUBLIC INPUT:**

**Roger Wombold, Lot 586 :** Mr. Wombold stated that he liked the idea of using the handheld meter readers. He inquired about what backup measures will be in place if the system does not work correctly. Mr. Fazackerley suggested that the maintenance department read a certain number of meters at a time and then enter those into the computer system to monitor how effectively the system is working.

**Judy O'Keefe, Lot 747:** Ms. O'Keefe asked if there has been a change in the water. She stated that four or five months ago she noticed a phosphorous smell when she turns on her hot water and her toilet bowl has been black. Mr. MacCormack instructed the general manager to have the waterworks supervisor check to make sure the proper amounts of chemicals were being distributed. Ms. O'Keefe also stated that the 10,000 gallon rate of water would be sufficient for her but what about the people who do not live on the lake and have to water their plants, possibly having to pay for an overage of water usage but people living on the lake can install pumps in the lake and use that water thus having another advantage over members not living on the lake. William Munday replied that members living on the lake were not getting off any better and that they have to pay to maintain the shore line out of their pockets.

**Laurel Patterson, Lot 990:** Ms. Patterson inquired about line item 421, Employee Benefits, on the upcoming budget which shows a \$10,000 increase in health insurance for the upcoming year. She asked if any thought is being given to increasing the employee contribution requirement. Ms. Ellis stated she is on the Personnel Committee and the committee is researching the possibility of providing the employees with a set amount for benefit coverage or raising the employee contribution amount.

**MOTION:** A motion was made by Adam Fazackerley, seconded by Claude Morissette, to adjourn. The motion was approved unanimously.

**ADJOURNMENT** took place at 10:35 a.m..

---

Secretary

---

Date

---

President

---

Date