



Cole Point Association

Board Meeting

Saturday, May 17, 2025 | 2:00 - 4:30 PM

Board invited for attendance: Lora Davis, President; Mike Carver, Treasurer; Kekoa Anderson, Nancy Kvinge, Mike Taggart (Zoom)

Others in attendance: Chuck Granoski

Zoom: Mike Taggart, Cindy Akana (admin support-minutes)

1. Motion to approve minutes from April 27, 2025. **Minutes approved.**
2. Discussion: CPA purchase of storage building from Carvers (\$3,000) to store the brass parts for the pipeline. However, the storage building/shed is no longer available. The person storing the brass parts is willing to continue to store them through the summer as most of the parts should be installed into the system this summer.
3. New water main pipeline updates -
Review: We have all the pipe and supplies to complete the project but still need a contractor who knows utilities.
 - a. Mike C. - review pros and cons of three quotes received. Mike sent each company a copy of our plans from our engineering report.
 - i. Becker Excavation, Inc. - \$80,340.00
Good reputation; often works with Habitat for Humanity
 - ii. SAP Enterprise, Inc. - \$54,050.00
 - iii. Third company contacted did not submit a bid
 - b. Next Steps:**
 - i. Include the saddles with the new pipe (\$375/saddle per installation)
 - ii. Add the saddles to the pipe that was already laid (\$5,000/saddle per installation)
 - iii. Mike will get apples to apples quotes from the two companies in order to better compare them and determine who to hire
 - iv. Discuss special assessments at the next board mtg. Decide process for responding to property owners who don't have access to water and refuse to pay.
4. Lining well #1 update
Review: To provide a more reliable source of water, the board has, in the past, discussed relining well #1 so we can use water from both the main aquifer in well #1 and the perched aquifer, well #2. *Will not have to worry about ever being out of water.*



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PROS: Would alleviate sole reliance on sourcing our water from an unreliable aquifer and possibly reduce the manganese and iron concentrations

CONS:

- 1) Doesn't guarantee that undeveloped properties will be allowed to connect to the water main as determined by the State and local governments.
- 2) No guarantee lining would be approved by county and state agencies because of past saltwater intrusion

NEXT STEPS:

- a. Mike C. re: cost of Advanced Pipe Lining Technology LLC
 - i. Mike C. - Gather information about additional expenses for getting well #1 back on line
 - ii. Identify next steps/action items

NEXT STEPS: Open meetings start in June 2025 (June 22)

UPCOMING MEETINGS:

Executive Board Mtg: Sunday, June 8, 2:00 PM

CPA Board Mtg: Sunday, June 22 at 3:00 PM (first open meeting)