

## Meet John Collins, New Operations Manager

After interviewing a number of applicants, and having them go through the operations routine at the wells and pump house with Randy Dresselhaus, our former Operations Manager, the Board is pleased to announce that we have hired Collins Engineering, LLC out of Reno, Nevada. John is the general manager of Alpine Springs Water Company and several other small companies. He is responsible for the operation of our system and the delivery of clean water.

John Collins is a licensed professional engineer – civil- and the former director of Washoe County's wastewater utility. He will be hiring local people to do the day-to-day work of recording well operation, insuring the correct amount of caustic soda and chlorine to meet California standards, and keeping the hydrants dug out of the snow. When there is an emergency, we will call on him to handle the situation. He has hired qualified people to be available 24 hours a day, seven days a week.

We are very fortunate to have a person with the fine qualifications and experience that John has. His contract will be up for renewal when we adopt the budget in July. He is charging \$63,500 a year for the job, that is more than double what our former operations manager was getting. However, with John's engineering expertise he is able to help the Mutual with technical engineering issues and bring us up to potable water system standards.

## Poulsen Trust Lands

The Board hired Michael Brown of Brown and Sullivan in Alameda to represent the Mutual in our pleadings before Placer County to rescind

the "sale" of the Poulsen Trust Lands to the Mutual. On February 1, 2008, Judge Couzins canceled the Mutual's deed to the land and returned the land to Placer County. Sabrina Thompson, County Counsel, on behalf of the Placer County administrator, accepted the lands and asked that they be transferred to the county assessors office and put up for auction. The judge agreed with that plan. Therefore, the Mutual no longer has any liability for any problems that result from landslides or avalanches off of the Poulsen Trust Lands.

## Notes from the Board Meeting of November 3 and January 5

In November the Board worked on issues of running the company without a general manager. The treasurer, Alisa Adriani, Assistant Treasurer, David Mercer and the President, Margot Garcia all review the listing of accounts payable prepared twice a month by Anne-Marie Giese, office manager. When all questions have been answered to the satisfaction of the three reviewers, the list is approved and the funds transferred to pay the amounts.

Margot Garcia checked with Rural Special Districts, our insurance company to be sure the company is covered for any liability resulting from ownership of the Poulsen Trust Lands. The Mutual is insured with the understanding that they are working to rescind the "sale." Margot Garcia met with Roger Pierruci, formerly the Mutual's attorney and negotiator for obtaining access easements to the two water tanks across land owned by Poulsen Commercial. She learned that the Mutual did not have the drawings showing where the easements were because they still owed \$2,364.65 to West Yost Company that did the survey work and drawings showing where the easements had been laid out. Those funds have

been paid and the drawings obtained. The goal had been to sign the easements before January 1, 2008. However, Poulsen Commercial was worried that the easements might be used to gain access to the Poulsen Trust lands and so would not sign the easements until those lands are back in the hands of Placer County.

The telephone system has been upgraded so that during business hours, people who call the Mutual (530) 583-3674 will get a human voice. The Main number will now have two voice mail boxes, one for the Office Managers and one for our Maintenance and Operations Manager. Messages left for Maintenance will be paged to the person on call.

At the January 5, 2008 meeting, the Board adopted the contract with John Collins of Collins Engineering Ltd. as our new Operations Manager. The budget was adjusted (see article on page 3) to handle the increased cost.

The Board asked Cory Giese, Mutual's accountant to renew the line of credit with Plumas Bank for \$150,000 and investigate whether they would be willing to lend the Mutual the money to replace the redwood tank. The bank has agreed to do so if the Board chooses to go that route to finance the new tank.

Liquid Engineering had been hired to evaluate both the steel tank and redwood tank. The company used divers to inspect and video both tanks. They found them to be in good condition. They were unable to fix the leaks in the redwood tank because the temperature was too cold to allow the epoxy to set. Liquid Engineering recommended replacing the redwood tank rather than repairing the problems that exist with regard to safety of the operator. Both tanks should have fences and other security measures to meet current industry standards for security.



Leaking Redwood Tank - August 2007

John Collins has recommended and the Board agrees that his first item of business should be a full evaluation of the Mutual's system and deviations from industry standards. John will develop a scope of work and estimated cost to present at the next board meeting.

The Mutual Board approved a letter of apology that was sent to the Squaw Valley Public Service District for intemperate remarks found in the public record, and in the interest of safety in the valley, to request that the inter-ties between the two systems be re-established. The Mutual has not received a reply.

At the next board meeting, the budget development process will begin. The next board meeting on March 1<sup>st</sup> has been postponed; contact the office for further information. The meeting date will be posted at the Olympic Valley post office.

## Why the Office Staff is Vital to the Future of the Mutual

Anne-Marie and Cory Giese are our office staff. Cory is a CPA and handles the finances, budgeting and the annual tax return. He prepares financial statements for each board meeting and provides the Board with various budget-to-actual reports and projections. He also insures that the Mutual's financial statements are accurate and useful for future spending decisions and maintains fund balances in accordance with our By-Laws. Anne-Marie uses her Masters in Environmental Science to handle customer calls, report water

quality testing data, and prepare the annual water quality reports. Anne-Marie also does special projects like coordinating the web site renovation, inquiring about lending and insurance.

Anne-Marie compiles and files monthly coliform and pH monitoring reports, in addition to, water treatment reports with the CA Department of Public Health. She has developed and maintains the Mutual's good working relationship and open communication with the DPH.

Together they are responsible for accounts receivable, accounts payable, filing, maintaining vendor accounts, storing/archiving records, receiving and distributing communications to board members.

They handle all of the customer billings, statements, special assessments, reminder letters, and shut-off notices for delinquent customers. They maintain up-to-date balance information on customer and vendor accounts.

They handle all the logistics for the board meetings and the annual meeting and board member elections.

They collect and maintain billing and insurance information on independent contractors, maintain contracts and progress billings for independent contractors.

They print and mail this newsletter and all other communications to the members.

Cory and Anne-Marie work with the Operations Manager to make sure emergencies are handled in a timely manner and fill in as needed. Together their complementary skills are what allows the Mutual to run smoothly on a day to day basis and are an asset to the company.

## SVMWC Finances

Hiring a new operation's manager meant adjusting the budget since the cost was more than we had been paying previously. For the remainder of the fiscal year - until June 30, 2008 - the budget has been adjusted as follows.

INCOME from all sources: \$275,186

### Expenditures:

Maintenance Contract*	\$49,688
Water Testing	6,500
Maintenance Supplies	6,000
Water Treatment supplies	18,100
Utilities	9,750
General Insurance	11,463
Office Contract	26,726
Office Supplies and Expenses	4,500
Legal	15,000
Web Page	3,950
Property Taxes	506
Fees and Licenses	1,380
Director's Reimbursement	3,000
Bank Charges	250
Association Dues	375
Capital Improvements Made	<u>14,785</u>
TOTAL	\$171,973

### Loan Payments

Principal, Interest**	40,725
Payoff of LOC***	<u>45,000</u>
TOTAL EXPENSES	\$257,698
Left for Emergencies	\$17,488

### \*Maintenance Contract:

Randy's contract	\$15,000
Estimated Collins contract to 6/30	<u>\$34,688</u>
Total	\$49,688

\*\*We took a long term note from Plumas Bank to pay for the Apache-Sandy Way upgrading of pipe. The current balance is \$139,208 at 6.510% APR. We pay yearly \$40,725.

\*\*\* At the end of fiscal 2006/2007 we had to use our line of credit at Plumas Bank for \$45,000 to handle capital improvements and operating expenses. We paid it off in August 2007

**Squaw Valley Mutual Water Company  
Board of Directors**

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Office Managers: Cory & Anne-Marie Giese

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Comments and ideas for articles  
are always welcome.

## Thank You Randy

It was with great sadness that we said goodbye to our Operations Manager of 13 years – Randy Dresselhaus. Randy was there in heat and snow to fix leaks, keep the pumps running, and test the water at the tanks. He has moved to Hawaii along with his backhoe and started Dresselhaus Plumbing. He writes, “My shoulder, hands, knees and feet don’t hurt anymore and the waves are big. Tell everyone hi.” --Aloha Randy



Randy really gets into it when checking out a service box while Director Alisa Adriani watches – August 2007

**Squaw Valley Mutual Water Company**  
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