

**North Kootenai Water District  
Board Meeting Minutes  
April 5, 2012**

**A. Call to Order/Roll Call:**

Meeting called to order at 12:30 p.m. by President Tom Crimmins.

Present: Tom Crimmins, Director/President  
Shirley Stoller, Director/Vice President  
Alanna Brooks, Director/Secretary  
Jim Omeroso, Director/Treasurer  
Jack Hern, Director

Staff Present: Mike Galante, District Manager  
Necia Maiani, PE, District Engineer  
Karen Osterdock, District Engineer  
Robin Potts, Accounts Specialist

Excused: Brian Werst, District Attorney

Visitors: None

**B. Consent Agenda:**

Minutes of 03/01/12 Board Meeting

Motion was made to accept the Consent Agenda including all four Board meeting minutes with one change to the 2/28/12 minutes.

Director Stoller – motion, Director Omeroso – second.  
Motion approved unanimously.

**C. Oral Communications:**

None

**D. Written Communications:**

None

**E. Public Hearing – Brown Annexation**

The Public Hearing was opened at 12:32 p.m. With no visitors present and no written communication the Hearing closed at 12:32 p.m.

**F. Treasury Report – Jim Omeroso**

None

**G. Employee Matters:**

None

**H. District Attorney – Brian Werst:**

Excused

**I. District Engineer – Necia Maiani, PE:**

1. Project Status Report

This report can be viewed at the NKWSD office.

2. Pay Requests/Change Orders

The motion was made to approve Change Order #2 for the reduction of the contract for the Avondale Phase 2 Project by \$404,064.51 and 15 days with the contractor S&L Underground.

Director Stoller – motion, Director Omeroso – second.  
Motion approved unanimously.

The motion was made to accept Pay Request #5 for \$1637.80 representing 94% of the contract to L&L Cargile for the Lancaster waterline.

Director Stoller – motion, Director Omeroso – second.  
Motion approved unanimously.

3. Revenue Bond – Remaining Budget Overview

Ms. Maiani and Ms. Osterdock gave a report on their findings from their audit.

4. Chilco West LID #4

The motion was made to approve the Notice to Proceed and authorize President Crimmins to sign the contract with Scarsella Brothers and have Mike Galante date the contract for work at Chilco West.

Director Hern – motion, Director Brooks – second.  
Motion approved unanimously.

5. Chilco Generator

Ms. Maiani reported that we are waiting for a response from DEQ.

6. Rimrock Pressure Zone Investigation

Valves have been exercised and are ready for investigation. However, the first meter reading of the season has taken priority.

7. Task Order – Chilco Generator Procurement

Motion was made to approve Task Order #1201 for \$2320 to Welch Comer for the Chilco Generator Project.

Director Stoller – motion, Director Omeroso – second.  
Motion approved unanimously.

8. Avondale Phase 2, Schedule B – Reduction in Engineering Contract

The motion was made to approve the reduction in the engineering contract by \$57,400 for Avondale Phase 2 Project – Friar Drive area.

Director Stoller – motion, Director Omeroso – second.  
Motion approved unanimously.

**J. District Manager – Mike Galante**

1. Executive Session

None

2. Resolution 2012-05 Authorization to Borrow from Mountain West Bank or Columbia Bank.

The motion was made to approve Resolution 2012-05 authorizing the execution of a letter of commitment for a line of credit for the District and authorizing the Chair and Vice Chair of the Board of Directors of the District as authorized signatories to execute any documentation related to such line of credit.

Director Stoller – motion, Director Omeroso – second.  
Motion approved unanimously.

3. Resolution 2012-09 – Authorization to Sell 1841 W Hayden Avenue and Authorized Signatory

The motion was made to authorize the disposition and/or sale of the District's real and personal property and to authorize the Chair and Vice Chair of the Board of Directors of the District as authorized signatories to execute any documentation related to the sale of such real property.

Director Stoller – motion, Director Omeroso – second.  
Motion approved unanimously.

4. Resolution 2012-10 – Authorization to Purchase 13649 N Meyer Road and Authorized Signatory

The motion was made to approve the acquisition and/or purchase of real property by the District and to authorize the Chair and Vice Chair of the Board of Directors of the District as authorized signatories to sign a letter of commitment.

Director Stoller – motion, Director Omeroso – second.  
Motion approved unanimously.

5. Closing Date for Hayden Property

The closing date for the sell of 1841 W Hayden Avenue will occur on April 10, 2012.

6. Planning Report on Meyer Property

The Board directed Mr. Galante to speak with the current owner of 13649 N Meyer Road regarding anything the owner may have buried on the property. He is to put the response in writing and send to the Board members.

Mr. Galante then reported on the construction plans for the new office space. His proposed closing for this property is April 17<sup>th</sup>.

7. Resolution 2012-1 – Annexation Brown Property

The motion was made to adopt Resolution 2012-11 approving annexation into the District of the property commonly known as the Brown Family Property.

Director Stoller – motion, Director Hern – second.  
Motion approved unanimously.

**K. Board Members:**

None

**L. Adjournment:**

Motion was made to adjourn the meeting.

Director Hern – motion, Director Omerso – second.  
Motion approved unanimously.

Meeting adjourned at 3:25 p.m.

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Alanna Brooks  
Secretary