



**Western Heights Water Company**  
32352 Avenue D • Yucaipa, CA 92399-1899  
**Office** (909) 790-1901 • **Fax** (909) 797-2619 • [www.westernheightswater.org](http://www.westernheightswater.org)

---

Minutes of August 15, 2025, Board of Directors Meeting

A Regular Meeting of the Board of Directors was held at the office of Western Heights Water Company, 32352 Ave D, Yucaipa, CA, on Friday, August 15, 2025. President Duane Burk called the meeting to order at 8:00 AM. Directors present: Benjamin Kelly, Chris Venable: General Manager Mark Iverson, Office Manager Debbie Patrick, Engineering Assistant Brooke Shorey. Vice President Robert Zappia M.D. and Director Armando De La Paz attended telephonically.

1. Public Comment – None
2. Minutes of Board Meeting – Minutes from the July 18, 2025 Board Meeting were reviewed and approved. Motion made by Director Venable, seconded by Director Kelly, and approved unanimously.
3. San Bernardino Valley Municipal (MUNI) Report – Director Kelly reported there is nothing pertinent to Western Heights to report.
4. Board Meeting Schedule – The September Board of Directors meeting will be Friday, September 19 at 8:00 AM.
5. General Manager's Report
  - a) Discussion Items
    - a. Water Sold – Water sales for July 2025 are 1.36% lower than they were for July 2024 and 21.2% higher than this time in 2024.
    - b. Budget Status and Financials – Total revenues for 2025 are 8.0% lower than this time last year. This is due to differences in the lower connection fees this year compared to last year. In terms of water related revenue, revenues are up in accordance with the last rate increases and higher water sales this year. The large increase in revenue for July is from \$182,597 paid in connection fees for the Oak Glen project. Expenses are 9.3% higher than this time last year. While inflation is reportedly lower this year, the cost of parts, materials, fuel, insurance, etc., continues to increase at about 10%. Mr. Iverson reported there is one major project remaining for the year. Staff will begin pipeline replacement on 16<sup>th</sup> Street between Avenue D and Avenue E. It is part of the normal pipeline replacement schedule. The work will be done before the City repaves the street.
    - c. Recharge Project Update – We are making good progress on the direct potable water recharge project. Groundwater modeling work has been completed, and the report is being prepared to be sent to the Regional Water Quality Control Board for approval. When approved, we will be able to proceed with converting Wells 3 and 6 to recharge wells. Our goal was to begin a pilot study in the fall of 2025, and

this is still a possibility. We are working with Muni for financial assistance with the groundwater modeling work we have done. We are working on an agreement with YVWD for their participation in the project. The Regional Board requested water quality modeling, which has been completed. The cost for the well conversions will be approximately \$120,000 each. These costs will most likely occur next year.

- d. Well 9 Hexavalent Chromium Notice – We received a compliance notice from the Division of Drinking Water (DDW) for an exceedance of Chromium VI in Well 9. Well 9 is the only well that exceeds the Chromium VI MCL. The allowable concentration is 0.010 mg/l, and Well 9 is 0.011 mg/l, only 1/1,000 mg/l over the acceptable limit. The company is required to send a letter to every customer. The letter explains this is not an emergency and information on what happened and what the company will need to do in the future. Ms. Shorey has requested samples from houses close to the well to see if there is any Hexavalent Chromium in the system.

The limits for Chromium changed on October 1, 2024. The limit was 50 ppb total Chromium, which included both Chromium III and VI.

The exceedance requires that we send out public notice and that we develop a compliance plan. The notice will be sent out by the end of August. For compliance, we can either shut down the well or install treatment for Chromium VI. We are researching the treatment options and costs, and we will report back to the Board with our recommendation.

- e. Cross Connection Control and Backflow Testing Notifications – We are proposing a change to our backflow testing notifications so that the customer will receive only one notice that the annual testing of their backflow device is due. If the backflow test is not completed or the report is not received by WHWC office within 60-days of the notice, WHWC will arrange to have the backflow device tested and place a \$120 charge on the customer's bill.

Additionally, we are proposing that customers can sign up for a service where WHWC will have the backflow device tested annually for the customers. A copy of the test will be sent to the customer, and they will be notified if repair or replacement of the device is required. The service will be for testing only. It does not include repairs or replacements. Testing will be done by WHWC staff or by a qualified backflow tester. The cost of the service would be \$100 per year or approximately \$17 per billing cycle.

Mr. Iverson will bring back statistics on letters sent and devices tested along with a recommendation for a testing fee to be included on the customer's bill.

- f. WHWC Fees and Deposits Policy – At the May 2025 Board Meeting, staff presented a proposed policy for fees and deposits. Action on the approval was continued until a future meeting so the Board can review the policy and comment on any requested changes. We have received no comments, and we are asking the Board to approve the policy.

**Motion 03:25** – To approve the proposed Fees and Deposits Policy as presented. Motion made by Director Zappia, seconded by Director Venable, and approved unanimously.

g. Weaver Cherry Valley Property Note – Mr. Iverson is working with Mark Weaver on proposed changes to the existing note. Mr. Weaver has asked that we close out the existing \$1.4 million note. They will subdivide the property and sign a new note for \$1.0 million. They will pay Western Heights \$400,000 plus the legal fees, interest to date, and the next quarter's interest.

6. Action Items

None

7. Directors' Matters

Ms. Patrick is working on a venue for the Company Christmas party. Director Venable has a lead for the party.

The meeting was adjourned at 09:02 AM.



Debbie Patrick, Secretary to the Board