Senior Canyon Mutual Water Company
P.O. Box 600, Ojai, California 93024

November 2025 Board Meeting Agenda
November 21, 2025 @ 3:00 p.m.
Jackson Home – 1357 McNell Road

I. Call to Order

II. Approval of October 2025 Minutes

III. Opportunity for eligible persons to address the board on items not on the agenda and within the board's jurisdiction

IV. Manager's Report (Rei)

a. Filter station
b. Coagulant status
c. Rodent control @ reservoir
d. Locks
e. Trucks & Truck repair
f. Electrical Boxes

V. Treasurer's Report (Mike)

VI. Old Business

a. Tunnel Project Update (Mike)
    i. Safety issues – new lock & no trespassing sign
    ii. Construction Schedule
    iii. Media Requirements

b. FEMA Projects Update (Rei)
    i. Nightingale Pipeline project
    ii. Grand Avenue Project

c. McAndrew generator (Mike O.)
    i. Planning
    ii. Construction
    iii. Timeline

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d. Review and Update Regulatory Compliance (Jim & Adam)
    i. New meters – cost estimate, purchase, installation ETA
    ii. Annual inventory reporting
    iii. Monthly drought order reporting
    iv. Crop reports

e. Insurance Update

VII. New Business

a. Water Service Policy Amendment

b. CoBank $750k LOC extension

c. Water Rates & Fees – Review & Conceptual Approval
    i. Free water
    ii. Casitas meter & adjudication costs
    iii. Transfer fee
    iv. Annual Assessment
    v. Adopt pricing based on meter sizes at the 25% level
    vi. Commercial Ag rates
    vii. Institutional rates
    viii. Residential rates
        1. R rate tiers
    ix. Non-Potable rates
    x. Non-conforming meters
    xi. Annual inflation adjustment per CPI

VIII. Employee Review – Closed Session

a. New employee update (Jim)

IX. Adjournment and setting of August meeting date: 12/19/2025