

EVANS WATER CORPORATION and HOMEOWNERS ASSOCIATION

WATER MASTER PLAN Executive Summary

In September of 1974 the Evans Water Corporation was formed to operate and maintain the water distribution system for the Evans No. 2 and Evans No. 3 Subdivisions. The corporation is, a non-profit, owned by the properties which comprise the subdivisions, the well property at 321 Dickey Dr., and the property at 2062 E. Hill Rd. Each property owns one (1) share of the corporation. September of 2004, by vote of the membership, at the general business meeting, the two (2) subdivisions were joined as one and the articles of incorporation were amended with the name of the corporation being changed to: Evans Water Corporation and Homeowners Association.

Over the past four (4) years several leaks have occurred causing the interruption of water to the members and at a significant cost to the corporation. The cause of the leaks was due to the aging infrastructure of our system. Several components that make up the system have reached "end of serviceable life" and have begun failing. The distribution system consists of the main lines, made of Transite pipe, and the laterals, made of galvanized steel pipe. The buried galvanized piping has reached its expected service life of 30 to 50 years and several of these lines have failed. The Transite main lines have a service life of eighty (80) plus years and therefore are not an immediate concern.

At the past three (3) general business meetings the membership has voted to keep our system as opposed to selling out to a for-profit organization such as Suez. Membership has tasked the board of directors with upgrading the system. The board applied for and received a matching grant from the Idaho Department of Environmental Quality (DEQ) which allowed us to hire the engineering firm of Keller Associates to produce the "Water Master Plan", as a component to applying for funding to replace the failing galvanized piping from the distribution mainline to the property shutoff valves. The board has submitted a letter of interest to the DEQ to secure a low interest loan to of up to \$296,000.00 for our Priority 1 improvements.

The "Water Master Plan" presents four (4) alternative plans of action, from a) taking no action with current costs ranging between \$5000.00 to \$10,000.00 for each leak, as it occurs, to b) securing a low interest loan from the DEQ to refresh our failing infrastructure for the next 30 to 50 years. The information gathered throughout the "Water Master Plan" was used to develop a capital improvement plan to address and prioritize our system upgrades.

The board of directors is available to answer any questions you may have and there will be an open comment period followed by a special general business meeting to explain the alternative plans for the system and take comments.

Respectfully

The Board of Directors