Minutes of the Meeting
of the Board of Directors of
Crestview Mutual Water Company
August 26, 2025

1. Convened Public Meeting

The meeting was called to order by Secretary Steven Muro on Tuesday, August 26, 2025, at 5:44 p.m. for an in-person meeting at the Hampton Inn, 50 W. Daily Drive, Camarillo, CA.

<u>Attendance and Quorum</u>

Directors Present:	Dave Stephenson – President - Arrived at 5:54 p.m. Laurie Bennett – Treasurer Steven Muro – Secretary Frank Mezzatesta – Director
Directors Absent:	Alma Quezada – Vice President – Present via Teleconference at 6:38 p.m.
Staff/Counsel Present:	Durrell McAdoo – Water System Superintendent Ann DeMartini – Interim General Manager Lauri Marino – Office Manager

2. Shareholders Public Forum

Roger Chittum commented that he appreciated the report on low nitrate risk prepared by Ann DeMartini that was included in the meeting materials.

CONSENT AGENDA

3. Minutes

The minutes of the Regular Meeting and Executive Session of the Board of Directors of July 17, 2025, July 22, 2025, and the Annual Meeting of July 29, 2024 were presented. On a motion made by Director Laurie Bennett and seconded by Director Frank Mezzatesta, the Board approved with three ayes the following:

Resolved, the minutes of the Regular Meeting and Executive Session of the Board of Directors of July 17, 2025, July 22, 2025, and the Annual Meeting of July 29, 2025, be accepted as presented.

INFORMATION ONLY

4. Superintendent's Report

Superintendent Durrell McAdoo reported that Well 4 and Well 6 are sustaining the system. Five weeks remain in the water year; so far, 494.898 acre-feet have been pumped. Interim General Manager Ann DeMartini reported that she is working together with Mr. McAdoo on meter locations within the district; less than 3 percent are located in driveways. Meter relocation of a small amount of meters will be brought back before the Board for review with pricing.

5. Interim General Manager's Report

Ann DeMartini reported that the risk of nitrate contamination in the West Las Posas Valley Basin is low, with no documented MCL exceedances and stable trends. Ongoing extensive monitoring continues. Ms. DeMartini reported on the electrical outage from last week, which was caused by an animal entering equipment. Crestview has a natural gas generator at Reservoir 3; generators are needed at critical locations throughout the district. Stand-by generators are being considered; permanent generators require permits. Discussion ensued. Lastly, Ms. DeMartini reported that the Fox Canyon Groundwater Management Agency has hired an Executive Director.

6. Treasurer's Report

Treasurer Laurie Bennett reported that Crestview is spending cash on professional fees at the moment. Higher water sales are expected in the upcoming warmer months. The cool July caused lower water sales, along with taking imported water. 2025 has been the coolest summer since 1971. A question was asked about purchased water; Ms. DeMartini reported that Crestview does not plan on buying water for the remainder of the water year. Legal fees are higher than budgeted.

7. President's Report

President Dave Stephenson reported that meetings were held with shareholders located within 600 feet of 191 Alviso Drive. The Board will work next on the indemnity agreement for neighboring shareholders, which will aim to mitigate concerns on relevant topics such as drilling and noise. Our engineers were tasked with an additional scope of work to answer further questions. Discussion ensued regarding costs associated with the Calleguas contract.

8. Adjournment

On a motion made by Director Frank Mezzatesta, seconded by Director Laurie Bennett, and approved with four ayes, the regular meeting was adjourned at 6:22 p.m.

Call to Order – Executive Session at 6:38 p.m.

1. Executive Closed Session

The Board in Executive Closed Session discussed the following matters:

- Personnel Matters – No reportable actions.
- Legal Matters – President Dave Stephenson reported that the Company has the legal ability to issue up to 50 shares of water stock. The Board approved a one-time opportunity to issue 19 additional shares among nine shareholders who are short one or two shares to have the three-share minimum for their one acre parcel of land.
- Third-Party Contracts – President Dave Stephenson reported that the City of Camarillo has asked for a written determination of project status for the Well 8 Project – CUP-401. President Stephenson will send a letter to the City formally withdrawing Crestview's pursuit of the project, noting that alternative projects are being pursued.

2. Adjournment of Executive Session

On a motion made by Director Frank Mezzatesta, seconded by Director Laurie Bennett, and approved with four ayes, the Executive Session was adjourned at 9:08 p.m.

Shareholders in Attendance:

Roger Chittum	Tess Hartwell-Neuman	Cristopher Ono
Mike Rolls	Dirk Seib	

Submitted by,

Lauri Marino

Lauri Marino – Office Manager

Approved by,

Steven Muro – Secretary

Dave Stephenson – President