

EXHIBIT 6

Minutes of the Board of Directors Meeting Authorizing the
Proposed Rates

Lake Village Water Association, Inc.
801 Pleasant Hill Drive
Post Office Box 303
Burgin, Kentucky 40310

The regular monthly meeting of the Lake Village Water Association, Inc. was held at 12:00 p.m. on the 12th day of September 2023 at the Association office located at 801 Pleasant Hill Drive, Burgin, Kentucky.

Vice President Kenny Carey called the meeting to order. Present: President Jim Boyd, Secretary/Treasurer Andrea Gross, Director Jeff Hughes, Director Thomas Hager, Attorney Chris Tucker, Rita Monson, Liz Dienst, and Mike Sanford.

President Boyd moved to approve the minutes from the August 15, 2023 meeting as presented. Director Hager seconded the motion. Motion carried.

Secretary/Treasurer Gross moved to approve the invoices as presented. Director Hughes seconded the motion. Motion carried.

Sanford presented the Financial Report for August. Sanford provided details of the monthly income and expenses, stating that income met or exceeded the monthly budget for all categories, with total sales of \$157,102.29. Sanford went on to note the Billing Adjustment for \$7,869.15, stating that a second payment from the Texas company was made in error and that the first transaction is still in the process of being returned but no information on where to send the payment has been provided. Sanford noted that Water Costs were under budget and that all expenses were routine and compared favorably to the monthly budget. Sanford reported a Gross Profit for the month in the amount of \$120,742.57, with a Net Income of \$53,705.30 for the month. Sanford reported that for the Year-to-Date, Income is exceeding the budget by \$55,747.58, Water Costs are below the budget by \$8,653.10, and Expenses are exceeding the budget by \$27,892.09 due to material and wages exceeding the budget thus far. Sanford stated that the Net Income for the year is \$114,494.63, exceeding the Year-to-Date budget by \$22,734.63. Lastly, Sanford noted that all loan and grant income will be recorded in Construction in Process with all of the project expenses in order to separate all project related transactions from the operating budget. All agreed that the finances look great.

Sanford reported that the Association currently has \$295,889 in cash, which includes \$104,084.02 in RD loan funds to pay for Contract 14 related expenses. Sanford went on to note that as of today, there is \$138,347 in outstanding Receivables still to come in, mostly by the end of the week.

Sanford reported that the Association purchased 18,271,537 gallons during the last reading period and sold 15,139,900 gallons, of which 1,386,600 gallons can be accounted for by 14 service line repairs. Sanford stated that prior to accounting for the leaks the Non-Revenue Water volume was 15% and that after accounting for the leak volume, 7% of the water purchased is unaccounted for. Sanford stated that he is glad to see Non-Revenue percentage at 15% and that staff are doing a great job working to reduce the water loss.

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Dienst stated that Contract 14 construction is going well, and that the contractor is working on US 127. Dienst noted that she had to work through an issue with restraints along US 127 being left out and that the contractor will have to add the restraints at a couple of locations along South Buster Pike. Dienst stated that she is tracking the progress of the contractor and that they seem to be running approximately one week behind. Dienst went on to note that 10.1% of the project is complete and 24% of the contract time has lapsed. Dienst stated that she will continue to monitor progress and communicate with the contractor regarding the schedule. Lastly, Dienst reported that Vector Engineering is on site providing RPR services and the transition has gone well. Dienst stated that she is communicating regularly with the inspector. Sanford stated that the contractor has received many compliments thus far in the project. Director Hughes stated that he is somewhat concerned that the contractor is behind schedule. Dienst noted that often getting the project started and getting in a routine slows the contractor down at the beginning of a project and hopefully they will make the time up.

Sanford presented RD Draw No. 3 in the amount of \$104,084.02 for approval. Sanford noted that \$73,942.59 will be paid to Lagco, Inc. and \$30,141.43 will be paid to Strand Associates. Director Hughes moved to approve the draw as presented. Secretary/Treasurer Gross seconded the motion. Motion carried.

Sanford presented an invoice from AY Construction and Landscaping in the amount of \$10,000 for the service line installations along South Buster Pike. Sanford stated the invoice will be presented to KIA as Draw No. 1. Secretary/Treasurer Gross moved to approve the payment as presented. Director Hager seconded the motion. Motion carried.

Director Hughes moved to approve KIA Draw No. 1 in the amount of \$10,000. Secretary/Treasurer Gross seconded the motion. Motion carried.

Sanford stated that he has been contacted by property owners along US 127 concerning the installation of a fire hydrant or fill point. Sanford went on to note that the Association does not have fire hydrants due to the inability to meet the flow rate requirement but does have a handful of designated fill points throughout the distribution system. Secretary/Treasurer Gross questioned the cost. Sanford stated that he will research the cost if the board would like more information. Director Hager questioned whether there is an equity issue with just placing one in the US 127 area since all of the Association members would like to have a fill point in the vicinity of their property. Director Hager suggested looking at the entire distribution system to determine if there are other locations that would be suitable for a fill point. Sanford stated that he will take a look at the distribution system, contact the fire districts and research the costs. Sanford stated he will work with Dienst on the hydraulic information and will report back as soon as the information is ready to pass along.

Sanford stated that the Association needs to proceed with Contract 15 to stay on schedule with the allocated funding and Qualified Infrastructure Improvement Plan approved by the Public Service Commission. Dienst noted that procurement of Engineering Services was completed with the broader project that was prepared in the PER which includes Contracts 14, 15

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and 16. Sanford noted that the project has a Cleaner Water Program grant in the amount of \$72,589 for planning and design. Lastly, Sanford noted that the project will be included in the upcoming Drinking Water State Revolving Fund Intended Use Plan that will be released at any time. Sanford stated that he and Dienst will take a look at the project scope to determine if changes to the planned project need to be made.

Sanford stated that the Service Line Replacement Project is ready to begin and that the Water Loss Surcharge funds have accumulated to \$32,532.62. Sanford noted that the surcharge funds are accumulating at approximately \$3,700 monthly. Sanford stated that he and the staff are working to determine whether the initial project should replace all of the service lines along Hughley Lane or portions of Paradise Camp Road that are prone to leaks. Sanford noted that all of them will eventually be replaced but reducing water loss in the area is the priority and reducing quickly is the intent of the project. Sanford recommended submitting a request to the Public Service Commission to use the funds to replace approximately 30 service lines at a total cost of approximately \$30,000. Director Hager moved to submit a request to the Public Service Commission to use \$30,000 for the service line replacements. Secretary/Treasurer Gross seconded the motion. Motion carried.

Sanford reported that he is working with AGE Engineering and Kentucky Utilities on a water main relocation project located at E.W. Brown Generating Station. Sanford stated that the relocation is necessary in order for the Battery Solar Storage Facility to be constructed. Sanford noted that the project is a component of the large scale solar project that is proposed for Mercer County and is currently being considered by the Public Service Commission. Sanford stated that the design for the project has received approval by the Kentucky Division of Water.

Sanford reported that the Purchase Water Adjustment application has been approved by the Public Service Commission and will increase water rates for all users by \$0.15 per 1,000 gallons purchased. Sanford noted that the Order issued by the Public Service Commission states that the approved rates shall be published in the local newspaper. Sanford stated that the public notice will be in the Harrodsburg Herald on September 14th. Sanford questioned whether the board would like a notice to be mailed to all Association members. Sanford stated that the cost to mail the notice would be approximately \$2,500. All agreed that including the public notice in the newspaper and placing the new rates on the website is good and it saves the Association members the cost of mailing the notice to all 2,500 members.

Sanford presented potential changes to the water supply for consideration to offset the recent 6.5% rate increase from the City of Harrodsburg. Sanford noted that the Public Service Commission has approved the rate increase and the rates are in effect. Sanford provided an overview of the impact of providing service from the City of Danville to the US 127 corridor and the Bright Leaf area instead of the City of Harrodsburg. Sanford stated the 2,551,000 gallons of water was purchased during the last billing period from the City of Harrodsburg, through the Moore Lane master meter. Of the 2,551,000 gallons purchased, 1,221,000 gallons were used by the US 127 and Bright Leaf service area. Sanford stated that while the area can be serviced by the City of Danville water supply, the change has the potential to affect the Montgomery Lane

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Storage Tank turnover rate. Sanford reported that currently the tank fills every 33 hours and removing 1,221,000 gallons of water from the zone will affect the turnover of the tank and has the potential to adversely affect water quality over time. Sanford stated that an increase in water age results in an increase in disinfection byproducts, which the Association does not currently have issues with and that all sampling is well below the MCL as established by the EPA. Sanford stated that the other option to purchase from the City of Danville is through the KY33 master meter, but the Northpoint Training Tank makes that option not viable. Sanford noted that hydraulically the source can serve most of the distribution system, but filling the NTC tank will create periodic pressure issues for a large portion of the distribution system. Lastly, Sanford stated that changing the source for the US 127 corridor and Bright Leaf area will result in savings of \$735 monthly or approximately \$9,000 annually. Sanford noted that the increase from the City of Harrodsburg will result in an additional \$16,500 annually in water costs, so making the change will not offset all of the additional expense. Sanford stated that submitting a second Purchase Water Adjustment application to the Public Service Commission will result in an increase of \$0.11 per 1,000 gallons purchased for all water customers. Director Hager pointed out that creating potential water quality issues is not an option and recommended submitting the application to the Public Service Commission. Sanford agreed and stated that he will prepare the application and will also make the water source change while monitoring the tank turnover. All agreed that trying to save the Association members money is always a priority and if the tank doesn't turn over properly the area can be switched back to the City of Harrodsburg water source. Director Hager moved to submit the Purchase Water Adjustment application to the Public Service Commission. Secretary/Treasurer Gross seconded the motion. Motion carried.

Sanford presented three proposals to inspect and clean the four water storage tanks owned by the Association. Sanford stated that Complete Restoration submitted a proposal for \$3,800, Preferred Tank and Tower submitted a proposal for \$4,000 and SE Diving Services, LLC submitted a proposal for \$16,200. Sanford stated that the larger quote includes cleaning and the other two are inspection only. Sanford stated that in the past, the tanks did not require much sediment removal and the cost should be minimal. Sanford went on to note that he is waiting for a proposal from Caldwell Tanks and should have it in the coming days. Director Hughes moved to authorize Sanford to proceed at his discretion once the fourth proposal is received. Director Hager seconded the motion. Motion carried.

Sanford reported that the Shakertown Standpipe has reached the end of its useful life and dismantling the tank is likely the best option versus rehabilitation. Sanford noted that the tank has a capacity of 47,000 gallons and was necessary to meet the minimum storage requirement until the Association assumed ownership of the Northpoint Training Center Elevated Tank. Dienst questioned whether the tank controlled the Shakertown Booster Pump Station. Sanford stated that the tank was used to control the BPS, but the controls were moved to the Ison Lane Standpipe when it was constructed. Dienst questioned whether there would be enough storage without the tank. Sanford stated that the Association needs approximately 550,000 gallons of storage per day and currently has 1,100,000 gallons of storage. Dienst stated that the Division of Water and Public Service Commission will likely have to approve the decommissioning of the

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tank. Sanford stated that he and Dienst will research the necessary steps to decommission the tank and present the findings to the board as soon as possible.

Sanford reported that the Napoli Shkolnik PFAS Class Action lawsuit has entered into the settlement phase with Dupont and 3M with 16 other defendants left to negotiate with. Sanford stated that he attended a recent webinar concerning the settlement and that the claimants eligible for expense reimbursement must be a producer and have a source contaminated with PFAS. Sanford stated that since the Association purchases 100% of the water for the customers the PFAS regulation impacts the City of Danville and the City of Harrodsburg only. Sanford also noted that public notice requirements would be the only impact to the Association if either of the two cities detect PFAS and are unable to remove the contaminant from the drinking water. Sanford stated that he confirmed the PFAS regulation requirements with Ariana Lageman at the Kentucky Rural Water Association and that currently the Association is not impacted by the current EPA regulation or any proposed EPA regulations pertaining to PFAS in drinking water.

Sanford presented a Cleaner Water Program Grant Reallocation Request from the City of Burgin that would reallocate \$29,000 from the city's CWP Round 2 allocation to the cost overrun on the project that is using the CWP Round 1 allocation for funding. Sanford noted that there is no impact to the Association and that all utilities in the county must approve the request. Director Hughes moved to approve the request as presented. Secretary/Treasurer Gross seconded the motion. Motion carried.

Sanford presented a request from Darryl Fraley, 100 Hughley Lane, for assistance with the water bill. Sanford noted that Tucker communicated with Mr. Fraley requesting that \$2,053 be paid to recover the cost of the purchased water that went through the meter. Sanford went on to state that he met with Mr. Fraley at which time he indicated that he cannot afford to pay the amount requested and has requested further assistance to resolve the matter. All agreed that there must be some form of payment for the water that went through the meter. Sanford noted that 48 months of minimum bills is approximately \$1,400. Director Hughes suggested leaving the request at \$2,053 to cover the water costs and placing it on payments. Monson stated that the current policy for payment plans is 6 or 12 months and that the plan should be consistent with others on a payment plan. Director Hager recommended \$100 per month for the next 12 months in addition to the current bill for the service. Sanford agreed to communicate with Mr. Fraley regarding the proposed payment plan.

Sanford presented a pressure complaint from Don Smith regarding the pressure at the Paradise Camp Condominiums. Smith stated that recently there have been three hot water valves and a pool valve that came off due to high water pressure. Sanford stated that Association staff recorded pressure at the pool to be 114 psi and 90 psi coming into the property. Sanford went on to note that regulation requires that the Association maintain a minimum pressure of 30 psi and must reduce the pressure if the pressure exceeds 155 psi. Director Hughes recommended that a pressure reducing valve be installed on the main coming into the property and that the same circumstances were present when he owned and operated Royalty's Marina. Director Hughes went on to state that the PRV corrected the pressure issues. Sanford agreed with Director

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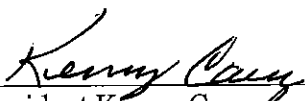
Hughes and stated that the PRV expense would have to be paid for by the HOA since the pressures are within the range defined by the regulation. All agreed to offer to install the PRV on the Association's main if the HOA would like to pay for the installation costs.

Sanford presented a request to purchase a 2023 Toyota Tacoma for consideration. Sanford stated that he had located three truck options with a cost of approximately \$37,000 before taxes and fees. Sanford stated that adding the truck to the fleet will allow for each distribution staff member to perform work for the Association independently and efficiency and productivity will increase. Sanford recommended obtaining a loan from Farmers National Bank for 24 months. Sanford stated that the Association will make a cash contribution to the purchase and obtain a loan for the balance. Director Hughes moved to obtain a loan to cover the cost of the 2023 Toyota Tacoma from Farmers National Bank and to authorize Vice President Kenny Carey to execute the necessary loan documents on the Association's behalf. Secretary/Treasurer Gross seconded the motion. Director Hager abstained from the vote. Motion carried.


Sanford presented a request to cover the cost of Evan May and John Whitenack's cell phone bills. Sanford stated that both staff members stayed on their family plans when hired and that the Association provides a cell phone to all distribution staff members. Director Hager recommended covering the cost not to exceed the cost of adding them to the current Association plan. Secretary/Treasurer Gross moved to provide reimbursement for the monthly cell phone bills. Director Hughes seconded the motion. Motion carried.

Director Hughes questioned the status of the Lead & Copper Service Line Inventory Project. Sanford stated that he and the staff are trying to work it in, but the workload has prevented progress. Sanford stated that the additional truck will help and that there still may need to be an additional staff member to complete the survey.

Director Hager moved to adjourn the meeting. President Boyd seconded the motion. Meeting adjourned.



Vice President Kenny Carey



Secretary/Treasurer Andrea Gross