

RANCHO MURIETA COMMUNITY SERVICES DISTRICT

Board of Directors Meeting

MINUTES

August 20, 2014

5:00 p.m. Open Session

1. CALL TO ORDER/ROLL CALL

President Gerald Pasek called the regular meeting of the Board of Directors of Rancho Murieta Community Services District to order at 5:00 p.m. in the District meeting room, 15160 Jackson Road, Rancho Murieta. Directors present were Gerald Pasek, Roberta Belton, Betty Ferraro, Paul Gumbinger, and Michael Martel. Also present were Joseph Blake, General Manager; Greg Remson, Security Chief; Paul Siebensohn, Director of Field Operations; and Suzanne Lindenfeld, District Secretary.

2. ADOPT AGENDA

Motion/Gumbinger to adopt the agenda. **Second/Ferraro**. **Ayes: Pasek, Belton, Ferraro, Gumbinger, Martel. Noes: None.**

3. COMMENTS FROM THE PUBLIC

Linda Klien read a statement regarding the response President Pasek sent to the Progressive American for Truth Executive Committee in response to a letter they sent to the River Valley Times. Joseph Blake, District General Manager, will be attending their next Executive Committee meeting on September 15, 2014. Director Ferraro would also like to attend.

Director Belton commented on her concerns that the letter was on District letterhead, from the Board President but was not authorized by the Board. Director Martel agreed, stating that he had been told he could not use District letterhead to send out any correspondence that the Board has not approved. Director Gumbinger agreed and stated that any response should have come from the General Manager, not the Board President.

Ms. Klien commented on the Committee's desire to work with the District to get information out to the community.

Mary Brennan commented on her conversation with Joe Blake and that the response from President Pasek was demeaning and dismissive to the Committee. Ms. Brennan also commented on an article in the Sacramento Bee regarding the possibility of additional grants becoming available. Joe stated that the District applies for any and all grants possible.

4. SPECIAL ANNOUNCEMENT AND ACTIVITIES

None.

5. CONSENT CALENDAR

Agenda Item 5B1, Director Ferraro commented on communicating to the community the new outdoor irrigation schedule and on her concern with Rancho Murieta Association not paying the money they owe the District.

Agenda Item 5B3, Director Martel asked why Brad Beer was at the Finance Committee meeting when he had already agreed to pay the money owed. Joe stated that he attended based on the agenda for the meeting. Director Martel asked for a copy of the agreement Mr. Beer signed. Joe stated he will forward that to him.

Motion/Gumbinger to adopt the consent calendar. **Second/Martel. Roll Call Vote: Ayes: Pasek, Belton, Ferraro, Gumbinger, Martel. Noes: None..**

6. STAFF REPORTS

a. General Manager's Report

Director Gumbinger stated that in the future, General Manager's report is to be a written report included in the packet, not verbal.

Joe Blake gave a brief summary of the Water Treatment Plant Expansion Project spreadsheet.

Director Belton asked about the concerns Joe had with Roebbelen as project manager. Joe stated that everything has been worked out, there is a project manager on site now and District staff meets with them at least three (3) times a week. Staff has also received the project schedule.

Director Gumbinger commented on the Board providing input on change orders and who authorizes payments to the contractors. President Pasek asked staff to explain the process at the next Board meeting.

Joe commented on his goal to have a new Director of Finance/Administration on board by mid-September, 2014.

b. Administration/Financial Report

President Pasek asked staff to look into why sewage amounts are down.

c. Security Report

No discussion

d. Water/Wastewater/Drainage Report

Director Gumbinger commented on how quick staff is to respond to any issues. It is appreciated by the residents.

7. CORRESPONDENCE

None.

8. CONSIDER ADOPTION OF ORDINANCE 2014-02, AMENDING DISTRICT CODE, CHAPTER 8, THE COMMUNITY FACILITIES FEE CODE, SECTION 3.00

President Pasek gave a brief summary of the recommendation to adopt Ordinance 2014-02. These adjustments are done annually. The first reading of the Ordinance was conducted at the July Board meeting.

Motion/Gumbinger to adopt Ordinance 2014-02, an Ordinance amending District Code Chapter 8, the Community Facilities Fees Code, Section 3.00, to increase the Water Supply Augmentation and the Community Parks fees. **Second/Belton. Roll Call Vote; Ayes: Pasek, Belton, Ferraro, Gumbinger, Martel. Noes: None.**

Director Martel commented on his concern that some developers have not paid their fees and asked for staff to look into his concerns.

9. CONSIDER ADOPTION OF RESOLUTION 2014-18, AMENDING THE DISTRICT CONFLICT OF INTEREST CODE

Richard Shanahan, District General Counsel, gave a brief summary of the recommendation to adopt Resolution 2014-18. The Political Reform Act requires every local government agency to review its conflict of interest code every two (2) years. Once adopted, the amendment will be submitted to the Sacramento County Board of Supervisors for approval.

Motion/Ferraro to adopt Resolution 2014-18, a resolution amending the District Conflict of Interest Code. **Second/Belton. Roll Call Vote; Ayes: Pasek, Belton, Ferraro, Gumbinger, Martel. Noes: None.**

10. PUBLIC HEARING TO PLACE DELINQUENT ACCOUNTS ON THE TAX ROLLS OF SACRAMENTO COUNTY FOR COLLECTION

Joe Blake gave a brief background and stated that the Board adopts this resolution annually in order to place delinquent special taxes/charges on the Sacramento County tax rolls. The County purchases these delinquencies, using the Teeter Plan, and the District receives payment from the County dollar for dollar.

President Pasek opened the public hearing at 6:24 p.m. and asked for public comments.

John Sullivan commented on payment for the Retreats should be taken out of their escrow account, which funds were made available last week. Joe stated he will check into it.

President Pasek closed the public hearing at 6:26 p.m.

Motion/Gumbinger to adopt Resolution 2014-19 placing delinquent water, sewer, solid waste, security and/or drainage charges/taxes on the Sacramento County tax rolls to be purchased by Sacramento County under the Teeter Plan. **Second/Ferraro. Roll Call Vote; Ayes: Pasek, Belton, Ferraro, Gumbinger, Martel. Noes: None.**

11. CONSIDER ADOPTION OF SANITARY SEWER MANAGEMENT PLAN UP-DATE

Paul Siebensohn gave a brief summary of the recommendation to adopt the Sanitary Sewer Management Plant update. The District is required to update the Sanitary Sewer Management Plant every five (5) years.

Motion/Belton to adopt the Sanitary Sewer Management Plan Update. **Second/Martel. Ayes: Pasek, Belton, Ferraro, Gumbinger, Martel. Noes: None.**

12. CONSIDER APPROVAL OF PROPOSAL FOR APPRAISAL SERVICES RELATING TO THE COMMUNITY FACILITIES DISTRICT NO. 2014-1

Richard Shanahan, District General Counsel, gave a brief summary of the recommendation to approve the proposal for appraisal services relating to the Community Facilities District No. 2014-1 from Seevers Jordan Ziegenmeyer, Real Estate Appraisal & Consultation.

Motion/Gumbinger to approve proposal from Seevers Jordan Ziegenmeyer, Real Estate Appraisal & Consultation, for appraisal services in an amount not to exceed \$20,000. Funding to come from the Rancho North/Murieta Gardens landowners under the terms of the Rancho North Properties and Murieta Gardens Financing and Services Agreement. **Second/Martel. Ayes: Pasek, Belton, Ferraro, Gumbinger, Martel. Noes: None.**

13. CONSIDER APPROVAL OF OUT OF DISTRICT DOMESTIC WATER SUPPLY CONNECTION TO HUTCHISON RANCH

Joe Blake gave a brief summary of the recommendation to approve the out of District water supply connection to Hutchison Ranch due to their water supply running dry. This service is for domestic use only, rated at one equivalent dwelling unit (EDU) per District standards.

The Hutchisons are required to pay all District fees, obtain all and fund all work associated with making this connection. It will be their responsibility to obtain the necessary right-of-way access for their side of the water service supply line as the District's responsibility ends after the point of the meter. Should it be discovered that this service is utilized for anything other than approved domestic use, experiencing water waste per District Water Code or District's current stage of Water Shortage Contingency Plan, failure to maintain and test backflow, violation of any District guidelines, or due to non-payment, services may be terminated.

Director Martel commented on his concerns since the District had denied previous requests for water to other out of District residences and that the District should look at expanding their boundaries.

Motion/Belton to approve the connection of a one inch (1") potable water supply line from a District water main for the domestic use on Don and Kristin Hutchison's Ranch at 15020 Jackson Road. **Second/Gumbinger. ROLL CALL VOTE: Ayes: Pasek, Belton, Ferraro, Gumbinger. Noes: Martel.**

14. RECEIVE WATER TREATMENT PLANT EXPANSION PROJECT UPDATE

a. Consider Water Treatment Plant Expansion Alternative #1

Paul Siebensohn gave a brief summary of the recommendation to approve Alternative #1 as bid in Water Treatment Plant Expansion Project.

This project has been a CIP project since 2008, put on hold pending the Water Treatment Plant Expansion Project. It was set aside as an alternate cost as it is for replacement of existing District facilities, to be funded solely by the District. It is needed as the siding was improperly installed from the beginning without proper flashing to channel away rainwater as well as siding touching

the ground to allow water to wick up into it. This has left a majority of the siding with dry rot in some areas.

Director Gumbinger requested staff to look into alternatives. By consensus, the Board agreed.

15. RECEIVE WATER CONSERVATION UPDATE

a. Mandatory Water Use Restrictions

Paul Siebensohn gave a brief update on water conservation and staff's recommendation to adopt a mandatory maximum two (2) day a week outdoor irrigation schedule. This is necessary for the Water Treatment Plant Expansion Project, as overall system demand will need to be comfortably below 2 million gallons per day once Plant #1 is taken offline on September 15, 2014.

Motion/Belton to adopt a mandatory maximum two (2) day a week outdoor irrigation schedule: Murieta North on Mondays and Fridays; Murieta South, Murieta Village and commercial on Tuesdays and Saturdays. **Second/Ferraro. Ayes: Pasek, Belton, Ferraro, Gumbinger. Noes: None. Abstain: Martel.**

16. CONSIDER CONFERENCE/EDUCATION OPPORTUNITIES

Joseph Blake gave a brief summary of the recommendation of Paul Siebensohn attending the CA-NV AWWA Fall Conference in Nevada. Motion/Ferraro for Paul Siebensohn to attend the CA-NV AWWA Fall Conference in Nevada. Second/Belton. **Ayes: Pasek, Belton, Ferraro, Gumbinger, Martel. Noes: None.**

17. REVIEW MEETING DATES/TIMES

Improvements is changed to Friday, September 5, 2014 at 10:30 a.m.

18. COMMENTS/SUGGESTIONS

Chief Remson reported that Sacramento County Sheriff Officers will be working the Summerfest this weekend. The car accident victim is still in the hospital.

Director Martel stated that the ad hoc Security Committee is on hold until staff hears back on the grants.

Director Gumbinger stated that the New North Gate project will be going out to bid next week.

Director Belton asked that the Board step back and let Joe do his job. Director Belton also asked about OE-3 moving. Joe stated that he will be meeting with them next week and will find out the details.

Director Belton reminded everyone that union negotiations will be starting in September.

Director Ferraro requested that the new Utilities Supervisor be introduced to Murieta Village staff. Director Ferraro asked if the District has a valve maintenance schedule. Paul Siebensohn stated that the District does have a valve maintenance program, which is done in non-drought years.

President Pasek introduced Mark Pecotich who will be the new Board member in December 2014.

19. ADJOURNMENT

Motion/Gumbinger to adjourn at 7:18 p.m. **Second/Ferraro. Ayes: Pasek, Belton, Ferraro, Gumbinger, Martel. Noes: None.**

Respectfully submitted,



Suzanne Lindenfeld
District Secretary