

RANCHO MURIETA COMMUNITY SERVICES DISTRICT

Board of Directors Meeting

MINUTES

October 15, 2014

4:00 p.m. Closed Session - 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 4:00 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; Tracey Hays, Interim Controller; Suzanne Lindenfeld, District Secretary; and Richard Shanahan, General Counsel.

2. BOARD ADJOURNED TO CLOSED SESSION AT 4:01 P.M. TO DISCUSS THE FOLLOWING ITEMS:

Under Government Code 54957.6: Conference with Labor Negotiator Determined in Agenda Item 2 Regarding Negotiations with the International Union of Operating Engineers, Local 3, AFL-CIO.

Under Government Code 54957: Public Employee Performance Review: Title: General Manager.

3/4. BOARD RECONVENED TO OPEN SESSION AT 5:07 P.M. AND REPORTED THE FOLLOWING:

Under Government Code 54957.6: Conference with Labor Negotiator Determined in Agenda Item 2 Regarding Negotiations with the International Union of Operating Engineers, Local 3, AFL-CIO. Nothing to report.

Under Government Code 54957: Public Employee Performance Review: Title: General Manager. Nothing to report.

5. COMMENTS FROM THE PUBLIC

Vince Carrillo, 15131 Reynosa Drive, read a complaint he is filing against the District's General Manager for rudeness, disrespect, and acts un-becoming a general manager.

6. ADOPT AGENDA

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

7. SPECIAL ANNOUNCEMENT AND ACTIVITIES

None.

8. CONSENT CALENDAR

Under Agenda Item 8A, Director Belton commented that in section 10, Director Ferraro asked about RMA using water from Laguna Joaquin not Director Belton. The change will be made.

Under Agenda Item 8B3, Director Belton asked where the funding for the new North Gate will come from if the District does not get grant funding. President Pasek stated that will be discussed under Agenda Item 14.

Under Agenda Item 8b3, Director Gumbinger commented on the new North Gate project and the need for the District, Rancho Murieta Association (RMA), Caltrans, and the Sacramento County Board of Supervisors' representatives meet to discuss the problems/back-up on Jackson Highway that will be caused during construction of the new gate. Director Gumbinger stated that when he spoke with Greg Vorster, RMA General Manager, he stated that it is up to the contractor to handle. President Pasek directed Joe Blake, General Manager, to set up a meeting with all the agencies to discuss.

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

9. STAFF REPORTS

No discussion.

10. CORRESPONDENCE

President Pasek stated that he had responded to Mr. and Mrs. Towns. Director Belton stated she had also responded to them.

11. DISCUSS CONCERNS REGARDING BOYS RANCH IN SLOUGHHOUSE AS POSSIBLE HALFWAY HOUSE FOR FEDERAL INMATES

Kathy Prizmich and J.T. Weaver, from GEO Re-Entry Services, gave a brief presentation regarding their proposal to lease and convert the property formerly operated as the Sacramento County Boys Ranch into a residential re-entry center for federal inmates nearing the end of the prison terms. It costs Sacramento County about \$1 million a year to maintain the empty facility. This proposal is for a 6 year lease. A short question and answer period followed.

Director Belton commented on her feeling that Rancho Cordova would be a better area as this location is so remote and there is no public transportation for the in-mates to use to get to and from the facility. Ms. Prizmich stated that there are zoning issues that restrict where these types of facilities can be located.

The Sacramento County Board of Supervisors will be holding a public meeting regarding this matter on November 12, 2014 at 2:00 p.m. A formal presentation will be provided at that time. The public is welcome to attend and ask questions. Other community outreach meetings will be held in Rancho Murieta, also. Tours of the Oakland facility are also available to anyone who would like to go.

12. CONSIDER ACCEPTING COMMUNITY FACILITIES DISTRICT NO. 2014-1 DRAFT APPRAISAL

As a result of the appraisal analysis, the market value of the subject property is \$22,090,000.

Motion/Gumbinger to receive and file the draft appraisal for Community Facilities District 2014-1. **Second/Belton. Ayes: Pasek, Belton, Ferraro, Gumbinger, Martel. Noes: None.**

Director Belton left at 5:55 p.m.

13. CONSIDER APPROVING PAYMENT OF INVOICES FOR HOLE 13 NORTH CULVERT CROSSING PROJECT

Paul Siebensohn gave a brief summary of the recommendation to approve payment of invoices for Hole 13 North Culvert Crossing Project.

Motion/Gumbinger to approve \$1,999.73 invoice from Rancho Murieta Country Club for purchase of sod, removal of existing sod and laying of sod for the 13 North Culvert Crossing Project. Funding to come from Drainage Reserves, CIP No. 13-01-2.

Approve \$9,435.00 invoice from Carrillo Enterprises for drain pipe replacement, concrete headwall repairs for the 13 North Culvert Crossing Project. Funding to come from Drainage Reserves, CIP No. 13-01-2.

Approve \$5,950 invoice from JB Bostick for asphalt patching for 13 North Culvert Crossing Project. Funding to come from Drainage Reserves, CIP No. 13-01-2. **Second/Ferraro. Ayes: Pasek, Ferraro, Gumbinger, Martel. Noes: None. Absent: Belton.**

14. CONSIDER APPROVING RANCHO MURIETA NORTH SECURITY GATE PROJECT COOPERATION AND FUNDING AGREEMENT

Director Ferraro requested this item be referred to the Finance Committee for discussion and recommendation before the Board takes any action on it. By consensus, this item will go to the Finance Committee Meeting in November for review.

15. CONSIDER APPROVING PROPOSAL FROM ALLSTATE SYSTEMS INTEGRATION, INC., FOR TWO (2) DSX PANELS

Chief Remson gave a brief summary of the recommendation to approve the proposal for two (2) new DSX panels: one for the north gate and one for the south gate. The present panels can operate a total of four (4) gate operators. Since the new North Gate will have six (6) gate operators, a panel that will operate six operators is required.

Motion/Gumbinger to approve the proposal from AllState Systems Integration, Inc. in an amount not to exceed \$14,720.32 for the purchase and installation of two (2) updated DSX panels - one at the North Gate and one at the South Gate. Funding to come from Security Replacement Reserves. **Second/Martel. Ayes: Pasek, Ferraro, Gumbinger, Martel. Noes: None. Absent: Belton.**

16. CONSIDER ADOPTION OF DISTRICT RESOLUTION 2014-27 AMENDING FIXED EMPLOYER'S CONTRIBUTION FOR UNREPRESENTED PUBLIC EMPLOYEE MEDICAL AND HOSPITAL CARE ACT BENEFITS

This is done annually.

Motion/Gumbinger to adopt Resolution 2014-27 amending the fixed employer's contribution for unrepresented Public Employees' Medical and Hospital Care Act. **Second/Martel. ROLL CALL VOTE: Ayes: Pasek, Ferraro, Gumbinger, Martel. Noes: None. Absent: Belton.**

17. CONSIDER ADOPTION OF DISTRICT RESOLUTION 2014-28 AMENDING FIXED EMPLOYER'S CONTRIBUTION FOR REPRESENTED PUBLIC EMPLOYEE MEDICAL AND HOSPITAL CARE ACT BENEFITS

This is done annually.

Motion/Gumbinger to adopt Resolution 2014-28 amending the fixed employer's contribution for represented Public Employees' Medical and Hospital Care Act. **Second/Ferraro. ROLL CALL VOTE: Ayes: Pasek, Ferraro, Gumbinger, Martel. Noes: None. Absent: Belton.**

18. RECEIVE WATER TREATMENT PLANT EXPANSION PROJECT UPDATE

Paul Siebensohn gave a brief update on the Water Treatment Plant Expansion Project. Water Treatment Plant #1 is off line and demolition has begun on it. Plant #2 is providing the water for the community. We recently received an updated schedule from GE. The new schedule has most items being delivered before 2015, with the exception of the membrane cassettes which are scheduled to arrive in March 2015.

19. RECEIVE WATER CONSERVATION UPDATE

Paul Siebensohn gave a brief update on water conservation. Water demand has dropped showing compliance. To date, 480 tags have been issued and fines are being imposed.

20. CONSIDER CONFERENCE/EDUCATION OPPORTUNITIES

No discussion.

21. REVIEW MEETING DATES/TIMES

Director Gumbinger will not be attending the November Board meeting.

22. COMMENTS/SUGGESTIONS

President Pasek commented on looking into creating a centralized water management program.

Director Ferraro commented on Rancho Murieta Country Club (RMCC) employees stating that they do not have the operations manual that the District developed. Paul Siebensohn stated that they have received several copies - both paper and electronic. Paul will send another copy to them. Director Ferraro requested she be included in any outreach the District does to RMCC regarding water rights and the use of recycled water.

Director Martel stated that with the new gate going in, it would be a good time for Security to update/correct all the residents' information, including email addresses. Vendors and what types of chemicals they use should be included.


Director Gumbinger reminded Mr. Blake that he needs to schedule an interview with River Valley Times to set the record straight on the incorrect information provided in a letter to the editor regarding future water storage.

Director Ferraro stated she has put in a request for a Parks Committee meeting to be scheduled. To date, no response has been received.

23. ADJOURNMENT

Motion/Ferraro to adjourn at 6:47 p.m. **Second/Gumbinger. Ayes: Pasek, Ferraro, Gumbinger, Martel. Noes: None. Absent: Belton.**

Respectfully submitted,


Suzanne Lindenfeld
District Secretary