



RANCHO MURIETA COMMUNITY SERVICES DISTRICT

Board of Directors Regular Meeting

MINUTES

November 18, 2015

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, Betty Ferraro, Morrison Graf, Michael Martel, and Mark Pecotich. Also present were Darlene J. Gillum, General Manager; Greg Remson, Security Chief; Paul Siebensohn, Director of Field Operations; Eric Thompson, Controller; and Suzanne Lindenfeld, District Secretary.

2. ADOPT AGENDA

Darlene Gillum requested that, due to the number of proposals received for the Solar Power Project CEQA Services Support and Documentation Project, Agenda Item 9 be pulled from the Agenda and placed on the December 3, 2015 Special Board meeting agenda.

Motion/Ferraro to adopt the agenda with Agenda Item 9 removed. **Second/Martel. Ayes: Pasek, Ferraro, Graf, Martel, Pecotich. Noes: None. Absent: None. Abstain: None.**

3. SPECIAL ANNOUNCEMENTS AND ACTIVITIES

None.

4. COMMENTS FROM THE PUBLIC

Keith Golden, Sloughhouse, commented on water situation and asked how notice of public review/comment regarding the augmentation wells was advertised. Paul Siebensohn stated that it was advertised on the District's website, on the Sacramento County website, and in the Sacramento Bee. President Pasek stated that other ranchers did come in and comment on the report. Mr. Golden asked that the water assessment study due out in December be noticed in the River Valley Times along with the District's website.

John Merchant commented on the noticing of grant information regarding the augmentation wells. Darlene Gillum stated that the original grant submission was a joint project with Omochumne Hartnell Water District but separated out to Project #17 after Omochumne Hartnell's part of the project was postponed and that the Regional Water Authority stated that more than likely, the grant deadline would be extended out to June 2017.

Director Pecotich suggested information regarding the augmentation wells be posted on the District's website.

5. CONSENT CALENDAR

Motion/Martel to adopt the consent calendar. **Second/Ferraro. Roll Call Vote: Ayes: Pasek, Ferraro, Graf, Martel, Pecotich. Noes: None. Absent: None. Abstain: None.**

6. STAFF REPORTS

Under Agenda Item 6a, President Pasek commented on how he feels Darlene Gillum is doing a good job on her reports/updates to the Board.

Under Agenda Item 6c, Director Ferraro asked about the amount of the Security loan payment. Eric Thompson stated that the amount does include interest.

7. CORRESPONDENCE

No comments.

8. RECEIVE PRESENTATION OF THE DRAFT 2014-2015 ANNUAL AUDIT REPORT BY LARRY BAIN, CPA

Larry Bain, CPA, gave a brief summary of the 2014-2015 audit report. Mr. Bain stated that the audit went much smoother this year than last year. It was a clean report with only one (1) finding. After discussion with Eric and Darlene, this item will be removed. A question and answer period followed.

9. CONSIDER APPROVAL OF THE SOLAR POWER PROJECT - CEQA SERVICES, SUPPORT AND DOCUMENTATION PROPOSAL

This item was pulled from the agenda.

10. CONSIDER SELECTION OF SPECIAL DISTRICT COMMISSIONER FOR THE SACRAMENTO LOCAL AGENCY FORMATION COMMISSION

Motion/Martel to select Ron Greenwood for Sacramento Local Agency Formation Commission. **Second/Ferraro. Ayes: Pasek, Ferraro, Graf, Martel, Pecotich. Noes: None. Absent: None. Abstain: None.**

11. CONSIDER ADOPTION OF RESOLUTION R2015-14, ACCEPTING WATER LINE EASEMENT AT THE RETREATS WEST

Paul Siebensohn gave a brief summary of the recommendation to accept the water line easement at the Retreats West.

Motion/Ferraro to adopt Resolution R2015-14, accepting water line easement at the Retreats West. **Second/Martel. Roll Call Vote: Ayes: Pasek, Ferraro, Graf, Martel, Pecotich. Noes: None. Absent: None. Abstain: None.**

12. CONSIDER ADOPTION OF RESOLUTION R2015-15, ELECTING TO BE SUBJECT TO GOVERNMENT CODE SECTION 22893 TO ESTABLISH HEALTH VESTING REQUIREMENTS FOR FUTURE ANNUITANTS UNDER THE PUBLIC EMPLOYEES' MEDICAL AND HOSPITAL CARE ACT

Darlene Gillum gave a brief summary of the recommendation to adopt Resolution R2015-15 regarding a post-retirement health benefits vesting requirement to employees who retire from service with the District.

Motion/Martel to adopt Resolution R2015-15, electing to be subject to Government Code Section 22893 to establish health vesting requirements for future annuitants under the Pubic Employees

Medical and Hospital Care Act (PEMHCA). **Second/Ferraro. Roll Call Vote: Ayes: Pasek, Ferraro, Graf, Martel, Pecotich. Noes: None. Absent: None. Abstain: None.**

13. CONSIDER ADOPTION OF DISTRICT RESOLUTION R2015-16, AMENDING THE AMOUNT OF EMPLOYER PAID MEMBER CONTRIBUTIONS TO THE PUBLIC EMPLOYEES RETIREMENT SYSTEM (PERS) FOR REPRESENTED EMPLOYEES FROM TWO PERCENT (2%) TO ONE PERCENT (1%)

Darlene Gillum stated that the current Memorandum of Understanding (MOU) between the District and Operating Engineers Local 3 (OE-3) for the represented employees increases their member contribution to the employee's share of PERS retirement contribution as follows: January 1, 2015 to 5%; January 1, 2016 to 6%; and January 1, 2017 to 7%. With these changes, the District's Employer Paid Member Contribution (EPMC) is reduced to 2% effective January 1, 2015, 1% effective on January 1, 2016, and 0% effective January 1, 2017.

Motion/Ferraro to adopt Resolution R2015-16, amending the amount of Employer Paid Member Contributions (EPMC) to Public Employees Retirement System (PERS) for represented employees from two percent (2%) to one percent (1%), effective January 1, 2016. **Second/Graf. Roll Call Vote: Ayes: Pasek, Ferraro, Graf, Martel, Pecotich. Noes: None. Absent: None. Abstain: None.**

14. CONSIDER ADOPTION OF DISTRICT RESOLUTION R2015-17, AMENDING THE AMOUNT OF EMPLOYER PAID MEMBER CONTRIBUTIONS TO THE PUBLIC EMPLOYEES RETIREMENT SYSTEM (PERS) FOR NON-REPRESENTED EMPLOYEES FROM TWO PERCENT (2%) TO ONE PERCENT (1%)

Darlene Gillum stated that this resolution applies the same EPMC reduction to 1% for unrepresented employees effective January 1, 2016.

Motion/Graf to adopt Resolution R2015-17, amending the amount of Employer Paid Member Contributions (EPMC) to Public Employees Retirement System (PERS) for non-represented employees from two percent (2%) to one percent (1%), effective January 1, 2016. **Second/Ferraro. Roll Call Vote: Ayes: Pasek, Ferraro, Graf, Martel, Pecotich. Noes: None. Absent: None. Abstain: None.**

15. RECEIVE SECURITY AD HOC COMMITTEE UPDATE

Darlene Gillum gave a brief summary of the responses to the questionnaire from each Director regarding the scope of the District Surveillance Camera Plan. Each Director commented on their response.

President Pasek stated that the purpose of the cameras needs to be determined and feels that since the cameras are not monitored in real time, he did not feel a need for more than at ingress and egress, as stated in the District Surveillance Plan the Board already adopted.

Director Martel stated that the cameras are for use after the fact and that the developer fees would pay for the cameras so there will be no additional cost to the District/residents.

Director Graf stated that he feels the cameras should monitor the ingress, egress, and common areas. Any cameras on commercial or privately owned property should be provided by the business/owner.

Director Ferraro commented on her concerns regarding the ongoing costs to the District for maintaining the camera system.

Director Martel commented on Security's inability to catch suspects in the act, that Chief Remson and the Security Department should be rated by the residents and that he feels cameras are a good thing and will help to deter crime/vandalism.

Director Pecotich commented on his being skeptical regarding surveillance cameras unless they are monitored 24/7, his concerns with the proposed Escuela Gate, and that Security is the number one factor for living in Rancho Murieta.

John Sullivan commented on the advances in technology now and the sophisticated software available, that long term maintenance of cameras should be the responsibility of the property owner since it would be covered by their insurance, and that the majority of the impact fees developers are paying to the District are to be spent back on security for the new developments. Darlene stated that she and Mr. Sullivan have a difference of opinion on that issue. Mr. Sullivan stated that he will get a copy of the hotel security plan to the District.

Director Martel commented on how Security needs will change as development occurs.

Director Ferraro commented on the community feeling that with cameras, residents feel that big brother is watching them.

Motion/Pasek to limit cameras to ingress and egress areas. Darlene stated that this is what the current plan states so there is no need to make the motion. **President Pasek withdrew his motion.**

Motion/Martel to amend the District Surveillance Camera Plan to allow for additional cameras with Board approval. **Second/Pasek. Roll Call Vote: Ayes: Pasek, Graf, Martel. Noes: Ferraro. Absent: None. Abstain: Pecotich.**

Darlene stated that the District Surveillance Camera Plan, North Gate Use Agreement, and Gate Policy will be brought to the Board for review and adoption at the December 16, 2015 Board meeting. Darlene will begin to work with the Developers on the Security Impact Fee Policy.

16. RECEIVE UPDATES

a. Parks Committee

Darlene Gillum reported that RMA and the District's legal counsel will be meeting to discuss fees, access, and the use agreement. Director Pecotich stated that the first priority is to develop a Memorandum of Understanding (MOU) regarding the parks.

John Sullivan commented on his having met with RMA regarding the use of the detention basin and that the District had previously agreed to maintain it. This will be discussed at the November 30, 2015 Parks Committee meeting.

Director Martel commented on his comments at the Parks Committee regarding a resident having removed a section of fencing and installing a gate, allowing for access in and out to Deer Creek

Hills without approval from RMA or the District. John Sullivan put his own lock on the gate so it is not usable. Director Martel also commented on his concern with homeless people being moved out to the Rancho Murieta area.

b. Development - County Notice of Preparation

Darlene Gillum reported that Sacramento County Department of Community Development released the Notice of Preparation (NOP) of a Draft Environmental Impact Report for Rancho Murieta North, Control Number PLNP2014-00206, which the District received on November 6, 2015 and has 30 days to provide comment. A response letter has been prepared and sent to Richard Shanahan, District General Counsel, for review. He is out of the office until November 24, 2015. The District response will be placed on the agenda for the Special Board Meeting scheduled for December 3, 2015.

John Merchant stated that there will be meeting in January at Cosumnes River Elementary School allowing for the public review and comment.

Les Clark stated the District should partner with DERA to be sure the MND addresses the District's concerns instead of having a separate independent study done.

c. Recycled Water Project

Paul Siebensohn stated that staff is reviewing the draft report and will bring it to the Board for review and comment at the December 3, 2015 Special Board meeting.

d. Ad Hoc Committee Formation

Director Pecotich stated there is nothing new to report at this time.

17. RECEIVE WATER TREATMENT PLANT EXPANSION PROJECT UPDATE

Paul Siebensohn gave an update on the Water Treatment Plant Expansion Project. Recent work includes: GE's & TESCO Controls' commissioning activities of dialing in various control set-points, verification of online analytical instruments, flow meters, level sensors, rate of flow controllers, chemical feed systems, alarms, tuning of PID loops, testing of various modes of operation, overall integration between GE and TESCO PLC systems, SCADA control screen layouts and functionality, and operation of components in auto mode. If everything tests out well, the Division of Drinking Water (DDW) will be out to review the facility and issue our authorization to operate. Once issued, we may then begin operation for a 30-day testing and completion of the final punch-list items. We have provided HDR's Water Treatment Plant Expansion Project Engineering Report to DDW which will be used in their issuing an authorization to operate the facility.

Staff has begun training on how to operate and maintain the system. Due to limited staffing Thanksgiving week, the facility is tentatively scheduled to be in operation the week of November 30, 2015.

18. REVIEW AND SELECT CONFERENCE/EDUCATION OPPORTUNITIES

No discussion.

19. REVIEW MEETING DATES AND TIMES

Special Board meeting is moved from December 2 to December 3, 2015.

Parks Committee meeting is scheduled for November 30, 2015.

20. DIRECTOR COMMENTS

Paul Siebensohn stated that the utility staff is concentrating on drainage maintenance and that due to the low water usage there have been a few taste and odor complaints, staff will be flushing some of the "dead end" lines.

Chief Remson stated that there has been an issue recently with the gate arms locking up at night due to dew on the safety beam reflector. This issue is being addressed.

President Pasek stated that he feels things are going well with the District.

Director Ferraro asked about the status of the evacuation plan for Rancho Murieta. Chief Remson stated that he will get with RMA to develop one.

Director Pecotich stated that he had put a copy of an article regarding communications in each person's mail box and suggested everyone read it.

Darlene Gillum stated she went to the Regional Water Authority (RWA) meeting last Thursday and the main discussion was on the Governor extending the executive order regarding water restriction/mandates. Discussion also included rate increases other Districts are proposing next budget year: Roseville 9%; Orangevale 12%, Citrus Heights 14%, Yuba City 20%, and San Juan 19%.

Darlene also attended a meeting of the Regional Drought Task Force on Tuesday at the Governor's Office regarding the extension of the executive order, the request to consider climate change adjustments, and the State stating that they believe the 2016-2017 will be another dry year not an El Niño year.

21. ADJOURNMENT

Motion/Ferraro to adjourn at 8:37 p.m. **Second/Graf. Ayes: Pasek, Ferraro, Graf, Martel, Pecotich. Noes: None. Absent: None. Abstain: None.**

Respectfully submitted,



Suzanne Lindenfeld
District Secretary