



RANCHO MURIETA COMMUNITY SERVICES DISTRICT REGULAR BOARD MEETING MINUTES

October 21, 2020

Call to Order Open Session 5:00 p.m.

1. CALL TO ORDER/ROLL CALL

President Maybee called the Regular Board Meeting of the Board of Directors of Rancho Murieta Community Services District to order at 5:00 p.m. via ZOOM conference per Governor Newsom's Executive Order N-29-20. Directors present were Tim Maybee, Randy Jenco, Linda Butler, John Merchant, and Martin Pohll. Also present was Tom Hennig, General Manager; Paul Siebensohn, Director of Field Operations; Cindy Chao, Controller; Michelle Ammond, Interim Controller; Richard Shanahan, District General Counsel; and Amelia Wilder, District Secretary.

2. CONSIDER ADOPTION OF AGENDA

Motion/Maybee to adopt the agenda. Resident Richard Gehrs noted a necessary correction to the September 16, 2020 Board Meeting Minutes, which will state President Maybee voted "No" on Item #14, Adjournment.
Second/Butler. Roll Call Vote: Ayes: Maybee, Jenco, Merchant, Butler, Pohll. Noes: None. Absent: None. Abstain: None.

3. CONSENT CALENDAR

Motion/Maybee to adopt the consent calendar. Second/Jenco. Roll Call Vote: Ayes: Maybee, Jenco, Merchant, Butler, Pohll. Noes: None. Absent: None. Abstain: None.

4. STAFF REPORTS

Under Agenda Item 5A, Tom Hennig, General Manager, gave a brief summary of activities during the previous month, including an update on the current COVID-19 situation and reported no additional cases of the virus have been confirmed in Staff.

He continued with an update on the quality of water in Laguna Joaquin, and the current Midge Fly situation, adding that we have extended the deadline for firms to respond to the Request for Proposals for an Engineering Consulting Firm to evaluate and review the Laguna Joaquin Basin operations.

Mr. Hennig continued by stating that Paul Siebensohn, Director of Field Operations will be reporting on Development moving forward.

He met with Murieta Village Association to discuss cameras and security.

He then updated the Board on the Security Department, stating there would not be a Security Report until he had a chance to better understand the information we receive, what needs to be reported, and what will be reported by RMA. We are working with RMA with the level of service we provide. We are at minimum staffing as provided by Measure J, two Gate Officers and one patrol officer 24/7/365. We are doing more enforcement of RMA regulations. Crystal Matter expressed her concerns at the lack of a report. The VIP's vehicle will be converted to a Patrol vehicle for the time being. Staff has prepared a Request for Quotes (RFQ) to conduct a survey of residents to determine the potential for replacing or supplementing Measure J.

Director's Jenco, Pohll and he were given a tour of the CIA Ditch by Mr. Siebensohn.

Mr. Hennig reported that Staff is working on verifying accounting for the payments made toward the CFD 2014-1 Bonds.

He reviewed a chart included in his update which detailed the dollar amount and percentage of Property and Security Taxes behind and outside of the gates, and by property type.

He also informed the Board that he had met with a resident who had been cutting bike trails on the South side of the river, who has agreed to stop building the trails.

He met with District President Maybee, Kevin Hubred, RMA GM, and Cheryl McElhany, RMA President, to discuss Laguna Joaquin, Security and the Wooden Bridge conveyance.

He also met with the Union to evaluate their requests for changes to the current MOU.

Resident Lainey Hashorva commented on information she found on "Next Door" concerning Security. President Maybee reminded the audience that the best way to find information regarding the District is to 1. Speak with a Director, 2. Go to the District Website, 3. Make an appointment with the General Manager to discuss the District.

Under Agenda Item 5B, Cindy Chao, Controller, updated the Board on the status of the District's finances, noting that in the year to date water consumption there are 113 more residential meters and 71 more homes than in September 2019. Homes in Murieta Gardens II have two meters. We are calling delinquent customers to work out pay agreements. Tom Hennig responded to a comment that Les Clark had about whether the Administrative costs were included in the Security Budget, that they were included, and recalculated every month. John Sullivan asked about the Source of Supply, and Staff will research this.

Agenda Item 5C was discussed in the General Manager's report.

Under Agenda Item 5D, Paul Siebensohn, Director of Field Operations, gave a brief summary of the utilities update noting that water demand was down, and we may begin pumping water from the Cosumnes River to fill the storage basins on November 1 when adequate flows are present, but we usually wait for the river to flush a few times for water quality. He continued with a discussion of one of the Water Plant drying beds that had not been properly installed by the contractor. Staff has drained the bed and is reconstructing the bed as engineered so it functions correctly.

He is working on scope and costs for fixing or replacing the East Dissolved Air Flootation (DAF). The Chlorine Gas to Sodium Hypochlorite conversion is progressing, with the most of electrical installation complete. The 6B Sewer Lift Station PLC & Backpan replacement is nearly complete, pending some minor programming for a compressor and battery charger.

The Retreats East and North has extended its tentative maps.

Lots 4 & 5 have requested some water and irrigation services. The project reports that Lot 4 is substantially complete with tenant improvements potentially proceeding in October, and roofing and stucco work is being completed for the Lot 5 building.

Murieta Marketplace – there have been discussions between Coastland and our General Manager to approve bonding of some infrastructure and drainage detention basin.

Murieta Gardens Legacy Villas & Suites (Lot 7) – the project has provided deposit funding for review and Coastland was directed to review the plans and has already provided back comments on the plans.

Murieta Gardens Circle K Gas Station/Carwash (Lot 11) - Plan comment revisions have been provided back to Coastland Engineering review who reports they should be done with them next week.

Murieta Business Park - The project owner reports that they will be installing asphalt, landscaping, and completing the exteriors of the building soon and are intent on completing the project by the end of this calendar year.

Riverview - The project has provided a second submittal of the Riverview's Phase 1A plans, water study, and storm drain study for review on September 22. Coastland is in the process of review. There was a discussion about the grading of the area and the potential drainage issues. Laurie Loaiza, Coastland Engineering, District Engineer stated the Developer will have to meet state guidelines to insure there is no harmful drainage. The trails and paths that are on this property were discussed. President Maybee and Tom Hennig will follow up with this topic with the RMA.

5. REVIEW DISTRICT MEETING DATES/TIMES FOR NOVEMBER 2020

No Update.

6. CORRESPONDENCE

A. Mr. Hennig reviewed the email received from Katharina Pifari discussing her concerns over speeding.

7. COMMENTS FROM THE PUBLIC

Crystal Matter stated that she had heard the radar does not work at night. President Maybee let her know where to get information. The radar does work at night. She commented that she had not seen any traction on speeding, except the GM at RMA had looked into speed humps.

Richard Gehrs mentioned that he had sent correspondence to all Board Members, the District Secretary and General Manager. President Maybee asked him to resend it and apologized that it had been missed.

8. DISCUSS DIRECTOR INPUT ON PIPELINE

President Maybee give a brief overview of the Pipeline and its upgrades. Director Butler reviewed the current format. President Maybee let the other Directors know that they may be called on to write an article of interest.

9. REVIEW MONTHLY DELINQUENCY AND REINSTATEMENT OF LATE FEES AND INTEREST ON DELINQUENT ACCOUNTS

President Maybee asked that we move this item to a future Board Meeting, asking that Staff come to that meeting with a detailed plan on the payment plans. Mr. Hennig noted that the bills in November and December are going to make it to customers late due to the Holidays. Director Merchant noted that if we are planning to reinstate late fees and interest, we should do this before giving it to the County Delinquent Tax Rolls for collection. ***This item will be on the December 16, 2020 Board Meeting agenda.***

10. DISCUSS REORGANIZATION/RENEGOTIATION OF THE 1984 AGREEMENT RELATED TO THE CIA DITCH

Tom Hennig gave a brief description of the CIA Ditch, stating that it begins at Granlees dam and goes over two and a half miles through Rancho Murieta. The agreement was entered into in 1988 (not 1984) and has not been renegotiated since. Staff plans on renegotiating the agreement. Director Jenco asked why we had to take water out of Lake Clementia to fill Laguna Joaquin when the CIA Ditch was full when he toured the Ditch with

Paul Siebensohn earlier in the month. John Sullivan explained that water has to be added from Clementia to get enough pressure to flow into Laguna Joaquin. Last week they added 12.5-acre feet to Laguna Joaquin, four coming from Clementia, eight and a half from the CIA Ditch. The Directors asked Staff to post the past agreements to the website.

11. AUTHORIZE PURCHASE OF NEW FORD F-150 TRUCK

Director Maybee noted that the purchase of a new F-150 truck to replace truck #211, a 1997 Ford F-150 with 97,783 miles on it had been approved by the Improvements Committee. Funding is to come from Water Capital Replacement Reserves. **Motion/Maybee authorize the purchase of a new F-150 truck from Future Ford of Sacramento. Second/Jenco. Ayes: Maybee, Jenco, Butler, Merchant, Pohll. Noes: None. Absent: None. Abstain: None.**

12. DIRECTOR COMMENTS/SUGGESTIONS

President Maybee mentioned that there were concerns tonight and that's why we have open meetings.

13. ADJOURNMENT

Motion/Butler to adjourn at 7:15 p.m. Second/Maybee. Ayes: Maybee, Jenco, Butler, Merchant, Pohll. Noes: None. Absent: None. Abstain: None.

Respectfully submitted,



Amelia Wilder
District Secretary