

NIPOMO COMMUNITY SERVICES DISTRICT

MINUTES

July 5, 2000

REGULAR SESSION 10:30 A.M.
BOARD ROOM 148 S. WILSON STREET NIPOMO, CA

BOARD MEMBERS

ROBERT BLAIR, **PRESIDENT**
AL SIMON, **VICE PRESIDENT**
RICHARD MOBRAATEN, **DIRECTOR**
ALEX MENDOZA, **DIRECTOR**
MICHAEL WINN, **DIRECTOR**

STAFF

DOUGLAS JONES, **GENERAL MANAGER**
DONNA JOHNSON, **SECRETARY TO THE BOARD**
JON SEITZ, **GENERAL COUNSEL**

NOTE: All comments concerning any item on the agenda are to be directed to the Board Chairperson.

A. CALL TO ORDER AND FLAG SALUTE

President Blair called the meeting to order at 10:35 a.m. and led the flag salute.

B. ROLL CALL

At Roll Call all Board members were present.

C PUBLIC COMMENTS PERIOD

PUBLIC COMMENTS

Any member of the public may address and ask questions of the Board relating to any matter within the Board's jurisdiction, provided the matter is not on the Board's agenda, or pending before the Board. Presentations are limited to three (3) minutes or otherwise at the discretion of the Chair.

President Blair opened the meeting to Public Comments. There were none.

D. ADMINISTRATIVE ITEMS (The following may be discussed and action may be taken by the Board.)

D-1) REQUEST FOR SERVICE - TRACT 2398 (RECOMMEND APPROVAL)

Request for water & sewer service for an 8 lot development between Tejas Place and Martha Lane

Mr. Newdollar, developer of Tract 2398, has requested water and sewer service for his 8-lot development. There were no public comments. Upon motion of Director Simon and seconded by Director Winn, the Board approved an Intent-to-Serve letter with the conditions as outlined in the Board letter for the development between Tejas Place and Martha Lane, known as Tract 2398. Vote 5-0

D-2) REQUEST FOR SERVICE - PROJECT NO. 97-0315 (RECOMMEND APPROVAL)

Request for water & sewer service for 8 duplexes at 230 S. Oakglen Ave.

Mr. Hardee of Oakglen Duplex Limited Partnership, developer of Project 97-0315, has requested water and sewer service for his 8-duplex development. There were no public comments. Upon motion of Director Winn and seconded by Director Simon, the Board approved an Intent-to-Serve letter with the conditions as outlined in the Board letter for the project between Oakglen Avenue and Colt Lane north of Glory Street, known as Project 97-0315. Vote 5-0

D-3) REQUEST FOR Outside District SERVICE - TRACT 2393 (NEWDOLL)

Request for water & sewer service for an 8 lot development at Grande Ave. & Cyclone Street

Mr. Newdollar, developer of Tract 2393, an 8-lot development at Grande Ave. and Cyclone Street, known as Tract 2393, has requested water and sewer service to his development. Upon motion of Director Blair and seconded by Director Simon, the Board unanimously agreed to direct staff to recommend that Mr. Newdollar moves forward and a separate letter to Paul Hood suggesting that we would look favorably on annexing the other three parcels besides Mr. Newdollar's. Vote 5-0.

E. OTHER BUSINESS

E-1) CYPRESS RIDGE

PUC Hearing on Southern California Water servicing Cypress Ridge

The District received a copy of the PUC Notice of Public Participation Hearing concerning an application from the Southern California Water Company's to the Public Utilities Commission to provide service to the Cypress Ridge Golf Course Development. The hearing is scheduled for August 16, 2000 in Santa Maria.

During this agenda item, the following member of the public spoke:

John Snyder, 662 Eucalyptus Rd., Nipomo - Whatever is decided, sets a precedent for Woodlands. Recommended to staff to look at operating a sewer plant and consider the rate application Cal Cites has applied for simultaneous to this to spread the cost from Ventura to this area. Also, NCSD has experience operating sewer plants whereas, Cal Cities does not.

Director Winn suggested that the Board support the Foxenwood protest to PUC
Legal Counsel, Jon Seitz, suggested that the Water Law Counsel should be contacted for a legal opinion.

Upon motion of Director Winn and seconded by Director Mobraaten, the Board directed staff to send a letter to PUC, stating that subject to receipt of legal opinion on water issues, the Board would favorably consider annexing Cypress Ridge and operating their existing water and sewer facilities. Director Mendoza - No. Vote 4-1. Directed staff to put the Woodlands project on a future agenda for discussion.

E-2) ANNEXATION NO. 6 TO CSA #1

The Bluffs - a 123 unit development at Joshua & Hutton Rd.

The District received correspondence from LAFCO requesting comments concerning Annexation No. 6 (Tracts 1808/1802/1856) known as "The Bluffs", a 115-lot development at Joshua and Hutton Rd. to CSA 1 (Galaxy Park area).

During this agenda item, the following members of the public spoke:

Clay Bradfield, Project Engineer with Pacific Engineering, Santa Maria - Tracts zoned residential suburban. Process preferred is to annex to CSA 1 and then have CSA 1 annexed to NCSD. Each tract has its own on-site septic system to a common leach field.

Kent Stephens, The Bluffs Ltd, LLC, P O Box 1454 Santa Maria - Developer wishes to annex to CSA1 as in original plan to avoid having to go back through the County process.

Upon motion of Director Simon and seconded by Director Winn, the Board directed staff to write a letter to LAFCO that NCSD supports the annexation of the Board to CSA #1 subject to water and sewer improvements being constructed to NCSD standards. Vote 5-0.

F. CONSENT AGENDA *The following items are considered routine and non-controversial by staff and may be approved by one motion if no member of the Board wishes an item be removed. If discussion is desired, the item will be removed from the Consent Agenda and will be considered separately. Questions or clarification may be made by the Board members without removal from the Consent Agenda. The recommendations for each item are noted in parenthesis.*

F-1) WARRANTS (RECOMMEND APPROVAL)

F-2) BOARD MEETING MINUTES (RECOMMEND APPROVAL)

Approval of Minutes of June 21, 2000 Regular Board meeting

F-3) NOTICE OF COMPLETION - TLC BACKHOE (RECOMMEND APPROVAL)

Replacement of PB water services by the contractor has been completed

F-4) SAFETY MEETING MINUTES (RECOMMEND APPROVAL)

Approve and file Minutes of Safety Meeting of June 26, 2000

The Board pulled items F-2 and F-4 to address separately.

Upon motion of Director Simon and seconded by Director Winn, the Board unanimously approved F-1 and F-3 of the Consent Agenda. Vote 5-0

During this agenda item, the following member of the public spoke:

John Snyder, 662 Eucalyptus Rd., Nipomo - asked that Mr. Garing's response to his questions about the CEQA Environmental Determination be included in the minutes.

Director Winn asked questions about the minutes of the Safety Meeting. He asked if awards and penalties were in place for safe or unsafe practices. Lisa clarified that safety awards were given each year. Penalties have not been necessary. Upon motion of Director Winn and seconded by Director Mobraaten, the Board approved F-4 of the Consent Agenda. Vote 5-0

Director Mendoza made the motion to send the Minutes of June 21 meeting back to staff to clarify wording as requested by a member of the public. Motion seconded by Director Mobraaten. Vote 5-0.

G) MANAGER'S REPORT

General Manager, Doug Jones, presented information on the following items.

- G-1) LA TIMES ARTICLE ON WATER POLICIES
- G-2) APCD GREEN WASTE BURNING MEETING (JULY 11, 2000)
- G-3) CSDA LEGISLATIVE UPDATE (6-26-00)

H. DIRECTORS COMMENTS

Director Winn asked if Director Blair was interested in applying for the CSDA Board member position.

He also asked about a joint meeting between Lucia Mar and NCSD. Board agreed that a proposed agenda would be requested.

Director Mobraaten asked about the Boyle Report. Mr. Jones stated that a draft should be completed by the 19th of this month.

Director Blair asked that Woodlands be put on a future agenda. Ask Mr. Markman for a legal opinion on Woodlands as well as Cypress Ridge.

CLOSED SESSION

There was no need to go into Closed Session

ADJOURN

President Blair adjourned the meeting at 12:08 p.m.