

NIPOMO COMMUNITY SERVICES DISTRICT

REGULAR MEETING - AUGUST 5, 1992

BOARD PRESENT

David Manriquez
Steven Small
Kathleen Fairbanks
Alex Mendoza
Gordon Gracia

STAFF PRESENT

Art Shaw, General Counsel
Ryder Ray, General Manager

CALL TO ORDER AND FLAG SALUTE

President Manriquez called the meeting to order and led the flag salute.

APPROVAL OF MINUTES

1. REGULAR MEETING - JULY 15, 1992
Director Small moved, seconded by Director Mendoz to approve the minutes. All in favor.
2. ADJOURNED MEETING
Minutes postponed to next meeting.

BOARD ADMINISTRATION

3. CONSIDER WATER RATE INCREASE
 - A. PRESENTATION
 - B. PUBLIC COMMENT
 - C. DIRECTORS COMMENTS

Ryder informed all that the basic water rate has been the same since 1978. Since that time energy has gone up as well as everything else. We have to make up a difference of \$230,000 to \$260,000 in order to properly administer the water. The sewer project stands on its own as capital from building projects is used for necessary costs.

Two proposals for water increases were given to the Board for their consideration.

Money is needed for broken water lines and other repairs. Directors Small and Manriquez stated that the District can't go on as before or they could end up like Oceano, \$800,000 in debt.

Director Small noted that Proposal No. 2 is an effort to get customers to conserve and not waste water.

Directors Mendoza and Gracia felt that Proposal #2 would be the fairest way to increase water rates.

An ordinance was proposed for consideration.

Director Small moved to adopt Proposal No. 2, seconded by Director Mendoza. All in favor.

4. 1992-93 FISCAL YEAR BUDGET

- A. PRESENTATION
- B. PUBLIC COMMENTS
- C. DIRECTORS COMMENTS
- D. RESOLUTION ADOPTING THE 1992-93 FISCAL YEAR BUDGET

5. MANAGERS REPORT

Manager Ray stated that the District's budget is energetic as a busy year is ahead. In 1993-94 there will be more of a carry-over. The growth increase should be about 5%. He further stated that San Francisco, Los Angeles and Long Beach have a 4% indicator.

Ryder again mentioned that the \$1.3 million dollar sewer debt would soon be paid off.

Another project will be the new maintenance building to be built near the sewer plant on property that the District owns. Also, we will have 3 new storage tanks, reservoir, wells operating and perhaps an automatic telemetering system at the site.

He further stated that the plan calls for a doubling of wastewater in the sewer plant. This year a lining will be put in, in order to double the size.

Director Manriquez also mentioned that we will have a new tank (at today's prices) which will aid in fire protection.

We will have paid off all our commitments

Legal Counsel Shaw read, "A RESOLUTION OF THE BOARD OF DIRECTORS OF THE NIPOMO COMMUNITY SERVICES DISTRICT ADOPTING THE 1992-93 FISCAL YEAR BUDGET". Director Small moved, seconded by Director Gracia, and on the following roll call vote, to wit:

AYES: Director Small, Gracia, Fairbanks, Mendoza and Manriquez

NOES: None AYES: None

The resolution was adopted.

FINANCIAL REPORT

6. STATUS OF LOCAL AGENCY INVESTMENT FUND ACCOUNT
No change.
7. CLAIMS
Director Small moved, seconded by Director Mendoza to approve the claims. All in favor.

LAND DEVELOPMENT

8. APPROVAL OF TRACT NO. 1627 IMPROVEMENT PLANS AND AUTHORIZE SIGNING OF THE PLANS
Director Mendoza moved to authorize that the improvement plans be signed with the stipulation that escrow includes instructions to pay all water and sewer fees at the close of escrow, and that the recorded easement has been received. Director Gracia seconded. All in favor.
9. APPROVAL OF TRACT NO. 1775 IMPROVEMENT PLANS AND AUTHORIZE SIGNING OF THE PLANS
Item tabled.

OTHER BUSINESS

10. CONSIDER RENEWAL OF THE CATHODIC PROTECTION SERVICE
Director Small moved, seconded by Director Gracia to approve payment of the Service Plan for the Cathodic Protection of the Reservoir, System#15208. All in favor.
11. NOTICE FROM COUNTY CLERK REGARDING "ANNUAL STATEMENT" OF ECONOMIC INTERESTS"
Information only.
12. CONSIDER LEASE FOR OFFICE SPACE IN JIM MILLER PROFESSIONAL BUILDING
Ryder stated that in the building we would have one room for the office and another for the Board Meetings. The lease would run for a year.

He further mentioned that the Library would like to lease the mobile unit for us and then perhaps buy it.

Director Small moved, seconded by Director Mendoza to approve the authorization of lease signing for a year. All in favor.
13. PROPOSED RESOLUTION BY COUNTY BOARD OF SUPERVISORS PROPERTY TAX NEGOTIATED EXCHANGE
This item has to be done by Resolution - continue to August 19, 1992.

14. CAL ARMENTROT REQUEST REGARDING BLACK LAKE MOBILE HOME PARK

Ryder stated that Cal was advised to check with the RWQCB in order to take care of his problem. Cal will do this before continuing any action.

15. DIRECTORS COMMENTS

16. PUBLIC COMMENTS

ADJOURN