

NIPOMO COMMUNITY SERVICES DISTRICT

MINUTES

REGULAR BOARD MEETING JULY 5, 1995 7:00 P.M.
BOARD ROOM 261 W. DANA STREET, SUITE 100 NIPOMO, CA

BOARD MEMBERS

STEVEN SMALL, PRESIDENT
KATHLEEN FAIRBANKS, VICE PRESIDENT
ALEX MENDOZA, DIRECTOR
AL SIMON, DIRECTOR
ROBERT BLAIR, DIRECTOR

STAFF

DOUGLAS JONES, General Manager
DONNA JOHNSON, Secretary to the Board
JON SEITZ, General Counsel

CALL TO ORDER AND FLAG SALUTE

Director Small called the July 5, 1995 Regular Meeting to order at 7:05 p.m. and led the flag salute.

ROLL CALL

At roll call, all directors were present.

APPROVAL OF MINUTES

1. REGULAR MEETING OF JUNE 7, 1995
Upon motion of Director Simon and seconded by Director Blair, the Minutes of the June 7, 1995 Regular Meeting were unanimously approved.

PUBLIC COMMENTS PERIOD

2. PUBLIC COMMENTS
Public comments on matters other than scheduled items.
Presentations limited to three (3) minutes.

President Small opened the meeting to public comments.
No one in the audience had comments.

BOARD ADMINISTRATION

3. MONTECITO VERDE I SUBDIVISION SEWER FEES
(PUBLIC HEARING)

Establish payment of sewer system and other fees on the SLO County Tax Rolls.

President Small opened the meeting to a Public Hearing. The following people from Montecito Verde I spoke: Mark Mayer(581 Belanger), Jesus Galvan (561 Division), Howard Ketchum (540 Montecito Verde), Bobby Uvalle (520 Montecito Verde), Vic Walker (1301 Grand Ave) Nicola Uvalle (520 Montecito Uvalle), Michele Marquez (611 Division)

President Small closed the Public Hearing at 7:44 p.m.

Counsel Jon Seitz read proposed resolution in title only and summarized it. Upon motion of Director Fairbanks and seconded by Director Blair, the Board unanimously approved Resolution 95-555.

RESOLUTION NO. 95-555
A RESOLUTION OF THE BOARD OF DIRECTORS
OF THE NIPOMO COMMUNITY SERVICES DISTRICT
FOR COLLECTION OF SEWER SYSTEM FEES FOR
MONTECITO VERDE I

Counsel Jon Seitz read proposed resolution in title only and summarized it. Upon motion of Director Mendoza and seconded by Director Simon, the Board unanimously approved Resolution 95-556.

RESOLUTION NO. 95-556
A RESOLUTION OF THE BOARD OF DIRECTORS
OF THE NIPOMO COMMUNITY SERVICES DISTRICT
ORDERING ASSESSMENTS

At 8:00 p.m. the Board took a 10 minute break.

4. PROPOSED SOUTHLAND SEWER PROJECT
Provide sewer collection for Southland & Story Rd. Area through an Assessment District.

Gene Kaye and Ed Sauer spoke, asked questions and made comments.

The Board discussed the item and then tabled the item until after the July 18 meeting at the Region Water Quality Control Board. No action was taken.

5. LAFCO APPROVAL OF TRACT 1948 TO CSA 1-F
Review LAFCO's action on approving annexation to CSA 1-F.
Mr. Jones explained that this was an "information only" item. This matter will be continued at future meetings.

6. SLO COUNTY PROPOSED ZERO TAX TRANSFER ON
ANNEXATION NO. 15 (NEWDOLL)
Receive direction from the District Board on proceeding in this matter.

Bob Newdollar, owner of the 5 acre parcel at Hazel Lane & Tefft St., spoke at the meeting.
Directors mentioned that they couldn't separate annexation from the need for supplemental water. This item will be on the SLO County Board of Supervisor's meeting on July 11, 1995.
No action was taken on this item.

7. REVISE THE DISTRICT WATER BILLING CODES
(PUBLIC HEARING)

Introduction of proposed billing changes to bi-monthly, property owner liability, discontinuance procedures, increase turn off charge, eliminating deposits, etc.

President Small opened meeting to a Public Hearing.
Mr. Seitz explained some of the changes that were made to the proposed ordinance. Director Small noted some changes needed. Upon motion of Director Fairbanks and seconded by Director Simon, the Board unanimously approved Mr. Seitz to read the ordinance in title only.
Mr. Seitz read the ordinance and summarized it.

Upon motion of Director Simon and seconded by Mendoza, the Board unanimously approved to adopt the first reading of Ordinance 95-81 and set a Public Hearing for July 19 for the second reading.

8. DENTAL INSURANCE
Review of contract renewal

Mr. Jones explained that different insurance companies were contacted to get quotes on premiums for dental insurance. Our current carrier, Delta Dental, has increased its premiums 15% effective 8/1/95. Guardian provided lower premiums with comparable benefits. Upon motion of Director Blair and seconded by Director Fairbanks, the Board unanimously approved to direct staff to change the employee insurance from Delta Dental to Guardian.

LAND DEVELOPMENT

9. TRACT 1749, SUBDIVISION AT SHERIDAN RD. & HWY 101 (MOORE) Request to revise Intent-to-Serve letter from 15 lots to 36 lots. Director Simon gave a Sub-committee report concerning Mr. Moore's request to revise the District's Intent-to-Serve from 15 lots to 36 lots at Tract 1749. Director Mendoza suggested that the Intent-to-Serve be approved with the conditions spelled out in the Board letter.

Mr. Robert Moore spoke from the audience and said he would agree to abide by the conditions of the letter.

Upon motion of Director Simon and seconded by Director Mendoza, the Board unanimously approved to expand the Intent-to-Serve from 15 lots to 36 lots with conditions in the July 5 Board letter.

FINANCIAL REPORT

10. APPROVAL OF WARRANTS
Upon motion of Director Blair and seconded by Director Mendoza the Board unanimously approved the warrants presented at the July 5, 1995 meeting.

OTHER BUSINESS

11. MANAGER'S REPORT (Information items)
Mr. Jones reported on the following items.

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| 1. CSDA Meeting 6/16/95 | 6. Status Sewer - Water M P Study (Boyle) |
| 2. CCWA Right-of-Way through sewer works | 7. LAW BRIEFS |
| 3. Cal Cities request for emergency turn-out | 8. Gott's System Fees |
| 4. AWWA Conference | 9. Cal Armtrout Lot Split |
| 5. PUC Ruling on Cal Cities serving Hazel Lane | 10. Malfunction of computer Sunday. |

12. DIRECTORS COMMENTS

13. PUBLIC COMMENTS
Gene Kaye said someone reported to him that there was little pressure in the fire hydrant on Futura Lane

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President Small closed the meeting for a closed session.

CLOSED SESSION - CONFERENCE WITH LEGAL COUNSEL

1. Conference with Legal Counsel, Existing litigation *GC§ 54956.9
Charles A. Brenizer vs. Ryder Ray, et. al. Case No. CV-95-3761

* GC§ refers to Government Code

The Board came back to open session with no reportable action.

ADJOURN

President Small adjourned the meeting.

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