

NIPOMO COMMUNITY SERVICES DISTRICT

AGENDA

JUNE 17, 1998 7:00 P.M.

BOARD ROOM 148 S. WILSON STREET NIPOMO, CA

John J

36
20
720
150
8.70

BOARD MEMBERS

ALEX MENDOZA, **PRESIDENT**
KATHLEEN FAIRBANKS, **VICE PRESIDENT**
AL SIMON, **DIRECTOR**
ROBERT BLAIR, **DIRECTOR**
GENE KAYE, **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.

CALL TO ORDER AND FLAG SALUTE

ROLL CALL

APPROVAL OF MINUTES

1. REGULAR MEETING OF JUNE 3, 1998

PUBLIC COMMENTS PERIOD

2. PUBLIC COMMENTS

Members of the public, wishing to address the Board on matters other than scheduled items, may do so when recognized by the Chairperson. The Board will listen to all communications; however, in compliance with the Brown Act, the Board cannot act on items not on the agenda.

Presentations are limited to three (3) minutes.

BOARD ADMINISTRATION (The following may be discussed and action may be taken by the Board.)

3. PUBLIC HEARING - BLACK LAKE STREET LIGHTING CHARGE
Adopt the annual street lighting charge. No increase is proposed.
4. PUBLIC HEARING - 1998-99 FISCAL YEAR NCSD BUDGET
 - 1) Adoption of the 1998-99 FY Budget
 - 2) Adoption of 1998-99 Appropriation Limitation
 - 3) Adoption of the Employee Compensation Step Plan
5. PARCEL MAP CO 97-0134 - INTENT-TO-SERVE
Request for service for a 4 lot development on West Tefft Street.
6. HAMPTON GENERAL PLAN AMENDMENT
Review information requested by the County
7. TRACT 1805 - ACCEPTANCE OF IMPROVEMENTS (SNELLENBERGER)
Acceptance of water and sewer improvements for Tract 1805, a 38 lot development

FINANCIAL REPORT

8. APPROVAL OF WARRANTS

OTHER BUSINESS

9. MANAGER'S REPORT
 1. PROPOSED CONNECTION - TRACT 1790
10. DIRECTORS COMMENTS

CLOSED SESSION - CONFERENCE WITH LEGAL COUNSEL

Existing litigation GC§ 54956.9

1. NCSD vs. Shell Oil, et. al. Case No. CV 077387
2. Deferville/NCSD arbitration
3. Conference with real property negotiator, Dana-Doty Water line easement GC§ 54956.8
4. Conference with Legal Counsel - Anticipated Litigation - One Case

ADJOURN

NIPOMO COMMUNITY SERVICES DISTRICT

AMENDED AGENDA

JUNE 17, 1998 7:00 P.M.

BOARD ROOM 148 S. WILSON STREET NIPOMO, CA

BOARD MEMBERS

ALEX MENDOZA, **PRESIDENT**
KATHLEEN FAIRBANKS, **VICE PRESIDENT**
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JON SEITZ, **General Counsel**

BOARD ADMINISTRATION (The following may be discussed and action may be taken by the Board.)

The following is added to the agenda

- 6a. APPROVE AN AGREEMENT AFFECTING REAL PROPERTY -DEVELOPER R. NEWDOLL
ORAL REPORT
To restrict the use of sewer service to certain lots within the Honey Grove project

NIPOMO COMMUNITY SERVICES DISTRICT

MINUTES

JUNE 3, 1998 7:00 P.M.

AGENDA ITEM

1

BOARD ROOM 148 S. WILSON STREET NIPOMO, CA

JUN 17 1998

BOARD MEMBERS

ALEX MENDOZA, **PRESIDENT**
KATHLEEN FAIRBANKS, **VICE PRESIDENT**
AL SIMON, **DIRECTOR**
ROBERT BLAIR, **DIRECTOR**
GENE KAYE, **DIRECTOR**

STAFF

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

CALL TO ORDER AND FLAG SALUTE

President Mendoza called the June 3, 1998 Regular Meeting to order at 7:03 p.m. and led the salute.

ROLL CALL

At Roll Call all board members were present.

APPROVAL OF MINUTES

1. **REGULAR MEETING OF MAY 20, 1998**
Upon motion of Director Simon and seconded by Director Kaye, the Board unanimously approved the Minutes of the May 20, 1998 meeting.

PUBLIC COMMENTS PERIOD

2. **PUBLIC COMMENTS**

Members of the public, wishing to address the Board on matters other than scheduled items, may do so when recognized by the Chairperson. The Board will listen to all communications; however, in compliance with the Brown Act, the Board cannot act on items not on the agenda. **Presentations are limited to three (3) minutes.**

John Snyder - 662 Eucalyptus Rd. stated that he protests the District giving Will-Serve letters when the District also claims that the Nipomo Mesa is in a state of overdraft. Handed each Board member a letter requesting a response to his previous letter concerning pumping groundwater.

BOARD ADMINISTRATION (The following may be discussed and action may be taken by the Board.)

3. **WATER PRESSURE AT HIGH ELEVATION AREAS - SUMMIT STATION**
Review District standards and water pressure areas

Mr. Jones explained that staff has been investigating the low pressure situation in the Summit Station area. There were three strategies summarized for the Board to evaluate. 1) Do nothing at this time, 2) Establish an independent pressure zone, or 3) Install individual pressure pumps.

Mr. Jones showed two different kinds of pressure booster pumps as possibilities for use. Director Blair stated he would not take benefit from the possible rebate offered by the District. Director Kaye called the Fair Political practice Commission office and found that if he did not benefit from the decision, he could take part in the discussion. Director Kaye stated that he would not take benefit from the possible rebate offered by the District. Director Kaye suggested that a booster pump be put on a high-elevation-property to test effect on pressure before all the residents went to the expense.

During this agenda item (Item #3) the following people spoke:

Marina Herrera - 1248 Futura Lane - On May 25, 1998 took sample of water coming out of kitchen sink as particles were coming out of the faucet in bathroom and kitchen. Mr. Seitz asked her about her service. She stated that some days the particles are larger than other days and the water smelled stagnant and has bubbles. She does not have a well connected to her house. Her house is about 4 years old and is approx. 800 feet from the meter to the house. Ms. Herrera stated she would allow District employees to take additional samples.

MINUTES SUBJECT TO BOARD APPROVAL

Copy of document found at www.NoNewWipTax.com

Wilbur Swanson - 1250 Futura Lane - Stated that crud came out before the backflow. Has 1½ inch backflow at the meter. Still has very little pressure. He feels there is no water coming down Summit Station and stagnant water is not in his lines. His house is approx. 700 feet from the meter with 2" PVC pipe running down hill a little.

President Mendoza wants to see something done to find the problem. Mr. Jones explained that as long as there is water in the tank, there should be water in the lines. District will investigate why there is air in the lines.

Maudie Jenkins - 1250 Futura Lane - Still has very little pressure and also has particles in her water. Why was pressure at 70 psi in April and May?

Norman Forcier - 231 Summit Station Rd. - Something should be done about the problems.

Mary Hodges - 268 Summit Station Rd. - Has very low pressure but is grateful for the water.

John Snyder - 662 Eucalyptus Rd. - Suggested reasons why air and crud in lines and how problems could possibly be solved.

Upon motion of Director Kaye and seconded by Director Fairbanks, the Board unanimously decided to initiate finding a volunteer whose property is at a high elevation who would be willing to have the District place a booster pump on their line for a trial run and monitoring with a written agreement between property owner and the District.

4. ZACHAU - REQUEST FOR WATER SERVICE

Barbara Zachau is requesting water service at Bevington Well site

Mr. Jones explained that Barbara Zachau requested a second water service to her 5-acre parcel on Willow Rd. Her property is outside the District boundary and within an area associated with the Bevington Well site. The original agreement states five services are allowed for the Bevington Well site area. Five services are actively in use.

During this agenda item (Item #4) the following spoke:

Barbara Zachau - 1455 Willow Rd. - asked the Board to grant a second service to her property for a granny house.

Upon motion of Director Simon and seconded by Director Kaye, the Board unanimously granted one water service with conditions. Resolution 98-651 was approved with 2 findings to be added. 1) Must retrofit 2 houses 2) Paid double District water rates.

RESOLUTION 98-651
A RESOLUTION OF THE BOARD OF DIRECTORS
OF THE NIPOMO COMMUNITY SERVICES DISTRICT
ALLOWING ONE ADDITIONAL SERVICE TO APN 091-201-042 (ZACHAU)

5. PUBLIC SEWER EXTENSION REIMBURSEMENT - TRACT 1901 (JAMES)
Review sewer improvement cost and set a Public Hearing

Mr. Jones explained that Kathy James, developer of Tract 1901, installed sewer lines to serve her development and has requested a reimbursement agreement for the improvements. The Sub-committee, consisting of Directors Kaye and Fairbanks, met on May 18, 1998 and discussed this matter. They suggested that the District pick up \$15,000 of the sewer line extension on Grande because at the time the District did not require it. There were no public comments on this item. Upon motion of Director Kaye and seconded by Director Fairbanks, the Board set August 5, 1998 for a Public Hearing for the reimbursement spread for Grande Avenue and Jasper Way.

6. SUN DALE WELL PUMP & MOTOR - REQUEST FOR BID
Authorize going to bid for the installation of a pump & motor for Sun Dale Well

Mr. Jones explained that plans and specification have been prepared by Garing, Taylor and Associates for the Sun Dale Well pump and motor. There were no public comments on this item. Upon motion of Director Fairbanks and seconded by Director Kaye to go to bid for the pump and motor.

7. PROPOSED 1998-99 DISTRICT BUDGET- SUB COMMITTEE REVIEW

Mr. Jones explained that the Budget Sub-Committee reviewed the draft 1998-99 District Budget and had no recommendations. Mr. Stoddard from the Black Lake Advisory Committee called Mr. Jones and had no recommendations. Upon motion of Director Kaye and seconded by Director Fairbanks, the Board unanimously agreed to set June 17, 1998 as a Public Hearing to hear and adopt the 1998-99 Fiscal Year District Budget.

FINANCIAL REPORT

8. APPROVAL OF WARRANTS

Upon motion of Director Simon and seconded by Director Kaye, the Board unanimously approved the Warrants presented at the June 3, 1998 meeting.

OTHER BUSINESS

9. MANAGER'S REPORT

Mr. Jones presented information on the following items:

1. NIPOMO VALLEY MUTUAL WATER CO. SERVICE AREA

Mr. Jones showed the proposed area of service to the Nipomo Valley Mutual Water Company from the valve placed in the State Water line.

Mark Moore - 930 N. Thompson Ave.- explained the valve and the opportunity taken to place the valve while the State Water was down.

2. CSDA - SLO BOARD MEETING

Jon Seitz gave a report on the CSDA - SLO meeting held May 21, 1998

3. VEHICLE PROPERTY TAX ARTICLE

10. DIRECTORS COMMENTS

President Mendoza would like to see some answers in the Summit Station situation.

Jon Seitz, District Legal Counsel, explained the need to go into Closed Session.

CLOSED SESSION - CONFERENCE WITH LEGAL COUNSEL

Existing litigation GC§ 54956.9

1. NCSD vs. Shell Oil, et. al. Case No. CV 077387

The Board came back into open session and announced there was no reportable action.

ADJOURN

President Mendoza adjourned the meeting at 9:45 p.m.

TO: BOARD OF DIRECTORS
 FROM : DOUG JONES
 DATE: JUNE 17, 1998

BLACK LAKE STREET LIGHTING CHARGES

NCSD provides street lighting to the Black Lake Golf Course Development. In order to maintain the street lighting, an annual charge is required to be placed on each parcel that for the service rendered. The existing Black Lake streetlighting assessment is exempt from the compliance requirements of Prop. 218. Any future increases in the assessment would need voter approval of the property owners. The 1998-99 annual charge is the same as last year will be \$34.00 per parcel. It should be noted that the County of SLO adds \$2.00 per parcel handling fee, making the total annual fee billed to the parcel \$36.00. Below is a history of the charge per parcel:

<u>Year</u>	<u>Charge</u>	<u>County Fee</u>	<u>Total</u>
1992-93	\$48.00	\$2.00	\$50.00
1993-94	\$50.00	\$2.00	\$52.00
1994-95	\$48.00	\$2.00	\$50.00
1995-96	\$40.00	\$2.00	\$42.00
1996-97	\$34.00	\$2.00	\$36.00
1997-98	\$34.00	\$2.00	\$36.00
1998-99	\$34.00	\$2.00	\$36.00

The budget for the Street lighting Fund for 1998-99 is as follows:

<u>REVENUES</u>		
Streetlighting Charges		\$16,320
<u>EXPENDITURES</u>		
Insurance	1,660	
Public & Legal Notices	50	
Electricity	17,500	
Wages-Office	<u>500</u>	
TOTAL EXPENDITURES		(19,710)
Difference		(3,390)
Interest Earnings		2,800
Net Uses from Operations		<u>(\$ 590)</u>
Estimated cash balance 7/1/98		\$54,000
Net sources from operations		<u>(590)</u>
Estimated cash balance 6/30/99		<u>\$53,410</u>

Attached is a listing of Assessor Parcel Numbers with the proposed 1998-99 streetlighting charges. Tract 2151 has been added to the list.

Now is the time and place for the public hearing for the Board to confirm the report for collection of charges on the 1998-99 tax roll and to give opportunity for filing objections and for the presentation of testimony or other evidence concerning said report.

The attached Resolution is presented for the Board's review, approval and adoption.

RESOLUTION NO. 98-STLIGHT

**A RESOLUTION OF THE BOARD OF DIRECTORS
OF THE NIPOMO COMMUNITY SERVICES DISTRICT
PROVIDING FOR THE COLLECTION OF STREET LIGHT CHARGES ON
THE SAN LUIS OBISPO COUNTY TAX ROLLS FOR MAINTENANCE AND
OPERATION OF EXISTING PUBLIC STREET LIGHTS IN THE
BLACK LAKE DEVELOPMENT (GOLF COURSE AREA)**

WHEREAS, on October 15, 1992 LAFCO approved Resolution No. 92-19 "A RESOLUTION MAKING DETERMINATION APPROVING THE REORGANIZATION INVOLVING DETACHMENT OF TERRITORY FROM COUNTY SERVICE AREA NO. 1-G AND ANNEXATION NO. 7 TO THE NIPOMO COMMUNITY SERVICES DISTRICT (BLACK LAKE GOLF AND COUNTRY CLUB), and

WHEREAS, Condition 3A provides that the NCSD will provide all three services currently provided by CSA No. 1-G; water, sewer, and street-lighting, and

WHEREAS, Condition 3F provides that NCSD succeed to all rights, duties and obligations of CSA No. 1-G with respect to the enforcement of performance or payment of any outstanding contracts and obligations of CSA No. 1-G; and

WHEREAS, Condition 3H authorizes the NCSD to continue to levy, fix and collect any special, extraordinary or additional taxes, assessments, service charges and rates which were levied, fixed and/or collected by CSA No. 1-G, and

WHEREAS, public notice has been given in accordance with Section 6066 of the Government Code as specified under CSA No. 1-G Assessment procedures of this public hearing concerning collection of service charges on the 1997-98 property tax bills; and

WHEREAS, written reports specifying each parcel (attached as Exhibit "A") receiving extended service and the amount of the charge for that service have been prepared and filed with the staff report; and

WHEREAS, based on the Staff Report and public testimony, the Board finds:

- A. That the proposed charges do not exceed the reasonable costs of providing the services.
- B. That the assessment district was formed pursuant to a petition signed by the owners of the Black Lake Specific Plan.
- C. The written report does not recommend an increase in the current assessment.

WHEREAS, based on the above findings, the assessments for fiscal year 1998-1999 are unaffected by Proposition 218; and

WHEREAS, this is the time and place for the public hearing for the Board to confirm the reports for collection of service charges on the 1998-99 tax bills as specified in the staff reports and to give opportunity for filing objections and for presentation of testimony or other evidence concerning said report; and

WHEREAS, it is in the public interest that the owners of property in said Black Lake Development pay the cost of said service therein.

**RESOLUTION 98-STLIGHT
PAGE TWO**

NOW, THEREFORE, BE IT RESOLVED, DETERMINED AND ORDERED by the Board of Directors of the Nipomo Community Services District as follows:

- Section 1. That the recitals set forth are true, correct and valid.
- Section 2. The Board of Directors of NCS D fixes the street lighting charge at \$34.00 and a SLO County Administrative charge of \$2.00 for a total charge of \$36.00 per year.
- Section 3. That said service charges are directly proportionate to the benefit to each parcel from the services rendered.
- Section 4. That the charges as confirmed shall appear as separate items on the tax bill of each parcel of real property listed in said staff report, and such charges shall be collected at the same time and in the same manner as ordinary ad valorem taxes are collected, and are subject to the same penalties and the same procedures and sale in case of delinquency as provided for such taxes.
- Section 5. The Tax Collector of the San Luis Obispo County is hereby authorized to collect the street lighting charges on the property tax bill.
- Section 6. This resolution is adopted by a majority of all members of the Board of Directors of the District.

On the motion of Director _____, seconded by Director _____ and on the following roll call vote, to wit:

AYES: Directors
NOES: None
ABSENT: None
ABSTAIN: None

the foregoing resolution is hereby adopted this 17th day of June, 1998.

Alex Mendoza, President
Nipomo Community Services District

ATTEST:

APPROVED AS TO FORM:

Donna K. Johnson
Secretary of the Board

Jon S. Seitz
General Counsel

AGENDA ITEM
JUN 17 1998

4

TO: BOARD OF DIRECTORS
FROM: DOUG JONES
DATE: JUNE 17, 1998

FISCAL YEAR 1998-99
NIPOMO COMMUNITY SERVICES DISTRICT BUDGET

The Nipomo Community Services District budget for fiscal year 1998-99 has been reviewed by the District's finance committee and the Board of Directors and is being presented for adoption by your Honorable board. Now is the appropriate time to have a Public Hearing on the proposed budget and receive any comments from the public. The summary of the Operating and Non-Operating Budget is attached.

After review by the Board and receiving comments from the public, the Board may proceed with adoption of the budget by passing the attached resolutions.

RESOLUTIONS FOR ADOPTION

1. Adoption of the 1998-99 Fiscal Year Budget
2. Adoption of the Appropriation Limitation for the 1998-99 Fiscal Year
3. Adoption of the Employee Compensation Step Plan

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RESOLUTION 98- BUDGET

**A RESOLUTION OF THE BOARD OF DIRECTORS
OF THE NIPOMO COMMUNITY SERVICES DISTRICT
ADOPTING THE 1998-99 FISCAL YEAR BUDGET**

WHEREAS, pursuant to Government Code Section 53901, the District is required to file with the County Auditor a copy of its annual budget or a listing of its anticipated revenues, together with its expenditures and expenses for the fiscal year, and

WHEREAS, the District desires to make known its planned activities and associated costs for the 1998-99 Fiscal Year.

NOW, THEREFORE, BE IT RESOLVED, DETERMINED, AND ORDERED by the Board of Directors of the Nipomo Community Services District, San Luis Obispo County, California, as follows:

1. The proposed budget entitled, "1998-99 Budget, Nipomo Community Services District," be adopted.
2. That the final budget be administered as established by past policies and practices.

Upon motion of Director _____, seconded by Director _____ and on the following roll call vote, to wit:

AYES: Directors
NOES:
ABSENT:
ABSTAIN:

the foregoing Resolution is hereby adopted this ___ th day of June 1998.

Alex Mendoza, President
Nipomo Community Services District

ATTEST:

APPROVED AS TO FORM:

Donna K. Johnson
Secretary to the Board

Jon S. Seitz
District Legal Counsel

RESOLUTION NO. 98- approp

**RESOLUTION OF THE BOARD OF DIRECTORS
OF THE NIPOMO COMMUNITY SERVICES DISTRICT
DETERMINING THE APPROPRIATION LIMITATION
FOR THE 1998-1999 FISCAL YEAR**

WHEREAS, Article XIII B of the California Constitution specifies that appropriations made by governmental entities may increase annually by the change in population and the change in the U.S. Consumer Price Index or California per-capita income, whichever is less; and

WHEREAS, it has been determined by the State Department of finance that the California per-capita income increase shall be used; and

WHEREAS, the percent change in the California per-capita income is 1.0415% and the percent change in the population of the unincorporated area of San Luis Obispo County is 1.0302%.

NOW, THEREFORE, BE IT RESOLVED AND ORDERED by the Board of Directors of the Nipomo Community Services District, San Luis Obispo County, California, as follows:

1. That the ratio of change is and is determined as follows:

$$1.0415 \times 1.0302 = 1.0729$$

2. That the 1998-99 appropriation limit is and is determined as follows:

1997-98 Limitation	\$1,653,732
1998-99 Ratio of Change	x <u>1.0729</u>
1998-99 Appropriation Limitation	\$1,774,289
1998-99 Appropriation Subject to Limitation	<u>(169,600)</u>
1998-99 Appropriations Under Limit	<u><u>\$1,604,689</u></u>

**RESOLUTION 98- approp
PAGE TWO**

3. No further adjustment to the 1998-99 appropriation limitation has been made for mandated costs. However, any new mandated costs or increases in costs would increase the limitation amount by "Proceeds of Taxes" used to finance mandates in fiscal year 1998-99.

On the motion of Director _____, seconded by Director _____ and on the following roll call vote, to wit:

AYES: Directors
NOES:
ABSENT:
ABSTAIN:

the foregoing resolution is hereby adopted this ____ th day of June 1998.

Alex Mendoza, President
Nipomo Community Services District

ATTEST:

APPROVED AS TO FORM:

Donna K. Johnson
Secretary to the Board

Jon S. Seitz
General Counsel

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RESOLUTION NO. 98-STEP

**A RESOLUTION OF THE BOARD OF DIRECTORS
OF THE NIPOMO COMMUNITY SERVICES District
ADOPTING AN EMPLOYEE COMPENSATION STEP PLAN**

WHEREAS, the Board of Directors of the Nipomo Community Services District desires to compensate the District employees at a fair and equitable rate based on merit, and

WHEREAS, a salary step plan is desired to be established for employee positions within the District.

NOW, THEREFORE, BE IT RESOLVED, DETERMINED AND ORDERED by the Board of Directors of the Nipomo Community Services District, as follows:

That the District hereby adopts the salary Step Plan for its employees as stated in Exhibit "A" attached to this resolution and approves District employee' salaries as of July 1, 1998:

On the motion of Director _____, seconded by Director _____ and on the following roll call vote, to wit:

AYES: Directors
NOES:
ABSENT:
ABSTAIN:

the foregoing resolution is hereby adopted this 17th day of June, 1998.

Alex Mendoza, President
Nipomo Community Services District

ATTEST:

APPROVED AS TO FORM:

Donna K. Johnson
Secretary of the Board

Jon S. Seitz
General Counsel

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EXHIBIT "A"

NIPOMO COMMUNITY SERVICES DISTRICT
EMPLOYEE STEP AND RANGE PLAN
MONTHLY COMPENSATION AND BENEFITS

	<u>STEP 1</u>	<u>STEP 2</u>	<u>STEP 3</u>	<u>STEP 4</u>	<u>STEP 5</u>	2.5 % Longevity Pay 15 yrs	2.5 % Longevity Pay 20 yrs
Assistant Administrator	3,204	3,367	3,537	3,716	3,902	3,999	4,099
Secretary	2,303	2,418	2,539	2,666	2,800	2,870	2,941
Billing Clerk	1,935	2,036	2,143	2,256	2,375	2,434	2,495
Utility Supervisor	3,155	3,315	3,482	3,659	3,844	3,940	4,039
Utility Operator II	2,340	2,460	2,584	2,715	2,850	2,921	2,994
Utility Operator I	1,734	1,820	1,911	2,006	2,212	2,267	2,324

There are five steps for each position, each step being five percent more than the previous step.

New employees hired will be brought in at Step 1. Upon successful completion of the introductory period, the employee will be moved to Step 2. Consideration for additional step increases will be considered annually at budget time based upon merit satisfactory employee evaluations.

Annually, the Board will consider a Cost of Living Adjustment (COLA). If the COLA is approved, the step plan will be adjusted accordingly, thus keeping the plan current. Therefore, an employee may receive both a step adjustment based upon "merit" and a Cost of Living Adjustment in any given year until they reach Step 5. Upon reaching Step 5, the only salary adjustments will be Board approved Cost of Living Adjustments until an employee reaches the longevity pay increases.

For Utility Operators who successfully achieve Water or Wastewater Grade certificates over and above those required for the position will be entitled to receive a one time incentive bonus of \$400.00.

**NIPOMO COMMUNITY SERVICES
DISTRICT**

Operating

and

Non-Operating

Budgets

Fiscal Year 1998-99

OPERATING BUDGET

NIPOMO COMMUNITY SERVICES DISTRICT
 PROPOSED BUDGET - TOTALS FOR EACH FUND
 1998-99

	#110	#120	#130	#140	#150	#160	#170	#180	#190	#800	#801	#802	#803	TOTAL
	ADMIN	WATER	SEWER	BLACKLAKE	BLACKLAKE	BLACKLAKE	DRAINAGE	SEWER MAINT	MONTECITO	FUNDED	FUNDED	FUNDED	FUNDED	
	BUDGET	BUDGET	BUDGET	WATER	SEWER	ST LIGHTING	MAINT DIST	DISTRICT	VERDE II	REP-WATER	REP-SEWER	REP-BL W	REP-BL S	
REVENUES														
WATER SALES	0	810,000	0	160,000	0	0	0	0	0	0	0	0	0	970,000
FEES & PENALTIES	0	21,000	0	3,000	0	0	0	0	0	0	0	0	0	24,000
METER FEES	0	15,000	0	6,800	0	0	0	0	0	0	0	0	0	21,800
WATER CONNECTION	0	760	0	0	0	0	0	0	0	0	0	0	0	760
WATER PLAN, CHECK & INSPECTION	0	2,000	0	0	0	0	0	0	0	0	0	0	0	2,000
SEWER REVENUES	0	0	400,000	0	99,500	0	0	4,000	6,900	0	0	0	0	510,400
SEWER LIFT STATION	0	0	5,000	0	0	0	0	0	0	0	0	0	0	5,000
SEWER PLAN, CHECK & INSPECTION	0	0	3,000	0	0	0	0	0	0	0	0	0	0	3,000
MISCELLANEOUS INCOME	10,000	36,000	0	0	0	0	0	0	0	0	0	0	0	46,000
TAX REVENUES	0	0	0	0	0	0	6,500	6,500	0	0	0	0	0	13,000
STREET LIGHTING SERV CHARGE	0	0	0	0	0	16,320	0	0	0	0	0	0	0	16,320
TOTAL OPERATING REVENUES	10,000	884,760	408,000	169,800	99,500	16,320	6,500	10,500	6,900	0	0	0	0	1,612,280

EXPENSES														
ACCOUNTING	472	1,575	630	221	252	0	0	0	0	0	0	0	0	3,150
BANK CHARGES	70	235	95	35	40	0	0	0	0	0	0	0	0	475
BLACK LAKE ADVISORY COMMITTEE	0	0	0	500	0	0	0	0	0	0	0	0	0	500
CHEMICALS	0	7,000	0	1,700	6,300	0	0	0	0	0	0	0	0	15,000
COMPUTER EXPENSE	825	2,750	1,100	385	440	0	0	0	0	0	0	0	0	5,500
CONSULTING	0	9,600	3,680	1,280	1,440	0	0	0	0	0	0	0	0	16,000
DIRECTOR FEES	2,250	7,500	3,000	1,050	1,200	0	0	0	0	0	0	0	0	15,000
DUES & SUBSCRIPTIONS	645	2,150	860	300	345	0	0	0	0	0	0	0	0	4,300
EDUCATION & TRAINING	450	1,500	600	210	240	0	0	0	0	0	0	0	0	3,000
ENGINEERING	0	6,000	1,000	1,000	500	0	0	0	0	0	0	0	0	8,500
ELECTIONS	375	1,250	500	175	200	0	0	0	0	0	0	0	0	2,500
EQUIPMENT RENTAL	75	250	100	35	40	0	0	0	0	0	0	0	0	500
FIRE ALARM	120	375	150	55	60	0	0	0	0	0	0	0	0	760
FUEL	0	3,600	1,380	480	540	0	0	0	0	0	0	0	0	6,000
INSURANCE-LIABILITY	3,300	10,750	4,300	1,510	1,720	1,660	0	0	0	0	0	0	0	23,240
INSURANCE-MEDICAL/DENTAL	7,500	25,000	10,000	3,500	4,000	0	0	0	0	0	0	0	0	50,000
INSURANCE-WORKMAN'S COMP	1,450	4,750	1,900	670	800	0	0	0	0	0	0	0	0	9,570
LAB TESTS & SUPPLIES	0	5,000	4,000	700	4,000	0	0	200	100	0	0	0	0	14,000
LANDSCAPE & JANITORIAL	675	2,250	900	315	360	0	0	0	0	0	0	0	0	4,500
LEGAL	10,000	10,000	5,000	3,000	2,000	0	0	0	0	0	0	0	0	30,000
LEGAL-SPECIAL COUNSEL	0	100,000	0	0	0	0	0	0	0	0	0	0	0	100,000
LEGAL-WATER COUNSEL	0	8,500	0	1,500	0	0	0	0	0	0	0	0	0	10,000
MISCELLANEOUS	500	500	500	500	500	0	0	0	0	0	0	0	0	2,500
NEWSLETTER	75	250	100	35	40	0	0	0	0	0	0	0	0	500
OFFICE SUPPLIES	900	3,000	1,200	420	480	0	0	0	0	0	0	0	0	6,000
OUTSIDE SERVICES	2,000	12,000	5,000	1,000	1,000	0	0	300	300	0	0	0	0	21,600
OUTSIDE SERVICES-PB REPAIRS	0	85,000	0	0	0	0	0	0	0	0	0	0	0	85,000
OPERATING SUPPLIES	0	19,000	3,000	1,000	2,000	0	0	0	0	0	0	0	0	25,000
PAGING EXPENSE	0	975	360	125	140	0	0	0	0	0	0	0	0	1,600
PERMITS & OPERATING FEES	0	6,500	600	1,250	500	0	0	300	300	0	0	0	0	9,450
POSTAGE	1,000	3,500	1,400	500	600	0	0	0	0	0	0	0	0	7,000

**NIPOMO COMMUNITY SERVICES DISTRICT
PROPOSED BUDGET - TOTALS FOR EACH FUND
1998-99**

	#110	#120	#130	#140	#150	#160	#170	#180	#190	#800	#801	#802	#803	TOTAL
	ADMIN	WATER	SEWER	BLACKLAKE WATER	BLACKLAKE SEWER	BLACKLAKE ST LIGHTING	DRAINAGE MAINT DIST	SEWER MAINT DISTRICT	MONTECITO VERDE II	FUNDED REP-WATER	FUNDED REP-SEWER	FUNDED REP-BL W	FUNDED REP-BL S	
	BUDGET	BUDGET	BUDGET	BUDGET	BUDGET	BUDGET	BUDGET	BUDGET	BUDGET	BUDGET	BUDGET	BUDGET	BUDGET	BUDGET
PRINTING	300	1,000	400	140	160	0	0	0	0	0	0	0	0	2,000
PUBLIC & LEGAL NOTICES	200	750	300	100	100	50	0	0	0	0	0	0	0	1,500
RENT	0	2,800	0	0	0	0	0	0	0	0	0	0	0	2,800
REPAIRS AND MAINTENANCE	1,000	24,800	56,840	3,140	21,720	0	0	0	0	0	0	0	0	107,500
RETIREMENT BENEFITS	3,600	11,865	4,750	1,670	1,900	0	0	0	0	0	0	0	0	23,785
TAXES-PAYROLL	1,950	6,500	2,600	910	1,040	0	0	0	0	0	0	0	0	13,000
TAXES-PROPERTY	0	0	710	0	0	0	0	0	80	0	0	0	0	790
TELEPHONE	750	2,500	1,000	350	400	0	0	0	0	0	0	0	0	5,000
TRAVEL & MILEAGE	825	2,750	1,100	385	440	0	0	0	0	0	0	0	0	5,500
UNDERGROUND NOTIFICATION	0	480	185	65	70	0	0	0	0	0	0	0	0	800
UNIFORMS	0	1,450	560	200	220	0	0	0	0	0	0	0	0	2,430
UTILITIES-ELECTRICITY	3,500	173,000	48,000	43,000	19,000	0	0	0	0	0	0	0	0	286,500
UTILITIES-STREETLIGHTING	0	0	0	0	0	17,500	0	0	0	0	0	0	0	17,500
UTILITIES-GAS/TRASH	240	28,000	320	11,000	130	0	0	0	0	0	0	0	0	39,690
WAGES-OFFICE/MGMT	57,525	69,000	37,700	6,700	6,700	500	0	0	0	0	0	0	0	178,125
WAGES-O.T.-OFFICE/MGMT	650	775	425	75	75	0	0	0	0	0	0	0	0	2,000
WAGE-MAINTENANCE	0	94,000	19,500	17,850	30,780	0	500	500	500	0	0	0	0	163,630
WAGES-O.T.-MAINTENANCE	0	20,300	4,200	3,850	6,650	0	0	0	0	0	0	0	0	35,000
INTEREST EXPENSE	0	10,000	0	0	0	0	0	0	0	0	0	0	0	10,000
CONTINGENCY	500	1,000	1,000	1,000	500	0	500	500	0	0	0	0	0	5,000
DEBT SERVICE	0	6,000	0	0	0	0	0	0	0	0	0	0	0	6,000
METER INSTALLATIONS	0	4,000	0	2,000	0	0	0	0	0	0	0	0	0	6,000
FUNDED REPLACEMENT	0	103,100	93,750	10,000	6,510	0	0	0	0	0	0	0	0	213,360
FIXED ASSETS	0	18,835	19,500	2,465	1,800	0	0	0	0	0	0	0	0	42,700
METER REPLACEMENT PROGRAM	0	15,750	0	2,415	0	0	0	0	0	0	0	0	0	18,165
ADMINISTRATION-ALLOCATED	(93,722)	56,233	21,556	7,498	8,435	0	0	0	0	0	0	0	0	0
TOTAL OPERATING EXPENSES	10,000	995,648	365,851	138,264	136,367	19,710	1,000	1,800	1,280	0	0	0	0	1,669,920
GAIN OR (LOSS) FROM OPERATIONS	0	(110,888)	42,149	31,536	(36,867)	(3,390)	5,500	8,700	5,620	0	0	0	0	(57,640)
INTEREST EARNINGS	0	16,000	17,000	26,000	0	2,800	5,800	7,800	2,100	13,000	18,000	1,500	900	110,900
FUNDED DEPRECIATION	0	0	0	0	0	0	0	0	0	103,100	93,750	10,000	6,510	213,360
NET SOURCES OR (USES) FROM OPERATING ACTIVITIES	0	(94,888)	59,149	57,536	(36,867)	(590)	11,300	16,500	7,720	116,100	111,750	11,500	7,410	266,620
ESTIMATED FUNDS AVAILABLE														
ESTIMATED ACCOUNT BAL 7/1/98	0	275,000	375,000	500,000	(1,000)	54,000	110,000	148,000	41,000	291,000	379,000	33,000	20,500	1,793,000
GAIN OR (LOSS) AND INTEREST INCOME	0	(94,888)	59,149	57,536	(36,867)	(590)	11,300	16,500	7,720	13,000	18,000	1,500	900	53,260
FUNDED REPLACEMENT	0	0	0	0	0	0	0	0	0	103,100	93,750	10,000	6,510	213,360
ESTIMATED ACCOUNT BAL 6/30/99	0	180,112	434,149	557,536	(37,867)	53,410	121,300	164,500	48,720	407,100	490,750	44,500	27,910	2,059,620

BUDGET99/COMBINE.123

NON-OPERATING BUDGET

NIPOMO COMMUNITY SERVICES DISTRICT
 CAPITAL FINANCING PLAN
 WATER - TOWN DIVISION
 FUND #220

	BUDGET
FISCAL YEAR ENDING JUNE 30,	1 1999
Oakglen/Mallagh crossing	175,000
Sun Dale Well - Gas Engine, Building and SCADA (5/7 of cost)	160,875
Summit Station pressure pumps	20,000
Site acquisition-Storage facility	50,000
Design and Construction of 1 million gallon storage facility	465,000
Design and Construction of parallell inlet/outlet to Twin Tanks	660,000
TOTAL-UNADJUSTED COST	1,530,875
INFLATION FACTOR @ 5%	76,544
INFLATED TOTAL	1,607,419

BUDGET99\waterprojects.123

NIPOMO COMMUNITY SERVICES DISTRICT
 CAPITAL FINANCING PLAN
 WATER - BLACKLAKE DIVISION
 FUND #240

		BUDGET
FISCAL YEAR ENDING JUNE 30,		1
		1999
Interconnection and metering station		48,000
Sun Dale Well - Gas Engine, Building and SCADA (2/7 of cost)		64,125
TOTAL		112,125

BUDGET99/blwaterprojects

As approved by NCSD Board and Black Lake Advisory Committee:

- A. In the event that the \$158,000 exceeds the cost of the inter-tie and the Black Lake Division's pro rata share of the cost to develop the well (the partnership well) the balance will be deposited in the Black Lake Division's reserve account; and
- B. In the event the costs exceed \$158,000, the Black Lake Reserve Account will be debited, on a pro rata basis, with the difference

NIPOMO COMMUNITY SERVICES DISTRICT
 CAPITAL FINANCING PLAN
 SEWER - TOWN DIVISION
 FUND #230

	BUDGET
	1
FISCAL YEAR ENDING JUNE 30,	1999
State Revolving Fund for Sewer Expansion - State Approval received by NCSD	
1. Phase I Construction-estimated date construction to begin-Summer 1998	1,200,000
2. Phase II Construction-estimated date construction to begin-Winter 1999	700,000
Engineering for Phase II	43,000
TOTAL-UNADJUSTED COST	1,943,000
INFLATION FACTOR @ 5%	97,150
INFLATED TOTAL	2,040,150

BUDGET99\townsewerprojects.123

TO: BOARD OF DIRECTORS
FROM: DOUG JONES
DATE: JUNE 17, 1998

PARCEL MAP CO 97-0134 (GHORMLEY)
REQUEST FOR SERVICE

The District has received a request for service from Westland Engineering Co. for Parcel Map CO 97-0134 (Ghormley) a four (4) lot development on West Tefft Street. The attached parcel map shows the 4 lots. It will be a District recommendation that a sewer lateral be installed to each parcel. Water and sewer service presently fronts the proposed parcel map with one existing water service. It is staff's recommendation that an Intent-to-Serve letter be issued to Parcel Map CO-97-0134 with the following conditions.

1. Install a sewer lateral to each parcel.
2. Install water services to the three parcels without service.
3. Submit a plan to the District showing the location of the water and sewer services.
4. Enter into a Plan Check and Inspection Agreement and pay appropriate fee.
5. Pay all appropriate District water and sewer fees.
6. The Will-Serve letter to be issued after additional well production is on line.
7. Place a 3/4 inch conduit between the meter and the phone jack on the house for future automatic meter reading.

It would be in order for a motion to provide an Intent-to-Serve letter for Parcel Map CO-0134 with the above conditions.

May 26, 1998

Mr. Doug Jones
Nipomo Community Services District
261 W. Dana
Nipomo, CA 93444

RE: REQUEST FOR WILL SERVE LETTER FOR CO 97-0134

Dear Mr. Jones:

Back in March I requested a "Will Serve Letter" for a new subdivision in Nipomo for Bonita Homes (CO 97-0134). I had sent you the wrong Tentative Map. The project had been approved for service to 3 parcels instead of 4. I've attached the letter from the County you forwarded to me.

We are requesting a "Will Serve" letter for sewer and water service for the same project in Nipomo. Attached are plans for a Tentative Parcel Map which have been submitted to the County of San Luis Obispo. The project is a four parcel subdivision off Tefft Street. The APN for the property is 092-130-011.

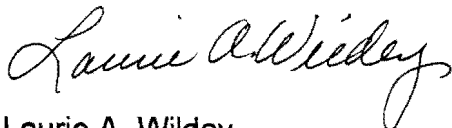
Please send the letter to the following address:

Westland Engineering Company
75 Zaca Lane, #100
San Luis Obispo, CA 93401
Attn: Ms. Laurie Wildey

If you have any questions, don't hesitate to call (805) 541-2394.

Thank you in advance for your prompt attention to this matter.

Sincerely,
WESTLAND ENGINEERING COMPANY



Laurie A. Wildey

enclosures

RECEIVED

MAY 9 1998

NIPOMO COMMUNITY
SERVICES DISTRICT

TEFFT ST.

LOT 12

ASSESSOR'S PARCEL NUMBERS
APN 92-130-011

OWNER'S STATEMENT

I HEREBY APPLY FOR APPROVAL OF THE DIVISION OF REAL PROPERTY SHOWN ON THIS PLAT AND STATE THAT I AM THE LEGAL OWNER OF SAID PROPERTY OR THE AUTHORIZED AGENT OF THE LEGAL OWNER AND THAT THE INFORMATION SHOWN HEREIN IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

WESTLAND ENGINEERING COMPANY
75 ZACA LANE, SUITE 100, SAN LUIS OBISPO, CA 93401
(805)-541-2394

RECORD OWNER: JACK GHORMLEY
P.O. BOX 1540, ARROYO GRANDE, CA

ENGINEER'S STATEMENT

I HEREBY STATE THAT THIS MAP WAS PREPARED BY ME UNDER MY SUPERVISION AND TO THE BEST OF MY KNOWLEDGE COMPLIED WITH THE LOT DIVISION ORDINANCE OF THE COUNTY OF SAN LUIS OBISPO, STATE OF CALIFORNIA.

TERENCE K. ORTON, P.E. 21807, EXPIRES 9-30-97
WESTLAND ENGINEERING COMPANY
75 ZACA LANE, SUITE 100 SAN LUIS OBISPO CA 93401
(805)-541-2394

LOT 11

PARCEL 1
1.1 ACRES
PARCEL A

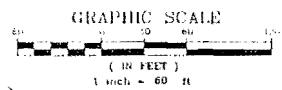
PARCEL 2
1.1 ACRES

PARCEL 3
0.9 ACRES

PARCEL 4
0.7 ACRES

PARCEL B

PARCEL C



ZONE

LINE

TO RANCHO

10' RADIUS

10' RADIUS

25'

25'

25'

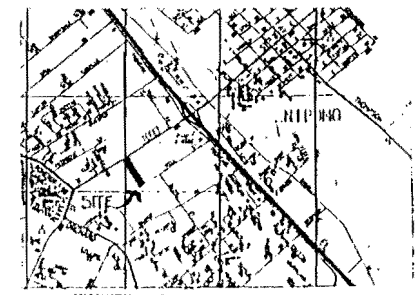
25'

TANIS PLACE

25'

25'

TRACT 1700



VICINITY MAP

**CO-97-0134
VESTING TENTATIVE
PARCEL MAP**

OF PARCEL A OF CO-97-0134 BEING A PORTION OF LOT 4 OF THE HARDS SUBDIVISION OF RANCHO RUPARD IN THE COUNTY OF SAN LUIS OBISPO, STATE OF CALIFORNIA

REQUESTED BY:
JACK GHORMLEY

PREPARED BY:
WESTLAND ENGINEERING COMPANY
75 ZACA LANE, SUITE 100, SAN LUIS OBISPO, CA 93401
(805)-541-2394
JULY 1997 SHEET 1 OF 1
JOB NO 97040

AGENDA ITEM
JUN 17 1998

6

TO: BOARD OF DIRECTORS
FROM: DOUG JONES
DATE: JUNE 17, 1998

HAMPTON DEVELOPMENT

The District has received a request for information from the County Environmental Division on the Hampton Development which resides north of Black Lake Canyon and east of Cypress Ridge, consisting of approx. 225 acres. The proposal is to rezone the area to 1 acre parcels from 5 acre parcels.

The attached letter provides the information requested by the County and has been prepared for the Board's review and approval.

C:\W:\Hampton.DOC

**SAN LUIS OBISPO COUNTY
ENVIRONMENTAL DIVISION
NOTICE OF PREPARATION**

DATE: May 28, 1998

TO:
NIPOMO COMMUNITY SERV DIST
PO BOX 326
NIPOMO CA 93444-0326

FROM: Office of Environmental Coordinator
County of San Luis Obispo
County Government Center, Room 310
San Luis Obispo, CA 93408-2040

SUBJECT: Notice of Preparation of an Environmental Impact Report for *Hampton, et al.*
General Plan Amendment; ED97-601 (G970013M)

San Luis Obispo County will be the Lead Agency and will prepare an Environmental Impact Report for the project identified below. We need to know the views of your agency as to the scope and content of the environmental information which is germane to your agency's statutory responsibilities in connection with the proposed project. Your agency will need to use the Environmental Impact Report prepared by our agency when considering your permit or other approval for the project.

PLEASE provide us the following information at your earliest convenience, but not later than the 30 day comment period which began with your agency's receipt of the NOP.

1. NAME OF CONTACT PERSON. (Address and telephone number)
2. PERMIT(S) or APPROVAL(S) AUTHORITY. Please provide a summary description of these and send a copy of the relevant sections of legislation, regulatory guidance, etc.
3. ENVIRONMENTAL INFORMATION. What environmental information must be addressed in the Environmental Impact Report to enable your agency to use this documentation as a basis for your permit issuance or approval.
4. PERMIT STIPULATIONS/CONDITIONS. Please provide a list and description of standard stipulations (conditions) which your agency will apply to features of this project. Are there others that have a high likelihood of application to a permit or approval for this project? If so, please list and describe.
5. ALTERNATIVES. What alternatives does your agency recommend be analyzed in equivalent level of detail with those listed above?
6. REASONABLY FORESEEABLE PROJECTS, PROGRAMS or PLANS. Please name any future project, programs or plans that you think may have an overlapping influence with the project as proposed.

7. RELEVANT INFORMATION. Please provide references for any available, appropriate documentation you believe may be useful to the county in preparing the Environmental Impact Report.
8. FURTHER COMMENTS. Please provide any further comments or information which will help the county to scope the document and determine the appropriate level of environmental assessment.

The project description, location, and the probable environmental effects are contained in the attached materials.

Due to the time limits mandated by State law, your response must be sent at the earliest possible date, but not later than **30 days** after receipt of this notice.

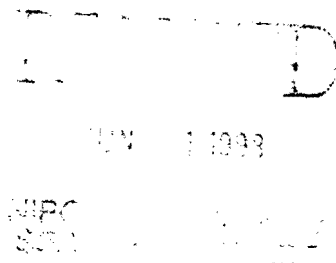
Please send your response to **Eric N. Wier** at the address shown above. We will need the name of a contact person in your agency.

PROJECT TITLE: Hampton et al. General Plan Amendment
ED#97-601 (G970013M)

PROJECT APPLICANT: Richard Hampton et al.

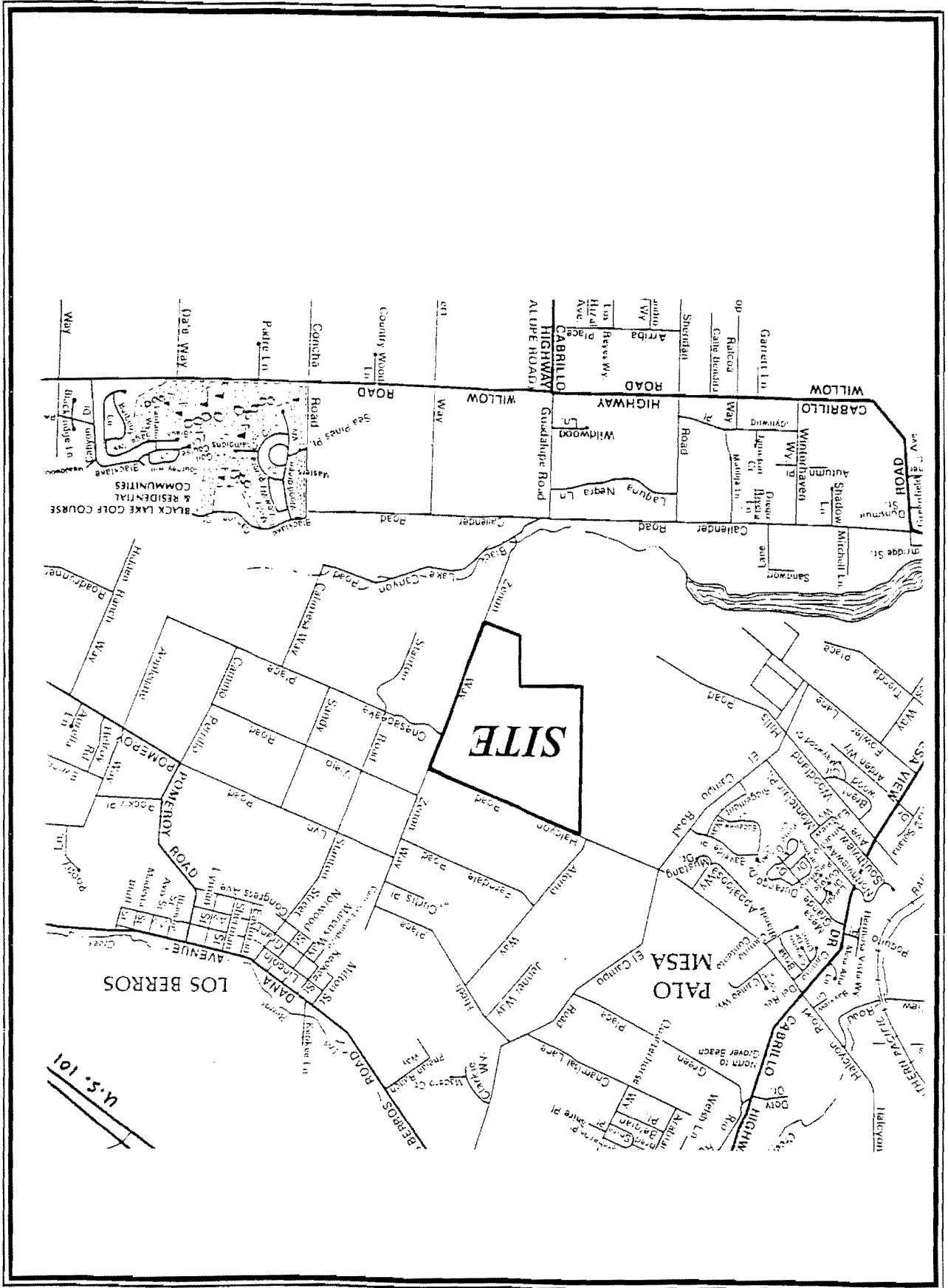
Responses due by: July 6, 1998

Signature *Eric N. Wier*
Environmental Specialist
Telephone: (805) 781-5029



Reference: California Administrative Code, Title 14, Section 15082(a), 15103, 15375.

wp51\hampton\nop.598



NIPOMO COMMUNITY SERVICES DISTRICT
148 SOUTH WILSON STREET
POST OFFICE BOX 326 NIPOMO, CA 93444-0326
(805) 929-1133 FAX (805) 929-1932

June 4, 1998

Eric N. Wiler
San Luis Obispo County
Planning Department
Environmental Coordinator Office
County Government Center, Room 310
San Luis Obispo, CA 93408-2040

DRAFT

SUBJECT: HAMPTON GENERAL PLAN AMENDMENT

In response to your letter dated May 28, 1998, the following is presented.

1. NAME OF CONTACT PERSON

The contact person for the Nipomo Community Services District is Doug Jones, General Manager, (805) 929-1133, PO Box 326, Nipomo, CA 93444.

2. PERMIT AUTHORITY

The District does not have authority or permit approval of the proposed project.

3. ENVIRONMENTAL INFORMATION

The District would like to know the status of the water supply for the proposed project.

4. PERMIT STIPULATIONS/CONDITIONS

The District does not have any jurisdiction in this area.

5. ALTERNATIVES

The District would be interested if an alternate water supply would be available or is being considered for this project.

DRAFT

6. REASONABLY FORESEEABLE PROJECTS, PROGRAMS, OR PLANS

The Woodland Project is presently under review by the County Planning Department and its proposed water supply as well as Cypress Ridge Project is from the Nipomo Mesa groundwater, the same water supply for the proposed Hampton development.

7. RELEVANT INFORMATION

- a. The Board of Directors of the Nipomo Community Services District in 1987 after reviewing a number of reports declared the Nipomo Sub Area of the Santa Maria Basin to be in an overdraft condition.
- b. The Cypress Ridge Development EIR indicated that in approx. a 16-year period, it would draw down the water basin approx. 6 feet.
- c. The Woodland EIR Report, Figure 4.1-5 on page 83, indicates since 1986 there has been a decline in groundwater in storage on the Nipomo Mesa.
- d. The State Department of Water Resources Draft Report on the "Water Resources of the Arroyo Grande /Nipomo Mesa Area" indicates the present water balance to be negative.

8. FURTHER COMMENTS:

To reduce vehicle mileage and air pollution, it is suggested that Zenon Rd. be extended southerly from this project and connect to the Willow Rd/Highway 1 intersection.

If you have any questions, please call.

Very truly yours,

NIPOMO COMMUNITY SERVICES DISTRICT

Doug Jones
General Manager

JUN 17 1998

TO: BOARD OF DIRECTORS

FROM: DOUG JONES

DATE: JUNE 17, 1998

ACCEPTING WATER IMPROVEMENTS FOR
TRACT 1805 (SNELLENBERGER)

Upon completion of a developer's project, the District accepts improvements of the project when all requirements are met. The developer for Tract 1805, a thirty eight (38) lot development on Chata Street, has installed water and sewer improvements and has met the District's conditions of installing the improvements, paid associated fees and providing the necessary paperwork, including the Offer of Dedication and the Engineer's Certification. Attached is a resolution accepting the water and sewer improvements for Tract 1805.

It is staff's recommendation that your Honorable Board approve Resolution 98-Tract 1805

C:\W:\BD\tr1805.DOC

RESOLUTION NO. 98- 1805

**RESOLUTION OF THE BOARD OF DIRECTORS
OF THE NIPOMO COMMUNITY SERVICES DISTRICT
ACCEPTING THE WATER AND SEWER IMPROVEMENTS
FOR TRACT 1805 (SNELLENBERGER)**

WHEREAS, on July 19, 1989, the District Board of Directors did conditionally approve water and sewer improvements for thirty eight (38) lots created by Tract 1805 (Snellenberger), and

WHEREAS, the District approved and signed the construction plans on February 14, 1994, for the water and sewer improvements to be constructed, and

WHEREAS, the water and sewer improvements have been constructed and said improvements are complete and certified by their engineer, and

WHEREAS, on September 17, 1997, the Owner offered the water improvements to the Nipomo Community Services District, and

WHEREAS, this District has accepted such offer without obligation except as required by law, and

WHEREAS, all water fees for service, required in conformance with District Ordinances, have been paid in full for thirty eight (38) lots created by Tract 1805, and

NOW, THEREFORE, BE IT RESOLVED, DETERMINED AND ORDERED BY THE BOARD OF DIRECTORS OF THE NIPOMO COMMUNITY SERVICES DISTRICT AS FOLLOWS:

That the water and sewer improvements constructed to serve the lots created by Tract 1805 are accepted by this District.

On the motion of Director _____, seconded by Director _____ and on the following roll call vote, to wit:

AYES: Directors _____

NOES:

ABSENT:

ABSTAIN:

the foregoing resolution is hereby adopted this 17th day of June 1998.

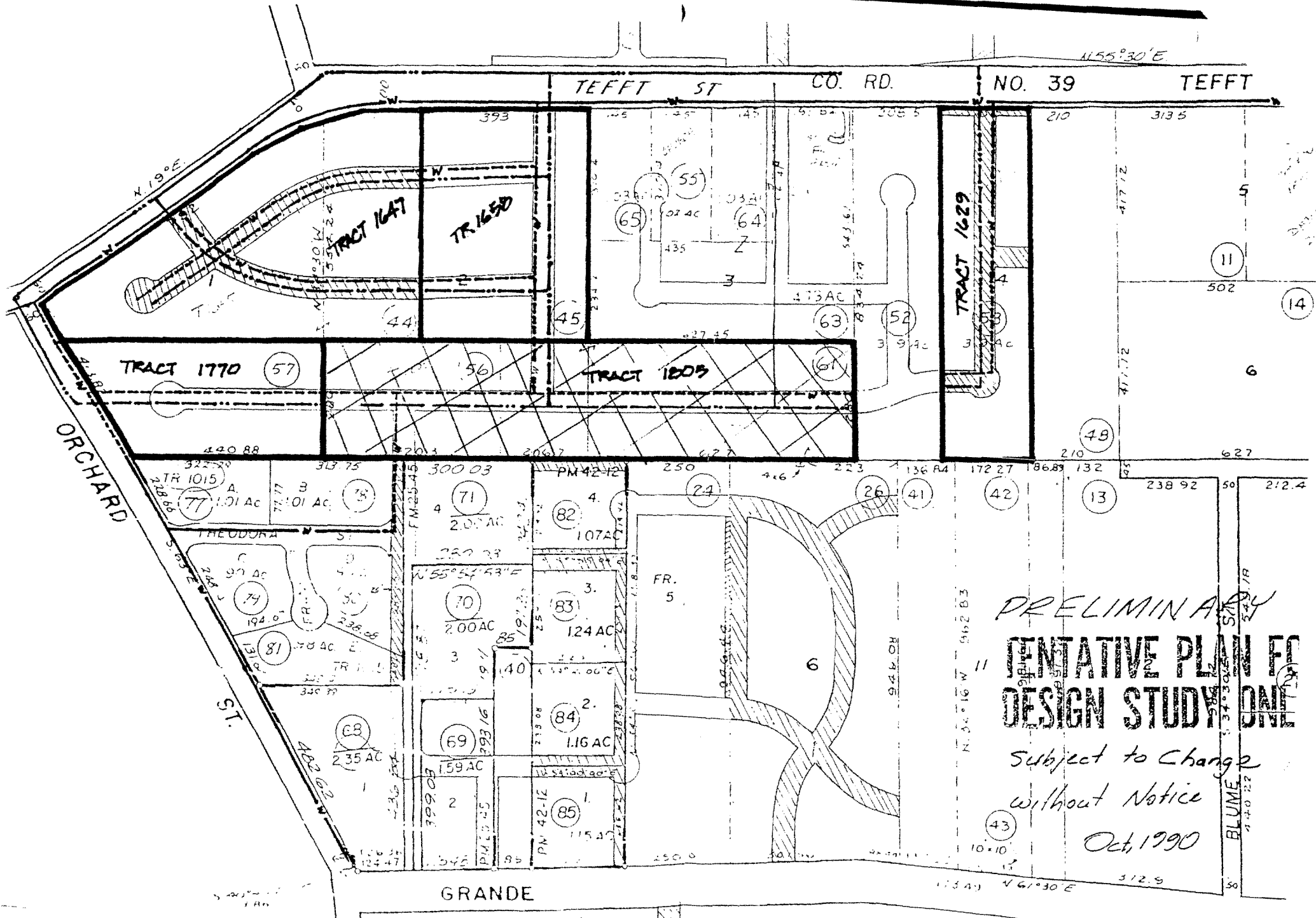
Alex Mendoza, President
Nipomo Community Services District

ATTEST:

APPROVED AS TO FORM:

Donna K. Johnson
Secretary to the Board

Jon S. Seitz
General Counsel



PRELIMINARY
 TENTATIVE PLANNING
 DESIGN STUDY ONLY

Subject to Change
 without Notice

Oct, 1990



Central Coast
Regional Water
Quality Control
Board

81 Higuera Street
Suite 200
San Luis Obispo, CA
93401-5427
(805) 549-3147
FAX (805) 543-0397

June 2, 1998

Mr. Douglas Bird
San Luis Obispo County Engineering Department
County Government Center, Room 207
San Luis Obispo, CA 93408

AGENDA ITEM
JUN 17 1998



Pete Wilson
Governor

MANAGER'S REPORT

Dear Mr. Bird:


PROPOSED CONNECTION OF TRACT 1790 (SAUER) TO COUNTY SERVICE AREA NO. 1F (NEW GALAXY PARK)

We have reviewed your May 4, 1998 request to connect proposed Tract No. 1790 to the County Service Area (CSA) No. 1F wastewater system. Your letter indicates the proposed 24 (or 27) lot subdivision could be served by CSA 1F without exceeding or threatening to exceed provisions specified in Waste Discharge Requirements Order No. 80-01 issued by this Board.

We agree that the additional flow may not significantly impact the treatment and disposal system capacity. However, Discharge Prohibition A.2. (Order No. 80-01) states: *"This discharge is prohibited when community treatment and disposal facilities are made available,"* which as you know went into service more than a decade ago. In addition, our files indicate we addressed your request for the CSA 1F system to remain in service quite some time ago (see attached June 10, 1996 letter). Connection of CSA 1F to the Nipomo Community Services District (CSD) wastewater facilities is long overdue. However, we have not pursued enforcement of this issue since flows to the existing CSD wastewater plant currently exceed its design capacity. Considering these facts, it is not appropriate to connect Tract 1790 to the CSA 1F wastewater facility, which is already in violation of the requirement to connect to the community sewer.

Nipomo CSD is currently expanding the wastewater plant and additional capacity is expected to be available soon. Therefore, this is appropriate timing to complete your plans for abandoning the CSA 1F wastewater facilities and connecting to the community sewer. Should a definite schedule for connection to the community sewer be formalized, then it may be appropriate to consider annexing Tract 1790 as an interim measure (Regional Board approval would be required). An alternative approach would be to develop Tract 1790 in a manner consistent with Basin Plan criteria for on-site systems (one acre lots unless site is particularly favorable, in which case one-half acre is the minimum lot size).

We plan to update Waste Discharge Requirements Order No. 80-01 to include a schedule for connecting to the community sewer. Accordingly, please submit a schedule of steps and time frames needed to complete this project. The report should be submitted by August 1, 1998. Please be aware that your submitted schedule may be used as the basis for a compliance schedule, if you fail to complete connection to the community sewer in a timely manner. The extensive time for report preparation is in consideration of the efforts which will need to be coordinated with other agencies (Nipomo CSA, LAFCO, etc.). If we can be of assistance in this process or if you have questions, please contact **Sorrel Marks (549-3695)** or Brad Hagemann (549-2607).


Roger W. Briggs
Executive Officer

attachment: June 10, 1996 letter

SJM/H:wdr@galaxy.ltr
Task: 121-01
File: SLO CSA 1F, New Galaxy MHP

cs: Doug Jones, General Manager
Nipomo Community Services District
P. O. Box 326
Nipomo, CA 93444

WARRANTS JUNE 17, 1998

HAND WRITTEN CHECKS

18005	County Clerk Recorder	\$14.00
18006	Deferville	102.54
18007	County Clerk Recorder	28.00
18008	B & W Precast	2,970.00
18009	St Bd of Equalization	250.00
18010	SLO County	25.00
18011	Bob Newdoll	75.00
18012	Fitzpatrick & Barbieri	685.00
18013	Union Asphalt	425.75

VOIDS

10010
 10050
 2474

NET PAYROLL

CK# 2475-2483 \$12,411.40

COMPUTER GENERATED CHECKS

10042	06/17/98	ADB SYSTEMS	\$241.04
10043	06/17/98	ROBERT BLAIR	\$100.00
10044	06/17/98	BOGNUDA, LISA	\$261.58
10045	06/17/98	B & W PRECAST CONST INC.	\$2,970.00
10046	06/17/98	CHAMPION AMERICA, INC.	\$39.65
10047	06/17/98	CLANIN & ASSOCIATES, INC.	\$2,641.17
10048	06/17/98	CLEATH & ASSOCIATES	\$132.00
10049	06/17/98	CLEAR SOLUTIONS	\$320.15
10050	06/17/98	COPIES PLUS	\$47.19
10051	06/17/98	DEPARTMENT OF GENERAL SERVICES	\$27.42
10052	06/17/98	EASTER RENTS	\$198.96
10053	06/17/98	EXPERIAN	\$176.00
10054	06/17/98	FGL ENVIRONMENTAL ANALYTICAL CHEMIST	\$89.60
10055	06/17/98	KATHLEEN FAIRBANKS	\$100.00
10056	06/17/98	FARM SUPPLY COMPANY	\$188.85
10057	06/17/98	GARING, TAYLOR & ASSOCIATES, INC.	\$8,367.90
10058	06/17/98	GMAC COMMERCIAL MORTGAGE	\$11,025.01
10059	06/17/98	GTE CALIFORNIA	\$28.67
10060	06/17/98	GTE WIRELESS	\$30.79
10061	06/17/98	GROENIGER & COMPANY	\$493.35
10062	06/17/98	IKON	\$95.17
10063	06/17/98	IMAGE BLINDS	\$178.04
10064	06/17/98	JOHNSON, DONNA	\$99.07
10065	06/17/98	KARDEL COMPUTER SERVICES	\$187.50
10066	06/17/98	GENE KAYE	\$100.00
10067	06/17/98	McMILLEN CONSTRUCTION COMPANY	\$2,910.00
10068	06/17/98	ALEX MENDOZA	\$100.00
10069	06/17/98	MISSION UNIFORM SERVICE	\$175.60
10070	06/17/98	NIPOMO ACE HARDWARE, INC.	\$219.23
10071	06/17/98	NIPOMO REXALL DRUG	\$14.71
10072	06/17/98	PENINSULA PUMP & EQUIPMENT	\$2,895.75
10073	06/17/98	PETTY CASH-MIDSTATE BANK	\$136.28
10074	06/17/98	POSTMASTER	\$20.00
10075	06/17/98	POSTALIA, INC.	\$489.05
10076	06/17/98	RELIABLE OFFICE SUPPLY	\$31.88
10077	06/17/98	SAN LUIS OBISPO COUNTY HEALTH DEPART	\$432.00
10078	06/17/98	ALBERT SIMON	\$100.00
10079	06/17/98	SJS ENGINEERING	\$6,236.40
10080	06/17/98	WYATT & BAKER, Lawyers	\$14,286.79