



Oceano Community Services District

1655 Front Street, P.O. Box 599, Oceano, CA 93475

(805) 481-6730

FAX (805) 481-6836

AGENDA FIRE COMMITTEE MEETING

1655 Front Street
Oceano
6:30 P.M.

April 13, 2010

TUESDAY

COMMITTEE MEMBERS

Pamela Dean, VP/Chair
Vern Dahl, President

STAFF

Raffaele F. Montemurro, General Manager
Mike Hubert, Fire Chief

-
1. Roll Call
 2. Public Comment
 3. Approval of Minutes
 - a. None
 4. Report of the Fire Operations
 - a. Fire Operations (Hubert & Angello)
 5. New Business
 - a. Weed Abatement Procedures for 2010 (cont.)
 - b. Report on Fireworks Program for 2010 (cont.)
 - c. Discussion Regarding Fire Hose
Current inventory, possible replacement, and/or additional hose
 6. Old Business
 - a. Status of Fire Consolidation *
Update on Progress Toward 07/01/10 Implementation of JPA
 - b. Update on Fire Dispatch Study
 - c. OCSD Grant Update (for new engine)
 7. General Manager Items/Discussion *
 - a. Other
 8. Written Communications

Adjournment

* Oral Presentation/Discussion

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1655 Front Street, Oceano, CA 93445
(805) 481-6730/FAX (805) 481-6836
www.oceanocsd.org / ocsd@oceanocsd.org



Oceano Fire Department



REPORT for March 2010

During the month of March, the department responded to a total of 64 calls. 31 were in Oceano, 13 were in Grover Beach, 9 were in Arroyo Grande, 10 were with Cal Fire and 1 call on the beach. Of the 31 calls in Oceano, 22 were EMS related, 2 fires and 7 miscellaneous calls. This averaged out to be approximately 2 calls per day. The run total for this year as of the end of March is 180; the run total at the end of March last year was 218.

Training

Joint training for the month of March included fire ground operations with the use of the ladder truck, hose advancing techniques and nozzles also hazardous Materials decon refresher training.

We are continuing with the cross training on the Oceano Dunes with the Full Time captains at Arroyo Grande and Grover Beach. A few of them have one last session driving at night. Arroyo Grande and Oceano each sent one person to a train the trainer class on off road emergency vehicle operations that was organized by San Luis Ambulance and Cal Fire. This training is designed to give a standardized level of training for safe driving techniques on the beach.

The departments had a training opportunity on a residential structure in the City of Arroyo Grande that was slated for demolition. The crews got the opportunity to practice vertical ventilation, wall breaching and forcible entry on an actual structure.

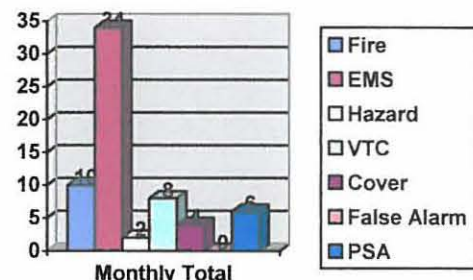
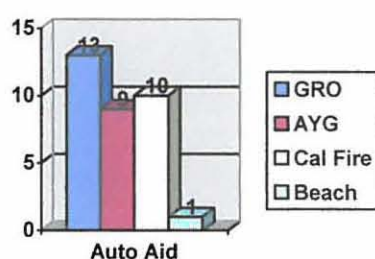
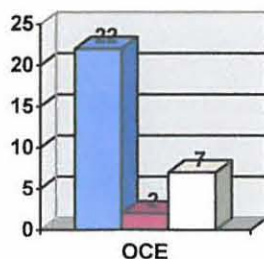
Equipment

There was no equipment out of service in March. We are preparing to service the pressure relief valves on B-61 and E-261.

Operations

During the month the Fire Department reviewed plans for several projects in the district for fire code compliance. We have finalized the standardization of our rope rescue equipment to be carried on the different apparatus within the three departments.

On March 17th the three departments responded to a significant single vehicle traffic collision on the freeway near Oak Park. All three departments worked together on the incident while Cal Fire provided a cover engine at staging. Oceano Fire assisted with vehicle stabilization and pt. extrication.





Oceano Community Services District

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AGENDA BOARD OF DIRECTORS MEETING

1655 Front Street
6:30 PM

Oceano
Wednesday

April 14, 2010

BOARD MEMBERS

Vern Dahl, President
Mary K. Lucey, Director
Lori J. Angello, Director

Pamela Dean, Vice President
Jim Hill, Director

SECRETARY TO THE BOARD

Raffaele F. Montemurro
General Manager

DEPUTY SECRETARY TO THE BOARD

Gina A. Davis
Administrative Assistant

FIRE CHIEF

Chief Mike Hubert

UTILITY OPERATIONS SUPERVISOR

Philip T. Davis

ALL ITEMS APPEARING ON THE AGENDA ARE SUBJECT TO BOARD ACTION

1. Roll Call
2. Flag Salute
3. Public Comment *
Any member of the public may address the Board on any item of interest within the jurisdiction of the Board. The Board will listen to all communications; however, in compliance with the Brown Act, the Board cannot act on items not on the agenda.
4. Board Member Comment *
5. Reports*
 - a. Commander Brian Hascall, Sheriff's South Station
 - b. March, 2010 Report for Fire Department
 - c. March, 2010 Report for Utility Departments
 - d. March, 2010 Report for Administration

RULES FOR PRESENTING TESTIMONY

All persons who wish to present testimony to the Board of Directors in a public hearing must observe the following rules:

1. When beginning to speak, first identify yourself and place of residence. This is required for the public record. Boards of Directors' meetings are tape recorded.
2. All remarks must be addressed to the Chair. Conversation or debate between the speaker at the podium and a member of the audience is not permitted.
3. Please keep your remarks as brief as possible. Focus your testimony on the most important facts you wish to be considered. Avoid duplicating testimony provided by others.
4. It is important that all participants conduct themselves with courtesy, dignity and respect.
5. Whenever possible, written testimony should be presented as well as oral. Written testimony can be submitted in advance of the actual hearing date.

6. Agenda Item Scheduling: The Manner in which items find their way to the Board meeting agenda.
Oceano Community Services District Board of Directors – Rules of Order Section 3.1
7. Review and Approval of Minutes
 - a. February 24, 2010
 - b. March 10, 2010
 - c. March 24, 2010
8. Consideration of Warrants*
9. Administrative Items
 - a. Receipt of a report from District Legal Counsel. *
Regarding a District tax reporting matter.
 - b. Discussion and possible response to unresolved Allegations.
Submitted at the Board Meeting on December 09, 2009
 - c. Discussion of the Districts Finances *
Discussion of account balances, district investment polices, and budget.
 - d. LAFCO request for nominations
Alternate special district member
 - e. Reconsider Committee Assignments
When the Committees were assigned in January we had 4 Directors we now have 5.
 - f. Report on the Minutes Policy
Section 4.1----4.7 of the OCEANO COMMUNITY SERVICES DISTRICT RULES OF ORDER
 - g. Discussion of Robert's "Rules of Order" *
Discussion for the Feasibility of Robert's Rules of Order
10. Fire Items
 - a. Discussion on who should be the Contractor for the weed abatement for 2010—2011.

11. Utility Items

- a. Cleaning and Inspection of District Sewer and Water Lines
Continual Disclosure of the Emergency Declared by the Board of Directors
Concerning the Cleaning and Inspection of the District Sewer and Water Mains.
- b. Will Serve Letter: Woodard (OCSD #6801)
23 Residential Units: The Pike at South Elm Street; APN 077,332,025,026, and 027;
- c. Will Serve and Fire Safety Plan Letters: Community Health Center (OCSD # 6428.00)
Relocation of Existing Modular Bldg: 1941 Cienaga; APN 062,114,016
- d. Will Serve Letter: State of CA Parks & Recreation (OCSD #6412.00)
Vehicle Wash Rack: Oceano Dunes Maintenance Station, Hwy 1; APN 061,101,010
- e. Will Serve and Fire Safety Plan Letters: Brock (OCSD #6377.00)
SFR: 1620 – 14th St; APN 062,042,059
- f. Reconsider will serve letter and project info.
Director Pamela Dean's Project No. 6195

12. Reports of District Representatives *

This item gives the President and Board Members the opportunity to present reports to other members regarding committees, commissions, boards, or special projects on which they may be participating.

a. PRESIDENT VERN DAHL

- (1) SSLOCSD 03 – 03 - 2010 03–17-2010 04-07-2010
- (2) Fire Committee 03 – 23 – 2010 04 - 13 - 2010
- (3) OAC 03 – 15 - 2010
- (4) Other

b. VICE PRESIDENT PAMELA DEAN

- (1) Fire Committee 03 – 23 – 2010 04 – 13 - 2010
- (2) Other

c. DIRECTOR JIM HILL

- (1) Other

d. DIRECTOR MARY LUCEY

- (1) Other

e. DIRECTOR LORI ANGELLO

- (1) Other

13. General Manager Items/Discussion *
 - a. Update regarding expenses
 - b. Update regarding staff
 - c. Other
14. Public Comment *
15. Board Member Discussion *
16. Written Communications
(Correspondence for the Board Received After Preparation of this Agenda is Presented by the General Manager)

Adjournment

- Oral Presentation/Discussion

ALL ITEMS APPEARING ON THE AGENDA ARE SUBJECT TO BOARD ACTION

Consistent with the American with Disabilities Act and California Government Code §54954.2 requests for disability related modification or accommodation, including auxiliary aids or services, may be made by a person with a disability who requires the modification or accommodation in order to participate at the referenced public meeting by contacting the District General Manager or Administrative Assistant at 805-481-6730.

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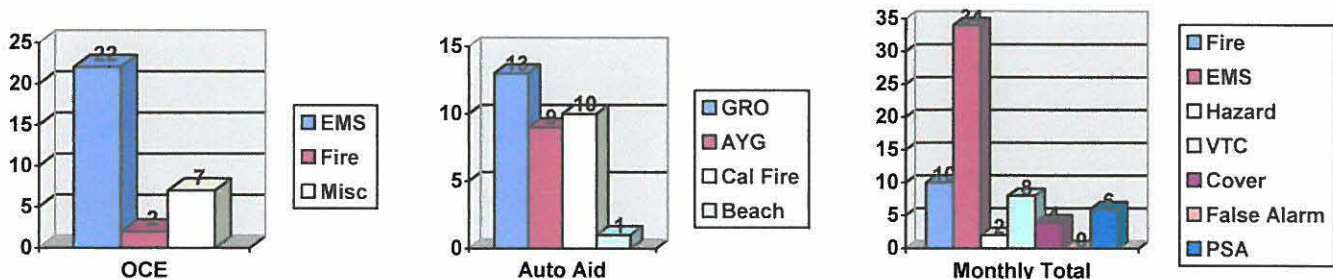
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OCEANO COMMUNITY SERVICES DISTRICT
RULES OF ORDER

3. AGENDAS.

3.1 The General Manager, in cooperation with the President, shall prepare an agenda for each regular and special meeting of the Board. Any Director may call the General Manager and request an item to be placed on the regular meeting agenda no later than 4:30 p.m. one week prior to the meeting date.

OCEANO COMMUNITY SERVICES DISTRICT
BOARD OF DIRECTORS MEETING MINUTES
February 24, 2010

Wednesday

Oceano

The Meeting was called to order by President Dahl at 6:30 p.m.

1. Roll Call

Present: President Dahl, Vice President Dean, Director Angello, Director Hill,
Director Lucey

Absent: None

Staff Present: Raffaele F. Montemurro, Board Secretary/General Manager; Philip T. Davis,
Utility Operations Supervisor; Alex Simas, District Legal Counsel

Staff Absent: Gina A. Davis, Deputy Board Secretary/Administrative Assistant; Mike Hubert,
Fire Chief

2. Flag Salute

President Dahl led the flag salute.

3. Public Comment *

Nancy MacNeil, Oceano, commented from her attached prepared letter regarding public comment and the letter included in a board packet by President Vern Dahl regarding timelines for the potential lawsuit regarding Bill Bookout

Carole Henson, Oceano, commented on budget costs, rate increases, and the 7000 mailers sent out for board vacancy that cost eight hundred dollars. Ms. Henson stated that the following agenda items: General Manager Items/Discussion and the Reports of District Representatives have not been given since December, 2009. She hopes that the revolving door of the General Manager stops and the audit is completed.

David Chiaffardini, Oceano, asked the Board to be consistent with the three minute Public Comment criteria.

Felma Hurdle, Oceano, addressed the selective set of criteria for the Board Vacancy. Ms. Hurdle requested her name be withdrawn.

Larry Bross, Oceano, stated OSCD is busy about procedure and needs to get down to substance.

4. Board Member Comment *

President Dahl stated the he was moving Agenda Item 4, Board Member Comment, to between Agenda Items 14 and 15.

Director Lucey stated she would like Agenda Item 13, Consideration of Warrants, moved to the beginning of the Agenda. President Dahl stated procedure will be discussed at Agenda Item 7.

5. Reconsider the Appointment to Fill a Vacancy on the Board of Directors *

President Dahl recused himself, passed the gavel to VP Dean, and left the room. DLC Simas introduced the item, stating the item is on agenda at his request. At the February 10, 2010

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meeting, the Board attempted to appoint an applicant to the vacant board seat. The Board appointed Lori Angello. She was subsequently sworn in and acted as Director for the remainder of the meeting. It was since determined that Government Code 61045 requires 3 affirmative votes to appoint Ms. Angello. Consequently, the action was outside the authority of the Board and subject to challenge. However, Ms. Angello has the ostensible authority to act until she either steps down or is removed by order of the Superior Court. If no one challenges Ms. Angello appointment and Ms. Angello continues to sit, Ms. Angello's position will be up for election in November. If someone challenges Ms. Angello and she is removed, then any action in which Ms. Angello made the third vote of a 3-2 majority is potentially subject to challenge. DLC Simas outlined the procedure for reconsideration of the vacancy should Ms. Angello step down:

1. Reconsider the appointment
2. Discuss and set the procedures
3. Consider and vote for an applicant
4. If no applicant is voted in, vote for a Special Election. The election would be concurrent with the November 2, 2010 election.
5. Failing vote for a Special Election, it goes to the Board of Supervisors, who must appoint by March 31, 2010. ~~Election~~. If Board of Supervisors does not act, it goes to the Special Election in November.

If Ms. Angello refuses to voluntarily step down, reconsidering the appointment would be a useless act.

DLC Simas stated he received a letter from President Dahl, stating there was a Brown Act Violation on February 10 meeting when the consideration of the procedures for selection of a candidate to fill the vacant position as director was not on the agenda. The Board has a choice, to act on this or not.

DLC Simas apologized to the Community for giving the Board the wrong information: That a 2-1 vote not the required three affirmative votes was necessary for the appointment and stated he would do all he could to try and fix it.

VP Dean asked Director Angello, if she wished to step down from the Board. Director Angello said, "no."

Director Hill stated he saw no relevance to this because there is no vacancy. The Board acted according to the procedure put in place on the advice of Counsel.

VP Dean stated that she presided during an illegal action. The appointment was illegal. She apologized. She enumerated the illegal actions that occurred at the February 10, 2010 meeting.

1. Brown Act violation. The approval of the process for the appointment required a vote. Any item requiring a vote must be posted 72 hours in advance.
2. GM Montemurro changed the procedure without anyone seeing the procedure until the night of the meeting. However, that procedure still included the following language, "The nominee who receives the most votes with a minimum of three Directors voting for that nominee shall be appointed..."
3. We had a tie vote and we did not recognize the tie vote.

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Votes for Ms. Angello: Lucey – yes, Hill – yes, Dean – no
Votes for Ms Hurdle: Lucey – no, Hill – abstain, Dean – yes

An abstention is a “yes” vote according to our Rules of Order. Pertinent Rules of Order read to the public. VP Dean believes that we need to go to the Superior Court and ask that they make the decision for the Board. The Board did not act.

a. Procedures

Ms. McNeil MacNeil stated that her letter be sent out in the next Board packet.

Karen White, Halcyon, stated that she wished the Board will deal with the issues.

Bill Smith, Oceano, stated the Board argues about nothing and the Board Vacancy should be turned over to the County.

Mr. Bross stated a new majority should take over.

Kathy Young, Oceano, stated the Board is not above the State of California. Ms. Young asked if a person appointed lived in Nipomo, was sworn into office, and later was found to not live in Oceano; would they be able to state, “no I do not want to step down from office.” DLC Simas stated there a different set of rules that would apply to the situation.

Ms. Henson stated let the District do the will of the people.

DLC Simas stated that even though the Board relied upon his opinion, he was not there the night of the meeting.

Ms. Hurdle stated since there are multiple opinions from multiple attorneys, then let the Superior Court settle the matter. She stated that the money spent cannot outweigh the lost revenue and the Board activity. Director Hill stated that the public should not comment on a public comment.

Rick Searcy, Oceano, questioned President Dahl’s recusal. Is President Dahl going to rescue himself all together or is he going to continue to send letters to the Board. Mr. Searcy stated a majority vote is self-explanatory.

Cindy Winter, Oceano, asked if this falls under Errors and Omissions. Ms. Winter stated Director Angello is capable of her duties.

Kevin Rice, San Luis Obispo, stated Ms. Angello is a qualified candidate.

Director Lucey stated two words process and tolerance. She suggested that a model be built that OSCD would enable to get through process and deal with the substance. She stated OSCD operates on hand picked policies The District will need to be patient and tolerant of public process. She stated that Government Code Section 64045 61045 is a code not a law.

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Ms. Winter handed out twenty-five copies of a letter from Alex Simas to VP Dean at the request of VP Dean.

Director Lucey asked DLC Simas if the District going to be charged for the time spent on this issue. DLC Simas stated he will credit forty-five minutes from this meeting plus an additional five to ten minutes prior office hours.

VP Dean closed Board Vacancy Reconsideration. No further action was taken. Director Angello remained seated on the Board.

- b. Appointment
No action taken.
- c. Failing Appointment, Consideration of Call of a Special Election (November 2, 2010)
No action taken.

Director Lucey requested that Agenda Item 13, Consideration of Warrants be moved up. President Dahl stated Agenda Item 13. Consideration of Warrants, would be the next agenda item.

13. Consideration of Warrants

Director Lucey asked GM Montemurro what the \$1790.25 allocated to United Staffing Associates for. GM Montemurro stated that charge is for last month's fee for the temporary position. He stated that he is cutting the temporary hours to part time.

Director Lucey asked about the voided warrant for Director Dahl. GM Montemurro stated the anticipated number of meetings was not met and a corrected check needed to be issued. GM Montemurro suggested that each Director provide a list of the meetings they attended to ensure proper payment.

Ms. Henson asked if there was any reporting system in place for Directors who attend meetings. GM Montemurro stated that the Directors can use email or drop off a list with the Committees attended.

Director Hill stated that he will not be able to support the warrants because he has not had an opportunity to look them over.

Director Angello asked what on Page 6, Payee United Rental, check amount \$275.03, was for. GM Montemurro stated it was for training, manuals, and taxes.

Therefore, after a request for public comment, (none being given), upon motion by Director Lucey, second by VP Dean, and on the following roll call, to wit:

AYES: Director Lucey, VP Dean, Director Angello, President Dahl

NOES: Director Hill

ABSENT: None

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BOARD OF DIRECTORS MEETING MINUTES
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ABSTAIN: None

The Board approved the expenditures as shown on the Warrant Register Summary, totaling \$676,559.60 on a vote of 4-1.

6. Review and Approval of Minutes

a. January 27, 2010 Minutes

GM Montemurro reported minutes are in draft form and not ready.
President Dahl tabled the item.

b. February 10, 2010 Minutes

GM Montemurro reported that the Minutes are in draft form and not ready.
President Dahl tabled the item.

7. Administrative Items

a. Discussion Regarding Agenda Format

GM Montemurro presented item regarding the format/procedures of the agendas to insure the Board is able to address each item on agenda.

Dave Angello, Oceano, stated the agenda is erroneous. He suggested that the specialists invited to speak be first priority of business.

Director Lucey suggested the following:

- Time limit on each agenda item.
- Move Consideration of Warrants to the beginning of agenda.

Director Lucey stated she would like a Quarterly Asset Report at the March 10, 2010 agenda.

VP Dean and Director Lucey stated they would like a Mid-Year Budget Cycle report from staff at the March 10, 2010 Board Meeting.

VP Dean stated the Board and the Public should be in sync with a time limit. VP Dean suggested the use of a timer. GM Montemurro stated he will provide a timer at the meetings.

The consensus of the Board is the use of a timer at the Board meetings; The Consideration of Warrants is moved to beginning of agenda, and the report of Mid Year Budget Cycle.

President Dahl called for a break at approximately 7:42 pm.

The meeting was called to order at approximately 7:52 pm.

The consensus of the Board is move agenda item 10 next.

Ms. Henson asked why item 10 b was not framed and would like to know what 10 b is.

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DLC Simas stated that it is not frame because it allows the Board to discuss the matter without making public who the litigation involves so that the Districts strategy whether to

initiate litigation of not is not disclosed to the opposing party. DLC Simas recommends that the Board not provide any addition information beyond what is on the agenda. Ms. Henson asked if a decision is made will the Board disclose the outcome. President Dahl stated there will be a report given after close session. DLC Simas stated the general rule is the action will be reported.

Adjourn to Closed Session approximately 7:55 pm.

Return to Open Session approximate time unknown.

10. a. CLOSED SESSION, CONFERENCE WITH LEGAL COUNSEL – PENDING LITIGATION.
CLOSED SESSION – A closed session pursuant to Government Code Section 54956.9(a) to meet with the District's Legal Counsel concerning pending litigation. (Santa Maria Groundwater Litigation, Santa Clara County Case #CV 770214)

DLC Simas stated that the Board received a report and no action was taken.

- b. CLOSED SESSION CONFERENCE WITH LEGAL COUNSEL
CLOSED SESSION – A closed session pursuant to Government Code Section 54956.9 (c) to determine whether to initiate litigation.

Therefore, after a request for public comment, (none being given), upon motion by Director Hill, second by Director Lucey, and on the following roll call, to wit:

AYES: Director Hill, Director Lucey, Director Angello

NOES: VP Dean, President Dahl

ABSENT: None

ABSTAIN: None

The Board instructs GM Montemurro and District Legal Counsel to investigate the potential claim further and report back to the Board, on a vote of 3-2.

8. Fire Items
None

9. Utility Items
a. Cleaning and Inspection of District Sewer and Water Lines
GM Montemurro introduced the item.

Therefore, after a request for public comment, (none being given), upon motion by VP Dean, second by Director Hill, and on the following roll call, to wit:

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AYES: VP Dean, Director Hill, Director Angello, Director Lucey,
President Dahl

NOES: None

ABSENT: None

ABSTAIN: None

The Board approved the Continuance of the Declaration of Emergency, on a vote of 5-0.

- b. Sewer Repair and Replacement Project: Progress Payment #7
GM Montemurro introduced item.

Therefore, after a request for public comment, (none being given), upon motion by VP Dean, second by Director Lucey, and on the following roll call, to wit:

AYES: VP Dean, Director Lucey, Director Angello, Director Hill,
President Dahl

NOES: None

ABSENT: None

ABSTAIN: None

The Board approved Progress Payment #7 \$122,147.55 to R. Baker Construction, on a vote of 5-0.

- c. Will Serve, Fire Safety Plan, and Fee Letters: Dean, Pamela (OCSD #6195.84)
GM Montemurro introduced item. VP Dean rescued herself from this item.

Ms. Henson asked what the water connection was for. GM Montemurro stated he will need to ask UOS Davis if this is an existing or new meter.

Director Hill asked is residential dwellings required to have sprinkler system. GM Montemurro stated no; however, in 2011 the rules will change. Director Hill asked about the front footage fees. GM Montemurro stated they had been paid.

Director Lucey asked if it was new construction. UOS Davis stated it was new construction. Director Lucey suggested that prior paid front footage fees be mentioned on paperwork.

Director Lucey asked what does "this project falls under the EXCEPTION OF CONTENT REQUIREMENTS." mean. GM Montemurro stated it passed the requirement. UOS Davis stated this refers to the Fire Safety Plan.

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President Dahl directed staff to change the format all future will serve letters to reflect all the different fees that have and have not been paid.

Therefore, after a request for public comment, (none being given), upon motion by Director Hill, second by Director Angello, and on the following roll call, to wit:

AYES: Director Hill, Director Angello, Director Lucey, President Dahl

NOES: None

ABSENT: None

ABSTAIN: None

The Board approved the will serve Single Family Residence: 1929 Wilmar Ave; APN 062,261,084 OCSD #6195.84, on a vote of 4-0.

- d. Will Serve, Fire Safety Plan, and Fee Letters: The Old Avocado Ranch (OCSD #6340.19) GM Montemurro introduced item. He stated that this project is exempt from fire sprinklers because of the square footage and it is a residential single family dwelling; however, in January, 2011, new laws will be in effect. UOS Davis stated the front footage fees were paid several years earlier.

Therefore, after a request for public comment, (none being given), upon motion by Director Angello, second by President Dahl, and on the following roll call, to wit:

AYES: Director Angello, President Dahl, VP Dean, Director Hill

NOES: Director Lucey

ABSENT: None

ABSTAIN: None

The Board will serve Single Family Residence: 1530 25th Street; APN 062,075,019 The Old Avocado Ranch (OCSD #6340.19), on a vote of 4-1.

- e. Will Serve, Fire Safety Plan, and Fee Letters: The Old Avocado Ranch (OCSD #6340.41) GM Montemurro introduced item. He stated that this project is exempt from fire sprinklers because of the square footage and it is a residential single family dwelling; however, in January, 2011, new laws will be in effect. UOS Davis stated the front footage fees were paid several years earlier.

Therefore, after a request for public comment, (none being given), upon motion by Director Angello, second by President Dahl, and on the following roll call, to wit:

AYES: Director Angello, President Dahl, VP Dean, Director Hill

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NOES: Director Lucey

ABSENT: None

ABSTAIN: None

The Board approved the will serve The Old Avocado Ranch (OCSD #6340.41) Single Family Residence: 1490 Nabal Court; APN 062,075,041, on a vote of 4-1.

- f. Will Serve, Fire Safety Plan, and Fee Letters: The Old Avocado Ranch (OCSD #6340.42)
GM Montemurro introduced item. He stated that this project is exempt from fire sprinklers because of the square footage and it is a residential single family dwelling; however, in January, 2011, new laws will be in effect. UOS Davis stated the front footage fees were paid several years earlier.

Therefore, after a request for public comment, (none being given), upon motion by Director Angello, second by President Dahl, and on the following roll call, to wit:

AYES: Director Angello, President Dahl, VP Dean, Director Hill

NOES: Director Lucey

ABSENT: None

ABSTAIN: None

The Board approved the will serve The Old Avocado Ranch (OCSD #6340.42) Single Family Residence: 1480 Nabal Court; APN 062,075,042, on a vote of 4-1.

- g. Will Serve and Fire Safety Plan Letters: Guardian and Chief, Temple of the People/Rutiz (OCSD #6426)
GM Montemurro introduced item.

Therefore, after a request for public comment, (none being given), upon motion by Director Hill, second by VP Dean, and on the following roll call, to wit:

AYES: Director Hill, VP Dean, Director Angello, President Dahl,

NOES: None

ABSENT: None

ABSTAIN: Director Lucey

The Board approved the will serve Guardian and Chief, Temple of the People/Rutiz (OCSD #6426) Roof Only Vegetable Cover: 1075 The Pike; APN 062,321,001 on a vote of 4-0, with one abstention.

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- h. Will Serve and Fire Safety Plan Letters: Mid-State Properties (OCSD #6425)
GM Montemurro introduced item.

Therefore, after a request for public comment, (none being given), upon motion by Director Hill, second by VP Dean, and on the following roll call, to wit:

AYES: Director Hill, VP Dean, Director Angello, President Dahl,

NOES: None

ABSENT: None

ABSTAIN: Director Lucey

The Board approved the will serve Mid-State Properties (OCSD #6425) Parcel Map CO 06-0016: 683 Airpark Drive; APN 061,041,016 on a vote of 4-0, with one abstention.

- i. Will Serve Letter: Woodard (OCSD #6801)
GM Montemurro introduced item.

Ms. White stated she is against the project.

Steven Puglisi, Architect for the Woodard Project, stated he will work with the Wallace Group to assure the District that OCSD has both the resources and infrastructure available to serve this project.

Ms. Henson stated that this would be a dense project in the one location and people may hang out in the Halcyon area or 7-11.

Director Lucey stated that this is a quality of life issue and would like to hear from the developer and how it would affect the encroachment of neighbors.

VP Dean requested that the item be tabled to allow the Board more time to review.

At 9:58 pm the Board unanimously approved continuing the meeting until 10:30PM.

President Dahl suggested that GM Montemurro gather the Board's questions and give them to Mr. Puglisi, so he will have adequate time to respond.

The Board tables the item.

11. Reports of District Representatives *

a. **PRESIDENT VERN DAHL**

President Dahl reported the following items from the SSLOCSD January 6, 2010, January 20, 2010, February 3, 2010, and February 17, 2010 meetings.

- As of January, 2010, Oceano was one hundred percent compliant with the Fat, Oil, and Grease Program (FOG).

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- Received 2008-2009 FYE audit and financial statements.
- Awarded construction contract to refurbish splitter box of influent pumps.
- Approved purchase of materials sludge withdrawn line project.
- Authorized solicitation of bids to purchase influent pump gates and check valves
- Began construction bidding process for a centrifuge project.
- Authorized last payment for cogeneration project.
- Received a \$150,000 rebate check from the Gas Company.
- Staff completed a tank removal.
- Staff performed pump wiring and installation of explosive-proof motors.
- Staff still working on the chlorination issue.

President Dahl reported the following items from the Oceano Advisory Council December 12, 2009, January 25, 2010, and February 15, 2010 meetings:

- Sending list of impacts to County.
- A modular building will be set next to the CHC on Cienaga to expand the work area.
- The County will establish a no parking zone on Juanita Ave at Lakeside Ave.
- An application for a convenience store at 1711 Front Street was reviewed.

b. **VICE PRESIDENT PAMELA DEAN**

VP Dean consolidated and reported the following items from the Fire Oversight Committee December 18, 2009 and February 19, 2010 and the Fire Committee January 26, 2010 and February 23, 2010:

- That John Bova, Oceano Fire Captain, stated that he was able to use the fire ladder for the first time.
- Engine 61 is old and there are metal fatigue issues.
- Arroyo Grande received \$815,625.00 from the Assistance to Fire Fighters Grant.
- The final Joint Powers Authority budget will be presented at the next Fire Oversight Committee held in Grover Beach on Thursday, March 18th, at 3:30 pm.

VP Dean reported the following items from the Zone 1/1A meeting:

- The EIR will be ready for certification in July 2010.
- Mitigation measures are on track.
- The temporary levee has a protective covering.
- Emergency Response Plan and pamphlet regarding flooding and evacuation are available in the District office.
- Money is needed for fixing the flap gates.
- The Fish and Game Veg Permit will be the same permit type as in prior years.

c. **DIRECTOR JIM HILL**

Director Hill reported the following items from the SSLOCSD December 16, 2009 meeting:

- Major topic was the personnel class adjustments to the compensation program; he was not able to support item because the OCSD did not do a class adjustment, however, the item passed on a vote of 2-1.

d. **DIRECTOR MARY LUCEY**

Director Lucey stated that Zone 3 has not met since her last report.

Director Lucey stated that Tony Navarro asked if she would represent Oceano on a \$1.5M

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Homeless Campus Project being designed by the California Community Foundation.

Director Angello suggested that the Reports of District Representatives be given in a timely manner.

Ms. Henson stated that she attended the Oceano Advisory Committee and stated that a modular building maybe placed next to the CHC. President Dahl stated he should have said planning to put modular medical unit next to the CHC on Cienaga to expand the work area.

12. General Manager Items/Discussion *

a. Update Regarding Progress Toward Purchase of New Accounting Software

GM Montemurro presented item. He stated that on March 10, 2010 Craig Dixon, Tyler Technologies Territory Manager will be attending the Board meeting to answer any questions. GM Montemurro stated that he and Tyler Technologies are looking into different ways of purchasing the software.

b. Update Regarding Prop 1 A.

GM Montemurro presented item. He stated the District had received its first installment check for \$34,333.00.

c. Other

GM Montemurro reported he has made contact with a CPA firm, Glenn Burdette, Phillips, and Bryson, who may do the forensic audit.

13. Board Member Discussion *

VP Dean asked GM Montemurro for Tyler Technologies information. GM Montemurro stated the Company is publicly owned, trades on the stock exchange, and their financials are on the web.

Director Lucey suggested that Agenda Item "General Manager Items/Discussion," be moved to beginning of agenda so the public can see that things are moving forward. President Dahl stated he would move General Manager Items/Discussion before Reports of District Representatives.

14. Public Comment *

15. Written Communications

None.

President Dahl adjourned the meeting at approximately 10:30 pm.

Raffaele F. Montemurro, Board Secretary

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The Meeting was called to order by President Dahl at 6:30 p.m.

1. Roll Call

Present: President Dahl, Vice President Dean, Director Hill, Director Lucey,
Director Angello

Absent: None

Staff Present: Raffaele F. Montemurro, Board Secretary/General Manager; Gina A. Davis,
Deputy Board Secretary/Administrative Assistant; Philip T. Davis, Utility
Operations Supervisor; Ryan Fothergill, District Legal Counsel; Craig Angello,
Fire Captain

Staff Absent: Mike Hubert, Fire Chief

2. Flag Salute

President Dahl led the flag salute.

3. Public Comment *

Carole Henson, Oceano, stated that she needs the OCSD Project # 6195.84 will serve letter for
Dean/ Secondary Dwelling/SFR clarified. Ms. Henson asked, has Pamela Dean paid her fees
times the structures on the property and requested the Board look at the will serve again.

Julie Tacker, Los Osos, suggested that a super majority vote will not be challenged by a legal
battle.

Jeff Edwards, San Luis Obispo, stated the Mr. Taber will do a presentation at the Grover Beach
Rabobank on Wednesday, March 17th, 2010 at 5:15 PM. Mr. Taber will discuss the FFA and
Cal Trans Division of Aeronautics in respective to airport closures. He stated that next month's
presentation will be from an economist who will provide the contributing direct and indirect future
economics for the community.

Cathy Young, Oceano Resident, read her prepared public comment to the Board.

Gary Hemwall, Oceano Resident, stated the following: landlord does not allow him to receive a
bill, family situation, and the economy has not been good and requested of the Board a
forbearance of the \$25.00 door hanger fee. Mr. Hemwall stated that his last late payment was
five years ago. GM Montemurro stated to President Dahl that the timeliness of this situation, he
was not able to put this item on the agenda prior to March 16th which is shut off day. DLC
Fothergill stated there may be a deferment that the General Manager can take care of
emergency situations. GM Montemurro stated he would take care of this item in the morning.

4. Board Member Comment *

VP Dean requested that Director Angello not participate in any matter where Director Angello's
vote is going to be the deciding vote. VP Dean requested that what she read be attached to the
minutes.

Director Lucey stated the following items: she stands corrected on laws and codes, she
requested that a discussion around the will serve letters and the Board's responsibility be

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placed on the next agenda, and she is opposed to handpicked rule bending.

President Dahl directed GM Montemurro to prepare a will serve rules and responsibilities document according to Director Lucey's questions and call Director Lucey for additional information then present a copy of the document to the Board. President Dahl stated to Director Lucey and GM Montemurro that after Director Lucey has had reviewed the rules and responsibilities she may have it put on the agenda.

Director Lucey requested that Will Serve, Fire Safety Plan, and Fee Letters: Dean, Pamela (OCSD #6395.03) be brought back for consideration on the March 24, 2010 Board Meeting.

Director Hill requested the following items: cell phone bills for the last three months, credit card bills for the last two years, quarterly asset report, and the mid cycle budget report.

Director Angello stated her stipend be set aside for the new accounting software.

President Dahl directed staff to talk with DLC regarding how to handle Director Angello's stipend request be donated to the purchase of the new accounting software.

5. Review and Approval of Minutes

a. January 27, 2010

VP Dean stated, Page 4, Item 7c. Board Workshop-District Revitalization, second paragraph stated "...and Roberts Rules of Order." needs to be corrected to ...and **The Districts** Rules of Order.

After a request for public comment, none being given, upon motion by Director Hill and second by VP Dean, the Board approved the Minutes January 27, 2009 as corrected, on a vote of 5-0.

b. February 10, 2010

VP Dean stated, Page 1, Roll Call, Staff Present Alex Simas, needs to be corrected to **Ryan Fothergill**.

VP Dean stated, Page 5, number 4. Charles Knollenberg, needs to be corrected to **David Ciaffardini**.

After a request for public comment, none being given, upon motion by VP Dean and second by Director Hill, the Board approved the Minutes February 10, 2009 as corrected, on a vote of 5-0.

c. February 24, 2010

VP Dean requested that the Interoffice Memo from DLC Simas to the Board and GM Montemurro and the letter to GM Montemurro from Director Dean are included as an attachment. Director Dean handed letters to AA Davis for documentation.

President Dahl tables this item.

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6. Reports*

a. Commander Brian Hascall, Sheriff's South Station

Commander Hascall reported the following:

- Homicide on Benita School Road resulted in an arrest.
- February 22, 2010 vehicle tab registration stolen.
- March 1, 2010 lawn mower stolen from a pickup truck.
- March 4, 2010 responded to someone who attempted to break a vehicle window and painting gang graffiti.
- The gang task force will be in patrolling the area due to gang movement.

VP Dean stated the flooded sign outside the OCSD parking lot has graffiti. Commander Hascall is aware of the graffiti and will take care of the situation.

d. February, 2010 Report for Fire Department

Fire Captain, Craig Angello presented the February, 2010, report for Fire Department.

c. February, 2010 Report for Utility Departments

UOS Davis presented the February, 2010, report for the Utility Departments

Director Lucey asked UOS Davis who is responsible for the maintenance of the test sight at Pier Street. GM Montemurro stated OCSD received permission to an easement access to provide additional maintenance. GM Montemurro stated the Northern Cities Water Management Group may share the cost of maintenance. The County received the wells from the State and OCSD has been given permission to provide improvements. Director Lucey asked who funds the Northern Cities Water Management Group. GM Montemurro stated it based on water consumption and an acre feet calculation.

Larry Bross, Oceano, asked why the EPA chose Ocean. UOS Davis stated OCSD was one of eight hundred in the entire Country to collect samples from unregulated chemicals. The EPA chose OCSD on the basis that we fall under the criteria of a District that serves less than ten thousand constituents.

David Angello, Oceano, asked UOS Davis how many gallons per minute does the natural gas motor pump. UOS Davis stated seven hundred. Mr. Angello asked if there was a shut down would the pump continue to run. UOS Davis stated yes.

b. February, 2010 Report for Administration

GM Montemurro presented the February, 2010 report.

7. Consideration of Warrants *

Director Angello stated she would like to excuse herself from the Consideration of Warrants, Fire Department Funds, Craig Angello.

Director Hill clarified that the totals of the Street Lighting is on Page 3. He stated that Page 4 and Page 3 are reversed.

Director Hill stated, Page 4, Fuel 6100, Sewer should be Fire.

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Director Hill stated Page 9, Verizon Wireless totaling \$434.56, is high. GM Montemurro stated the bill reflects a prior month and current month and now this warrant represents the bill as current.

GM Montemurro stated that the Kirk & Simas warrant of \$22,509.83 concludes the legal fee arrears. He stated that Kirk & Simas have credited the District the hours for time spent on the Board Vacancy situation.

Therefore, after a request for public comment, (none being given), upon motion by Director Hill, second by VP Dean, and on the following roll call, to wit:

AYES: Director Hill, VP Dean, Director Lucey President Dahl

NOES: None

ABSENT: None

ABSTAIN: Director Angello

The Board approved the expenditures as shown on Page 3, Training: Angello, of the Warrant Summary, totaling \$1,280.00 on a vote of 4-0 with one abstention.

Therefore, after a request for public comment, (none being given), upon motion by Director Hill, second by VP Dean, and on the following roll call, to wit:

AYES: Director Hill, VP Dean Director Lucey, Director Angello, President Dahl

NOES: None

ABSENT: None

ABSTAIN: None

The Board approved the expenditures as shown on the Warrant Register Summary, with correction on Page 4, Fuel 6100 is charged to Fire, totaling \$240,509.67 on a vote of 5-0.

8. Administrative Items

a. Discussion Regarding Audit

GM Montemurro presented Forensic Audit for July 01 2008 - June 30 2009.

Kathi Niffenegger, CPA with Glenn, Burdette, Phillips, & Bryson, defined forensic audit in the technical term as doing the audit procedures with a view towards submission to a court of law. Ms. Niffenegger stated she spoke with Director Hill and GM Montemurro to find out the concerns and anything above and beyond a regular financial audit that the District is interested in. She stated the structure of a forensic audit is based upon prior agreed upon procedures. Ms. Niffenegger provided several samples of agreed upon procedures. She

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addressed the cost effectiveness of doing a portion at time and if there is an issue then investigate further. She stated that she can provide set up assistance that deal with the procedures and controls to address and respond to prior control issues.

VP Dean suggested that this item be brought before the Finance Committee. VP Dean asked Ms. Niffenegger how long before receiving a sample. Ms. Niffenegger stated it would depend on the area the District focused.

Director Hill reiterated the understanding that Ms. Niffenegger proposed scope of work is in addition to the annual audit. Ms. Niffenegger stated yes, because the steps are in addition to what is required in an annual audit. Director Hill asked is it possible to have 2008-2009 forensic audit without a completed annual audit. Ms. Niffenegger stated there needs to be agreed upon procedures prior to audit. Director Hill stated he is interested in the prior management letter. Ms. Niffenegger stated the District needs to decide to evaluate the plan of action or does the District need assistance in getting the changes completed relative to the recommendations.

Director Lucey addressed capturing behaviors. Ms. Niffenegger addressed internal controls need to be set forth. Director Lucey stated the policy set forth would handle behavior and the internal controls. Director Lucey asked what happens when records are totally missing. Ms. Niffenegger stated that items without support documentation can be followed up from bank records.

President Dahl asked what the cost is. GM Montemurro presented the cost. Ms. Niffenegger stated that agreed upon procedure is \$ 250.00 an hour.

President Dahl called for a break at 8:06 pm.

The meeting was called to order at approximately 8:16 pm.

President Dahl moved agenda item 6d. to be next.

- d. Resolution of Appreciation to Cindy J. Winter
VP Dean read the Resolution of Appreciation and President Dahl presented the framed Resolution and gift to Ms Winter.
- b. Discussion and recommended approval of new purchase of accounting software.
GM Montemurro presented item and recommends approval.

Craig Dixon, Account Manager Tyler Technologies, provided two handouts, the first handout was a basic overview of highlights and the second handout was a list of government agencies that upgraded to Tyler Technology.

VP Dean stated do we have the hardware to operate the new software. Mr. Dixon stated that he provided a systems analysis that GM Montemurro gave to Ivan Jasenovic the OCSD IT Technician. GM Montemurro reported that OCSD may need minimal equipment per the advice of Mr. Jasenovic.

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VP Dean asked what are other operations of the software that would benefit the District. GM Montemurro stated security with checks and balances. Mr. Dixon stated that customer service through website. VP Dean asked with the software system, would it cut back staff. GM Montemurro stated that work done previously can be done with less staff.

Mr. Dixon stated that the following:

- Microsoft program leveraging.
- Forms overlay provides the advantage of creating personalized forms, checks, purchase orders, and other items.
- There are tools within the software that will catch duplication
- No limit on cost centers and chart of accounts.

President Dahl requested from staff that a cost comparison of other software's be brought back at the next meeting.

Karen White, Halcyon, asked if this should be going out to bid.

Dave Angello, Oceano, if this goes out to bid, it will be comparing apples and oranges.

Carole Henson, Halcyon, you pay for what you get.

Ms. White asked what the criterion for bidding is. DLC Fothergill stated this is not a public works contract, and it would not be illegal for the District to get the contract without any form of bidding. There are procedures put in place and need to be reviewed.

GM Montemurro recommends the following options to pay for the software:

- a) \$41k up front, then starting June 5th, 2010 lease payments of \$1,837.14 for 60 months.
- b) \$41k up front, then starting June 5th, 2010, lease payments of \$3,043.11 for 60 months.
- c) The project cost is \$115,625.
- d) The difference from services provided from \$1,837.14 for 60 months versus \$3,043.11 for 60 months is the annual cost that \$600 is for staff training and \$11,830.00 is for maintenance.

Mr. Dixon stated there is mapping integration and testing done prior to implementing the software prior to the installation so there is no need to run parallel programs. The year-end would need to look into both systems; however, the new software would be stand alone. As far as data conversion, it will be cumulative and some converted. The timeline of implementation is up to 6 months, months 1 through 4 is for data conversion, and months 5 and 6 is training.

Director Angello, Director Hill, Director Lucey agree that moving forward with this item would be best for the District.

President Dahl and VP Hill stated they need to review the contract before signing the contract and recommend that this item returns on the next agenda.

Therefore, after a request for public comment, (none being given), upon motion by Director Hill, second by Director Lucey, and on the following roll call, to wit:

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AYES: Director Hill, Director Lucey, Director Angello

NOES: VP Dean, President Dahl

ABSENT: None

ABSTAIN: None

The Board approved the \$41k up front, then starting June 5th, 2010, lease payments of \$3,043.11 for 60 months, on a vote of 3-2

Director Lucey requested copy of contract.

- c. Resolution of Appreciation to Barbara J Mann
President Dahl tabled the item.
- e. Discussion and recommended approval of Robert's "Rules of Order"
President Dahl tabled the item.

At 9:58 pm the Board unanimously approved continuing the meeting until 10:02PM.

- f. 218 Guidelines for Submission pursuant to Article X111D, Section 6(a) of CA Constitution.
President Dahl tabled the item.
 - g. Ballot for LAFCO Special District Member
President Dahl tabled the item.
9. Fire Items
None
10. Utility Items
 - a. Cleaning and Inspection of District Sewer and Water Lines
GM Montemurro introduced item.

Therefore, after a request for public comment, (none being given), upon motion by VP Dean second by Director Angello, and on the following roll call, to wit:

AYES: VP Dean, Director Angello, Director Hill, Director Lucey,
President Dahl

NOES: None

ABSENT: None

ABSTAIN: None

**The Board approved the Continuance of the Declaration of Emergency,
on a vote of 5-0.**

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- b. Will Serve and Fire Safety Plan Letters: Sipes, Richard (OCSD #6429)
President Dahl tabled the item.
- c. Sewer Repair and Replacement Project: Payment #8
President Dahl tabled the item.
- 11. Reports of District Representatives *
President Dahl tabled the item.
 - a. PRESIDENT VERN DAHL
President Dahl tabled the item.
 - b. VICE PRESIDENT PAMELA DEAN
President Dahl tabled the item.
 - c. DIRECTOR JIM HILL
President Dahl tabled the item.
 - d. DIRECTOR MARY LUCEY
President Dahl tabled the item.
 - e. DIRECTOR LORI ANGELLO
President Dahl tabled the item.
- 12. General Manager Items/Discussion *
 - a. Update regarding expenses
President Dahl tabled the item.
 - b. Update regarding staff
President Dahl tabled the item.
 - c. Other
President Dahl tabled the item.
- 13. Public Comment *
President Dahl tabled the item.
- 14. Board Member Discussion *
President Dahl tabled the item.
- 15. Written Communications
None.

President Dahl adjourned the meeting at 10:04 pm.

Raffaele F. Montemurro, Board Secretary

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The Meeting was called to order by President Dahl at 6:31 p.m.

1. Roll Call

Present: President Dahl, Vice President Dean, Director Lucey, Director Hill
Director Angello

Absent: None

Staff Present: Raffaele F. Montemurro, Board Secretary/General Manager; Gina A. Davis, Deputy Board Secretary/Administrative Assistant; Philip T. Davis, Utility Operations Supervisor; Alex Simas, District Legal Counsel; John Bova, Fire Captain

Staff Absent: Mike Hubert, Fire Chief

2. Flag Salute

President Dahl led the flag salute.

3. Public Comment *

Ian Parkinson, San Luis Obispo, introduced himself as being a candidate for San Luis Obispo County Sheriff.

Carole Henson, Halcyon, asked if the Directors are filling out attendance committee slips for their stipends. Ms. Henson stated that the OHAC is not being used as originally intended.

Jeff Edwards, Los Osos, stated the repayment of 2 million dollars under the airport improvement program does not need to be paid back. Mr. Edwards stated the next meeting will be April 21st and will address the geology at the Airport and the May meeting will deal with the economics.

Joe Cortez, San Luis Obispo, stated he is running for San Luis Obispo County Sheriff and provided the website www.cortexforsherriff.com for anyone interested.

Rick Searcy, Oceano, stated that a future policy be made that an appointed or elected Board Member may not sue the District.

Adjourn to Closed Session 6:53 pm.

Return to Open Session 7:54 pm.

4. a. CLOSED SESSION, CONFERENCE WITH LEGAL COUNSEL-PENDING LITIGATION.
CLOSED SESSION – A closed session pursuant to Government Code Section 5456.9(b)
To discuss with the District's Legal Counsel concerning pending litigation. (A potential Litigation against the District by Pamela Dean.)

DLC Simas modified Government Code Section 5456.9 (b) to now be 5456.9 (a) because the litigation has been performed after being agendaized. He suggested that a Director may recuse themselves and that Director Angello needs to speak to the issue. DLC Simas stated that it would be okay that Director Angello be in the closed session

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since she is not receiving a stipend from the District. DLC Simas that the Fair Political Practice Committee may over ride his decision.

Director Lucey proposed that the leadership of the body so that the District may get through the time sensitive crisis.

President Dahl and Vice President Dean recuse themselves from the closed session. Director Angello stated she will attend the close session.

DLC Simas stated no action taken.

b. CLOSED SESSION, CONFERENCE WITH LEGAL COUNSEL

CLOSED SESSION – A closed session pursuant to Government Code Section 54956.9(c)
To determine whether to initiate litigation.

DLC Simas received report and took action by unanimous vote and decided to not initiate any litigation at this time, instructed General Manager to take corrective action regarding certain District financial procedures, and directed Legal Counsel to prepare a brief public report to be presented at the next board meeting.

5. Board Member Comment *

VP Dean stated the reason she went to court is she proceeded over an illegal action.

Director Angello stated she has hired her own attorney named Vince Martinez from Mitchell and Rice located in Santa Maria to address any questions or concerns about the case.

Director Hill stated that he believes the District acted appropriately in filling the board vacancy. He stated he would like to have the committee reassignments be placed on the next agenda so that the new Director has an appropriate committee assignment. Director Hill stated that there may be a conflict of interest with VP Dean and her fire committee assignment. He stated that there is no quarterly investment report or midyear budget review on the agenda as requested. Director stated he would like the following committees eliminated to save money; Oceano Advisory of the Airport Land Use have provided no pertinent information.

Director Lucey stated that the District accounting system is old and addressed the lack of leadership. She stated that she would like a discussion and an action taken regarding the leadership of the Board is put on the next agenda.

6. Review and Approval of Minutes

a. February 24, 2010

Director Hill stated the minutes need more work and would like to have them tabled. He noted that the request for Quarterly Asset and Mid Year Budget Cycle Reports in 7. Administrative Items a. Discussion Regarding Agenda Format was not on the agenda.

VP Dean stated her presentation was not put in the minutes under Item 5b. She provided staff with her own words to update the minutes. On Page 2, "...March 31, 2010 election..." needs to have election removed. On Page 3, last paragraph, "Section 64045..." needs to be changed to 61045.

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Director Lucey stated on Page 3, a. Procedures "...McNeil..." is spelled incorrectly. The correct spelling is MacNeil.

President Dahl tabled item.

b. March 10, 2010

President Dahl tabled item.

The Board directs staff to formulate a set way to prepare consistent minutes.

Ms. Naylor stated that public requests such as maps need to date stamp for record keeping. Director Hill stated to provide a copy of the original date stamped request for the client.

7. Consideration of Warrants*

Director Hill asked on Page 5, State Compensation Ins. Fund, what is prem: surcharges. AA Davis stated the surcharges are an annual charge.

Director Hill asked if Tuckfield & Associates was a comprehensive charge. GM Montemurro stated that per Steve Tanaka, Wallace Group the \$7,735.00 is to be divided equally between the water and sewer rate study

Director Angello asked what professional service Harold Wright performs. GM Montemurro stated Mr. Wright is part time and he is assisted with the 941 Form and the closing out for audit.

Director Lucey requested that GM Montemurro review the Ultrex contract, and after questioning, on Page 6 the \$731.30 payable to Valley Glass & Mirror, it was clarified as a replacement window. Director Lucey asked about the \$400 bill for Verizon for one month: AA Davis stated that the bill was for two months and seven phones, and turned in her District cell phone to GM Montemurro as a means of saving money for the District.

Therefore, after a request for public comment, (none being given), upon motion by Director Hill, second by Director Lucey, and on the following roll call, to wit:

**AYES: Director Hill, Director Lucey, Director Angello, VP Dean,
President Dahl**

NOES: None

ABSENT: None

ABSTAIN: None

The Board approved the expenditures as shown on the Warrant Register Summary, totaling \$126,647.44 on a vote of 5-0.

8. Administrative Items

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- a. Approval of Lease with DivLend Equipment Leasing, LLC
GM Montemurro presented the item.

Ms. Henson asked what the timeline is before the new system is fully implemented.

President Dahl suggested that Ms. Henson can come into the office and meet with the GM Montemurro.

VP Dean addressed the following concerns with the purchase of the new software: contract deficiencies, provided current lawsuits, bidding violations, cost misrepresentation, hardware issues, and that there are no cost comparisons

Therefore, after a request for public comment, (none being given), upon motion by Director Hill, second by Director Lucey, and on the following roll call, to wit:

AYES: Director Hill, Director Lucey, Director Angello,

NOES: VP Dean, President Dahl

ABSENT: None

ABSTAIN: None

The Board approved the lease with DivLend Equipment Leasing, LLC for the purchase of the new accounting software from Tyler Technologies and directs the President to sign the lease, on a vote of 3-2.

- b. District Declaring Weeds on Certain Properties To be a Public Nuisance.
GM Montemurro presented the item.

Director Lucey asked will the same abator abate Grover Beach, Arroyo Grande, and Oceano. GM Montemurro stated that this is the last year that each area will be done individually because the timing of the JPA and the season.

Therefore, after a request for public comment, (none being given), upon motion by Director Hill, second by VP Dean, and on the following roll call, to wit:

AYES: Director Hill, VP Dean, Director Angello, Director Lucey, President Dahl

NOES: None

ABSENT: None

ABSTAIN: None

The Board approved the calendar with the notation that the May 14th date includes only the property owners scheduled for abatement and Resolution No. 2010-03, on a vote of 5-0.

OCEANO COMMUNITY SERVICES DISTRICT
BOARD OF DIRECTORS MEETING MINUTES
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c. Fireworks Program 2010

GM Montemurro presented the exact same Fireworks Program 2010 policy as last year with notation of the dates is different. Fire Chief Hubert would like to increase fire safety by

limiting the number of firework booths from 4-6 participants to 2 participants and raising fees from \$385 to \$500 due to the limiting of the firework booths.

Director Hill stated that he strongly considers the recommendations of the Fire Department in the regard to public safety and considers limiting the number of participants to 2 as suggested.

President Dahl stated that the amount of money made by the participants has nothing to do with public safety.

Director Lucey and VP Dean stated the booths help non profits and do not see the booths as the problem. They stated that last year was safe.

Therefore, after a request for public comment, (none being given), upon motion by VP Dean, second by Director Lucey, and on the following roll call, to wit:

AYES: VP Dean, Director Lucey, Director Angello, President Dahl

NOES: Director Hill

ABSENT: None

ABSTAIN: None

The Board approved the Fireworks Program permitting process for 2010 as the same policy as the 2009 Fireworks Program which allows 4 participants and \$385 fee, on a vote of 4-1.

d. 218 Guidelines for Submission Pursuant to Article X11D, Section 6(a) of CA Constitution.
GM Montemurro presented the item.

Ms. Naylor stated she would like access to water and sewer maps to know where the water is going.

Ms. Henson stated the budget and finance committee needs to be on the agenda to provide reports prior to and rate increases to be aware of where the money is going.

Director Hill clarified that this a procedure for future rate increases.

Therefore, after a request for public comment, (none being given), upon motion by VP Dean, second by Director Hill, and on the following roll call, to wit:

AYES: VP Dean, Director Hill, Director Angello, President Dahl

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NOES: Director Lucey

ABSENT: None

ABSTAIN: None

The Board approved the 218 Guidelines, a Resolution of the Board of Directors of the OCSD adopting guidelines for the submission and tabulation of protests in

connection with rate hearings conducted pursuant to Article XIID, Section 6, of the California Constitution, and related noticing, on a vote of 4-1.

President Dahl called for a break at 9:14 pm.

The meeting was called to order at 9:27 pm.

- e. Request that the OCSD send a letter of support to Air Pollution Control District (APCD)
GM Montemurro presented the item.

VP Dean attended the November 23, 2009 and March 3, 2010 particulate matter meeting and urges that mitigation measures for the prevention of particulate matter be further explored.

Dave Angello, Oceano, stated that is not one of the District's powers and does not want to see money wasted on a matter that the County handles.

Ms. Henson asked what authority OCSD has with the particulate and air studies.

Nell Langford, Oceano, stated it is in the power of OCSD to address the protection of public health.

Ann Steele, Arroyo Grande, presented a used eight month old filter from a professional health filtration system as a vision aide to show what we are breathing in that comes from under her door at her home located on 13th Street in Arroyo Grande.

Kevin Rice, Oceano, stated that USGS states that five million pounds of sand that are on our shores and there 15 micrograms per cubic meter which he provided a sugar packet as an example.

Don Tillman, Black Lake, stated he has had a cough since the study.

VP Dean recommends the following website for further information
<http://www.slocleanair.org>.

Director Hill stated an environmental impact study is not unreasonable; however, he questioned this item getting on the agenda verses the requested quarterly reports and mid-year budget reviews. He asked where the money is.

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Therefore, after a request for public comment, (none being given), upon motion by VP Dean, second by President Dahl, and on the following roll call, to wit:

AYES: VP Dean, President Dahl

NOES: Director Hill, Director Lucey

ABSENT: Director Angello

ABSTAIN: None

The Board approved sending a letter of support to Air Pollution Control District, on a vote of 2-2 with one abstention.

- f. Discussion on the process to approve Will Serve Letters.
President Dahl tabled item.
- g. Discussion and possible response to Past Accusations.
President Dahl tabled item.
- h. Discussion of Robert's "Rules of Order"
President Dahl tabled item.

9. Fire Items
None

10. Utility Items

- a. Cleaning and Inspection of District Sewer and Water Lines
Ms. Naylor stated a contractor prepare some maps.

Therefore, after a request for public comment, (none being given), upon motion by VP Dean, second by Director Hill, and on the following roll call, to wit:

AYES: VP Dean, Director Hill, Director Angello, Director Lucey,
President Dahl

NOES: None

ABSENT: None

ABSTAIN: None

The Board approved the Continuance of the Declaration of Emergency, on a vote of 5-0.

- b. Sewer Repair and Replacement Project: Payment #8
GM Montemurro presented item.

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Therefore, after a request for public comment, (none being given), upon motion by Director Lucey, second by Director Hill, and on the following roll call, to wit:

AYES: Director Lucey, Director Hill, Director Angello, VP Dean,
President Dahl

NOES: None

ABSENT: None

ABSTAIN: None

The Board approved Payment #8 to R. Baker Construction, on a vote of 5-0.

- c. Will Serve and Fire Safety Plan Letters: Sipes, Richard (OCSD #6429)

Therefore, after a request for public comment, (none being given), upon motion by Director Hill, second by VP Dean, and on the following roll call, to wit:

AYES: Director Hill, VP Dean, Director Angello, Director Lucey,
President Dahl

NOES: None

ABSENT: None

ABSTAIN: None

The Board approved the will serve Garage and new roof addition: 2160 Nipomo Street; APN 062,143,015, on a vote of 5-0.

- d. Will Serve and Fire Safety Plan Letters: Community Health Center
VP Dean asked about commercial fire sprinklers. AA Davis stated there is an approval from the Fire Department.
- e. Will Serve and Fire Safety Plan Letters: Dias, Manuel (OCSD #6432)

Therefore, after a request for public comment, (none being given), upon motion by Director Hill, second by VP Dean, and on the following roll call, to wit:

AYES: Director Hill, VP Dean, Director Angello, Director Lucey,
President Dahl

NOES: None

ABSENT: None

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ABSTAIN: None

The Board approved the will serve Room Addition to SFR: 1410 – 21st Street; APN 062,061,004, on a vote of 5-0.

- f. Will Serve and Fire Safety Plan Letters: Salgero, Feliciano (OCSD #6431)

Therefore, after a request for public comment, (none being given), upon motion by Director Hill, second by VP Dean, and on the following roll call, to wit:

**AYES: Director Hill, VP Dean, Director Angello, Director Lucey,
President Dahl**

NOES: None

ABSENT: None

ABSTAIN: None

The Board approved the will serve Remodel and Room Addition to SFR: 1438 – 15th Street; APN 062,041,012, on a vote of 5-0.

11. Reports of District Representatives *
President Dahl tabled item.

- a. PRESIDENT VERN DAHL
President Dahl tabled item.
- b. VICE PRESIDENT PAMELA DEAN
President Dahl tabled item.
- c. DIRECTOR JIM HILL
President Dahl tabled item.
- d. DIRECTOR MARY LUCEY
President Dahl tabled item.
- e. DIRECTOR LORI ANGELLO
President Dahl tabled item.

12. General Manager Items/Discussion *
- a. Update regarding expenses
President Dahl tabled item.
- b. Update regarding staff
President Dahl tabled item.

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c. Other

President Dahl tabled item.

13. Public Comment *
President Dahl tables item.
14. Board Member Discussion *
President Dahl tables item.
15. Written Communications
President Dahl tables item.

President Dahl adjourned the meeting at 10:00 pm.

Raffaele F. Montemurro, Board Secretary

CK.#	LAST NAME	F M	REGULAR	O.T.	OTHER	AUTO/BUS	GROSS	NET PAY
50471	MONTEMURRO	R F	3019.20	.00	150.00	.00	3169.20	.00
50472	DAVIS	G A	2411.76	.00	.00	.00	2411.76	.00
50473	DIAZ	A L	1505.74	.00	.00	.00	1505.74	.00
50474	PARDO	C C	1164.80	.00	.00	.00	1164.80	.00
50475	RUIZ	C Z	596.40	.00	.00	.00	596.40	.00
50476	DAVIS	P T	2566.64	.00	.00	.00	2566.64	.00
50477	TORRES	M A	1971.04	240.22	.00	.00	2211.26	.00
50478	SILVEIRA	D P	1674.96	188.44	.00	.00	1863.40	.00
50479	KALATA	P J	624.00	.00	.00	.00	624.00	.00
50480	WATHEN	S C	492.00	.00	.00	.00	492.00	.00
50481	SCHMIDT	S E	33.00	.00	.00	.00	33.00	.00
50482	CORSIGLIA	S L	33.00	.00	.00	.00	33.00	.00
50483	BENNET	I M	341.00	.00	.00	.00	341.00	.00
50484	LOKKART	E H	264.00	.00	.00	.00	264.00	240.90
50485	MCKIM	J V	270.00	.00	.00	.00	270.00	.00
50486	CHIRCOP	M P	480.00	.00	.00	.00	480.00	.00
50487	KENNEDY	J M	30.00	.00	.00	.00	30.00	27.37
50488	THOMAS	B A	240.00	.00	.00	.00	240.00	219.00
50489	LEATHERS	B W	2568.98	1065.94	.00	.00	3634.92	.00
50490	BOVA	J M	2500.21	.00	.00	.00	2500.21	.00
50491	RODLIN	J M	612.00	.00	.00	.00	612.00	.00
50492	ANGELLO	C A	2226.96	.00	.00	.00	2226.96	.00
50493	FUKUHARA	B R	528.00	.00	.00	.00	528.00	.00
			26153.69	1494.60	150.00	.00	27798.29	487.27 *

23 RECORDS PROCESSED

REGULAR PAYROLL THRU 03-27-10 (PR0401)

P/R DATE 3/27/10
CHK DATE 4/02/10

OCEANO COMMUNITY SERVICES DISTRICT
DIRECT DEPOSIT LIST

RUN: 4/02/10
10:06:56

PAGE 1
PRDDEP

EMP#	NAME	DEDUCTION	DATE	CHECK#					
1-2002	MONTEMURRO, RAFFAELE F	2,273.84	4/02/10	50471					
1-2100	DAVIS, GINA A	1,721.13	4/02/10	50472					
1-2206	REA, GINA J	.00	4/02/10		NO	CHECK	THIS	PAYROLL	PER
1-2207	SUMPTER, HEATHER M	.00	4/02/10		NO	CHECK	THIS	PAYROLL	PER
1-2210	DIAZ, ALMA L	1,392.73	4/02/10	50473					
1-2220	PARDO, CAROL ANN	972.74	4/02/10	50474					
2-3100	DAVIS, PHILIP T	1,856.83	4/02/10	50476					
2-3150	TORRES, MAXIMIANO A	1,990.82	4/02/10	50477					
2-3182	SILVEIRA, DANIEL P	1,114.23	4/02/10	50478					
2-3194	LANGSTAFF, STEVEN A	.00	4/02/10		NO	CHECK	THIS	PAYROLL	PER
5-4881	LEATHERS, BRIAN W	.00	4/02/10		NO	CHECK	THIS	PAYROLL	PER
5-4891	BOVA, JOHN M	.00	4/02/10		NO	CHECK	THIS	PAYROLL	PER
5-4908	RODLIN, JIM M	.00	4/02/10		NO	CHECK	THIS	PAYROLL	PER
5-4931	ANGELLO, CRAIG A	.00	4/02/10		NO	CHECK	THIS	PAYROLL	PER
5-4954	GARCIA, GULMARO	.00	4/02/10		NO	CHECK	THIS	PAYROLL	PER
5-4956	KALATA, PAUL J	455.12	4/02/10	50479					
5-4968	MCTIGUE, BRET H	.00	4/02/10		NO	CHECK	THIS	PAYROLL	PER
5-4972	CIECEK, DANIEL C	.00	4/02/10		NO	CHECK	THIS	PAYROLL	PER
5-4973	FUKUHARA, BRIAN R	.00	4/02/10		NO	CHECK	THIS	PAYROLL	PER
5-4977	WATHEN, SHAUN C	430.49	4/02/10	50480					
5-4978	STEELE, ANDREW J	.00	4/02/10		NO	CHECK	THIS	PAYROLL	PER
5-4979	SCHMIDT, MICHAEL E	25.11	4/02/10	50481					
5-4981	CORSIGLIA, SCOTT L	25.11	4/02/10	50482					
5-4982	LANE, JEFFREY R	.00	4/02/10		NO	CHECK	THIS	PAYROLL	PER
5-4988	BENNET, IAN M	300.34	4/02/10	50483					
5-4994	DAVIS, JASON B	.00	4/02/10		NO	CHECK	THIS	PAYROLL	PER
5-4996	BRAMLETTE, JUSTIN M	.00	4/02/10		NO	CHECK	THIS	PAYROLL	PER
5-4997	MCKIM, JEREMY P	241.37	4/02/10	50485					
5-5001	CHIRCOP, MATTHEW V	403.89	4/02/10	50486					
25-4881	LEATHERS, BRIAN W	2,648.49	4/02/10	50489					
25-4891	BOVA, JOHN M	1,827.94	4/02/10	50490					
25-4908	RODLIN, JIM M	533.29	4/02/10	50491					
25-4931	ANGELLO, CRAIG A	1,580.75	4/02/10	50492					
25-4972	CIECEK, DANIEL C	.00	4/02/10		NO	CHECK	THIS	PAYROLL	PER
25-4973	FUKUHARA, BRIAN R	466.10	4/02/10	50493					
1-2230	RUIZ, CELIA Z	581.19	4/02/10	50475					
36	-EMPS CODED FOR DIRDEP	20,841.51	TOTAL DIRECT DEPOSIT						
20	-EMPS WITH DEDUCTION								

DIRECT DEPOSIT PAYROLL THRU 03-27-10 (PR0401)

04/05/10

CHECK REGISTER - \$ AMT SORT

PAGE 1

PAYEE	VEND.NO.	CHECK DATE	CHECK #	CHECK AMT	PREPAID
ANTHEM BLUE CROSS	3950	40510	50495	8287.00	0
PACIFIC GAS & ELECTRIC	24453	40510	50499	4304.86	0
UNITED STATES TREASURY	34479	40510	50502	1234.09	0
SAN LUIS OBISPO, COUNTY OF	28908	40510	50501	834.41	0
J.B. DEWAR, INC.	11150	40510	50497	472.57	0
NATIONWIDE RETIREMENT	26225	40510	50500	250.00	0
MINER'S ACE HARDWARE, INC.	21087	40510	50498	138.65	0
AMERITAS LIFE INSURANCE	1484	40510	50494	125.41	0
COLONIAL LIFE AND ACCIDENT	8351	40510	50496	72.50	0
				15719.49	*

9 RECORDS PROCESSED

PAYEE	DETAIL OF DEMANDS VEND. NO.	INV. NO.	ACCOUNT	DEPT NAME	CHECK NO.	CHECK AMOUNT	JOB/PROJECT	KEY #
04/10 VISION AMERITAS LIFE INSURANCE	01484	102818800001	01-2166-004	PAYROLL	050494	125.41 125.41		50
04/10 PREM ANTHEM BLUE CROSS	03950	396496	01-2166-001	PAYROLL	050495	8,287.00 8,287.00		60
04/10-05/10/10 EMPLEE COLONIAL LIFE AND ACCIDENT	08351	E9930363	01-2166-005	PAYROLL	050496	72.50 72.50		20
03/31 FUEL 30009		726828	03-4500-172	SEWER		186.54	50980172	80
03/31 FUEL 30015		726828	02-4400-172	WATER		99.69	41580172	90
03/31 FUEL 30016		726828	02-4400-172	WATER		186.34	41680172	100
J.B. DEWAR, INC.	11150				050497	472.57		
OPER SUPP		L05727	01-4100-200	ADMINISTRA		38.04		280
OPER SUPP		L04967	01-4200-175	FIRE		2.71		290
OPER SUPP		L04888	01-4200-175	FIRE		8.47		300
OPER SUPP		411930	01-4200-175	FIRE		.50		310
OPER SUPP		L08362	02-4400-175	WATER		35.29		320
OPER SUPP		L08282	02-4400-175	WATER		27.11		330
OPER SUPP		L07678	02-4400-175	WATER		32.98		340
LESS: DISCOUNT						6.45CR		350
MINER'S ACE HARDWARE, INC.	21087				050498	138.65		
03/23 ST LIGHTS		6158009002	01-4195-295	LIGHTING D		572.46		110
03/23 ST LIGHTS		6158009004	01-4195-295	LIGHTING D		497.77		120
03/23 ST LIGHTS		6158009008	01-4195-295	LIGHTING D		238.71		130
03/23 ST LIGHTS		6158009014	01-4195-295	LIGHTING D		729.57		140
03/23 ST LIGHTS		6158009016	01-4195-295	LIGHTING D		8.57		150
03/23 ST LIGHTS		6158009022	01-4195-295	LIGHTING D		83.11		160
03/23 ST LIGHTS		6158009026	01-4195-295	LIGHTING D		345.73		170
03/23 ST LIGHTS		6158009028	01-4195-295	LIGHTING D		90.44		180
03/23 ST LIGHTS		6158009748	01-4195-295	LIGHTING D		86.42		190
03/23 ST LIGHTS		6158009351	01-4195-295	LIGHTING D		13.20		200
03/16 1655 FRONT		6158009015	01-4100-290	ADMINISTRA		768.24		210
03/16 1685 FRONT		6158009020	02-4400-290	WATER		97.91		220
03/16 LIFT STAT		6158009030	03-4500-290	SEWER		46.01		230
03/16 1687 FRONT		6158009401	01-4200-290	FIRE		82.34		240
03/16 MODULAR		6158009846	01-4200-290	FIRE		52.89		260
03/16 1935 WILMAR		6158009939	02-4400-290	WATER		591.49		270
PACIFIC GAS & ELECTRIC	24453				050499	4,304.86		
CONTRIB: PR0401		05220@032710	01-2183-000	PAYROLL		250.00		10

PAYEE	DETAIL OF DEMANDS VEND.NO.	INV.NO.	ACCOUNT	DEPT NAME	CHECK NO.	CHECK AMOUNT	JOB/PROJECT	KEY #
NATIONWIDE RETIREMENT	26225				050500	250.00		
CONTRIB:PR0401 EMLER 20.64%	8570		01-2182-000	PAYROLL		529.75		30
CONTRIB:PR0401 EMPLEE 11.87%	8570		01-2182-000	PAYROLL		304.66		40
SAN LUIS OBISPO, COUNTY OF	28908				050501	834.41		
4TH QRT PENALTY CHRGS		040510	01-2160-000	PAYROLL		1,234.09		70
UNITED STATES TREASURY	34479				050502	1,234.09		
CHECKS WRITTEN						15,719.49		
* PREPAID ITEMS						.00	*	
TOTAL DEMANDS PAID						15,719.49		

PAYEE	VEND.NO.	CHECK DATE	CHECK #	CHECK AMT	PREPAID
SSLOCS	32274	41410	50526	12325.44	0
KIRK & SIMAS	18780	41410	50518	5973.21	0
CITY OF ARROYO GRANDE	2083	41410	50506	4619.92	0
GROVER BEACH, CITY OF	15246	41410	50515	1518.00	0
PRINCIPAL MUTUAL LIFE INS CO	26100	41410	50521	1201.01	0
A.C.E., INC. 3424	17200	41410	50517	1175.00	0
INTERSTATE BILLING SERVICE INC	27375	41410	50523	889.58	0
SAN LUIS OBISPO, COUNTY OF	28314	41410	50524	607.60	0
RICHARD JONES DBA	36349	41410	50530	552.00	0
CSG SYSTEMS	10475	41410	50511	545.56	0
ULTREX BUSINESS PRODUCTS	34400	41410	50529	449.43	0
PITNEY BOWES GLOBAL FINANCIAL	25741	41410	50520	412.43	0
SHORELINE LANDSCAPE AND	31400	41410	50525	410.00	0
STAPLES BUSINESS ADVANTAGE	32425	41410	50527	322.40	0
DAHL, VERN	10300	41410	50510	300.00	0
EXECUTIVE JANITORIAL	12975	41410	50514	288.12	0
COMMERCIAL MAINTENANCE	95580	41410	50533	257.49	0
DEAN, PAMELA	11120	41410	50513	250.00	0
MISSION LINEN SUPPLY	21186	41410	50519	236.86	0
VERIZON WIRELESS	15500	41410	50516	190.47	0
AVAYA, INC	2375	41410	50507	164.16	0
ELECSYS INTERNATIONAL CORP	94526	41410	50532	163.00	0
RAYMOND'S SLO PLUMBING	26550	41410	50522	150.00	0
ADVANTAGE ANSWERING PLUS, INC	35599	41410	50505	137.95	0
SWCA	32890	41410	50528	125.48	0
BURDINE PRINTING	4548	41410	50508	86.06	0
DAVIS, PHILIP T.	10791	41410	50512	70.54	0
CLINICAL LABORATORY OF	8135	41410	50509	30.00	0
CAROLANN PARDO	91228	41410	50531	15.00	0

33466.71 *

29 RECORDS PROCESSED

PAYEE	DETAIL OF DEMANDS VEND.NO.	INV.NO.	ACCOUNT	DEPT NAME	CHECK NO.	CHECK AMOUNT	JOB/PROJECT	KEY #
03/10 ANSWER SERV ADVANTAGE ANSWERING PLUS, INC	00599	111288	02-4400-110	WATER	050505	137.95 137.95		310
6701:CYN CREST WHEEL		10-009	02-4400-297	WATER		1,280.97	670160297	450
6704:CHRISTIE FAM WHEEL		10-009	02-4400-297	WATER		74.39	670460297	460
6705:GRANDE MOBILE MANOR		10-009	02-4400-297	WATER		229.62	670560297	470
6706:HALCYON ESTATES		10-009	02-4400-297	WATER		323.79	670660297	480
6701:CYN CREST WHEEL		10-002	02-4400-297	WATER		1,920.81	670160297	530
6704:CHRISTIE FAM WHEEL		10-002	02-4400-297	WATER		74.39	670460297	540
6705:GRANDE MOBILE MANOR		10-002	02-4400-297	WATER		296.70	670560297	550
6706:HALCYON ESTATES		10-002	02-4400-297	WATER		419.25	670660297	560
CITY OF ARROYO GRANDE	02083				050506	4,619.92		
MAINT:03/13-06/12/10 AVAYA, INC	02375	2729842396	01-4100-111	ADMINISTRA	050507	164.16 164.16		520
BUS CARDS: ANGELLO SEWER PROFILES		13666 13660	01-4100-200 03-4500-163	ADMINISTRA SEWER		67.76 18.30		370 380
BURDINE PRINTING	04548				050508	86.06		
REG:SILVEIRA CLINICAL LABORATORY OF	08135	42210	02-4400-285	WATER	050509	30.00 30.00	318060285	610
E/S: 2 REG		033110	01-4100-225	ADMINISTRA		200.00	118860225	160
E/S: 1 OAC		031510	01-4100-225	ADMINISTRA		50.00	118860225	170
E/S: 1 FIRE		032310	01-4100-225	ADMINISTRA		50.00	118860225	580
DAHL, VERN	10300				050510	300.00		
1306:03/10 POSTAGE		63521	02-4400-210	WATER		128.25	130680210	330
1306:03/10 POSTAGE		63521	03-4500-210	SEWER		128.26	130680210	340
1306:03/10 PROF SERV		63521	02-4400-220	WATER		144.53	130660220	350
1306:03/10 PROF SERV		63521	03-4500-220	SEWER		144.52	130660220	360
CSG SYSTEMS	10475				050511	545.56		
OFF SUPP/OPER SUPP DAVIS, PHILIP T.	10791	012310	01-4100-200	ADMINISTRA	050512	70.54 70.54		230
E/S:2 REG		033110	01-4100-225	ADMINISTRA		200.00	119160225	140
E/S:1 FIRE		032310	01-4100-225	ADMINISTRA		50.00	119160225	150
DEAN, PAMELA	11120				050513	250.00		
03/10 SERV/SUPP		42245	01-4100-173	ADMINISTRA		288.12		320

PAYEE	DETAIL OF DEMANDS	VEND. NO.	INV. NO.	ACCOUNT	DEPT NAME	CHECK NO.	CHECK AMOUNT	JOB/PROJECT	KEY #
EXECUTIVE JANITORIAL		12975				050514	288.12		
DISPATCHING GROVER BEACH, CITY OF		15246	043010	01-4200-110	FIRE	050515	1,518.00 1,518.00		180
03/22 CELL SERV			0854993229	01-4100-111	ADMINISTRA		26.33		110
03/22 CELL SERV			0854993229	01-4200-111	FIRE		44.19		120
03/22 CELL SERV			0854993229	02-4400-111	WATER		119.95		130
VERIZON WIRELESS		15500				050516	190.47		
WRT RATE DATA			2264	02-4400-357	WATER		562.50		570
R&M NETWORK			2264	01-4100-170	ADMINISTRA		50.00		630
SWR RATE DATA			2264	03-4500-357	SEWER		562.50		640
A.C.E., INC. 3424		17200				050517	1,175.00		
1248-01:ADM			033110	01-4100-223	ADMINISTRA		5,693.21		80
1248-02:FIRE			033110	01-4200-223	FIRE		120.00		90
1248-05:WATER			033110	02-4400-223	WATER		160.00		100
KIRK & SIMAS		18780				050518	5,973.21		
03/10 CLOTHING/TOWELS MISSION LINEN SUPPLY		21186	110099	02-4400-100	WATER	050519	236.86 236.86		30
ORTLY LEASE: 04/01-06/30/10			3784147	01-4100-210	ADMINISTRA		381.00		290
EQUIPMENT TAX			3784147	01-4100-210	ADMINISTRA		31.43		300
PITNEY BOWES GLOBAL FINANCIAL			25741			050520	412.43		
04/10 DENTAL PREM			P42890-1	01-2166-002	PAYROLL		1,026.72		500
04/10 LIFE INS			P42890-1	01-2166-003	PAYROLL		174.29		510
PRINCIPAL MUTUAL LIFE INS CO		26100				050521	1,201.01		
0573:ER 2281 CIENAGA RAYMOND'S SLO PLUMBING		26550	4008	03-4500-220	SEWER	050522	150.00 150.00	57380220	620
0210:R&M 6171			310997391	01-4200-171	FIRE		138.00	21080171	650
0212:R&M 6192			310997764	01-4200-171	FIRE		751.58	21280171	660
INTERSTATE BILLING SERVICE			IN27375			050523	889.58		
1200:W/A APN LABELS		41266		01-4200-200	FIRE		202.60	120080200	200

PAYEE	DETAIL OF DEMANDS	VEND. NO.	INV. NO.	ACCOUNT	DEPT NAME	CHECK NO.	CHECK AMOUNT	JOB/PROJECT	KEY #
ANNUAL APN LIST			41266	01-4100-200	ADMINISTRA		90.00		210
ANNUAL APN MAPS			41266	01-4100-200	ADMINISTRA		157.50		590
ANNUAL APN MAPS			41266	01-4200-200	FIRE		157.50		600
SAN LUIS OBISPO, COUNTY OF		28314				050524	607.60		
9173:03/10 1655 FRONT			943	01-4100-173	ADMINISTRA		172.20	917360173	390
1225:03/10 1687 FRONT			943	01-4200-173	FIRE		20.50	122560173	400
4173:03/10 1685 FRONT			943	02-4400-163	WATER		65.60	417360163	410
9701:03/10 1681 FRONT			943	10-4300-173	FUNDED CON		151.70	970160173	420
SHORELINE LANDSCAPE AND		31400				050525	410.00		
033110:COLLECTIONS			033110	03-4500-297	SEWER		12,325.44		190
SSLOCS D		32274				050526	12,325.44		
OFF SUPP			3134100735	01-4100-200	ADMINISTRA		106.06		240
OFF SUPP			3134100736	01-4100-200	ADMINISTRA		45.43		250
R&M: FS/OC			3133819096	01-4100-173	ADMINISTRA		111.38		260
OFF SUPP			3133819097	01-4100-200	ADMINISTRA		59.53		270
STAPLES BUSINESS ADVANTAGE		32425				050527	322.40		
PROF SERV: CDBG SWR			15108-014	03-4500-355	SEWER		125.48		280
SWCA		32890				050528	125.48		
0151:MO BIZHUB C451			110374	01-4100-170	ADMINISTRA		449.43	15180170	20
ULTREX BUSINESS PRODUCTS		34400				050529	449.43		
03/03 LIFT STATION			13976	03-4500-220	SEWER		138.00	57360220	40
03/11 LIFT STATION			13988	03-4500-220	SEWER		138.00	57360220	50
03/19 LIFT STATION			14002	03-4500-220	SEWER		138.00	57360220	60
03/29 LIFT STATION			14016	03-4500-220	SEWER		138.00	57360220	70
RICHARD JONES DBA		36349				050530	552.00		
MILEAGE			033110	01-4100-280	ADMINISTRA		14.50		430
POSTAGE			031610	01-4100-210	ADMINISTRA		.50		440
CAROLANN PARDO		91228				050531	15.00		
0427:05/10 SERV			086419	02-4400-170	WATER		163.00	42780170	10
ELECSYS INTERNATIONAL CORP		94526				050532	163.00		
0573:R&M SYSTEM			29387	03-4500-163	SEWER		257.49		220

PAYEE	DETAIL OF DEMANDS	VEND. NO.	INV. NO.	ACCOUNT	DEPT NAME	CHECK NO.	CHECK AMOUNT	JOB/PROJECT	KEY #
COMMERCIAL MAINTENANCE		95580				050533	257.49		
	CHECKS WRITTEN						33,466.71		
	* PREPAID ITEMS						.00		*
	TOTAL DEMANDS PAID						33,466.71		

**DECLARATION OF FAILURES AND CALL FOR IMMEDIATE DISMISSAL
OF THE ADMINISTRATIVE ASSISTANT
OF OCEANO COMMUNITY SERVICES DISTRICT
AND SUPPORT OF RECALL OF DISTRICT DIRECTORS WHO OPPOSE IT**
submitted on December 9, 2009

In view of the fact that in recent months it has come to the public's knowledge that:

1. since the District's inception, and until recently, cash has been received by the OCSD front desk without any method of securing those cash payments from theft (i.e. no safe);
2. actual check numbers do not match the check numbers given to the Board on the warrants lists, thus making tracking virtually impossible;
3. checks for large sums of monies have been issued but not cashed and no followup has been reported to the auditor despite their request;
4. the District is behind in its annual audits, and information requested by the auditor has repeatedly not been provided;
5. checks have been issued without any warrants;
6. warrants have been issued without invoices;
7. information regarding annual budgets have not been provided to the Board of Directors in a timely manner, thus having them have to operate without an approved budget for months;
8. it has been found that for Director Dahl's 1099's, three of six years were corrected, but the numbers don't add up to what the warrants show as paid, and the numbers reported on the 1099's are below what the warrants add up to;
9. cell phones paid by the District have not been reported on 1099's;
10. 1099's for 2008 reportedly cannot be found;
11. the District incurred IRS fines and penalties in 2005, with no report of it made to the Board of Directors;
12. a penalty was paid to the IRS in June 2009 by overpaying the quarterly payroll tax instead of reporting it as a separate line item to be approved by the Board of Directors and appropriately disclosed on public records;
13. it was reported to the Board of Directors that the District's umbrella insurance policy was being cancelled, when in fact, what was NOT reported was that the District's entire liability insurance policy is being cancelled effective January 2010;
14. repeated requests by the public and members of the Board of Directors for an update of the reserve accounts were not provided for several months;



LAFCO - San Luis Obispo - Local Agency Formation Commission
SLO LAFCO - Serving the Area of San Luis Obispo County

COMMISSIONERS

DUANE PICANCO
Chair, City Member

RICHARD ROBERTS
Vice Chair,
Public Member

KATCHO ACHADJIAN
County Member

DAVID BROOKS
Special District
Member

ED EBY
Special District
Member

BRUCE GIBSON
County Member

ALLEN SETTLE
City Member

ALTERNATES

TOM MURRAY
Public Member

JAMES R. PATTERSON
County Member

KRIS VARDAS
City Member

VACANT
Special District
Member

STAFF

DAVID CHURCH
Executive Officer

RAYMOND A. BIERING
Legal Counsel

DONNA J. BLOYD
Commission Clerk

TO: EACH INDEPENDENT SPECIAL DISTRICT

FROM: DAVID CHURCH, AICP, EXECUTIVE OFFICER 

DATE: MARCH 29, 2010

RE: REQUEST FOR NOMINATIONS FOR LAFCO ALTERNATE
SPECIAL DISTRICT MEMBER

Mr. Ed Eby, Board Member with the Nipomo Community Services District, was serving as LAFCO's Alternate Special District member. He has recently been elected as the Regular LAFCO Special District Member. The term for the new alternate member would run through December 31, 2013.

In the event that a meeting of the Special District Selection Committee is not feasible, Government Code Section 56332(c)(1) allows the LAFCO Executive Officer to conduct the business of the committee in writing. Due to the lack of a quorum the Selection Committee is not able to select the alternate LAFCO representative. The Executive Officer may call for nominations to be submitted in writing within 30 days. At the end of the nomination period the Executive Officer shall prepare and deliver, or send by certified mail, to each independent special district one ballot and voting instructions. If only one candidate is nominated, that candidate shall be deemed selected, with no further proceeding.

Please schedule this request for nominations for a meeting of your Board of Directors as soon as possible. If your District's Board decides to nominate someone to fill the Special District seat on LAFCO, please submit that nomination to this office **no later than April 30, 2010**.

A nomination form, self-addressed stamped envelope, and current Commission Membership sheet are enclosed to assist you.

Please let me know if you have any questions.

cc: Members, Formation Commission

Agenda Item 04 14 2010 9.d.

1042 Pacific Street, Suite A • San Luis Obispo, California 93401
Tel: 805.781.5795 Fax: 805.788.2072 www.slolafco.com

Copy of document found at www.NoNewWipTax.com

**NOMINATION FOR LAFCO
ALTERNATE SPECIAL DISTRICT MEMBER**

The _____
(Insert Name of Special District)

Hereby nominates _____ to serve as the
(Insert Name of Nominee)

Alternate Special District Member on the San Luis Obispo Local Agency Formation
Commission (LAFCO).

Board of Director's action in the nomination was taken on:

Signature

Date of Board Action

Listed below are the proposed outside committee assignments that members of the Board or staff will serve upon by Presidential appointment during calendar year 2010.

Core Committees (Two Directors)

Fire	Dean	&	Dahl
Finance	Hill	&	Lucey
Personnel	Dahl	&	Dean
Water and Sewer	Dean	&	Dahl
Community Enhancement			
Garbage	Lucey	&	Hill
Street Lighting	Lucey	&	Hill
Alleys	Lucey	&	Hill
Parks & Recreation	Lucey	&	Hill



Essential Committees (Director/Staff with Alternates)

	<u>Primary</u>	<u>Alternate</u>	<u>Time & Place</u>
Airport Land Use Commission	Dahl	Dean	3 rd Wed / 1:30 / SLO
CA (Local) Special District	Hill	Lucey	Varies (Usually Noon Fri)
Oceano Advisory Council (OAC)	Dahl	Dean	3 rd Mon / 6:30 / OCSD
SSLOCSD	Dahl	Dean	1 st & 3 rd Wed / 6:00 / OCSD
Supervisor Liaison	Dahl	Dean	Varies
Zone 3	Lucey	Hill	3 rd Thurs Odd / 6:30 / Varies
Zone 3 Technical	P. Davis	GM	1 st Thurs / 10:00 / AG
WRAC		Lucey	1 st Wed / 1:30 / SLO
Zone 1/1A	Dean	Dahl	3 rd Tues Odd / 3:00 / OCSD
Fire Consolidation & Oversight	Dean	Dahl	TBA

OCEANO COMMUNITY SERVICES DISTRICT
RULES OF ORDER

4. **PREPARATION OF MINUTES AND MAINTENANCE OF TAPES.**

4.1 The minutes of the Board shall be kept by the District Secretary and shall be neatly produced and kept in a file for that purpose, with a record of each particular type of business transacted set off in paragraphs with proper subheadings.

4.2 The District Secretary shall be required to make a record only of such business as was actually passed upon by a vote of the Board and, except as provided in Section 4.3 below, shall not be required to record any remarks of Board Members or any other person.

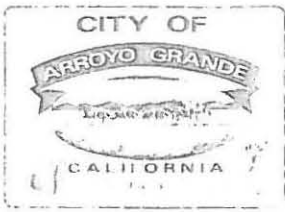
4.3 Any Director may request for inclusion into the minutes, brief comments pertinent to an agenda item, but only at the meeting in which the item is discussed.

4.4 The District Secretary shall attempt to record the names and general place of residence of persons addressing the Board, the title of the subject matter to which their remarks related, and whether they spoke in support or opposition to such matter.

4.5 Whenever the Board acts in a quasi-judicial proceeding such as in assessment matters, the District Secretary shall compile a summary of the testimony of the witnesses.

4.6 Any tape or film record of a District meeting made for whatever purpose at the direction of the District shall be subject to inspection pursuant to the California Public Records Act. District tape and film records may be erased ninety (90) days after the taping or the recording.

4.7 Nothing herein shall be deemed to create a requirement that minutes be taken or tape or film recordings be made of any closed sessions of the Board.



FIRE DEPARTMENT

AGREEMENT

THIS AGREEMENT dated May 15, 2010 for the convenience of the parties hereto, is between the Oceano Community Service District, (referred to herein as DISTRICT), and GLM Landscape (referred to herein as CONTRACTOR), for weed abatement and removal throughout the Community of Oceano for the period of June 1, 2010 through May 31, 2011.

WITNESSETH

WHEREAS, the DISTRICT desires to have residential and commercial properties to be weed abated as directed by the Fire Chief; and

WHEREAS, CONTRACTOR has submitted the most acceptable proposal; and

WHEREAS, CONTRACTOR will provide and furnish cost of services described as follows:

1. Tractor service \$70.00 per hour
2. Staff time \$40.00 per hour
3. \$200.00 per designated lot

WHEREAS, said CONTRACTOR will provide: proof of \$1,000,000 liability insurance coverage showing District as additional insured, workers' compensation insurance, and a San Luis Obispo County business tax certificate.

NOW, THEREFORE, CONTRACTOR, in consideration of the above mentioned promises, and agreements set forth herein, does agree as follows:

1. CONTRACTOR will provide said service and/or program as is described above during the period indicated above.
2. CONTRACTOR and all of its agents, representatives or participants in any manner in the performance of its obligations and duties hereunder, shall be employees of, independent contractors for, CONTRACTOR. They shall not for any purpose be considered employees or agents of the DISTRICT.
3. CONTRACTOR agrees to hold the DISTRICT harmless and to defend the DISTRICT against, from and in any claim, action, proceeding or hearing wherein there is an allegation charging liability on the part of the DISTRICT as a result of any act of omission, negligent or otherwise, by CONTRACTOR.
4. DISTRICT agrees to pay CONTRACTOR the amount reflected above.

Arroyo Grande Fire Station • Location: 140 Traffic Way • Mailing Address: P.O. Box 550 • Arroyo Grande, CA 93421

805.473.5490 • www.arroyogrande.org

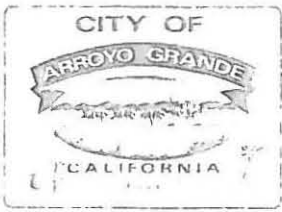
Grover Beach Fire Station • Location: 701 Rockaway • Mailing Address: 154 S. 8th Street • Grover Beach, CA 93433

805.473.4590 • www.grover.org

Oceano Fire Station • Location: 1655 Front Street • Mailing Address: P.O. Box 599 • Oceano, CA 93475

805.473.6915 • www.oceanocsd.org

Agenda Item 04 14 2010 10.a.



FIRE DEPARTMENT

5. The Community Service Board may direct staff to terminate the agreement at their sole discretion and upon ten (10) days written notice to the CONTRACTOR. Said termination shall be effective thirty (30) days after the DISTRICT mails notice of termination of agreement to the CONTRACTOR. Any funds not paid pursuant to paragraph 5 above shall revert to the DISTRICT upon said termination.
6. For purposes of notice under this agreement, all notices shall be considered effective upon being sent by first-class mail to the following addresses:

CITY:

Fire Chief
Oceano Community Services District
PO Box 559
Oceano, CA 93445

CONTRACTOR:

Gillespie Landscape & Maintenance
833 S. 4th Street
Grover Beach, CA 93433

IN WITNESS WHEREOF, the parties hereto have executed this agreement by their proper officers duly authorized:

By: _____

Michael Hubert, Fire Chief
Oceano Community Services District

By: _____

Rob Gillespie
GLM Landscape



Oceano Community Services District

1655 Front Street, P.O. Box 599, Oceano, CA 93475

(805) 481-6730

FAX (805) 481-6836

April 14, 2010

TO: Board of Directors, OCSD

FROM: Raffaele F. Montemurro, General Manager

SUBJECT: CLEANING AND INSPECTION OF DISTRICT SEWER AND WATER LINES

Public Contracts Code Section 22050(c)(1) requires that if the governing body orders any action after the emergency has been declared, the governing body shall review the emergency action at its next regularly-scheduled meeting and at every regularly-scheduled meeting thereafter until the action is terminated, to determine, by four-fifths vote, that there is need to continue the action.

THE RECOMMENDED ACTION BEFORE YOUR BOARD is to: by Board discussion, public comment, motion, second, and roll call vote, determine, by four-fifths vote, that there is a need to continue the action.

Agenda Item 04 14 2010 11.a.

T:\Agendas\BOARD MEETING AGENDAS\2010\04 14 2010\04 14 2010 WTR SWR CONTINUING ER.doc



Oceano Community Services District

1655 Front Street, P.O. Box 599, Oceano, CA 93475

(805) 481-6730

FAX (805) 481-6836

February 24, 2010

Greg Woodard
PO Box 950
Porterville, CA 93258

SUBJECT: APN 077-332-025, 026, 027; OCSD PROJ #6801
OWNER/PROJECT: Woodard / 23 Residential Units

Dear Mr. Woodard:

Oceano Community Services District will serve the 23 residential units proposed for APN 077-332-025, 025, 026, 027; subject to the following conditions:

1. Obtain valid OCSD and SSLOCSD permits. A letter regarding fees due to OCSD will be prepared when a written request is received.
2. Show onsite water and sewer services and cleanouts on plot plan.
3. Engineered plans are required before offsite improvements can be determined.
4. If any of the District facilities are required to be moved, raised, or in any way altered or changed because of required conditions of the District or any other agency having jurisdiction over the proposed development, the owner, developer, contractor, or agent responsible shall bring such facilities up to a minimum District standard of design and access.
5. If District facilities (such as water and/or sewer lines) extend into or across the subject property, you will be required to prepare and submit appropriate easement documents and/or encroachment permits for acceptance by the District's Board of Directors and recording with the County Clerk-Recorder.
6. Service will be subject to compliance with all District rules and regulations including, but not limited to: Fees, inspections, backflow requirements, fire flow requirements, and main extensions.
7. All projects will require final inspections by OCSD.

Pursuant to County Ordinance 22.05.106 curbs, gutters and sidewalks may be required at owner's expense.

Agenda Item 04 14 2010 11.b.

Greg Woodard
Page 2
February 24, 2010

This will serve letter will expire February 24, 2011 and is nontransferable. The District reserves the right to review service at the time permits are issued. If you have any questions, please contact the office at (805) 481-6730.

Respectfully submitted,

OCEANO COMMUNITY SERVICES DISTRICT

Raffaele F. Montemurro, General Manager

RFM/PTD/cap

Agenda Item 02 24 2010 9.i.



November 18, 2009

Gina Davis
Oceano Community Services District
P.O. Box 599
Oceano, California 93475

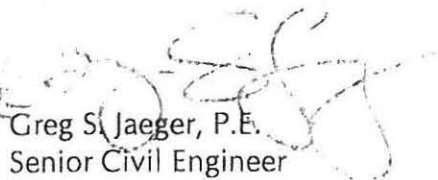
Subject: Request for Will Serve Letter
APN 077-332-025,026,027; OCSD Project #6801
Owner/Project: Woodard/23 Residential Units

Dear Gina:

This is a formal request for a will serve letter to provide service to the above mentioned project. We have requested and received a will serve letter dated May 12, 2008 which expired on May 12, 2009 (see attached letter). We have met with the City of Arroyo Grande and are moving forward with our project based on our approved vesting tentative map.

If you have any questions, please do not hesitate to call.

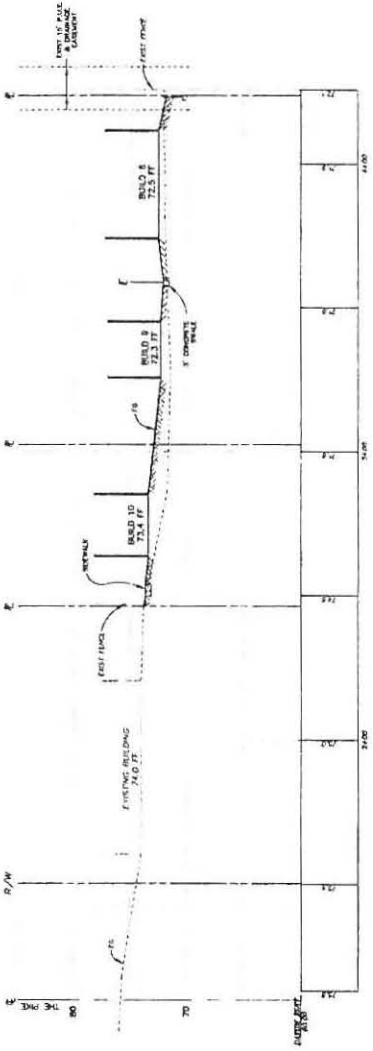
Sincerely,



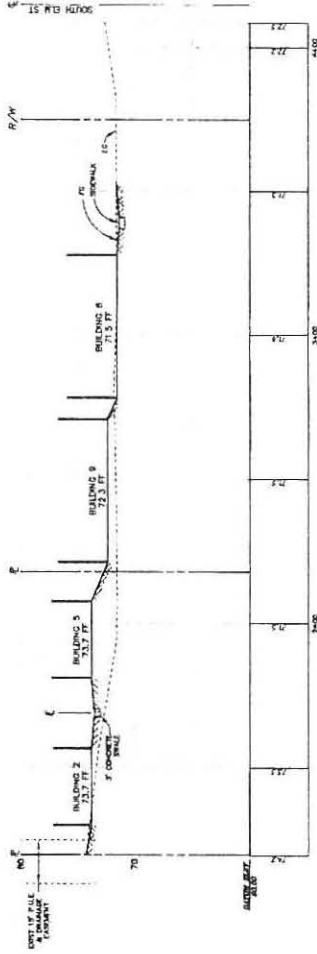
Greg S. Jaeger, P.E.
Senior Civil Engineer

GSJ/jms
Enclosure

R:\PROJ\07138\Document\request for will serve letter 11.18.09.docx



(A) SECTION - NORTH TO SOUTH
 VERTICAL, 1" = 5'
 HORIZONTAL, 1" = 20'



(B) SECTION - WEST TO EAST
 VERTICAL, 1" = 5'
 HORIZONTAL, 1" = 20'

THE PIKE & ELM
 SITE CROSS SECTIONS
 TRACT 2964

PREPARED BY



DATE SUBMITTED: December 26, 2017

Gina Davis

From: Greg Jaeger [gregj@northcoastengineering.com]
Sent: Wednesday, November 18, 2009 4:51 PM
To: gina@oceanocsd.org
Cc: gwoodard@woodardhomes.com; Steve Puglisi
Subject: 07138 Pike and Elm
Attachments: request for will serve letter 11.18.09.pdf

Hello Gina,

I have attached a pdf of our request for a will serve letter. We are sending a hard copy along with a check for \$30.00 for processing. Please let me know if there is anything else you need.

Greg S. Jaeger, PE
Senior Civil Engineer
North Coast Engineering, Inc
V (805) 239-3127
F (805) 239-0758

077-371-036
STEWART

077-265-001
COX

077-265-002
AZO

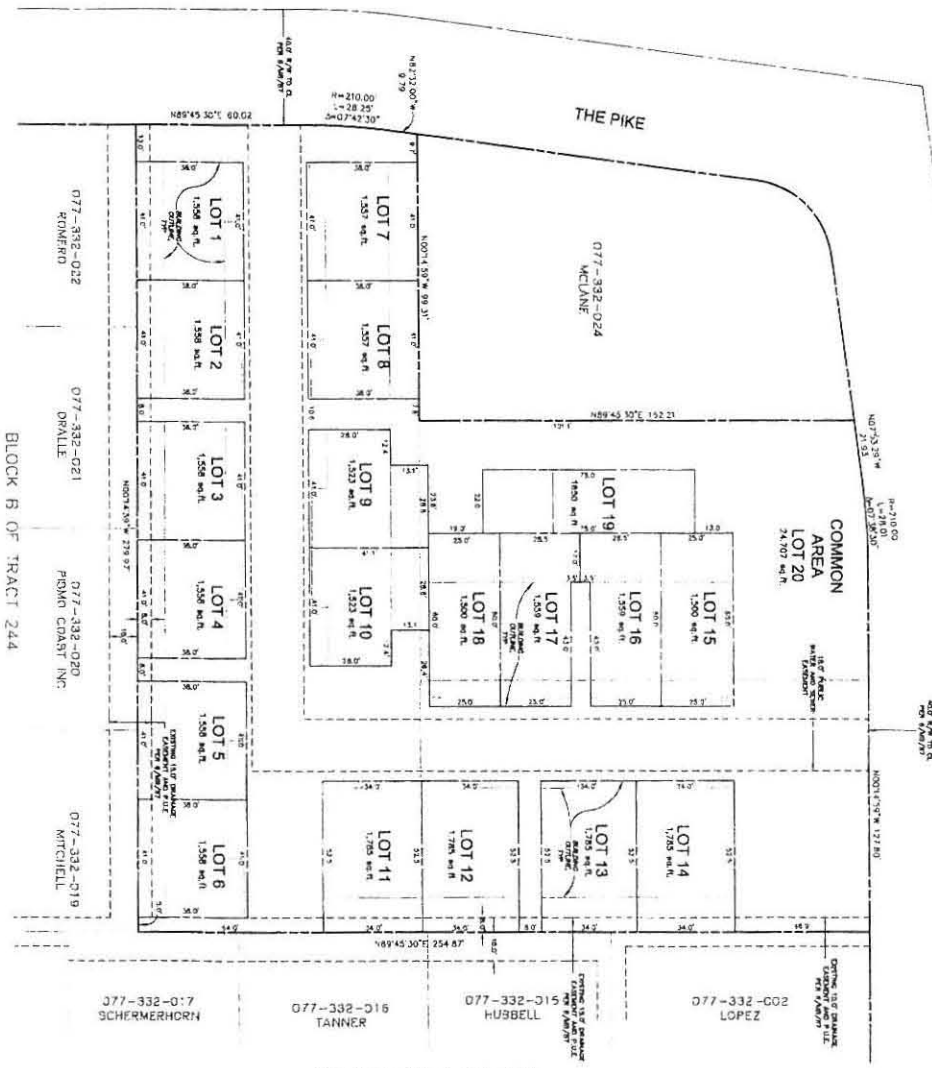
077-265-003
BLEVINS

077-265-015
WARD

052-321-003
CHIEF OF TEMPLE OF THE PEOPLE

SOUTH ELM ST

THE PIKE



077-332-012
FRONIERO

077-332-021
DRALLE

077-332-020
POMN COAST INC.

077-332-019
MITCHELL

BLOCK B OF TRACT 244

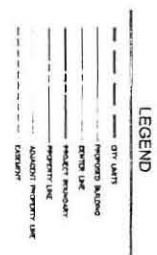
077-332-017
SCHERMERHORN

077-332-016
TANNER

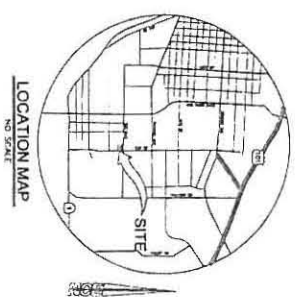
077-332-015
HUSBELL

077-332-002
LOPEZ

BLOCK B OF TRACT 244



NOTE: COMMON AREA TO BE BLANK PRIVATE ACCESS EASTWIND AND LOT 6



SITE STATISTICS - OVERVIEW

TOTAL AREA	1.27 ACRES (55,371 SQ FT)
TOTAL LOT	20
RESIDENTIAL	19 LOTS

RECORD OWNER: GREG WOODWARD
PO BOX 990
FERRISVILLE, CA 93794

APPlicant: GREG WOODWARD
FERRISVILLE, CA 93794

ENGINEER: NORTH COAST ENGINEERING INC.
770 CENTER RD., STE. B
PACIFIC PALMS, CA 93444

ARCHITECT: STEVE PHILLIPS ARCHITECTURE
583 BANA STREET
SAN LUIS OBISPO, CA 93401
(805) 995-1987

PRELIMINARY
DATE: 07/29/04
S.E.L. 0600

PROPOSED USE OF PROPERTY: RESIDENTIAL
A.P.N.: 077-332-001, 077-332-002, 077-332-027

SHEET INDEX

1. TRACT 2964 TENTATIVE MAP
2. PRELIMINARY GRADING AND DRAINAGE PLAN
3. CROSS SECTIONS AND DETAILS

THE PIKE & FILM
VESTING TENTATIVE MAP
TRACT 2964

IN THE CITY OF ARROYO GRANDE, COUNTY
OF SAN LUIS OBISPO, STATE OF
CALIFORNIA

BEING A SUBDIVISION OF PARCELS 1, 2 & 3 OF PARCEL
MAP AG 74-294 PER THE MAP RECORDED IN BOOK 16
OF PARCEL MAPS, AT PAGE 28 IN THE OFFICE OF THE
COUNTY RECORDER OF SAID COUNTY.

PREPARED BY
INCE
NORTH COAST ENGINEERING INC.
1770 Center Rd. Suite B, Pacific Palms, CA 93444
DATE SUBMITTED: December 29, 2002



Oceano Community Services District

1655 Front Street, P.O. Box 599, Oceano, CA 93475

(805) 481-6730

FAX (805) 481-6836

April 14, 2010

Warren White
Construction Supervisor II
State of California
Parks & Recreation
1 Capital Mall Suite 500
Sacramento, Ca 95814

SUBJECT: APN 061-101-010 OCSD PROJ #6412
OWNER/PROJECT: STATE OF CALIFORNIA PARKS & REC./VEHICLE WASH RACK

Dear Mr. White:

Oceano Community Services District will serve the vehicle wash rack purposed for APN 061-101-010; subject to the following conditions:

1. Obtain valid OCSD and SSLOCSD permits. There are no fees due.
2. Show onsite water and sewer services and cleanouts on plot plan.
3. Engineered plans are required before Fire Department and/or offsite improvements can be determined.
4. A fire safety plan exception of content letter has been issued.
5. If any of the District facilities are required to be moved, raised, or in any way altered or changed because of required conditions of the District or any other agency having jurisdiction over the proposed development, the owner, developer, contractor, or agent responsible shall bring such facilities up to a minimum District standard of design and access.
6. If District facilities (such as water and/or sewer lines) extend into or across the subject property, you will be required to prepare and submit appropriate easement documents and/or encroachment permits for acceptance by the District's Board of Directors and recording with the County Clerk-Recorder.
7. Service will be subject to compliance with all District rules and regulations including, but not limited to: Fees, inspections, backflow requirements, fire flow requirements and main extensions.
8. All projects will require final inspections by OCSD.

Curbs, gutters and sidewalks may be required pursuant to County Ordinance 22.05.106 at owner's expense.

Agenda Item 04 14 2010 11.d.

Mr. Warren White
State of California Parks & Rec.
Page Two
April 14, 2010

This will serve letter will expire April 14, 2011, and is nontransferable. The District reserves the right to review service at the time permits are issued. If you have any questions, please contact the office at (805) 481-6730.

Yours truly,

OCEANO COMMUNITY SERVICES DISTRICT

Raffaele F. Montemurro
General Manager

RFM/PTD/gad



Oceano Community Services District

1655 Front Street, P.O. Box 599, Oceano, CA 93475

(805) 481-6730

FAX (805) 481-6836

April 14, 2010

Sue Kowal
SLO County Planning & Building Department
976 Osos Street, Room 200
San Luis Obispo, CA 93408

**SUBJECT: FIRE SAFETY PLAN APN 061-101-010; OCSD PROJ #6412
STATE OF CALIFORNIA PARKS & REC./ VEHICLE WASH RACK**

Dear Ms. Kowal:

After reviewing information concerning the above County permit application, OCSD has determined that this project falls under the EXCEPTION OF CONTENT REQUIREMENT (Section 22.05.082, a (3)). As a result, the District will not require the builder to submit a fire safety plan.

If you have any questions, or require further information, please feel free to call.

Yours truly,

OCEANO COMMUNITY SERVICES DISTRICT

Philip T. Davis
Utility Operations Supervisor

For Raffaele F. Montemurro, General Manager

PTD/sw

Agenda Item 04 14 2010 11.d.

February 24, 2010

To: Raffaele Montemurro, General Manager

From: Philip Davis, Utility Operations Supervisor

I would like the Board to hear my thoughts on the 23-unit apartment project that is proposed for the corner of South Elm and Pike. We have spent a lot of time attempting to locate some type of agreement that would explain what happened back in the late 1950's or the early 1960's. The best we have been able to find so far is that the parcel in question was both a part of the old Oceano Sanitary District and of County Service Area 13. Both of these agencies were absorbed by the Oceano Community Services District on its formation in 1980.

I also believe that the proposed project should be served by OCSD in that we already have existing water and sewer mains adjacent to, and capable of, serving the proposed project. To me, this fact alone indicates that it is the most reasonable way to serve the proposed 23-unit project with water and sewer service.

If the Board feels that an additional agreement is necessary for OCSD to serve the proposed project, I am quite certain that Raffaele and Steve Adams will be able to come up with something that will allow this to happen.

February 20, 2010

To: Raffaele Montemurro, GM

From: Phil Davis, UOS

SUBJECT: RESPONSE TO MEMO FROM Mr. LES EVANS:

I have reviewed the memo from Les Evans, of the City of Arroyo Grande. Mr. Evans' first question was: Why did the Oceano Water Company supply Tract 244 (Paul Place and Russ Court) with water when the area had already been annexed by the City of Arroyo Grande? The answer is that, in 1962, Tract 244 was over ½ mile away from the nearest Arroyo Grande water main. Also it was within the Oceano Water Companies Certificated area.

In 1967, it was known that the Oceano Water Company would not be allowed, per a Public Utilities Commission (PUC) ruling, to sign the necessary agreements to purchase water from the Lopez Water Project. The Lopez Project agreement that the County presented does not guarantee a drop of water (but you still have to make the full payment). The PUC did not believe that such a one-sided agreement was a fair cost to pass on to the Oceano Water Company customers. However, during those years, the Arroyo Grande City Council was dominated by real estate sales people. They knew that a lake 10 miles out of town would definitely be growth-inducing and that it would sell a whole lot of real estate. That in turn would be a gold mine for them, and no doubt the same for the City of Arroyo Grande. Thus, at that time there was some talk about the City of Arroyo Grande purchasing the Oceano Water Company. As I recall this issue was pursued and endorsed primarily, by 2 of the City of Arroyo Grande council members, but nothing came of that idea. The proposal would have had to go to election in both areas. But just as is the case today, the people in Oceano did not want to loose their identity and / or be gobbled up by the City of Arroyo Grande.

Back to why does OCSD furnish water and sewer service to homes that are in the City of Arroyo Grande? (We just always have).

While I was looking through my old files, I found the following information: In the early 1980's, OCSD was experiencing numerous problems (leaks) in the two old 4-inch steel, dead ends water mains that served Del Sol and Tierra Streets. In 1984, OCSD budgeted \$74,324.00 to install a complete new water system on these two streets. The plans were prepared (by OCSD) to install a new looped 6-inch ACP water main on the two streets. The job also included the installation of 4 new standard fire hydrants, to replace the 2 existing stand pipes, and all new water services. The plans were presented to the City of Arroyo Grande and to the State Department of Health Services for approval. The plans were approved by each agency and were signed by the City of Arroyo Grande Director of Public Works (Mr. Paul Karp) and by the Assistant Fire Chief Mr. Robert Collett. An encroachment (excavation) permit for the job was also obtained and signed by the City Engineer, Mr. Avelino Lampetoc.

I hope this note clears up most of the issues in Mr. Evan's memo.

The City has approved Tentative Tract Map No. 2964 for a residential project consisting of 18 single family homes and 5 apartments to be constructed at the southwest corner of South Elm Street and The Pike. Currently, the Oceano Community Service District (OCSD) provides water service to this area of the City. However, a condition of this project requires water service by the City. The question is: Does the City really want to serve water to these homes and apartments, or would it be better to allow OCSD to provide service? The second question is: Does OCSD want to provide water service? The final question is water service by OCSD in the City subject to approval by other authority (LAFCO, PUC)?

A portion of the City of Arroyo Grande is currently provided water service by the Oceano Community Services District. The area served includes Tract Nos. 80, 142 and 244 and is located along the extreme southern edge of the City just west of South Elm Street and on both sides of The Pike. Homes affected are on Del Sol Street, Tierra Street, Lancaster Drive, Vista Court, Paul Place and Russ Court. Approximately 135 City residences are served by OCSD. The 7-11 convenience store at the corner of South Elm and the Pike is also an OCSD customer.

The Oceano Water Company was the original water purveyor in the area. When Tract No. 80 developed in 1953 and Tract No. 142 developed 1959, both were in unincorporated areas and were served by the Water Company. Less clear is why Tract 244, constructed in 1962 was served by the Water Company since it was in an area that had already been annexed to the City. The annexations of Tract Nos. 80 and 142, as well as the area that became Tract No. 244 took place between 1959 and 1962.

As late as 1968 the Oceano Water Company was still the water purveyor for the 135 City residents, however, the only formal agreement between the Water Company and the City appears to be an August 16, 1960 document for water service to four fire hydrants operated by the City in the "Lancaster Tract" (Tract No. 142).

On March 28, 1967 the City Council engaged the services of Kenneth Mullen to commence negotiations for the possible purchase of the Oceano Water Company. No further mention of the negotiations was found in researching Council minutes.

On July 17, 1968 the City Council discussed imposing a Business License fee on the Oceano Water Company, plus a connection fee for each hook-up, for the areas served by the Oceano Water Company inside the City limits. No action was taken.

Obviously, sometime after 1968, the Oceano Water Company was absorbed by the Oceano Community Service District that now provides water service to a portion of the City.

More information is necessary to provide a complete report for the City Council and the OCSD Board. Among the questions that need answers are:

1. What are the water service area boundaries of the OCSD?
2. If OCSD is serving outside of its service area, should a formal Agreement be negotiated?
3. If a formal Agreement is needed, what is the City's position on who should serve the affected customers?
4. What role will LAFCO play in any agreement that has OCSD serving water in the City?



Oceano Community Services District

1655 Front Street, P.O. Box 599, Oceano, CA 93475

(805) 481-6730

FAX (805) 481-6836

April 14, 2010

John Brock
P. O. Box 1411
Pismo Beach, CA 93448

**SUBJECT: APN 062-042-059; OCSD PROJECT #6377.02; SLO CO # 2009-00977
OWNER/PROJECT: BROCK / SINGLE FAMILY RESIDENCE – LOT 3**

Dear Mr. Brock:

Oceano Community Services District will serve the single family residence on Lot 3 proposed for APN 062-042-059 subject to the following conditions:

1. Obtain valid OCSD and SSLOCSD permits. There are fees due to OCSD.
2. Show onsite water and sewer services and cleanouts on plot plan.
3. Engineered plans are required before Fire Department and/or offsite improvements can be determined.
4. A fire safety plan Exception of Content letter has been issued..
5. If any of the District facilities are required to be moved, raised, or in any way altered or changed because of required conditions of the District or any other agency having jurisdiction over the proposed development, the owner, developer, contractor, or agent responsible shall bring such facilities up to a minimum District standard of design and access.
6. If District facilities (such as water and/or sewer lines) extend into or across the subject property, you will be required to prepare and submit appropriate easement documents and/or encroachment permits for acceptance by the District's Board of Directors and recording with the County Clerk-Recorder.
7. Service will be subject to compliance with all District rules and regulations including, but not limited to: Fees, inspections, blackflow requirements, fire flow requirements, and main extensions.
8. All projects will require final inspections by OCSD.

Curbs, gutters, and sidewalks may be required pursuant to County Ordinance 22.05.106 at owner's expense.

Agenda Item 04 14 2010 11.e.

John Brock
Page Two
April 14, 2010

This will serve letter will expire April 14, 2011, and is nontransferable. The District reserves the right to review service at the time permits are issued. If you have any questions, please contact the office at (805) 481-6730.

Yours truly,

OCEANO COMMUNITY SERVICES DISTRICT

Raffaele F. Montemurro
General Manager

RFM/PTD/gad



Oceano Community Services District

1655 Front Street, P.O. Box 599, Oceano, CA 93475

(805) 481-6730

FAX (805) 481-6836

April 14, 2010

Sue Kowal
SLO County Planning & Building Department
976 Osos Street, Room 200
San Luis Obispo, CA 93408

**SUBJECT: FIRE SAFETY PLAN APN 062,042,059; OCSD PROJ #6377.03
BROCK/SFR; SLOCO # 2009-00977**

Dear Ms. Kowal:

After reviewing information concerning the above County permit application, OCSD has determined that this project falls under the EXCEPTION OF CONTENT REQUIREMENT (Section 22.05.082, a (3)). As a result, the District will not require the builder to submit a fire safety plan.

If you have any questions, or require further information, please feel free to call.

Yours truly,

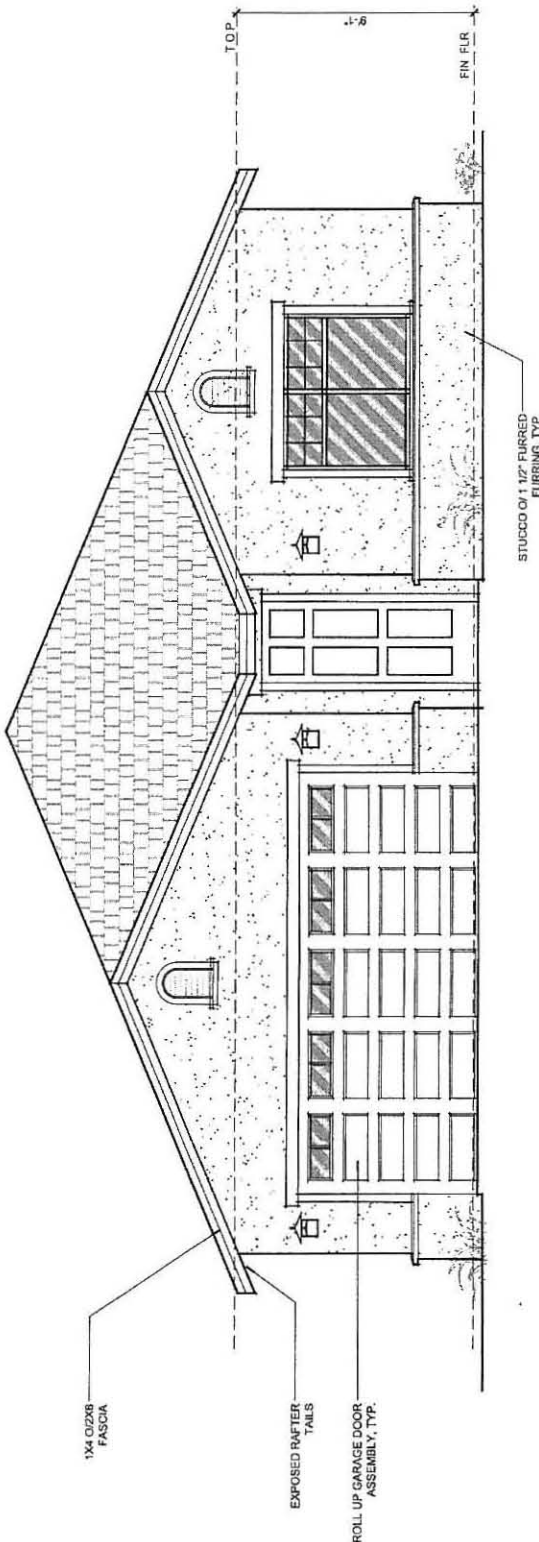
OCEANO COMMUNITY SERVICES DISTRICT

Philip T. Davis
Utility Operations Supervisor

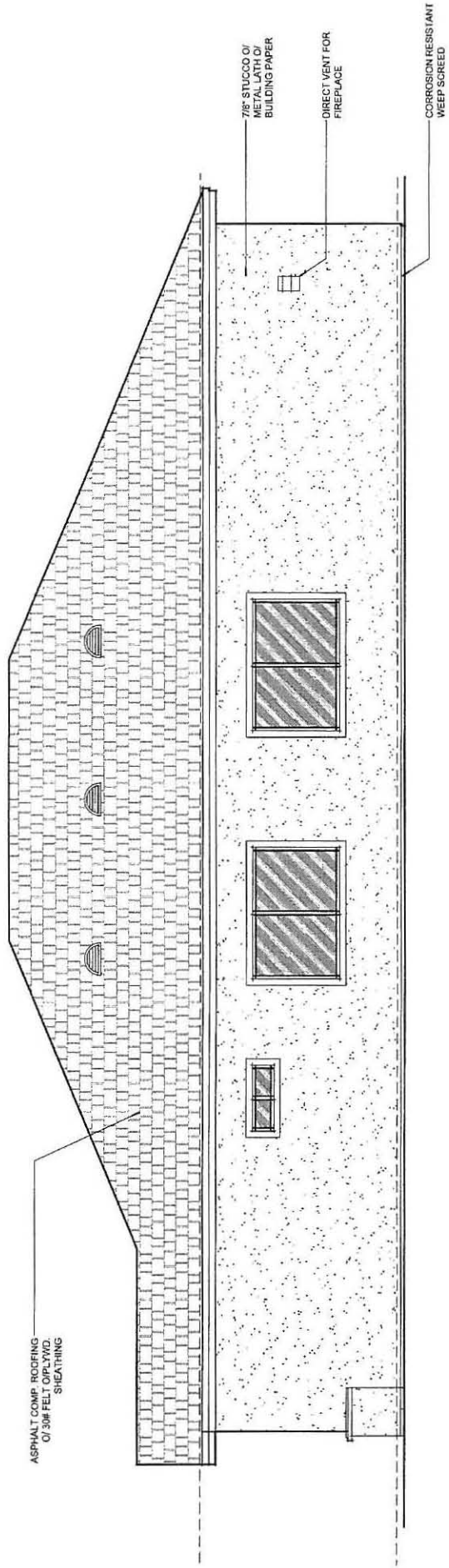
For Raffaele F. Montemurro, General Manager

PTD/sw

Agenda Item 04 14 2010 11.e.



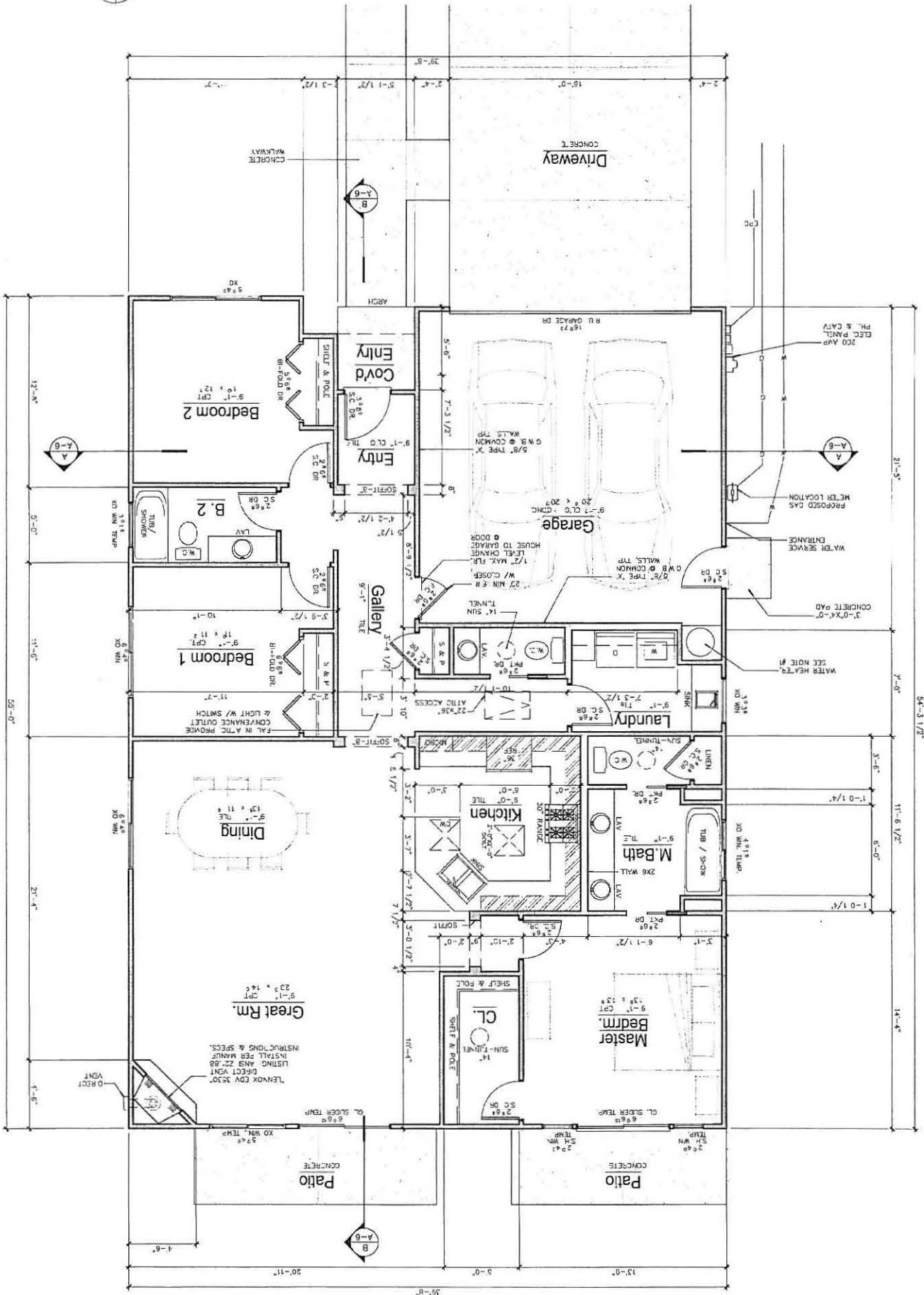
A EAST ELEVATION
1/4" = 1'-0"



B NORTH ELEVATION
1/4" = 1'-0"



A FLOOR PLAN 1/4" = 1'-0"





Oceano Community Services District

1655 Front Street, P.O. Box 599, Oceano, CA 93475

(805) 481-6730

FAX (805) 481-6836

FIRE SAFETY INFORMATION

APPLICANT INFORMATION

<Box 2>

OCSD Project # 6377 APN # 062-042-059 SLO County # PROT2009-00977

Owner's Name CHAD BROCK

Address P.O. Box 1411 City PRIMO BEACH Zip 93448

Work Phone (805) 459-9063 Home (805) 773-3488

TYPE OF CONSTRUCTION

SFR Commercial _____ Residential/Commercial _____ Industrial _____

PROJECT LOCATION OR ADDRESS

1620 14TH STREET OCEANO, CA 93448

CONSTRUCTION INFORMATION

Is this project new construction? Yes No _____

Add-on to existing structure? Yes _____ No

If yes, what type? Remodel _____ Other _____

OCEANO
COMM SERV DIST

PROJECT SIZE

Total square footage if new construction: 1st Floor 1720 2nd Floor _____ Garage 444

Total square footage if remodel or add-on: 1st Floor _____ 2nd Floor _____ Garage _____

Is there any structure(s) within 10 feet of this project? Yes No _____

If yes, how many and what is the total square footage of each (1) 1720 HOUSE 444 GARAGE

Are you planning to install a fire/life safety residential sprinkler system in your home? Yes No _____

FIRE DEPARTMENT ACCESS

Will any portion of the access road or driveway exceed a 12% grade? Yes _____ No X

Is any portion of the access road less than 20 feet wide? Yes _____ No X

Is any portion of the proposed structure more than 150 feet from the access road? Yes _____ No ✓

Is any part of the proposed structure three stories or more high? Yes _____ No X

WATER SUPPLY (FIRE FLOW)

Will your project be served by the OCSD water system? Yes X No _____

Is there a well on the property? Yes _____ No X

How far, in feet, is the residence from the nearest hydrant? 75 ft.

COMMENTS

Please provide any information you feel will be helpful in our fire safety evaluation.

A PLOT PLAN IS REQUIRED WITH THIS APPLICATION. THE PLAN SHALL INCLUDE AN AREA MAP, ACCESS ROAD, DRIVEWAY, TURNOUTS, PROPOSED AND EXISTING BUILDINGS, AND THE LOCATION OF THE HYDRANT OR FIRE DEPARTMENT CONNECTION.

“Fire/Life Safety Requirements” is attached. A copy of these requirements shall remain on the project site until final inspection or certification of occupancy has been issued.

If you have any questions, feel free to contact Oceano Community Services District at 1655 Front Street, Oceano, CA, 93445, or by calling (805) 481-6730.

[Signature]
Signature of Applicant/Agent

3/10/10
Date

FOR OCSD USE ONLY:

1. What is the observed fire flow of nearest hydrant? _____
2. Is the proposed structure served by an all-weather road? Yes _____ No _____
 Surface of access road: Asphalt _____ Redrock _____ Other _____

Completed by _____ Date _____

OCEANO COMMUNITY SERVICES DISTRICT
FIRE SAFETY PLAN
ATTACHMENT A

22.05.082 - FIRE SAFETY PLAN

b. Fire Safety Plan Content:

1. Urban and village areas: A fire safety plan is to identify the location of the fire hydrant nearest to the site; the location of any emergency firefighting equipment or water supplies on the proposed site; the location of any explosive or flammable materials; and means of access to all structures available for firefighting equipment.
2. Rural areas: A fire safety plan is to include the location of: available water storage; any storage of fuel, explosives, flammable or combustible liquids and gases; and identification of the extent of proposed vegetative fuel reduction areas.
3. Exception of content requirements: Where the applicable fire protection agency determines that information provided with the project application and plans is sufficient to enable fire safety review without the need for a separate fire safety plan, the information required by subsections b(1) and b(2) of this section need not be supplied. A letter verifying the adequacy of application information shall be submitted to the Planning and Building Department.

[County of San Luis Obispo, Amended 1991, Ord. 2523]



Oceano Community Services District

1655 Front Street, P.O. Box 599, Oceano, CA 93475

(805) 481-6730

FAX (805) 481-6836

February 24, 2010

Pamela Dean
1921 Wilmar Ave.
Oceano, CA 93445

**SUBJECT: APN 062-261-084; OCSD PROJECT #6195.84; SLO CO PMT PENDING
OWNER/PROJECT: Dean / Secondary Dwelling/SFR**

Dear Ms. Dean:

Oceano Community Services District will serve the secondary dwelling/single family residence APN 062-261-084 subject to the following conditions:

1. Obtain valid OCSD and SSLOCSD permits. There are fees due.
2. Show onsite water and sewer services and cleanouts on plot plan.
3. Engineered plans are required before Fire Department and/or offsite improvements can be determined.
4. A fire safety plan exception of content letter has been issued.
5. If any of the District facilities are required to be moved, raised, or in any way altered or changed because of required conditions of the District or any other agency having jurisdiction over the proposed development, the owner, developer, contractor, or agent responsible shall bring such facilities up to a minimum District standard of design and access.
6. If District facilities (such as water and/or sewer lines) extend into or across the subject property, you will be required to prepare and submit appropriate easement documents and/or encroachment permits for acceptance by the District's Board of Directors and recording with the County Clerk-Recorder.
7. Service will be subject to compliance with all District rules and regulations including, but not limited to: Fees, if applicable; inspections; backflow requirements; fire flow requirements; and main extensions.
8. All projects will require final inspections by OCSD.

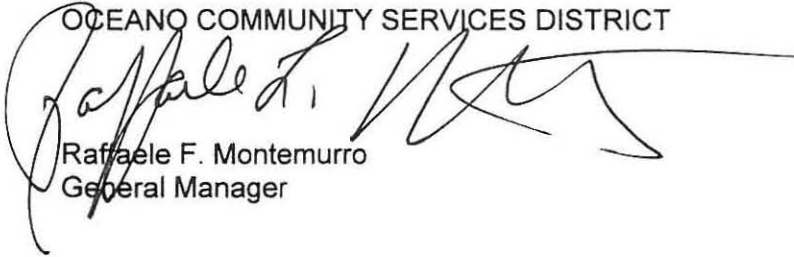
Curbs, gutters, and sidewalks may be required pursuant to County Ordinance 22.05.106 at owner's expense.

Page Two
February 24, 2010

This will serve letter will expire February 24, 2011, and is nontransferable. The District reserves the right to review service at the time permits are issued. If you have any questions, please contact the office at (805) 481-6730.

Yours truly,

OCEANO COMMUNITY SERVICES DISTRICT

A handwritten signature in black ink, appearing to read 'Raffaele F. Montemurro', is written over the printed name and title. The signature is fluid and cursive, with a long horizontal stroke extending to the right.

Raffaele F. Montemurro
General Manager

RFM/PTD/sw



Oceano Community Services District

1655 Front Street, P.O. Box 599, Oceano, CA 93475

(805) 481-6730

FAX (805) 481-6836

February 24, 2010

Pamela Dean
1929 Wilmar Ave.
Oceano, CA 93445

**SUBJECT: APN 062-261-084; OCSD PROJ #6195.84; SLO CO # PENDING
SECONDARY DWELLING UNIT/SFR**

Dear Ms. Dean:

Presented below is an estimate of the water and sewer fees for connection of the subject project. All connection fees must be paid to Oceano Community Services District prior to the residence being connected to the District's water and sewer services. The plans for the construction have not been approved so things could change.

Water Connection Charges

Water Meter Charge (5/8 in meter)	\$ 675.00
Capacity Charge (State Water Project Charge)	3,806.52
Additional Connection Fees (Lopez Project Imprvmnts)	<u>1,000.00</u>

TOTAL ESTIMATED WATER FEES **\$ 5,481.52**

Sewer Connection Charges

Connection fee	500.00
Sewer Lateral Installation Charge	995.16
Inspection fee	<u>50.00</u>

TOTAL ESTIMATED SEWER FEES **1,545.16**

TOTAL FEES **\$ 7,026.68**

Pamela Dean
February 24, 2009
Page 2

The \$50.00 inspection fee shown above is for inspecting the buildings sewer laterals between the District's cleanout and the connection to the new residences. Please give us at least 24 hours notice to schedule the required inspections.

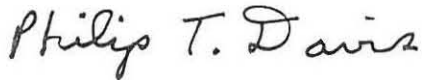
In addition, the South San Luis Obispo County Sanitation District (SSLOCSD) WILL REQUIRE PAYMENT FOR ITS CONNECATION FEES. You may find out the precise amount of this payment by calling the SSLOCSD office between 8:00 a.m. and noon at (805) 481-6903 and speaking with Sabrina Spears, Secretary / Bookkeeper. **OCSO will require that you submit a copy of your County building permit and the receipt from the SSLOCSD before it will accept water and sewer fees due to us.**

Estimated fees could increase at any time, and will increase on January 1st of each year.

If you have any questions, please feel free to call.

Yours truly,

OCEANO COMMUNITY SERVICES DISTRICT



Philip T. Davis
Utility Operations Supervisor

PTD/sw



Oceano Community Services District
P.O. Box 599/ 1655 Front Street
Oceano, CA 93475

Address Service Requested



Sue Kowal
SLO County Planning & Building Dept.
976 Osos St., Room 200
San Luis Obispo, CA. 93408



Oceano Community Services District

1655 Front Street, P.O. Box 599, Oceano, CA 93475

(805) 481-6730

FAX (805) 481-6836

February 24, 2010

Sue Kowal
SLO County Planning & Building Department
976 Osos St., Room 200
San Luis Obispo, CA 93408

**SUBJECT: SUBJECT: APN 062-261-084; OCSD PROJECT #6195.84
OWNER/PROJECT: DEAN / SECONDARY DWELLING/SFR**

Dear Ms. Kowal:

After reviewing information concerning building permit application, OCSD has determined that this project falls under the EXCEPTION OF CONTENT REQUIREMENTS.

If you have any questions, or require further information, please feel free to call.

Respectfully submitted,

OCEANO COMMUNITY SERVICES DISTRICT

Philip T. Davis

By Philip T. Davis, Utility Operations Supervisor
For Raffaele F. Montemurro, General Manager

RFM//PTD/sw

January 26, 2010

Oceano Community Services District
P.O. Box 599
Oceano, Ca 93475



Subject: Will serve letter & fee letter request for secondary dwelling at APN 062-261-084; Owner: Pamela Dean

Dear Sirs,

Attached is a plot plan and floor plans for the proposed secondary dwelling to be built on 062-261-084, physical address being 1929 Wilmar Ave. I am requesting a will serve letter for water, sewer, fire protection and street lighting services. Please provide an estimate of fees that will be required by OCSD for this project.

I have attached the completed Fire Safety Plan questionnaire along with a completed will serve letter application form and plot plan showing the proposed location for the water and sewer services.

I am the current owner of the property and am in the process of obtaining a building permit as required by the county of San Luis Obispo.

If you have any questions, or need additional information, please call me at 481-4513

Sincerely,

A handwritten signature in cursive script that reads "Pamela Dean".

Pamela Dean
1921 Wilmar Ave
Oceano, CA 93445

OCEANO COMMUNITY SERVICES DISTRICT
GENERAL CONSTRUCTION APPLICATION/WILL SERVE LETTER REQUEST

SLO COUNTY PERMIT NUMBER: N/Available Yet

APPLICATION TYPE: Check all that apply

New Construction: Number/Type of Units Secondary Dwelling

If project is a subdivision, four or more residential units, PUD, or requires the extension of a public service, a plan review inspection deposit must be made before the District will process a "will serve" letter or estimate fees.

- | | |
|--|---|
| <input type="checkbox"/> Remodel/Room Addition | <input type="checkbox"/> Installation of Irrigation Meter |
| <input type="checkbox"/> Connect Existing Structure to District Water Services | <input type="checkbox"/> Road Abandonment |
| <input type="checkbox"/> Connect Existing Structure to District Sewer Services | <input type="checkbox"/> Parcel Map |
| <input type="checkbox"/> Lot Line Adjustment | <input type="checkbox"/> Tract Map |
| <input type="checkbox"/> Demolition of Existing Structure | |

APPLICANT INFORMATION:

Landowner Name Pamela Dean Daytime Phone 481-4513

Mailing Address ~~1929~~ Wilmar Ave OCEANO, CA 93445

Applicant Name Greg Jenkins Daytime Phone 305-0534

Mailing Address 1921 Wilmar Ave OCEANO, CA 93445

PROPERTY INFORMATION

Assessor's Parcel Number 062-261-084 Total Size of Site ~~12,334~~ 12,334 sf

Site Location: If no address, describe first with name of road providing primary access to the site, then nearest roads, landmarks, etc. 1929 Wilmar Ave
NE corner of 19th & Wilmar, Lot #3

Describe current uses, existing structure, or other improvements on the property:
Existing single family home w/shed

Briefly describe project:
581 sf secondary dwelling over 2 car garage

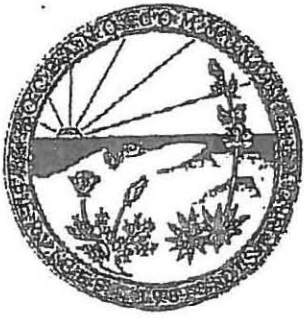
LEGAL DECLARATION:

I, the owner of record of this property, consent to the named agent/applicant to act in my behalf in all contacts with the Oceano Community Services District (OCSD) in connection with this matter. I have completed this form accurately and declare that all statements here are true. I do hereby grant official representatives of the OCSD authorization to inspect the subject property.

PROPERTY OWNER: Pamela Dean DATE: 1-22-2010
Signature

If applicable, please attach a plot plan indicating the location of on-site water and sewer services, a site plan of the construction, a list of proposed and existing plumbing fixtures, an irrigation plan, and the building height.

OCSD Office Use: _____ Routing: _____
Project Number: _____



Oceano Community Services District

1655 Front Street, P. O. Box 599, Oceano, CA 93445 (805) 481-6780 FAX (805) 481-8836

FIRE SAFETY INFORMATION

APPLICANT INFORMATION

OCSD Project # _____ APN # 062-261-084 SLO County # _____

Owner's Name Pamela Dean

Address 1915 Wilmar Ave City Oceano Zip 93445

Work Phone () _____ Home (805) 481-4513

TYPE OF CONSTRUCTION

SFR Commercial _____ Residential/Commercial _____ Industrial _____

1929
19th & Wilmar (NE corner) Lot # 3 CA 93445

CONSTRUCTION INFORMATION

Is this project new construction? Yes No _____

Add-on to existing structure? Yes _____ No

If yes, what type? Remodel _____ Other _____

PROJECT SIZE

Total square footage if new construction: 1st Floor ~~581~~ 2nd Floor 581 Garage 581

Total square footage if remodel or add-on: 1st Floor _____ 2nd Floor _____ Garage _____

Is there any structure(s) within 10 feet of this project? Yes _____ No

If yes, how many and what is the total square footage of each: _____

Are you planning to install a fire/life safety residential sprinkler system in your home? Yes _____ No

FIRE DEPARTMENT ACCESS

Will any portion of the access road or driveway exceed a 12% grade? Yes _____ No X

Is any portion of the access road less than ^{36 FUR 8-23-01} 20 feet wide? Yes _____ No X

Is any portion of the proposed structure more than 150 feet from the access road? Yes _____ No X

Is any part of the proposed structure three stories or more high? Yes _____ No X

WATER SUPPLY (FIRE FLOW)

Will your project be served by the OCSD water system? Yes X No _____

Is there a well on the property? Yes _____ No X

How far, in feet, is the residence from the nearest hydrant? Approx 100' to hydrant at Water Yard
Approx 400' to hydrant at 20th & Wilmar

COMMENTS

Please provide any information you feel will be helpful in our fire safety evaluation.

This proposed structure was shown on the
-approved fire safety plan for the subdivision

A PLOT PLAN IS REQUIRED WITH THIS APPLICATION. THE PLAN SHALL INCLUDE AN AREA MAP, ACCESS ROAD, DRIVEWAY, TURNOUTS, PROPOSED AND EXISTING BUILDINGS, AND THE LOCATION OF THE HYDRANT OR FIRE DEPARTMENT CONNECTION.

"Fire/Life Safety Requirements" is attached. A copy of these requirements shall remain on the project site until final inspection or certification of occupancy has been issued.

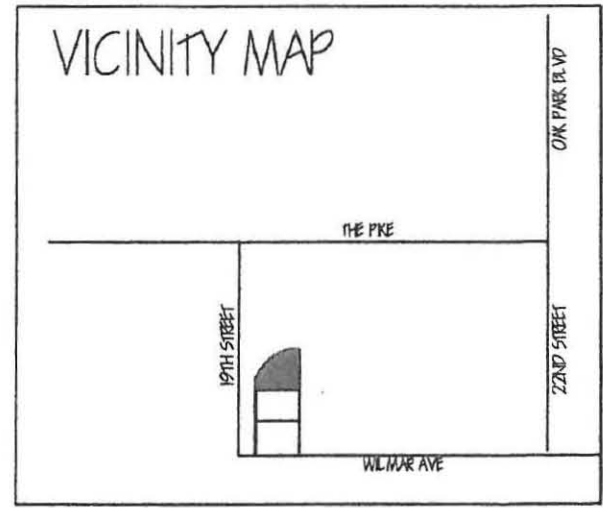
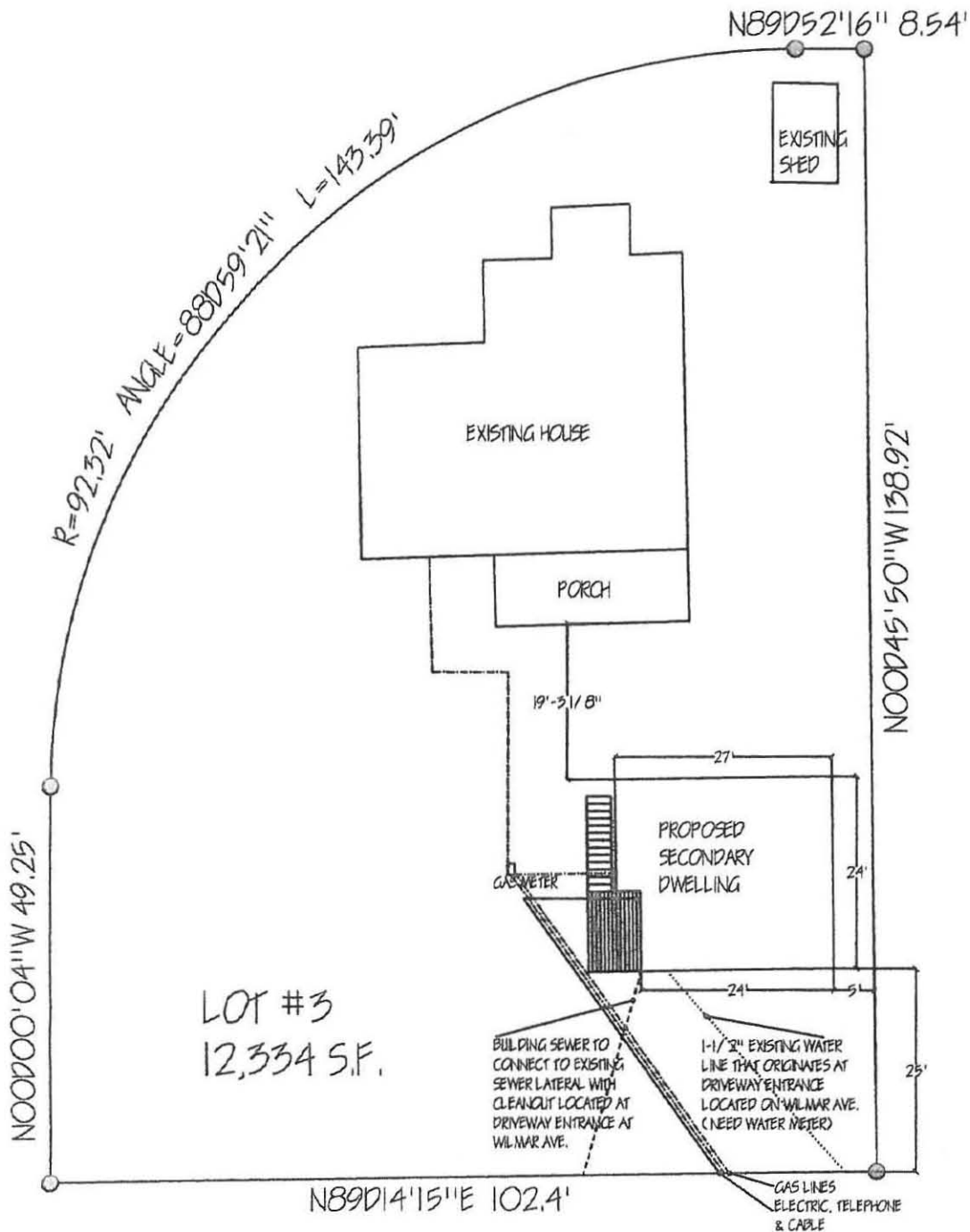
If you have any questions, feel free to contact Oceano Community Services District at 1655 Front Street, Oceano, CA, 93445, or by calling (805) 481-6730.

Samuel Dean
Signature of Applicant/Agent

1-22-2010
Date

FOR OCSD USE ONLY:

1. What is the observed fire flow of nearest hydrant? _____
2. Is the proposed structure served by an all-weather road? Yes _____ No _____
Surface of access road: Asphalt _____ Redrock _____ Other _____



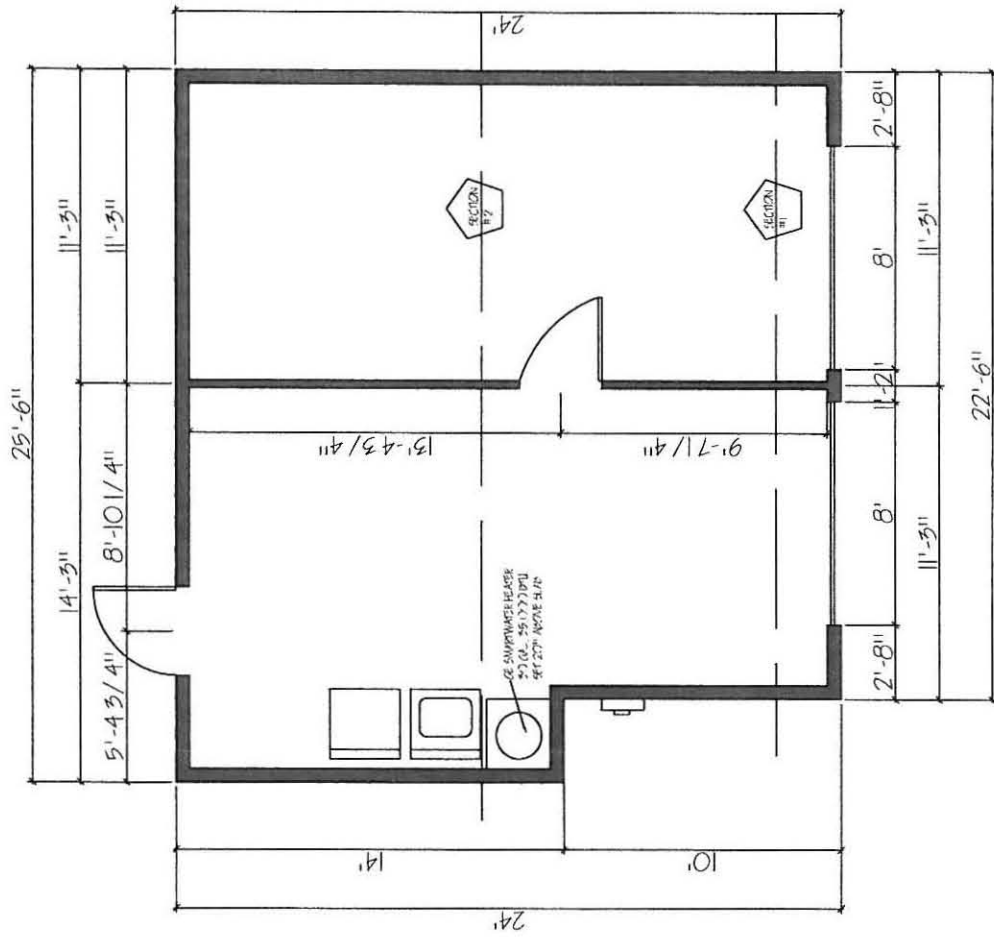
LEGAL DESCRIPTION

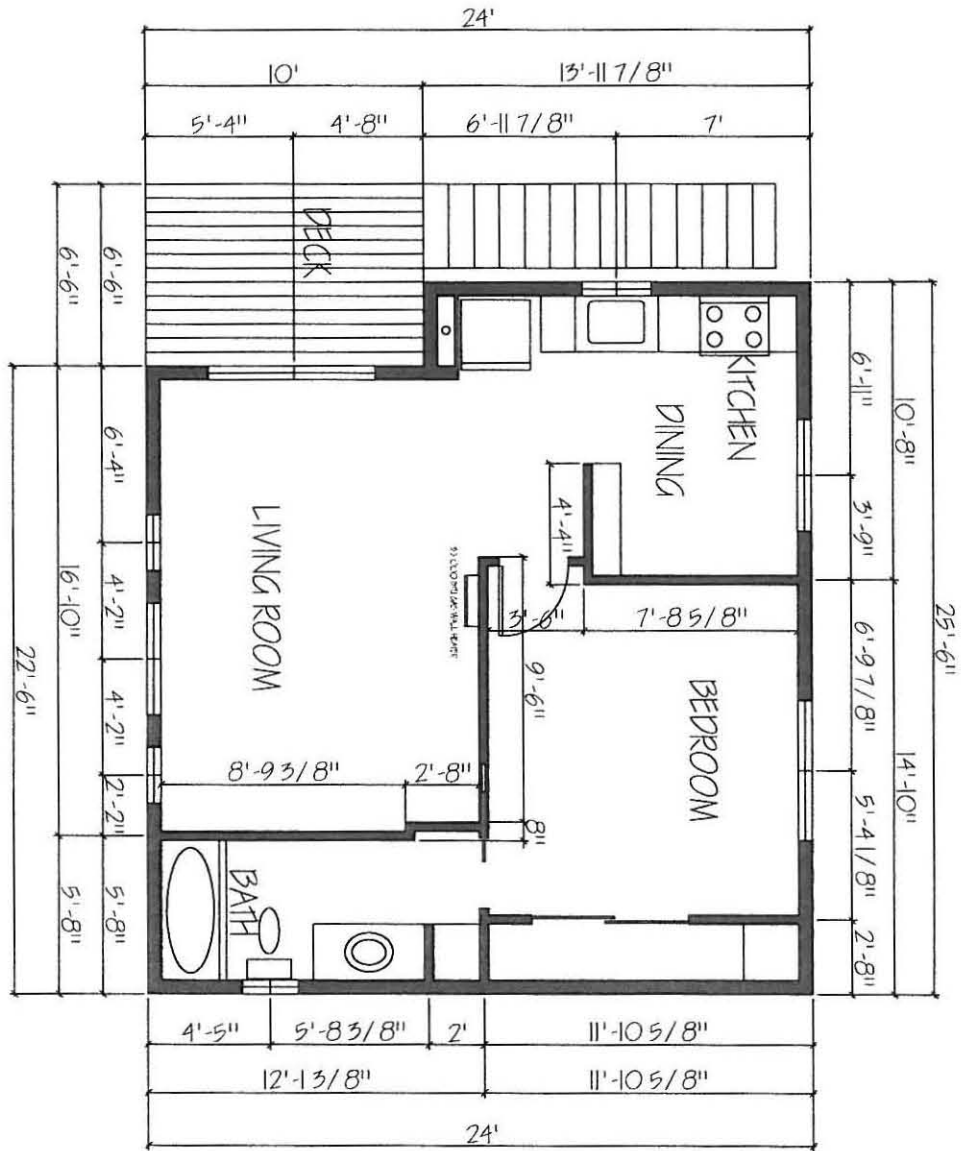
That portion of Lot A of the Subdivision of property of E.L. Warner a part of Lots 114 and 115 of Ranchos Corral de Piedra, Pismo and Bolsa de Chemical, in the County of San Luis Obispo, State of California, according to map filed for record November 9, 1900 in Book B, Page 50 of Maps described as follows.

Beginning at the Southwesterly corner of said Lot A; Thence Easterly along the Southerly line of said Lot A 30 feet, thence North 0° 02' West 160.95' to TRUE POINT OF BEGINNING. Thence North 0° 002' West 49.25' to a point; Thence Northerly on a curve to the right having a radius of 92.32' and a central angle of 89 48' a distance of 144.85 feet to a point. Thence North 89 61' 45" East 8.54'. Thence South 0 45' 45" East 138.92'. Thence West 89 14' 15" South to TRUE POINT OF BEGINNING.

PROJECT NAME: DEAN SECONDARY DWELLING
ADDRESS: 1915 WILMAR AVE OCEANO, CA 93445
OWNER: PAMELA DEAN
DESIGNER: GREG JENKINS _____

SHEET NAME: FLOORPLAN 01
SHEET NUMBER: 03 OF 20
SCALE: 1/4" = 1'0"
COUNTY APPROVAL: _____





PROJECT NAME: DEAN SECONDARY DWELLING
 ADDRESS: 1915 WILMAR AVE OCEANO, CA 93445
 OWNER: PAMELA DEAN
 DESIGNER: KREG JENKINS

SHEET NAME: FLOORPLAN 02
 SHEET NUMBER: 04 OF 20
 SCALE: 1/4" = 1'-0"
 COUNTY APPROVAL:

PROJECT NAME: DEAN SECONDARY DWELLING
 ADDRESS: 1915 WILMAR AVE OCEANO, CA 93445
 OWNER: PAMELA DEAN
 DESIGNER: KREG JENKINS