



RANCHO MURIETA COMMUNITY SERVICES DISTRICT

Regular BOARD MEETING

July 18, 2018

Call to Order 5:00 p.m.

1. CALL TO ORDER/ROLL CALL

President Mark Pecotich called the Regular Board Meeting of the Board of Directors of Rancho Murieta Community Services District to order at 5:00 p.m. in the District meeting room, 15160 Jackson Road, Rancho Murieta. Directors present were Mark Pecotich, Morrison Graf, Les Clark, John Merchant, and Gerald Pasek. Also, present were Mark Martin, General Manager; Eric Thompson, Controller; Jeff Werblun, Security Chief; Paul Siebensohn, Director of Field Operations; Suzanne Lindenfeld, District Secretary; and Richard Shanahan, District General Counsel.

2. ADOPT AGENDA

Motion/Pasek to adopt the agenda. Second/Clark. Ayes: Pecotich, Graf, Clark, Merchant, Pasek. Noes: None. Absent: None. Abstain: None.

3. EMPLOYEE ANNOUNCEMENTS, PROMOTIONS, COMMENDATIONS, AND KUDOS

Mark Martin, General Manager, stated that on June 23, 2018 Patrol Officer Rick Tompkins became the District's new Security Patrol Sergeant. He has received several off-line comments from individuals stating that they respect Officer Tompkins and appreciate what he has done for the community. Chief Werblun gave a brief overview of Officer Tompkins' law enforcement/security experience. Keith Tompkins, Officer Tompkins' father, had the honor of pinning the Sergeant's badge on Officer Tompkins.

4. PUBLIC COMMENT

Dick Brandt commented on water augmentation, the well, issues relating to groundwater districts, the 1990 and 1991 Acquisition and Services Agreement concerning the water supply augmentation fee and suggested the District review these agreements and look at the current policies regarding developers receiving credit for laying purple pipe.

Jay Solomon commented on his security concerns including guests on the back lake fishing, swimming, and boating not accompanied by a resident; residents getting into the community claiming they are going to go play golf and suggested Rancho Murieta Country Club (RMCC) provide a list of guests along with their tee-time to the Gates; vendors and workers have been fishing; guest boats are being allowed into the community without getting an Rancho Murieta Association (RMA) boat pass; more patrol is needed at the lakes and suggested there should be three (3) Patrol Officers per shift.

President Pecotich stated that there is only so much of the Security team available every day; part of it is upon residents to let us know if they are seeing something like that happen. President Pecotich also stated that one of the things that came out of the Security Assessment Survey is the fact that people want more but they do not want to pay for it.

Director Merchant commented that due to the lack of funding and resources for the Security Department, they are unable to do more.

Director Pasek stated that the security tax was voted in 1994 and is a fixed rate and can only increase by no more than two percent (2%) a year and cannot be increased above that unless it goes out for vote.

Bill Ossolinski commented on his concerns regarding security, the need for at least one (1) more patrol officer, non-residents fishing, and suggested that guests wanting to fish should be required to get a permit from RMA, and the need for fines for rule violations.

Robin Alby Kesich commented on an incident at the Plaza last week regarding a golf cart with an infant strapped into a car seat, placed between two (2) gas cans and left unattended. Security was called but the owner of the vehicle returned and left before Security appeared. Ms. Kesich stated she waited around for Security but they did not respond.

5. CONSENT CALENDAR

Motion/Merchant to adopt the consent calendar. Second/Clark. Roll Call Vote: Ayes: Pecotich, Graf, Clark, Merchant, Pasek. Noes: None. Absent: None. Abstain: None.

6. STAFF REPORTS

Agenda Item 6b, Director Pasek commented on the budget. Eric Thompson, Controller, stated that the numbers are very preliminary as we do not get our final distribution of property tax allocation until August. Property values have gone up and turn over in the market has increased and the savings from the solar is estimated at around \$40,000 from the waste water treatment plant for last year and about \$7,100 from the water treatment plant for the past four months.

Under Agenda Item 6c, Director Clark asked what the anticipated schedule for the Security Assessment Report to go to the Security Committee for review. Mark Martin, General Manager, stated the goal is to have it to the Security Committee in August.

7. CORRESPONDENCE

Letter from Bill and Pat Kelly

Mark Martin, General Manager, gave a summary of the concerns Mr. and Mrs. Kelly have regarding responsibility for repair of a break in a sewer line. At the March 21, 2018 District Board meeting, the Board and Mr. Kelly agreed to allow District staff to dig up the ground to verify the location of the break and where responsibility lies. Once responsibility is established, the responsible party would pay for that work along with the necessary repairs. It was assessed that the party responsible to pay is the homeowner. Mr. Kelly is contesting the bill the District sent for the work done and requests the Board intervene on their behalf and have the District pay for the work already done and the costs for repairs. Director Merchant stated that the District did what they said they would do. The Board, by consensus, agreed that the homeowner is the responsible party for all costs as agreed to.

E-Mail from Dawn Klein

Mark Martin, General Manager, stated that the District has received other emails regarding the speeding issue and has met with RMA's General Manager, Greg Vorster, and Assistant General Manager, Danise Hetland, to discuss various security concerns including the use of the new radar guns and redirecting the allotted RMA security time to cover issues as they arise.

Director Clark stated that the District needs to clarify to the community what services the Security Department is allowed to do and that the residents need to engage itself in talking to their neighbors and their friends when they see a violation being committed.

Denise Hayes commented on her concern regarding the increase of speeders, the possibility of use of speed bumps, and feels the community needs to be part of the solution by reporting incidents.

Director Clark commented on the District having no jurisdiction over any type of physical improvements/modifications to the roads. That is RMA's responsibility.

Rob Allen commented on his concern with speeders, specifically teenage drivers, and suggested that Sacramento County Sheriff's Department (SSD) and California Highway Patrol (CHP) be allowed to patrol and enforce the vehicle code inside the community.

Director Clark stated that RMA streets are private streets and SSD and CHP cannot enforce traffic within the gates. To change that, RMA would have to adopt enforcement of the vehicle code. Chief Werblun stated that the streets are privately owned, and the vehicle code does not apply. Director Merchant stated that for the 25 years he has lived here, residents have insisted that it not be adopted.

Mark Martin, General Manager stated that there is an RMA Complaint Form (pink form) that anyone can fill out and submit to RMA regarding any CC&R violations they see. You can pick one up at either gate.

Cheri Ozorak commented on Mr. Allen's concern, fines not working to deter, and asked about placing speed bumps on the roads.

Dawn Klein thanked the Board for all the responses to the email and asked Director Merchant how residents can go about making a change. Director Merchant stated that residents need to force RMA's hand and suggest speed traps.

President Pecotich commented on the Joint Security Committee re-starting meetings and these concerns can also be addressed there. Jim Crowder, RMA Director, stated that RMA will be contacting the District to get a meeting scheduled.

Cheri Ozorak commented on media discussion regarding the water quality and the residents not being notified of a violation right away. Mark Martin, General Manager, stated that the Sacramento Bee article being referred to did not have the correct information. The violation was corrected immediately but the State of California did not report the correction on their website.

Paul Siebensohn stated that residents should contact the District regarding any concerns anytime.

8. CONSIDER CONFERENCE/EDUCATION OPPORTUNITIES

Mark Martin, General Manager stated that he and Eric Thompson, Controller will be attending an upcoming finance management training and Debby Bradberry, Accounting Supervisor, will be attending an HR Bootcamp.

9. REVIEW JUNE BOARD/COMMITTEE MEETING DATES/TIMES

Director Clark stated that the Special Improvements Committee meeting schedule for tomorrow is to introduce and review the Rancho Murieta North infrastructure planning. And the Special Board meeting on July 24, 2018 is a closed session meeting. Mark Martin stated that the Special Board meeting has been changed to an open session, per the individual's request.

Matt Brenan apologized for being late, thanked the District for all they do and feels the Security Department is doing a fantastic job. Mr. Brennan also commented on speeding and noise issues in the community and suggested a task force be formed to discuss these security concerns.

10. CONSIDER ADOPTION OF NON-REPRESENTED EMPLOYEE 2017 SALARY RANGE ADJUSTMENT

Mark Martin, General Manager, gave a summary of the recommendation to adopt the salary range adjustments for the non-represented employees. An adjustment to the salary range does not result in an automatic adjustment to any employee's rate of pay; unless the employee's current rate of pay falls below the minimum of their new salary range. The last adjustment was made in 2014.

Director Clark stated that the District needs to be competitive in the market in order to provide services to the community and maintain good employees.

Motion/Clark to adopt the 2017 Non-represented Salary Ranges. The new non-represented salary ranges will be retroactive, effective May 1, 2017 to align with the April annual review date approved in the Pay for Performance Manual update. **Second/Merchant. Roll Call Vote: Ayes: Pecotich, Graf, Clark, Merchant, Pasek. Noes: None. Absent: None. Abstain: None.**

11. CONSIDER APPROVAL OF PROPOSAL FROM JENSEN PRECAST FOR THE PURCHASE OF WATER PLANT BOX CULVERT

Paul Siebensohn, Director of Field Operations, gave a brief summary of the recommendation to approve the proposal from Jensen Precast for the purchase of water plant box culvert.

Motion/Clark to approve the proposal from Jensen Precast for the purchase of a water plant box culvert in an amount not to exceed \$11,816. Funding to come from Water Capital Improvement Reserves as part of project No. 18-06-04 (Coastland #17-1-04). **Second/Pasek. Roll Call Vote: Ayes: Pecotich, Graf, Clark, Merchant, Pasek. Noes: None. Absent: None. Abstain: None.**

12. CONSIDER APPROVAL OF PROPOSAL FROM AMERICAN CRANE FOR CRANE RENTAL FOR WATER PLANT BOX CULVERT OFFLOADING AND PLACEMENT

Paul Siebensohn, Director of Field Operations, gave a brief summary of the recommendation to approve the proposal from American Crane for Crane Rental. Director Clark stated that the correct amount for this project should be \$3,565.

Motion/Clark to approve the proposal American Crane for Crane Rental in an amount not to exceed \$3,565 including a 15% contingency. Funding to come from Water Capital Improvement Reserves as part of project No. 18-06-04 (Coastland #17-1-04). **Second/Pasek. Roll Call Vote: Ayes: Pecotich, Graf, Clark, Merchant, Pasek. Noes: None. Absent: None. Abstain: None.**

13. CONSIDER APPROVAL OF PROPOSAL FROM XYLEM FOR CANTOVA PUMP AND RAIL REPLACEMENT

Paul Siebensohn, Director of Field Operations, gave a summary of the recommendation to approve the proposal from Xylem for Cantova pump and rail replacements.

Motion/Clark to approve the proposal from Xylem for Cantova pump and rail replacements in an amount not to exceed \$41,722.36. Funding to come from Sewer Capital Replacement Reserves. **Second/Pasek. Roll Call Vote: Ayes: Pecotich, Graf, Clark, Merchant, Pasek. Noes: None. Absent: None. Abstain: None.**

14. CONSIDER APPROVAL OF PROPOSAL FROM PAC MACHINE FOR CANTOVA PUMP STATION BYPASS DURING PUMP REPLACEMENT

Paul Siebensohn, Director of Field Operations, gave a summary of the recommendation to approve the proposal from PAC Machine for the Cantova Pump Station bypass during pump replacement.

Director Clark stated the amount does not include delivery, installation, and start up. Paul Siebensohn stated that he has two (2) requests in regarding this and feels that the cost should not be substantial enough to exceed the approved costs.

Motion/Clark to approve the proposal from PAC Machine for Cantova Pump Station bypass during pump replacement in an amount not to exceed \$10,000. Funding to come from Sewer Capital Replacement Reserves. **Second/Pasek. Roll Call Vote: Ayes: Pecotich, Graf, Clark, Merchant, Pasek. Noes: None. Absent: None. Abstain: None.**

15. CONSIDER APPROVAL OF REIMBURSEMENT REQUESTED BY DEVELOPER FOR RECYCLED WATER LINE FROM MURIETA GARDENS TO CANTOVA LIFT STATION – 78 LOTS

Paul Siebensohn, Director of Field Operations, gave a brief PowerPoint presentation regarding the developer reimbursement request relating to recycled water and the recommendation to authorize the General Manager to enter into a Facilities Extension Agreement (FEA) negotiations for Highway 16 Bore/Casing and commercial loop (Cantova) extension including a reimbursement mechanism in amount not to exceed what has been proposed as well as sign the encroachment permit; have Coastland Engineering review the FEA and confirm what pro-rata share of infrastructure is appropriate, and bring the agreement back to the Improvements Committee for review and approval.

Motion/Graf to authorize the General Manager to enter into a Facilities Extension Agreement (FEA) for Highway 16 Bore/Casing and commercial loop (Cantova) extension including a reimbursement mechanism in amounts not to exceed what has been proposed as well as sign the encroachment permit, return Improvements Committee for review and approval.

Director Merchant stated that he would like the draft agreement to go before the Board for final review and approval. The Board agreed.

Amended Motion/Merchant to authorize the General Manager to enter into a Facilities Extension Agreement (FEA) for Highway 16 Bore/Casing and commercial loop (Cantova) extension including a reimbursement mechanism in amounts not to exceed what has been proposed as well as sign the encroachment permit, return Improvements Committee then the full Board for review and approval. **Second/Pasek. Roll Call Vote: Ayes: Pecotich, Graf, Clark, Merchant, Pasek. Noes: None. Absent: None. Abstain: None.**

John Sullivan commented on the backbone infrastructure is the District's responsibility, the in-tract purple pipe inside the subdivisions is the developer's responsibility.

16. CONSIDER APPROVAL OF REIMBURSEMENT REQUESTED BY DEVELOPER FOR RECYCLED WATER LINE FROM MURIETA GARDENS TO CANTOVA LIST STATION – 78 LOTS.

This item was included in the motion from Agenda Item #15.

17. DIRECTOR COMMENTS/SUGGESTIONS

Paul Siebensohn, Director of Field Operations, asked that the public contact the District directly regarding any issues or concerns.

Chief Werblun reported that a new Patrol Officer has been hired and will begin training in the next few weeks. Interviews for Gate Officer positions are scheduled.

Director Merchant commented on a Sacramento County Board of Supervisors meeting scheduled for July 24, 2018 regarding the County dump and asked for in the future staff explain payment for reclaimed water

discharge, what the District's rights are, what the District owns and not own, where the water goes, who decides where it goes, who decides who pays for it.

Director Pasek suggested staff look at the various social media sites to address issues.

Director Clark stated that the assessor dwelling unit presentation by the County at the RMA Board meeting last night was confusing and suggested the District keep up on the issue.

President Pecotich thanked Jim Crowder for attending the meeting and stated that the community needs to take advantage of all the residents volunteering to help with issues.

18. ADJOURNMENT

Motion/Pecotich to adjourn at 7:27 p.m. Second/Clark. Ayes: Pecotich, Graf, Clark, Merchant, Pasek. Noes: None. Absent: None. Abstain: None.

Respectfully submitted,



Suzanne Lindenfeld
District Secretary