

**EL DORADO HILLS COMMUNITY SERVICES DISTRICT
BOARD OF DIRECTORS REGULAR MEETING**

June 9, 2005

MINUTES

CALL TO ORDER

President Joe Chinn brought the regular meeting to order on Thursday, June 9, 2005, at 7:03 p.m. Directors Larry Brilliant, Justin Masters, David Trapani and Constance Wyatt were in attendance. Also present were General Manager Wayne Lowery, Assistant General Manager Sandi Kukkola, Planning Director Dianna Hillyer, Recreation Director Marni Francisco-Cady, Parks Director Kent Oakley, Senior Parks Supervisor Darrell Soss, Park Supervisor Ed Lenger and Accounting Technician Sherry Shannon. Approximately nine members of the public were present.

Adoption of Agenda

Motion No. 1. Director Masters moved and Director Trapani seconded the motion to approve the agenda continuing Item 10, Laurel Oaks Covenants, Conditions and Restrictions (CC&Rs) to a future meeting and noting that item 15.2 has three separate resolutions. Motion carried 5-0.

PRESENTATIONS & ANNOUNCEMENTS

- 1. Sharon McNamee, Project Manager, Moore, Iacofano, and Gottsman (MIG), presentation of District's Recreation Facility Master Plan update process. Comments and suggestions for proceeding by Directors and members of the public are encouraged.**

Planning Director Dianna Hillyer introduced Sharon McNamee of MIG the consultant hired by the Board at the May 12, 2005 meeting to update the District's Park and Recreation Facilities Master Plan. Ms. McNamee gave a brief presentation on the planning process for the master plan update then answered questions from the Board.

The Board provided desired outcomes for the master plan that includes

- Three large parks in the next three years,
- Review of tennis facilities (indoor and outdoor) and community-wide facilities
- Explore options in private partnerships in facility development
- Involve the community in the process. What is the community's vision?
- Explore options for more bike trails
- Olympic size pool, large complexes for tennis, softball, and soccer.
- Implementable plan with time frames, etc.

The Board's Key Issues and Needs were stated as

- Is there a need for indoor meeting spaces for the community?

- Blend into the natural beauty of the community.
- Places for weddings, parties, events should be included.
- Sensitivity to the residents who live next to the parks.
- Assess the need for recreational facilities in addition to sports such as dance, arts, drama
- Explore options to partner with the Marble Valley Center for the Arts
- Approach developers asking them to contribute additional funds and show the benefit to their cause (a benefits analysis from Master Plan).

MIG will do 15 interviews with Stakeholders. If each board member wants to be interviewed individually, 10 community members would be interviewed. If two board members want to be interviewed, that would leave 13 interviews with the community.

Ms. McNamee suggested the Board members complete a stakeholder questionnaire.

General Manager Wayne Lowery summarized that the board members wish to give their input, but yet maximize the community input. Board comments will be funneled through staff so as to not take up consultant time.

COMMUNITY COMMENT

Moni Gilmore, Ridgeview Village and Senior Activities Council (SAC) President, would like the Master Plan to include Senior Citizen activities. She hoped the senior center would open in July, but now it appears it will be later in the summer or early fall. She is interested in the District allocating funds in the budget to help pay for comfortable, quality chairs. As Honorary Mayor Moni raised \$5400 and the SAC raised \$5000 for the senior center. Ms. Gilmore is also approaching the Rotary Club and is willing to do additional fund raising. She is encouraging the CSD to get involved similar to the City of South Lake Tahoe's relationship with the County's Center there. July 2 is the Independence Day party for senior citizens.

Dyrik Ramirez, resident of Elk Grove, advocate of skate parks and also the Elk Grove CSD's skateboard park representative, provided a presentation on the benefits of skate parks and explained the incident in Elk Grove where a youth was assaulted by non-skaters.

Dawn Perry, Windsor Point resident, and many of her neighbors are interested in forming a LLAD to maintain Windsor Park. She is concerned that with the goal of three major parks Windsor Park will not happen. She is anticipating about \$400,000 to develop a passive park. There are 63 homes with 58 families who have children ages 15 and younger. President Chinn referred this to staff and directed staff to verify construction costs and bring it back to the Board at a later meeting.

Darrin White, Promontory Village, indicated that there is no funding for Windsor Point Park and it doesn't fit in with the priorities of the Board.

REVIEW OF WRITTEN COMMUNICATIONS

None

COMMUNITY SERVICES DISTRICT CALENDAR

2. June/July 2005 Calendar of District Events and Activities.

Summer Concert series concert this Friday night is a tribute to the Eagles.

CONSENT CALENDAR

Motion No. 2 Director Brilliant moved and Director Wyatt seconded the motion to approve Consent Calendar Items: 3) Minutes of May 12, 2005; 4) Finance Report for April 30, 2005; 5) Cash Disbursements through May 31, 2005; 6) Resolution Fixing Employer's Contribution; 7) CC&R variance for Plattor; 11) Resolution accepting tax increment for Euer Ranch Annexation; 12) Resolution accepting tax increment for Bell Woods Annexation; 13) Cameron Park MOU for Bass Lake Park; with the exception of Items 8) Schedule public hearing for July 14, 2005 for delinquent garbage fees; 9) Hollow Oak Reimbursement Agreement; and, 10) CC&Rs for Laurel Oaks Village. Motion carried 5-0.

GENERAL BUSINESS

14. Review items pulled from Consent Calendar for action

8. Schedule Public Hearing for July 14, 2005 to determine whether certain delinquent garbage collection charges shall be a lien against collection premises located in a mandatory collection area.

Director Brilliant asked if interest and penalty fees could be assessed along with the delinquent fee to discourage delinquent accounts and recover the District costs to administer the delinquent fees. Hillyer explained the process to recover delinquent accounts. After notices there are only about 150 delinquent payments. She explained that it is Waste Management's bills so the CSD cannot assess additional charges. The District receives a portion of the total amount collected, after it is a recorded lien. The Board asked staff to ask Waste Management to post on the bi-monthly bill that garbage service is mandatory.

Motion No. 3. Director Brilliant moved and Director Masters seconded the motion to Schedule Public Hearing for July 14, 2005 to determine whether certain delinquent garbage collection charges shall be a lien against collection premises located in a mandatory collection area. Motion carried 5-0.

9. Approve Hollow Oak Park Development and Reimbursement Agreement, including increase of the project budget and authorize General Manager to execute said Agreement.

The staff report indicates that the budget is \$368,420 and the cost of the park is \$410, 013. The reimbursement agreement stipulates that only the amount of \$368,420 will be reimbursed. Hillyer explained that the additional \$41,593 is District cost. The developer will be reimbursed \$368,420. The development impact fee will pay \$368,420 for the park. Director Chinn directed this to be taken to the Board's Administration and Finance Committee on July 16, and special meeting of the Board tentatively on June 23.

Jay Pollack of Pulte Homes explained the developer is anxious to start building the park. The development has additional homes that will generate additional fees so the district will recuperate all the fees. Director Chinn explained the additional fees are for community parks, not neighborhood parks

15. Landscaping and Lighting Assessment Districts.

15.1 Public Hearing: Public Hearing on approval of budgets and assessments rates for the Landscaping and Lighting Assessment Districts for fiscal year 2005-06.

Director Chinn opened the public hearing; there being no comment, he closed the public hearing.

15.2 Approval of Resolution No. 2005-15 Declaring District's Intention to Levy FY 2005-06 Annual Assessment in Stonegate - L&L #1, - Oak Tree - L&L #2, Oakridge - L&L #3, Green Valley Hills - L&L #5, La Cresta - L&L #6, Crescent Ridge - L&L #7, Lake Forest - L&L #8, Francisco Oaks #10, Marina Hills, L&L #11, Highland Hills Unit 3- L&L #13, Wild Oaks - L&L #14, Silva Valley - L&L #15, Bass Lake - L&L #16, Creekside Greens – L&L #18, Roadway - L&L #19, Highland Hills Units 1 & 2- L&L #20, Promontory – L&L#22 And Highland View-Highland Hills-Sterlingshire Village – L&L #25 – Hollow Oaks – L&L #23; and Notice of Public Hearing (Streets and Highways Code §22624).

Motion No. 4. Director Chinn moved and Director Wyatt seconded the motion to Approve Resolution No. 2005-15 Declaring District's Intention to Levy FY 2005-06 Annual Assessment in Stonegate - L&L #1, - Oak Tree - L&L #2, Oakridge - L&L #3, Green Valley Hills - L&L #5, La Cresta - L&L #6, Crescent Ridge - L&L #7, Lake Forest - L&L #8, Francisco Oaks #10, Marina Hills, L&L #11, Highland Hills Unit 3- L&L #13, Wild Oaks - L&L #14, Silva Valley - L&L #15, Bass Lake - L&L #16, Creekside Greens – L&L #18, Roadway - L&L #19, Highland Hills Units 1 & 2- L&L #20, Promontory – L&L#22 And Highland View-Highland Hills-Sterlingshire Village – L&L #25 – Hollow Oaks – L&L #23; and Notice of Public Hearing (Streets and Highways Code §22624). Motion Carried 4-0-1 (Trapani abstain).

Motion No. 5 Director Brilliant moved and Director Masters seconded the motion to Approve Resolution No. 2005-16 Ordering the Making of Amended Assessments under Part 10 of Division 10 of the California Streets and Highways Code Wild Oaks Park 2004 Reassessment District. Motion Carried 4-0-1 (Trapani abstain).

Motion No. 6 Director Chinn moved and Director Brilliant seconded the motion to Approve Resolution No. 2005-17 Preliminarily Approving Amended Assessment Ordering Hearing Protests and Directing Related Actions Wild Oaks Park 2004 Reassessment District. Motion Carried 4-0-1 (Trapani abstain).

16. Public Hearing: Adoption of Resolution No. 2005-18 Adopting Appropriation Limit in Accordance with Article XIII B of the State Constitution for Fiscal Year 2005-06.

Director Chinn opened the public hearing; being no comment, closed the public hearing.

Motion No. 7. Director Masters and Director Brilliant seconded the motion to Approve Resolution No. 2005-18 Adopting Appropriation Limit in Accordance with Article XIII B of the State Constitution for Fiscal Year 2005-06. Motion carried 5-0.

17. Adopt Resolution 2005-19 Directing the Auditor of El Dorado County to Levy and Collect CC&R Assessments for Fiscal Year 2005-2006.

Motion No. 8. Director Brilliant and Director Masters seconded the motion to Adopt Resolution 2005-19 Directing the Auditor of El Dorado County to Levy and Collect CC&R Assessments for Fiscal Year 2005-2006. Motion carried 5-0.

18. Adopt Resolution 2005-20 Adopting the Fiscal Year 2005-2006 General Fund, CC&R, and Capital Budget.

General Manager Lowery gave a presentation of the proposed budget highlighting capital improvement projects, general fund and CC&R budgets. This is a balanced budget and uses resources appropriately.

Director comments included:

- Filing a claim with our insurance JPA for asbestos mitigation costs. Thurbon will review the policy.
- Director Chinn questioned whether the Skate Park should be built at this time or should funds be allocated to larger parks
- Lake Forest Park should not have been removed from the CIP. The sale of Windsor Point Park may be used for development of Lake Forest Park. Lake Forest Park could potentially include tennis courts to meet a growing demand. This will be addressed in the Master Plan process.

Further discussion and adoption of the budget will occur at a special meeting on June 23, 2005.

19. Elect Board's President and Vice President to serve during Fiscal Year 2005-06 effective at the close of this meeting.

Director Brilliant recommended leaving the current president and vice president in place until after the November election to determine if there will be a vote on incorporation. The intent is to not elect officers who will be running for City Council.

Motion No. 9. Director Brilliant motioned and Director Masters seconded the motion to extend the president and vice president's terms through December 2005. Motion carried 5-0.

GENERAL MANAGER REPORTS

LAFCo approved the terms and conditions and other incorporation cleanup items this week. Director Chinn suggested the District sponsor some public workshops on incorporation. General Manager Lowery has been working on topics for the workshops.

BOARD OF DIRECTORS COMMENTS & FUTURE AGENDA ITEMS

Director Brilliant has received only one General Manager evaluation from the Board members

CLOSED SESSION

President Chinn asked if there were public comments on closed session items. No public comment. Chinn closed the public session and entered closed session

20. Closed session is authorized by the California Government Code

20.1 §54957.6(a), conference with labor negotiator regarding the salaries, salary schedules or compensation paid in the form of fringe benefits of its employees represented by the El Dorado Hills Community Services District Employees Association Local No. 1 and all unrepresented employees.

20.2 §54957, regarding the appointment, employment, evaluation of performance, or dismissal of an employee. Position: General Manager.

President Chinn re-opened the Regular Meeting and reported that the Board gave direction to the district's collective bargaining negotiator.

Adjournment

President Chinn adjourned the meeting at approximately 11:50 p.m.

APPROVED: _____ **DATE:** _____
Joseph J. Chinn, President
EDHCSD Board of Directors

ATTEST: _____ **DATE:** _____
Wayne A. Lowery, General Manager
Secretary to the Board Of Director