



Justin Masters, President

Larry Brilliant, Vice President  
Tony Rogozinski, Director

David Trapani, Director  
Bill Vandegrift, Director

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## Board of Directors Regular Meeting

Thursday, December 14, 2006  
7:00 pm

1021 Harvard Way  
El Dorado Hills, CA 95762  
916/933-6624

### Agenda

#### Call to Order

- Pledge of Allegiance
- Oath of Office
  - Justin Masters
  - Tony Rogozinski
  - Bill Vandegrift
- Roll Call
- Adoption of Agenda<sup>1</sup>

#### Presentations & Announcements

1. None.

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<sup>1</sup>**Adoption of Agenda:** *This agenda may be amended up to 72 hours (7:00 p.m. Monday) prior to the meeting being held. An AGENDA in FINAL FORM is located in the kiosk in front of the District Office as well as each of the El Dorado Hills Fire Stations. Additionally, a copy of the FINAL AGENDA is available on the District's website at [www.edhcsd.org](http://www.edhcsd.org). Support material is available for public inspection at the receptionist counter in the District Office. Sessions of the Board of Directors may be recorded and members of the audience are asked to step to the microphone and give their name and address before addressing the Board. For anyone having difficulty hearing, listening assistance headphones are available from the Board clerk.*

## **Community Comment**<sup>2</sup>

### **Review of Written Communications**

2. County Supervisor Rusty Dupray, email received November 27, 2006: Forwarding Hugh Baca email proposing naming teen center for deceased El Dorado Hills resident and Sacramento County Sheriff's Deputy Jeff Mitchell.
3. Bob O'Neill, email received November 27, 2006: Proposing naming the Community Park baseball fields and training facility for deceased El Dorado Hills resident and Sacramento County Sheriff's Deputy Jeff Mitchell.
4. Gayle Duckart, Beverly Molkenbuhr, Christina Molkenbuhr, email received December 1, 2006: Supporting proposal for naming Teen Center for deceased El Dorado Hills resident and Sacramento County Sheriff's Deputy Jeff Mitchell.
5. Stephanie Hofacre, 1134 St. Andrews Drive, letter dated December 1, 2006: Supporting proposal for naming Teen Center for deceased El Dorado Hills resident and Sacramento County Sheriff's Deputy Jeff Mitchell.
6. El Dorado Citizens Alliance, email received December 4, 2006: Proposing the District consider naming teen center or other facility for deceased El Dorado Hills resident and Sacramento County Sheriff's Deputy Jeff Mitchell.

### **Community Services District Calendar**

7. December 2006 – January 2007 Calendar of District Events and Activities. (*S. Kukkola*)

### **Consent Calendar**<sup>3</sup>

8. Approve the minutes of November 9, 14, 18, & 30, 2006 meetings. (*S. Kukkola*)  
**RECOMMENDED ACTION:** Approve.
9. Approve Cash Disbursements through November 30, 2006. (*G. Tryhane*)  
**RECOMMENDED ACTION:** Approve.
10. Approve October 31, 2006 Finance Report. (*G. Tryhane*)  
**RECOMMENDED ACTION:** Approve.

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<sup>2</sup> **Community Comments:** *At this time, members of the public may address the Board of Directors regarding any items within the subject matter jurisdiction of the Board, provided that NO action may be taken on items not on the agenda unless authorized by law. Comments shall be limited to three minutes per person and an overall time limit of 20 minutes.*

<sup>3</sup> **Consent Calendar:** *All matters on the Consent Calendar are to be approved by one motion unless a Board member requests separate action on a specific item. Members of the audience who wish to address any item on the Consent Calendar should do so before Board action is taken.*

11. Approve upcoming board member meetings and/or reports of recent board committees.  
(*W. Lowery*)

**RECOMMENDED ACTION:** Approve.

12. November 2006 status on Strategic Plan. (*W. Lowery*)

**RECOMMENDED ACTION:** Receive & file.

13. Progress report showing the status of FY 2006-07 capital and renovation projects.  
(*K. Oakley*)

**RECOMMENDED ACTION:** Receive & file.

14. No Agenda Item.

**RECOMMENDED ACTION:** Approve.

15. Approve the proposed wage scale for part-time, non-benefited employees effective January 1, 2007 to comply with Assembly Bill 1835. (*S. Kukkola*)

**RECOMMENDED ACTION:** Approve.

16. The Board CC&R Committee (Brilliant/Masters) and the CC&R Citizen Advisory Committee recommends the Board of Directors approve changes in the CC&R Enforcement in Policy 7010.30 (B). to eliminate the second step in the enforcement process. (*S. Kukkola*)

**RECOMMENDED ACTION:** Approve.

17. Update on Design Review Committee 2006 Action Plan. (*S. Kukkola*)

**RECOMMENDED ACTION:** Receive & file.

18. CC&R Citizen Advisory Committee recommending board approve third and final notice for non compliance for (*S. Kukkola*)

- a. Owner: Joseph Tena  
Address: 4116 Jared Place  
Village: Fairchild Village, Lot 175; APN067702121  
Violation: Not installing landscaping as required by CC&Rs

**RECOMMENDED ACTION:** Approve

- b. Owner: Andrew Haug  
Address: 938 Pacheo Court  
Village: Governors Village Unit 1, Lot 24, APN 112032024  
Violation: Storing inoperable pickup in the front of residence and erecting a canopy

**RECOMMENDED ACTION:** Approve

- c. Owner: Keith and Michele Miller  
Address: 2432 Telegraph Hills Drive  
Village: Franciscan Village, Lot 1, APN 06773104  
Violation: Storing boat on property where it is visible from the street

**RECOMMENDED ACTION:** Approve

- d.      Owner:                      Varatimi Pereira and George Krestas  
         Address:                 2920 Princess Helen Court  
         Village:                 Crown Valley, Unit 1, APN 112610371  
         Violation:                Not completing front yard landscaping as required by CC&Rs

**RECOMMENDED ACTION:** Approve

**General Business**

- 19.      Review items pulled from Consent Calendar for action. (*President Masters*)
- 20.      Approve 2006 Community Service Awards to be presented at the January 11, 2007 regular board meeting. (*S. Kukkola*)
- 21.      **Public Hearing:** Review and accept the Annual Park Impact Fee Report for Fiscal Year ending June 30, 2006, pursuant to Government Code Section 66001 (AB1600) (*G. Tryhane*)
- 22.      Develop time line with Serrano Associates, LLC for design and construction of the Village J Community park site. (*D. Hillyer*)
- 23.      Approve Core Values and Strategic Plan Statement. (*W. Lowery*)
- 24.      Approve formation of Volunteer Advocacy Committee. (*President Masters*)
- 25.      Elect Board’s President and Vice President effective at the close of this meeting. Board Committees may be updated or appointed at this meeting. (*W. Lowery*)

**General Manager Reports** (*W. Lowery*)

**Board of Directors Comments & Future Agenda Item**

**Closed Session<sup>4</sup>**

- 26.      Closed session under California Government Code §54956.8, conference with real estate negotiator prior to the purchase, sale, exchange or lease of real property in Bass Lake Hills Specific Plan Area, El Dorado Hills. Discussion includes but is not limited to proposed park sites adjacent to Buckeye Union School District’s proposed Silver Dove Elementary School.
- 27.      Closed session under California Government Code §54956.9, conference with legal counsel regarding pending litigation in the case of Morrison Homes v. El Dorado Hills Community Services District.

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<sup>4</sup> Closed Sessions may be called as necessary for personnel, litigation, and labor relations or to meet the negotiator prior to the purchase, sale, exchange or lease of real property.

- 28. Closed session under California Government Code §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.
  
- 29. Closed session under California Government Code §54956.9, conference with legal counsel regarding all CC&R (covenants, conditions and restrictions) litigation cases currently pending in El Dorado County Superior Court.

**Adjournment**

***ADA COMPLIANCE STATEMENT***

*In compliance with the Americans with Disabilities Act, if you need special assistance or materials to participate in this meeting, please contact the District Office at 916/933-6624 or [edhcsd@eldoradohillscsd.org](mailto:edhcsd@eldoradohillscsd.org). Notification 48 hours prior to the meeting will enable the District to make reasonable arrangements to ensure accessibility to this meeting and agenda materials.*