

## REGULAR MEETING MINUTES OCTOBER 27, 2016

THE BOARD OF DIRECTORS OF THE LAS GALLINAS VALLEY SANITARY DISTRICT MET IN OPEN SESSION ON OCTOBER 27, 2016, AT 4:00 P.M., AT THE DISTRICT OFFICE, 300 SMITH RANCH ROAD, SAN RAFAEL, CALIFORNIA.

**BOARD MEMBERS PRESENT:** R. Elias, M. Clark, R. Greenfield and J. Schriebman

**BOARD MEMBERS ABSENT:** C. Murray

**STAFF PRESENT:**  
**Present for Closed Sessions:**  
Mark Williams, General Manager  
**Present for Closed Session item 2:**  
Mike Cortez, District Engineer

**OTHERS PRESENT:** Dave Byers, District Counsel

**ANNOUNCEMENT:** President Schriebman announced that the agenda had been posted as evidenced by the certification on file in accordance with the law.

**PUBLIC COMMENT:** None.

**ADJOURNMENT:**

**ACTION:**

THE BOARD OF DIRECTORS OF THE LAS GALLINAS VALLEY SANITARY DISTRICT ADJOURNED TO CLOSED SESSION ON OCTOBER 27 2016, AT 4:01 P.M., AT THE DISTRICT OFFICE, 300 SMITH RANCH ROAD, SAN RAFAEL, CALIFORNIA.

**CLOSED SESSION:**

**CONFERENCE WITH REAL PROPERTY NEGOTIATORS** – Pursuant to Government Code § 54956.8 Regarding Assessor Parcel Numbers: 155-121-14, 155-121-15, 155-121-16, 155-121-17, 155-121-18, 155-121-30, 155-011-11 and 155-011-12. Real Property Negotiators are the General Manager and the District Counsel. Under negotiation: Price and Terms of Payment.

**CONFERENCE WITH REAL PROPERTY NEGOTIATORS** – Pursuant to Government Code § 54956.8 Regarding a parcel of land Assessor Parcel Number: 155-011-15. Real Property Negotiators are the General Manager and the District Counsel. District may negotiate with representatives from Ciel et Terre. Under negotiation: Price and Terms of Payment.

**ADJOURNMENT:**

**ACTION:**

The Board of Directors of the Las Gallinas Valley Sanitary District reconvened the Regular Session on October 27, 2016 at 4:20 p.m.

**REPORT ON CLOSED SESSION:**

President Schriebman reported that there were no reportable actions in Closed Session.

Pursuant to Government Code section 54954.2(b)(2), Byers requested that the Board adjourn to Closed Session to discuss :

**CONFERENCE WITH REAL PROPERTY NEGOTIATORS** – Pursuant to Government Code § 54956.8; Property: MMWD Plant, APN # 155-121-27; Agency Negotiator: General Manager and District Counsel; Negotiation parties: LGVSD and MMWD; Under negotiation: Price and Terms of Payment.

**ACTION:**

Board approved (M/S Schriebman/Clark 4-0-1-0) adjourning to Closed Session to discuss:  
**CONFERENCE WITH REAL PROPERTY NEGOTIATORS** – Pursuant to Government Code § 54956.8; Property: MMWD Plant, APN # 155-121-27; Agency Negotiator: General Manager and District Counsel; Negotiation parties: LGVSD and MMWD; Under negotiation: Price and Terms of Payment.

AYES: Clark, Elias, Greenfield and Schriebman.

NOES: None.

ABSENT: Murray.

ABSTAIN: None.

THE BOARD OF DIRECTORS OF THE LAS GALLINAS VALLEY SANITARY DISTRICT ADJOURNED TO CLOSED SESSION ON OCTOBER 27 2016, AT 4:21 P.M., AT THE DISTRICT OFFICE, 300 SMITH RANCH ROAD, SAN RAFAEL, CALIFORNIA.

**ADJOURNMENT:**

**ACTION:**

The Board of Directors of the Las Gallinas Valley Sanitary District reconvened the Regular Session on October 27, 2016 at 4:38 p.m.

**REPORT ON CLOSED SESSION:**

President Schriebman reported that there were no reportable actions in Closed Session.

**STAFF PRESENT:**

Mike Cortez, District Engineer; Teresa Lerch, District Secretary; Susan McGuire, District Treasurer;

**OTHERS PRESENT:**

Jorge Melgoza and Scott Taylor, Burr Pilger Mayer, Inc.; Tom Gaffney, Bartle Wells Associates;

**PUBLIC COMMENT:**

None.

**PUBLIC HEARING - ORDINANCE NO 169, AMENDING TITLE 2, CHAPTER 1 – SANITARY CODE OF THE LAS GALLINAS VALLEY SANITARY DISTRICT**

**OPEN PUBLIC HEARING** – Schriebman opened the public hearing at 4:39 p.m.

**REVIEWED DISTRICT STAFF RECOMMENDATIONS** – Board considered District Counsel and staff recommendations on approving Ordinance 169, Amending Title 2, Chapter 1 – Sanitary Code of the Las Gallinas Valley Sanitary District.

**PUBLIC COMMENTS** – There were no public comments. No public attended.

**BOARD COMMENTS** – Discussion ensued.

**CLOSE THE PUBLIC HEARING** – President Schriebman closed the public hearing at 4:41 p.m.

**ACTION:**

Board approved (M/S Elias/Greenfield 4-0-1-0) Ordinance No 169, Amending Title 2, Chapter 1 – Sanitary Code of the Las Gallinas Valley Sanitary District and made a finding that the proposed action is consistent with requirements of Proposition 218.

AYES: Clark, Greenfield, Elias and Schriebman.  
NOES: None.  
ABSENT: Murray.  
ABSTAIN: None.

**CONSENT CALENDAR:**

These items are considered routine and will be enacted, approved or adopted by one motion unless a request for removal for discussion or explanation is received from the staff or the Board.

- A. Approve the Board Minutes for October 13, 2016.
- B. Approve the Warrant List for October 27, 2016.
- C. Approve Capital Facilities Charge Accounting and Reporting.
- D. Approve Annual Reimbursement Report for Staff and Board Members.
- E. Approve Application of Allocation of Capacity for APN 179-261-05, 32 Ranch Road.
- F. Approve Sewage Pump Stations Spare Pump Inventory.

Item C was pulled for discussion.

**ACTION:**

Board approved (M/S Greenfield/Clark 4-0-1-0) the Consent Calendar items A, B, D, E and F.

AYES: Clark, Elias, Greenfield and Schriebman.  
NOES: None.  
ABSENT: Murray.  
ABSTAIN: None.

Item C was discussed.

**ACTION:**

Board approved (M/S Schriebman/Greenfield 4-0-1-0) the Consent Calendar item C.

AYES: Clark, Elias, Greenfield and Schriebman.  
NOES: None.  
ABSENT: Murray.  
ABSTAIN: None.

Cortez left at 4:44 p.m.

**PRESENTATION OF COMPREHENSIVE ANNUAL FINANCIAL REPORT FOR THE YEAR ENDING JUNE 30, 2016**

Scott Taylor and Jorge Melgoza of Burr Pilger Mayer, Inc. presented the results of the Comprehensive Annual Financial Report for the year ended June 30, 2016. Discussion ensued.

**ACTION:**

Board approved (M/S Clark/Elias 4-0-1-0) the results of the Comprehensive Annual Financial Report for the year ended June 30, 2016.

AYES: Clark, Greenfield, Elias and Schriebman.  
NOES: None.  
ABSENT: Murray.  
ABSTAIN: None.

**FINANCING OF SECONDARY TREATMENT AND RECYCLED WATER PLANT UPGRADES**

Tom Gaffney from Bartle Wells Associates discussed selecting revenue bond and disclosure counsel for financing the Secondary Treatment and Recycled Water Plant Upgrade project. Discussion ensued. Tom Gaffney will submit a proposal to the Board at the next Board meeting.

Byers left the meeting at 5:39 p.m.

**STAFF / CONSULTANT REPORTS CONTINUED:**

- A. Miscellaneous District Correspondence – Discussion ensued.
- B. Administrative Department Report – September 2016 – McGuire reported.
- C. Board Meeting Guest Speakers and Tour Requests – Williams reported.
- D. BERS Drawing – Williams reported.
- E. LGVSD Recycled Water Facility Expansion – UV vs Chlorination/Dechlorination – Williams reported.

**BOARD REPORTS:**

- A. NBWA – no report.
- B. NBWRA – written report – Elias, McGuire and Williams reported.
- C. JPA Local Task Force on Solid and Hazardous Waste – no report.
- D. Gallinas Watershed Council – verbal report – Schriebman reported.
- E. Miller Creek Watershed – verbal report – Schriebman reported.
- F. LAFCO – no report.
- G. Other Reports –no report.

**BOARD REQUESTS:**

- A. Board Meeting Attendance Requests – Board members Elias and Greenfield would like to attend the CASA winter conference in Palm Springs.
- B. Board Agenda Item Requests – None.

**VARIOUS ARTICLES AND MISCELLANEOUS CORRESPONDENCE:**

Discussion ensued.

**ADJOURNMENT:**

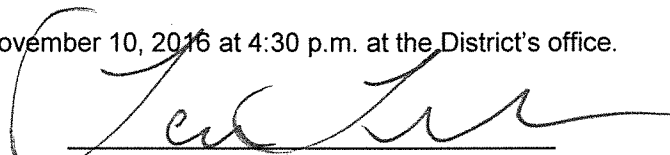
**ACTION:**

Board approved (M/S Greenfield/Elias 4-0-1-0) the adjournment of the meeting at 6:36 p.m.

- AYES: Clark, Greenfield, Elias and Schriebman.
- NOES: None.
- ABSENT: Murray.
- ABSTAIN: None.

The next Board Meeting is scheduled for November 10, 2016 at 4:30 p.m. at the District's office.

ATTEST:

  
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 Teresa Lerch, District Secretary

APPROVED:

  
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 Judy Schriebman, Board President

