

**MINUTES OF THE  
REGULAR MEETING OF THE  
LEE LAKE WATER DISTRICT**

**February 26, 2013**

**PRESENT**

C. Colladay  
P. Rodriguez  
D. De Frates  
J. Butler

**ABSENT**

G. Destache

**GUESTS**

D. Davidson  
J. Watson  
J. Sincich  
M. Goldman  
M. Lange  
D. Davis  
R. Tandy  
J. Neal

**STAFF**

J. Pape  
A. Harnden  
M. McCullough  
K. Caldwell  
N. Harper  
D. Saunders

**1. Roll Call and Call to Order.**

The regular meeting of the Lee Lake Water District was called to order by President Colladay at 8:30 a.m.

**2. Presentations and Acknowledgments.**

**3. Public Comment.**

**BOARD ITEMS:**

**4. Minutes of the January 22, 2013 Regular Meeting.**

**ACTION:** Director Butler moved to approve the Minutes as presented. Director Rodriguez seconded. Motion carried unanimously.

**5. Payment Authorization Report.**

**ACTION:** Director Butler moved to approve the financial report and to authorize payment of the January 22-February 26, 2013 invoices. Director Rodriguez seconded. Motion carried unanimously.

**6. Revenue & Expenditure Reports (Unaudited).**

a. Revenue & Expenditure Report.

**ACTION:** Note and file.

b. Lien update.

**ACTION:** Note and file.

**7. Trilogy Development.**

- a. Homeowners Association update – The General Manager reported that Ken Gibson is leaving as the manager.
- b. Golf Course update.

**8. Sycamore Creek Development.**

- a. Project Update – The General Manager reported that tract 31908-F (101 parcels) most of the water/sewer is installed and the infrastructure should be complete by the end of March.
- b. 1738 homes to be built. 1127 houses occupied to date. 64% complete.

**9. Retreat Development – Ryland Homes.**

- a. Project Update – The Board instructed staff to draft a letter to HOA stating that reimbursement for the recycled water conversion need to be requested in a timely manner or funds could be depleted.
- b. 517 homes to be built. 486 houses occupied to date. 94% complete.

**10. Ranpac “Toscana” Project.**

- a. Project Update – The General Manager reported that he is meeting with a potential buyer today.
- b. 1443 estimated houses to be built.

**11. Mission Clay “Serano Specific Plan” Project (Blair Dahl).**

- a. Project Update – None.

**12. Water Utilization Reports.**

**ACTION:** Note and file.

The Board directed staff to add units = 748 to average water usage sheet.

**13. Committee Reports.**

- a. Finance (Director Rodriguez) – Director Rodriguez reported that it is time to start the budget calendar.

- b. Engineering (Director Destache) – Director Butler and the General Manager reported on the 2/12/13 committee meeting.
- c. Public Relations (Allison Harnden). Allison reported on the following two items.
  - 1. Waste Management Recycled Water Partnership.
  - 2. Riverside-Corona Resource Conservation District (RCRCD).

**14. General Manager's Report.**

- a. General Manager's Report

**ACTION:** Note and file.

- 1. CFD Refunding Potential.

**ACTION:** Director Rodriguez moved to proceed with the refunding of the District's CFD's and authorize the Finance Committee to interview and make a selection of an Under Writing Firm to Refund CFD 1, CFD 2 and CFD 3. Director De Frates seconded. Motion carried unanimously.

- 2. SSC Construction Inc. Percolation & Storage Project  
Payment Request No. 8.

**ACTION:** Director Rodriguez moved to approve Payment Request No. 8. Director De Frates seconded. Motion carried unanimously.

- 3. City of Corona Covenant Not To Compete – The General Manager reviewed the steps leading up to the Not to Compete agreement. The Board heard public comment from Jannlee Watson, Jerry Sincich and Mel Goldman in regard to postponing action until they are given time to review the covenant, and research implications, ramifications and impact it could have on LLWD customers and the anti-annexation effort. The Board agreed to send at least one Board member to the LAFCO hearing and to draft a transmittal letter to LAFCO stating that LLWD has taken no position to date with regards to the proposed annexation of the Temescal Valley by the City of Corona. Therefore, the Covenant Not to Compete should not be construed as the District's support for, or opposition to, the proposed annexation.

**ACTION:** Director Butler moved to authorize the General Manager to approve final draft of the covenant. Director Rodriguez seconded. Motion carried unanimously.

- b. Operations Report.

**ACTION:** Note and file.

**15. District Engineer's Report.**

- a. Status of Projects

**ACTION:** Note and file.

**16. District Counsel’s Report.**

**17. Seminars/Workshops.**

**18. Consideration of Correspondence.**

An informational package containing copies of all pertinent correspondence for the Month of January was distributed to each Director along with the Agenda.

**19. Adjournment.**

There being no further business, the February 26, 2013 Regular Meeting of the Lee Lake Water District Board of Directors was adjourned at 11:18 a.m. by President Colladay.

**ATTEST:**

**APPROVED:**

\_\_\_\_\_  
Paul Rodriguez, Secretary

\_\_\_\_\_  
Charles Colladay, President

Date: \_\_\_\_\_

Date: \_\_\_\_\_