

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

May 17, 2005

PRESENT

C.W. Colladay
J. Deleo
G. Destache
O. Garrett

ABSENT

P. Rodriguez

GUESTS

M. Matson
L. Harrison

STAFF

J. Pastore
A. Harnden
R. Mann
H. Riebe
M. McCullough
C. Parker

1. Roll Call and Call to Order.

The regular meeting of the Lee Lake Water District was called to order by President Colladay at 8:37a.m.

2. Presentations and Acknowledgments.

a. Election Material distributed to incumbent Directors.

3. Public Comment. – Leland Harrison thanked the Board for its continued support of the Temescal Community Faire.

BOARD ITEMS:

4. Minutes of the April 19, 2005 Regular Meeting.

ACTION: Director Destache moved to approve the Minutes as presented. Director Garrett seconded. Motion carried unanimously.

5. Payment Authorization Report.

ACTION: Director Garrett moved to approve the financial report and to authorize payment of the April 2005 invoices. Director Destache seconded. Motion carried unanimously.

6. Revenue & Expenditure Reports. (Unaudited)

- a. Revenue & Expenditure Report.
ACTION: Note and file.
 - b. Bad Debt Write-Off – None.
- 7. Sycamore Creek CFD #1.**
- a. Project Update – None.
 - b. 1526 estimated houses to be built. 246 houses built to date. 16% complete.
- 8. Empire Capital “The Retreat CFD #3”.**
- a. Project Update – Matt Matson reported that the lower reservoir overflow line is anticipated to be complete this week as well as the stacking of the manholes for the sewer pump station and the 14-inch water line tie-ins. Matt also reported that Empire will have the reclaimed line pressure tested this week and permanent power should be available in the middle of June with occupancy to begin at that time.
- The General Manager addressed the power to the Wells and Matt Matson reported that a new pole would be set between Wells 1 & 3.
- b. 550 estimated houses to be built, Golf Course Clubhouse & Amenities.
- 9. KB Home “Painted Hills” Project.**
- a. Project Update – None.
 - b. 204 houses to be built. 200 houses occupied to date. 98% complete.
- 10. KB Home “Canyon Oaks” (Painted Hills No.2)**
- a. Project Update – None.
 - b. 30 houses to be built. 0 houses occupied to date. 0% complete.
- 11. Shea Homes “Trilogy” Project.**
- a. Project Update – None.
 - b. 1266 houses to be built. 808 houses occupied to date. 64% complete.
- 12. Ranpac “Toscana” Project.**
- a. Project Update – None.

- b. 1443 estimated houses to be built.

13. Ridge Properties “Wildrose East Business Park” Project

- a. Project Update – Grant Destache reported that they will switch traffic to the other side of Temescal Canyon Road so they can begin paving on Thursday, then construct laterals for storm drain which will take 4 weeks to complete.

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

- a. Project Update – Owen Garrett reported that The Pharris Group acquired the 28-acre parcel that was held by a trust.

15. Preliminary FY2005/06 Budgets.

For Discussion Only.

16. Adoption of Policy No. P-05-01 Special District Reserve Guidelines.

ACTION: Director Deleo moved to approve P-05-01. Director Destache seconded. Motion carried unanimously.

17. Modification to the Lee Lake Water District Rules & Regulations setting Board Compensation.

ACTION: Director Garrett moved to approve the modification to the Rules & Regulations setting Board compensation at \$100 per meeting. Director Destache seconded. Motion carried unanimously.

18. Water Utilization Reports.

ACTION: Note and file.

Board asked staff to correct dates on pages 63 & 70.

19. Committee Reports.

- a. Finance (Director Garrett) – Director Garrett reported that the Finance Committee had met on 5/10/05 to discuss the preliminary budgets in detail.

- b. Engineering (Director Rodriguez)
 - 1. Southerly pond parcel filling project update.

The General Manager reported that the contract has been executed with Clendenen and that we are still waiting on the letter from the County.

- c. New Facilities (Director Destache) – None.
- d. Public Relations (Director Deleo) – Director Deleo reported that the Temescal Community Faire was a huge success with over 71 booths, crafts, games, rock climbing wall and free watermelon. Joyce also requested that a Committee be formed to start the planning of an Open House for our new administration building as well as dedication of the Mello Reclaimed Water Delivery System.

20. General Manager's Report.

- a. General Manager's Report – Noted and filed.

The General Manager reported on receiving an inquiry on the possible development of the Morger property across the Temescal Wash.

- b. Operations Report – Noted and filed.
- c. Treatment Plant and Admin. Building Construction Update. (Jeff Pape).

Jeff Pape reported on his conversation with Mike Hammer of Hammer Construction and asked for the Board's concurrence on setting a June 1st completed date, otherwise a \$10,000 penalty would be assessed. For any day after June 1st that the building is not complete a \$1,000/day penalty would be incurred. The Board concurred with Jeff's recommendation.

- d. Consideration of Proposal from Mountain Union Telecom for Wireless Cellular Site Lease.

ACTION: The Board directed staff to return to Mountain Union Telecom with a counter offer of \$2,000/month plus \$250 per carrier per tower for a total revenue of \$3,000/month per site.

21. District Engineer's Report.

- a. Status of Projects.
- b. Consideration of Cost Estimate to Prepare Water Atlas Map Book.

ACTION: Director Deleo moved to approve the cost estimate for the Water and Sewer Atlas Map Book. Director Destache seconded. Motion carried unanimously.

22. District Counsel's Report.

23. Seminars/Workshops.

24. Consideration of Correspondence.

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

25. Adjournment.

There being no further business, the May 17, 2005 Regular Meeting of the Lee Lake Water District Board of Directors was adjourned at 10:53 a.m. by President Colladay.

ATTEST:

APPROVED:

Owen Garrett, Secretary

Charles Colladay, President

Date: _____

Date: _____