

VANDENBERG VILLAGE COMMUNITY SERVICES DISTRICT

3757 Constellation Road • Vandenberg Village • Lompoc, CA 93436
Telephone: (805) 733-2475 • Fax: (805) 733-2109



"Pride in Community Service"

<http://vcsd.org>
info@vcsd.org

REGULAR MEETING

Tuesday, March 6, 2018

7:00 p.m.

AGENDA

Teleconference Notice: Pursuant to Government Code Section 54953(b) the Board meeting will include teleconference participation by Director Anthony Fox from: 190 Oakmont Avenue, Lompoc, California.

This Agenda will be posted at the teleconference location, Public comment from this address shall be allowed pursuant to Government Code Section 54953.3

1. CALL TO ORDER AND PLEDGE OF ALLEGIANCE
2. ROLL CALL: Directors Blair, Brooks, Bumpass, Fox, and Wyckoff
3. ADDITIONS AND DELETIONS TO AGENDA
4. PUBLIC FORUM

The Board will invite public comment on each action item as it is considered during the meeting.

At this time members of the public wishing to address the Board on other matters that are within the jurisdiction of the District may do so when recognized by the President. Please begin by stating your name and place of residence.

5. OPERATIONS REPORT
6. ADMINISTRATIVE REPORT
7. CONSENT CALENDAR

- A. Approval of Minutes of the Regular Meeting on February 6, 2018 .. page 1
- B. Treasurer Report

1) Monthly Financials..... page 9

2) Approval of Disbursements through February 28, 2018 page 17

8. ACTION ITEMS

A. **Filter Pump:** Consider increasing the capital budget by \$10,000 to rehabilitate the pump for the iron & manganese filter page 27

B. **Test Well:** Presentation by Rick Hoffman on water quantity and water quality from the test well at the old County Fire Station 51 page 29

C. **Local Agency Formation Commission (LAFCO):** Discuss the upcoming meeting of the Santa Barbara County Independent Special District Selection Committee page 37

9. REPORTS

A. Committees

B. District Representatives to External Agencies

C. Board President

D. General Manager

10. INFORMATIONAL CORRESPONDENCE

A. US Drought Monitor-California, February 27, 2018 page 41

B. Letter dated February 16, 2018, from California Special Districts Association (CSDA) regarding CSDA Board of Directors Call for Nominations Seat A page 43

11. **DIRECTORS FORUM:** Any member of the Board may address the Board on any subject within the jurisdiction of the District.

12. CLOSED SESSION

A. Compensation of District Employees

- B. Discuss the General Manager's working relationship with the Board, performance, salary, benefits, and term in accordance with his employment agreement.
13. OPEN SESSION: Announce and take any action resulting from closed session discussions on employee compensation and the General Manager.
 14. ADJOURN

NOTICE: The Board of Directors of the Vandenberg Village Community Services District will meet at the District Office Conference Room, 3757 Constellation Road, Vandenberg Village, in compliance with §54954.2 of the Government Code of the State of California.

If you need reasonable accommodations due to a disability, please contact the Board Secretary 24 hours prior to the meeting at (805) 733-2475.

Please silence all cell phones during the meeting, as a courtesy to others.

Board package is available at the Vandenberg Village Public Library and on the District's website at <http://www.vvcasd.org>.

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MINUTES Regular Meeting

March 6, 2018

1. CALL TO ORDER AND PLEDGE OF ALLEGIANCE

The meeting was called to order at 7:00 p.m. by President Brooks who led the Pledge of Allegiance.

2. ROLL CALL: Directors Blair, Brooks, Bumpass and Wyckoff were present. Director Fox participated via teleconference.

OTHERS PRESENT

Joe Barget, General Manager; Cynthia Allen, Administrative Services (AS) Manager; Mike Garner, Operations & Maintenance (O&M) Manager; Rick Hoffman, Hoffman & Associates; Loch Dreizler, General Manager of MHCSD; and Katherine Stewart, 4475 Titan Avenue.

3. ADDITIONS AND DELETIONS TO AGENDA - None

4. PUBLIC FORUM

President Brooks invited public comment and there were none.

5. OPERATIONS REPORT

O&M Manager Garner reported the District pumped 29.1 million gallons of water for the month of February. This was 46 percent more than last year. Vandenberg Village received .19 inches of rain in February bringing the total to 2.76 inches for the year.

Well levels (below ground surface) for February were 1B-141', 3A-136', and 3B-135'.

The District rehabilitates wells every five years and performs scheduled maintenance on the three large booster pumps at Well Site 1 every seven years. The booster pumps are in this year's budget. The first pump was just removed and inspected showing heavy wear. The impellers and shafts need to be replaced and the booster motor will be refurbished to give the pump another 14 years of service. The budgeted amount was underestimated at \$7,500. Based on the poor condition of the first pump, the cost to maintain all three pumps could be as high as \$75,000. O&M Manager Garner shared photos showing wear and tear on the pump.

Field crew repaired two service lines and had no sewer system overflows during the month of February.

To conclude his report, O &M Manager Garner said he attended the Santa Barbara County Chapter of the California Special Districts Association (CSDA) meeting. The District nominated RL Johnson for contractor of the year and Mr. and Mrs. Johnson were there to receive the award.

6. ADMINISTRATION REPORT

AS Manager Allen reported progress is being made at the new office. Framing of walls is complete, drywall and electrical will be done by the end of the week. She has been responding to a flurry of paperwork and emails. The encroachment permit for the county's easement was approved and county arborist approved planting three Raywood Ash trees. Completion date of remodel is the end of May and move-in possibly July. President Brooks asked if the contractor has insurance should vandalism occur. AS Manager Allen said the contractor has adequate insurance.

7. CONSENT CALENDAR

A. Minutes from the Regular Meeting on February 6, 2018

Motion by Director Blair, seconded by Director Wyckoff to accept the Minutes of the Regular Meeting.

Roll call vote:

Ayes: Directors Blair, Brooks Bumpass, Fox and Wyckoff
Noes: None

Abstain: None
Absent: None

B. Treasurer Report

- 1) Disbursements through February 28, 2018
- 2) Approval of Monthly Financials

Motion by Director Blair, seconded by Director Wyckoff to accept the treasurer report as presented.

Roll call vote:

Ayes: Directors Blair, Brooks, Bumpass, Fox and Wyckoff
Noes: None
Abstain: None
Absent: None

8. ACTION ITEMS

A. Filter Pump

Motion by Director Fox, seconded by Director Blair to increase the FY 2017-18 Capital Budget by \$10,000 to rehabilitate the 25-horsepower pump for the iron & manganese filter

Roll call vote:

Ayes: Directors Blair, Brooks, Bumpass Fox and Wyckoff
Noes: None
Abstain: None
Absent: None

B. Test Well

Rick Hoffman gave a presentation about the test well at the old County Fire Station 51. The illustrations were included in the board package showing preliminary well testing from June 1, 2017 through January 9, 2018. Mr. Hoffman explained that Careaga formation is a large water-bearing zone within the Lompoc Uplands aquifer and surrounding area. He's drilled 60-80 wells in the Careaga. Many have low levels of arsenic but only two or three had arsenic higher than the maximum contaminant level of 10 parts per

billion (ppb). Extensive testing on the District's test well revealed arsenic concentration in the low 30s ppb. He characterized it as "a super good well with arsenic". Due to the high arsenic content, and the costs and constraints in removing it, Mr. Hoffman advised against pursuing this location as a future well site. He is preparing a detailed written report on the project.

C. Local Agency Formation Commission (LAFCO)

The Directors discussed the upcoming LAFCO meeting to select Regular and Alternate Special District members. All Directors support Judith Ishkanian as the regular member and Dave Seymore as the alternate.

9. REPORTS

A. Committees

Legal/Personnel met and will discuss further during tonight's closed session.

B. District Representatives to External Agencies

Director Blair, General Manager Barget, AS Manager Allen, O&M Manager Garner and Board Secretary Garner attended the Santa Barbara County Chapter, CSDA meeting on February 26.

C. President

President Brooks said he participated in a CSDA Board Leadership webinar and shared a quote from the webinar, "to whom much is given, much is expected". He appreciates the Directors putting their trust in him as board president.

D. General Manager Report

General Manager Barget, AS Manager Allen, and staff prepared a draft FY 2018-19 Budget and will meet with the Finance/Budget Committee on March 9 at 3:00 p.m. The committee will make their recommendation to the Board at the April 3 regular meeting.

The Oak Hills Estate Project is on the County Board of Supervisors March 13 meeting agenda. VVCSD issued an intent to serve letter for the project October 1995. The project consists of rezoning the 16.88-acre parcel from RR-10 (Residential Ranchette, 10-acre minimum parcel size) to DR 1.8 (Design Residential, 1.8 residences per acre), and construction of 29 single-family residences. The county may require developer to mitigate approximately 14 offsite acres and VVCSD has made Lot 54 available for this purpose. If the Board of Supervisors approves the rezoning, the District will begin working on a can and will serve letter and development agreement.

The Santa Barbara County Public Works Department hired BKF Engineers from Newport Beach to design the Floradale Bridge which Caltrans determined to be seismically vulnerable. County Public Works is not taking any responsibility or assisting with the design of replacing the two sewer lines which convey VVCSD's and Vandenberg Air Force Base sewer to Lompoc. According to the 1974 construction agreement, the 10-inch sewer line from Vandenberg Village is owned by the city of Lompoc. General Manager Barget is working with Lompoc Utilities Director Larry Bean to have the city manage and pay for the project and have VVCSD reimburse the city from the District's Wastewater Capital Reserve Fund.

To conclude his report, General Manager Barget said LAFCO requested the District review and update the April 2011 municipal service review (MSR) and sphere of influence (SOI). There are no changes to the SOI but information in the MSR should be updated. General Manager Barget will prepare a response to LAFCO.

10. INFORMATIONAL CORRESPONDENCE

- A. US Drought Monitor-California, February 27, 2018
- B. Letter dated February 16, 2018, from California Special Districts Association (CSDA) regarding CSDA Board of Directors Call for Nominations Seat A

11. DIRECTORS FORUM

Director Bumpass would like staff to survey customers about whether to sell this building or keep it after staff has moved.

General Manager Barget said he and Director Bumpass are going to visit Templeton CSD to obtain information about how they manage their community center.

Director Fox thanked Board Secretary Garner for setting up the teleconference so he was able to participate in tonight's meeting.

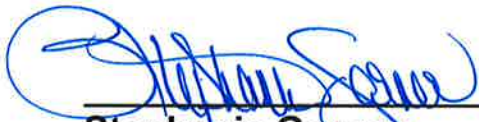
President Brooks asked the Director's if tonight's Closed Session item could be deferred to a Special Meeting so all Directors could be present. All agreed to hold a Special Meeting on Friday, March 9 at 4:30 p.m.

12. ADJOURN

President Brooks declared the meeting adjourned at 8:43 p.m.

Attest:

Signed:



Stephanie Garner
Secretary, Board of Directors



Christopher C. Brooks
President, Board of Directors