

Manteca, California
November 8, 2005

The Board of Directors of the South San Joaquin Irrigation District met in regular session in the lunchroom at 9:00 a.m.

Upon roll call the following members were noted present:

DIRECTORS: DEGROOT KAMPER ROOS KUIL

 ABSENT: SCHULZ

Also present were Secretary/Manager Stroud, District Counsel Emrick, and District Engineer Gilton.

President Roos called the meeting to order and asked for public comment. They're being none he asked the Board to consider approving the Consent Calendar Items as presented.

CONSENT CALENDAR

- A. SSJID Warrants of \$1,685,742.89.
- B. Regular Adjourned Board Meeting Minutes of October 25, 2005.
- C. Adopt Resolution No. 05-12-V, Authorizing the Sale of Property No Longer necessary for District Purposes.

**RESOLUTION NO 05-12-V
AUTHORIZING THE SALE OF PROPERTY NO
LONGER NECESSARY FOR DISTRICT PURPOSES**

WHEREAS, the District may sell for valuable consideration, any property of the District, which it finds to be no longer necessary for District purposes;

WHEREAS, the Board of Directors of the South San Joaquin Irrigation District finds one Utility Box for a short bed pickup listed below:

<u>DISTRICT I.D. NO.</u>	<u>SERIAL NUMBER</u>
Utility Box (257-03)	No Serial Number

is no longer necessary for District purposes and that it is in the best interest of the District to sell said property; and

WHEREAS, the District finds, the following value is a fair consideration for said property;

<u>DISTRICT I.D. NO.</u>	<u>FAIR MARKET VALUE</u>
Utility Box	\$ 1,600.00

NOW, THEREFORE BE IT RESOLVED AND ORDERED that the Assistant General Manager of the District is authorized to display said property for sale for a period of ten days thereafter, directed to sell said property to whoever presents the highest cash offer, provided that the offer is equal to or exceeds the following:

<u>DISTRICT I.D. NO.</u>	<u>MINIMUM PRICE</u>
Utility Box	\$ 1,200.00

BE IT FURTHER RESOLVED AND ORDERED that the Assistant General Manager is authorized and directed to take all necessary steps and execute all documents necessary to transfer title to said property.

PASSED AND ADOPTED on this 8th day of November 2005.

D. Irrigation Service Abandonment Agreements as follows:

AGR NO. 1474 - ACREAGE 19.97 – APN 224-022-06 - OWNER Milner, Robert W. & Susan W. – Exempt from Fees.

AGR NO 1475 ACREAGE 1.53 – APN 206-050-16 – OWNER Sephos, Irene G. Exempt from Fees.

Motion by Kuil, seconded by DeGroot, to approve the Consent Calendar Items as Presented.

PASSED AND ADOPTED this 8th day of November 2005 by the following roll call vote:

Ayes:	DeGroot	Kamper	Roos	Kuil
Noes:	None			
Absent:	Schulz			

Discussion and possible action concerning City of Manteca Redevelopment Bonds. Emrick reported that the City has asked the District to subordinate the amount of tax increments to be repaid to the District over the life of the bonds to the debt service on the bonds. The District has the obligation to subordinate this portion of the taxes, about \$200,000 over 40 years, unless the Board finds that there is substantial evidence that there will be insufficient funds to pay debt service. The evidence received by the District from the City demonstrates that there is sufficient revenue to pay the bonds and Emrick recommended authorizing subordination. Motion by DeGroot, seconded by Kuil, to subordinate to the Cities bonds as recommended. Motion Carried, Ayes 3, Noes 1, with Director Kamper voting No.

Consider awarding bid for office computer server room upgrade. Stroud said we have one quote for \$15,000. Board asked that we obtain at least two more proposals. No action was taken.

Discussion and possible action concerning a document storage facility. Gilton said the proposal we got is for a 15' x 30' storage building at an approximate cost of \$60,000. The cost of the building with a concrete foundation is \$45,000. Cost of electrical and shelving is estimated at \$15,000. Motion by Kamper, seconded by Roos, to approve the building at a cost not to exceed \$60,000. Motion Carried, Ayes 3, Noes 1, with Director Kuil voting No.

Approve Encroachment Agreement concerning a shed built on Lateral "Re" easement. Gilton said the line in question will soon be rendered inactive by development and our obligation to provide service will be eliminated. The landowner, William Joseph Edington, understands that due to its location, any damage to his building is his responsibility. Gilton recommended approval. Motion by Kuil, seconded by Kamper, and unanimously carried, to approve the Encroachment Agreement as submitted.

Consider amending the administration of the Flexible Spending Plan (Flex 125 plan deleting the monthly \$5.00 employee participation fee. Stroud told the Board that only 4 employees currently take advantage of the plan. He feels that this is due in part to the fact that they are required to pay a \$5.00 service fee per month. He recommended the District pay the \$5.00 per month fee. After discussion it was moved by Kuil, seconded by Roos, to deny the request for the District to pay the fee. Motion carried Ayes 3, Noes 1, with Director Kamper voting No. Director Kuil indicated he would like to look at this again next year.

President Roos called for Manager's reports:

Stroud reported:

Relative to the District's domestic well. The water exceeds safe levels of nitrates (45+ parts per million) and the County Health Department is demanding that we immediately drill a new well. Stroud believes it would be better to pursue hooking up to the City of Manteca's water. Around 2000, the District put in a new well but the water only tested below the limits of 45 ppm for about four months. The City has declined our request in the past, but Stroud said he will try talking to City Manager Bob Adams.

Last meeting, the Board asked what it would take to send newsletters to every household within District boundaries. Currently two to three times per year the District sends a newsletter out to its ag water customers. If we included all households within District boundaries the number of newsletters would increase to approximately 30,000 compared to the 2,500 we currently send. Another method of reaching more people within the District would be to put a supplemental page in the local newspapers. This is a progress report as staff is still gathering information on options.

Handed out an informational memo from Bill Hubkey, Treatment System Manager, relative to pH of the water at the plant to address questions Director Kuil raised at the last meeting.

Distributed copies of Board meeting minutes from 1998 and 1999 relative to Oak Terrace Estates which shows why the District allowed the development to fence up to the canal.

Leroy Del Don, a landowner on Jack Tone Road adjacent to Lateral "V", has agreed to build up the canal bank. All the adjoining landowners must complete the required work before the 2006 Water Season or the District will complete the work and collect the cost from the landowners prior to development of the property.

Met with Kevin Kauffman, SEWD General Manager relative to their selling water received from OID and SSJID to Southern California. At the conclusion of the meeting Kauffman agreed to drop the plan due to the comments received, the complications involved, and the desire to maintain good relations with SSJID & OID.

Congratulations are in order for Water Treatment Operator, Pam Neronha. She recently passed the T-3 exam, and is now fully certified to operate the plant. This will help free up Bill and Rich, since up until she received her new rating, one of them had to be present while she was operating the plant.

Current production at the water treatment plant is 14,000,000 gallons per day (GPD). By the end of next week we should be up to 18 million GPD.

Shields reported:

San Joaquin County notified him that the comment period for the Notice of Preparation is closed. We received only seven comments. PG&E and Cal Trans were two of the entities that commented. PG&E focused on two alternatives to condemnation. 1). Community Choice Aggregation or 2). Give them (PG&E) the money and they will reduce bills. The administrative draft EIR should be done in a couple of weeks.

Relative to office space issues, Shields reported that a committee has been appointed by the General Manager. The committee will visit about four facilities similar in size to ours. Shields suggested that Director Kamper join the committee in assessing needs and to represent the Board. Kamper accepted. A facility planner will help us plan the work at a cost not to exceed \$7,000 plus expenses. Emrick said if we build in the county we may need zoning and permitting, so we might want to look at an industrial park within the City. The Board said they would not have a problem if the administration building were located in a different location from the construction crews, but more information is needed to make an informed decision.

Reported that PG&E's rate increase for January 1, 2006 was postponed by the CPUC until March 2006.

Manteca Chamber of Commerce quarterly luncheon meeting is being hosted by PG&E on November 17th at Chez Shari.

Directors' reports:

Kamper said we need to address the Travaille problem next year. Stroud said it was not budgeted, but he would look at what could be done.

Kuil said he received a call from Jim Atherstone in regards to water quality after receiving a citizen report that the water in Drain 11 near South Manteca Road and West Ripon Road had a bad smell. State Water Quality people took samples and are running tests but no results are available at this time. Kuil stated that Atherstone handled the matter very well.

Roos asked about Chevron paying the District \$138,000. Emrick said he didn't think we got the money, Ranger Constructors incurred the cost and was supposed to receive that money directly from Chevron.

Roos said he talked to MID General Manager Allen Short, at the San Joaquin River Group Authority meeting. Mr. Short told him irrigation districts may end up electing to apply for Waste Discharge Permits (WDR) in the near future. Stroud said he agreed with Mr. Short. Roos asked if the Group would file for the WDR's or would we do it individually? Stroud said it would be on an individual basis but we would be working closely with the other members of the River Group to share the work and minimize expenses.

There being no further business to come before the Board it was moved by Kuil, seconded by Kamper, and unanimously carried to adjourn to November 22, 2005 at 9:00 a.m.

ATTEST:

John H. Stein, Assistant Secretary