# MINUTES OF REGULAR MEETING February 2, 2023 RUBIDOUX COMMUNITY SERVICES DISTRICT

**DIRECTORS PRESENT:** Armando Muniz

Bernard Murphy John Skerbelis

F. Forest Trowbridge Hank Trueba, Jr.

# **DIRECTORS ABSENT:**

STAFF PRESENT: Brian Laddusaw, General Manager

Martha Perez, Customer Service/Accounts Payable Mgr.

Miguel Valdez, Director of Operations Melissa Trujillo, Human Resources Ted Beckwith, Director of Engineering

Call to order: the meeting of the Board of Directors of the Rubidoux Community Services District by President Murphy, at 4:00 P.M., Thursday, February 2, 2023, by teleconferencing at District Office, 3590 Rubidoux Boulevard, Jurupa Valley, California.

\*It was requested Agenda Item 9 be moved up to before Agenda Item 7. There were no objections.

### ITEM 4. APPROVAL OF MINUTES

Approval of Minutes for January 19, 2023, Board Meeting.

Director Trueba moved, and Director Skerbelis seconded to approve the January 19, 2023, Regular Board Minutes as presented.

#### Roll call:

Ayes – 5 (Muniz, Murphy, Skerbelis, Trowbridge, Trueba)
Noes – 0
Abstain – 0
Absent – 0

The motion was carried unanimously.

# ITEM 5. Consideration to Approve the February 3, 2023, Salaries, Expenses and Transfers.

Consideration to Approve the February 3, 2023, Salaries, Expenses and Transfers.

Director Skerbelis moved, and Director Muniz seconded to Approve the February 3, 2023, Salaries, Expenses and Transfers.

### Roll call:

Ayes – 5 (Muniz, Murphy, Skerbelis, Trowbridge, Trueba) Noes – 0 Abstain – 0 Absent – 0

The motion was carried unanimously.

# ITEM 6. PUBLIC ACKNOWLEDGE OF NON-AGENDA MATTERS

There were no members of the public to address the board.

# (ITEM 9 MOVED IN FRONT OF ITEM 7)

# ITEM 9. Consider Adoption of Resolution No. 2023-901. DM 2023-10.

# **BACKGROUND**

The District currently has a contract ("Contract") with the California Public Employees Retirement System ("CalPERS") to provide retirement benefits for all miscellaneous and safety employees. As part of the Contract, the District is obligated to pay any unfunded accrued liability ("UAL") under each of the Pension Plans. UAL is the amount by which CalPERS is short of the amount that will be necessary, without further payments from the District, to pay benefits already earned by current and former employees covered by CalPERS (collectively, the "UAL Obligation").

To better manage the District's pension plans, staff is recommending the development of a pension management policy (the "Pension Management Policy") to, among other things, set forth the following goals and objectives:

- 1. Establish, attain, and maintain targeted pension plan funding levels;
- 2. Provide sufficient assets to permit the payment of all benefits under the Pension Plans;
- 3. Seek to manage and control future contribution volatility to the extent reasonable possible;
- 4. Set forth all possible cost mitigation measures ("Mitigation Measures") available to the District:
- 5. Strive to make Annual Discretionary Payments to accelerate UAL pay-down, reduce interest costs, and stabilize future payments;
- 6. Maintain the District's sound financial position and creditworthiness;
- 7. Provide guidance in making annual budget decisions;
- 8. Create sustainable and fiscally sound future budgets;
- 9. Demonstrate prudent financial management practices; and
- 10. Ensure that pension funding decisions protect both current and future stakeholders.

### ADOPTION OF A PENSION MANAGEMENT POLICY

The District's presently outstanding UAL liabilities for the District's miscellaneous pension plans are currently approximately 78% funded, while the District's safety pension plans are currently approximately 55% funded (collectively, the "Pension Plans"). However, each year, the possibility exists that CalPERS will accrue new pension liabilities due to several factors including but not limited to:

- Changes in actuarial assumptions and experience changes (e.g., changes in the discount rate, changes in demographic experience, etc.).
- Changes in actuarial gains and losses due to asset returns being higher or lower than expected.
- Changes in plan benefits.

On June 30<sup>th</sup> of each year, CALPERS completes a new actuarial valuation that will provide the District with a calculation of the District's total pension liability as of the new valuation date. Based on that annual valuation report, the District will then know whether it has developed any new UAL at that point in time.

In an effort to ensure that any future pension liabilities do not frow to unmanageable levels, staff has developed a proposed Pension Management Policy for Board consideration. If approved, the Pension Management Policy would require that any new increase or decrease in the liability resulting from the annual CalPERS actuarial valuation be explicitly identified each year during the budget cycle, and that the District consider making discretionary contributions with District resources (or other legally available resources), with the objectives of increasing each of the Pension Plan's funded status, be reducing the unfunded actuarially accrued liability, and reducing ongoing pension costs.

The Pension Management Policy will also provide guidance in making annual budget decisions, demonstrate prudent financial management practices, help create fiscally sustainable budgets for pensions in future years, and help reassure bond rating agencies and investors that the District is being proactive in the management of its fiscal affairs.

Andrew Flynn, Managing Director of CalMunicipal Advisors, gave a detailed presentation on Pension Unfunded Liability Overview.

Director Skerbelis moved, and Director Muniz seconded to adopt Resolution No. 2023-901, a Resolution Adopting an Unfunded Accrued Liability Pension Management Policy.

#### Roll call:

Ayes – 5 (Muniz, Murphy, Skerbelis, Trowbridge, Trueba) Noes – 0 Abstain – 0 Absent – 0

The motion was carried unanimously.

### ITEM 7. CORRESPONDENCE AND RELATED INFORMATION

There was an article from apnews.com regarding California winter storms boosting water allocations for cities.

#### ITEM 8. MANAGER'S REPORT

# **Operations Report:**

Presented at the second Board Meeting of the month.

General Manager Brian Laddusaw gave an overview presentation of the Brown Act Updates since COVID and what is yet to come.

- Assembly Bill 361 was signed September 16, 2021, effective until January 1, 2024. This Bill provided a statutory exception, authorizing local agencies to use teleconferencing without complying with all the Brown Act's restrictions based on: A state of emergency is declared (pursuant to CA Govt. 8625). AND State or local officials have imposed or recommended measures to promote social distancing; or The local legislative body finds that meeting in person would present imminent risks to health and safety or safety of attendees. Governor proclaimed State of Emergency will end on February 28, 2023.
- Assembly Bill 2449: Effective January 1, 2023, expires December 31, 2025; Roughly coinciding with the lifting of the current state of emergency, AB 2449 gives individual members of legislative bodies increased flexibility to participate in meetings via teleconference in the event of a personal emergency; Unlike AB 361, AB 2449 procedures do not require a state of emergency declaration.
  - o Key Points Related to Board Attendance:
    - At least a quorum of the members must participate in person from a singular location identified on the agenda, which location will be open to the public and within the boundaries of the local agency;
    - A member may only teleconference for publicly disclosed "just cause" or in "emergency circumstances" approved by the legislative body;
    - A member may only teleconference for a limited number of meetings.

Notably, the bill sets rules for a Board member's remote participation, but agencies may continue to hold Zoom meetings at which the public participates remotely.

Restrictions: May not be used for a period of more than three consecutive months or 20% of the regular meetings within a calendar year.

### Just Cause:

- Childcare or caregiving need of a child, parent, grandparent, grandchild, sibling, spouse, or domestic partner.
- o A contagious illness that prevents member from attending in person.
- A need related to a physical or mental disability.
- Travel while on official business of the legislative body or another state or local agency.

- Emergency Circumstances:
  - A physical or family medical emergency that prevents a member from attending in person.
- Notice, agenda, and public access:
  - The legislative body must provide either a two-way audiovisual platform or a two-way telephonic service and a live webcasting of the meeting so the public may remotely hear, observe, and address the legislative body during the meeting.
  - The legislative body must provide notice and post agendas as otherwise required under the Brown Act and must indicate on the notice how the public may access the meeting and offer the availability to make comments.
  - The agenda must identify and include an opportunity for all persons to attend via a call-in option, an internet-based service option, and at the in-person location of the meeting.
  - o The agenda does not need to be posted at all teleconferencing locations.
  - O Public access only needs to be assured at the teleconference location identified as the singular location at which a quorum of the legislative body will conduct the meeting, and the notices and agenda do not need to list the individual remote locations that members of the legislative body might attend the meeting from.

# **Emergency and Fire Report:**

Presented at the second Board Meeting of the month.

# ITEM 10. Consider Adoption of Resolution No. 2023-900, a Resolution Which Amends the District's Standard Conflict of Interest Code. DM 2023-11.

# **BACKGROUND**

In 1990, the Rubidoux Community Services District ("District") Board of Directors ("Board") adopted Resolution No. 604 which designated District employees, agents, and consultants who could make recommendations or participate in the decision-making process regarding District projects which may have a material effect on financial interests. In 2004, staff reviewed Resolution No. 604 and revised the designation to reflect current employee titles, agents and consultants. In addition, the District adopted the Fair Political Practices Commission Standard Conflict of Interest Code with Resolution No. 742.

Pursuant to the Political Reform Act, every local government agency is required to review its conflict-of-interest code biennially. A conflict-of-interest code tells public officials, governmental employees, and consultants what financial interests they must disclose on their Statement of Economic Interests (Form 700). Staff last amended the District's Conflict of Interest Code and updated its Designated Employees and Categories List in 2022 with Resolution No. 2022-892.

Based on review of the District's most recent Conflict of Interest Code by the County of Riverside's general counsel, staff was informed the Conflict of Interest Code does not adequately set forth distinct disclosure categories for the District's designated positions, titles, or functions. As a result, the County could not differentiate between designated positions with different

powers and responsibilities. The County advised the District to revise its Conflict of Interest Code to address this criteria. Staff worked with the County to amend the Conflict-of-Interest Code to meet their request and update it accordingly.

Attached to tonight's Director's Memorandum is Resolution No. 2023-900, a resolution of the District's Board of Directors amending the District's Standard Conflict of Interest Code. If adopted, the Resolution will supersede Resolution No. 2022-892 in its entirety.

# **Other Financial Considerations**

Any cost to the District would be related to staff time spend on administrative tasks associated with amending the District's Standard Conflict of Interest Code and preparing Resolution No. 2023-900.

Director Skerbelis moved, and Director Muniz seconded to adopt of Resolution No. 2023-900, a Resolution Adopting an Unfunded Accrued Liability Pension Management Policy.

### Roll call:

Ayes – 5 (Muniz, Murphy, Skerbelis, Trowbridge, Trueba) Noes – 0 Abstain – 0 Absent – 0

The motion was carried unanimously.

ITEM 11. Consider Language to Draft Ordinance No. 2023-133, an Ordinance Establishing Board Member Stipends. DM 2023-12.

## **BACKGROUND**

The Rubidoux Community Services District ("District") Board of Directors ("Directors") last increased their compensation in calendar year 2020 pursuant to Resolution No. 2020-861. This set the Board's stipend for regular, special, or emergency meetings at \$155.13 and committee meetings at \$63.81 with a maximum of (10) service days per month. In accordance with California Water Code Section 20201, to increase a Community Services District's board compensation, it must be done via Ordinance and the increase may not exceed 5% for each calendar year.

| Based on the annual income limiting criteria above, staff presented the following table with the |      |           |    |                |         |                |    |                |  |  |
|--|------|-----------|----|----------------|---------|----------------|----|----------------|--|--|
| DM 2023-5  | at   | the pri   | or | Board n        | neeting | g for Boa      | rd | consideration: |  |  |
| Calendar Year  | Boar | d Meeting | Pe | r Mtg Increase | Com     | mittee Meeting | Pe | r Mtg Increase |  |  |
| 2020 (current)   | \$   | 155.13    |    |                | \$      | 63.81          |    |                |  |  |
| 2021 (+5%)   | \$   | 162.89    | \$ | 7.76           | \$      | 67.00          | \$ | 3.19           |  |  |
| 2022 (+5%)   | \$   | 171.03    | \$ | 8.14           | \$      | 70.35          | \$ | 3.35           |  |  |
| 2023 (+5%)   | \$   | 179.58    | \$ | 8.55           | \$      | 73.87          | \$ | 3.52           |  |  |
| · ·  |      |           | \$ | 24.45          | 5       |                | \$ | 10.06          |  |  |

At the conclusion of staff's presentation on DM 2023-05, staff was directed by the Board to draft Ordinance No. 2023-05 with the following criteria:

- 1. Adjust current Board member stipend for regular, special, or emergency meetings to \$179.58 and committee meetings to \$73.87, the maximum allowed under current California Water Code.
- 2. Include annual automatic adjustments to the maximum allowed under the then applicable California Water Code, currently 5%, effective the beginning of each subsequent fiscal year, commencing July1, 2024.

Attached to this Director's Memorandum is draft Ordinance No. 2023-133, which includes this criterion. Should the Board wish to proceed forward, Ordinance adoption must include a 1<sup>st</sup> and 2<sup>nd</sup> reading (minimum two weeks apart), public hearing, and 60 day delayed effective date. A potential Ordinance adoption schedule for the Board to consider is as follows:

- 1. February 16, 2023 1<sup>st</sup> Reading of Ordinance No. 2023-133
- 2. March 2, 2023 2<sup>nd</sup> Reading, **Public Hearing**, and Adoption of Ordinance No. 2023-133
- 3. May 1, 2023 Effective Date of Ordinance No. 2023-133 (60 days past adoption)

### **Other Financial Considerations**

Staff is unable to definitively quantify the financial implications of the adoption of Ordinance No. 2023-133 as Board stipends are dependent on Board attendance. At the Board's request, staff can estimate the budgetary effects of this increase based on historical attendance for regular and committee meetings.

After discussion from members of the Board, the following action took place:

Director Murphy moved, and Director Trowbridge seconded the Board of Directors to prepare Draft Ordinance No. 2023-133 with the following language:

1. The increase would be the maximum amount by the law, with an automatic renewal and it will be effective as soon as possible. Subsequent years it will be July 1st.

# Roll call:

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Ayes – 4 (Muniz, Murphy, Trowbridge, Trueba)
Noes – 0
Abstain – 1 (Skerbelis)
Absent – 0
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The motion was carried by majority vote.

ITEM 12. Consider Riverside Local Agency Formation Commission Call for Nomination – Regular Special District Member – Western Area. DM 2023-13.

# **BACKGROUND**

The Riverside Local Agency Formation Commission ("LAFCO") has a seven-member commission comprised of two members representing the County of Riverside, two members representing Cities within Riverside County, two members representing Special Districts within Riverside County, and one member representing the Public. There is one alternative for each member type and commissioners serve four-year terms. Of the two members representing Special Districts, one comes from the western portion of the county and one comes from the eastern portion of the county. The Rubidoux Community Services District ("District") lies within the western region.

On January 19, 2023, staff received correspondence from LAFCO indicating a vacancy of its Regular Special District Member – Western Area representative (Attachment A). The purpose of the correspondence was a call for nomination. The nomination period began Monday January 23, 2023, and will close Tuesday, February 21, 2023. Any Board of Director ("Director") of the the District may be nominated to fill the position. The term of the western vacant position will run until May 4, 2026.

The process recommended for the Board to consider is as follows:

- 1. Determine which Director or Directors, if any, are interested in being considered for the western area vacancy by the District.
- 2. Deliberate and identify which Director from the District is to be nominated.
- 3. Authorize the Board President to sign on behalf of the District the Special District Selection Committee 2023 Western Region Nomination Form completed with the name of the District's selected Board Member.

The Nomination Form is due to LAFCO no later than February 21, 2023. If LAFCO receives more than one nominee, LAFCO will send out to each Special District a ballot to vote for one of the nominees.

Attachment A goes into more details regarding the process. It is recommended Board Members review this in preparation of consideration of nominating a Director at the Board's regularly scheduled Board Meeting on February 2, 2023.

Director Trueba nominated Director John Skerbelis for the LAFCO Special District Member – Western Area, and Director Muniz seconded the nomination, authorizing Board President Murphy to nominate a Director and sign the Special District Selection Committee 2023 Western Region Nomination Form.

### Roll call:

 $Ayes-5 \ (Muniz, Murphy, Skerbelis, Trowbridge, Trueba) \\ Noes-0 \\ Abstain-0 \\ Absent-0$ 

The motion was carried unanimously.

# ITEM 13. Consider Expenditure of CalOES Community Power Resiliency Block Grant Funds and Reserve Funds to Purchase Generators from Quinn. DM 2023-14.

# BACKGROUND

California Governor's Office of Emergency Services ("Cal OES") makes grant funds available for its Community Power Resiliency Program to help agencies mitigate power disruptions. Electrical power disruptions have become more frequent in response to fires attributed to electrical facility failures during high wind events. Now energy providers shut down power to areas where high winds are anticipated. This on one hand should help reduce the number of caused by downed electrical facilities, but on the other hand puts added pressure on water providers to maintain water service reliability. Rubidoux Community Services District ("District") applied for and received a grand award of \$300,000. The District was notified of this award in March of 2021. The General Manager signed and the Board ratified signing the agreement with Cal OES at the April 1, 2021 Board meeting under Director's Memorandum 2021-17. Under the terms of the grant award, among other things, required the funds be spent on power resiliency equipment, like generators, and originally required the funds be expended before October 31, 2021. Due to supply chain constraints the deadline to expend the funds was extended to March 1, 2023. If the funds are not utilized to procure the generators under the terms of the Grant, the District will have to return the funds to the State.

The District is placing generators on three sites: The Goldenwest Booster Station Site, the Well 1A Site and the Well 2 Site. Each generator has been appropriately sized for the specific electrical demands of the site on which they are placed. Of special consideration, Well 2 is located on the District's current administrative building site adjacent to the Ina Arbuckle Elementary School. South Coast Air Quality Management District ("AQMD") permit requirements do not allow placement of a diesel generator in close proximity to a school, so a natural gas generator is being specified.

The cost for all three generators using Source Well, including permitting through AQMD is as follows (invoices attached):

| 1. | Goldenwest Booster Station Site Generator including AQMD Permit Processing Sales Tax Sub Total | \$99,032.32<br>7,675.01<br>\$106,707.36   |
|----|--|---|
| 2. | Well 1A Site: Generator including AQMD Permit Processing Sales Tax Sub Total                   | \$166,051.61<br>12,869.00<br>\$178,920.61 |
| 3. | Well 2 Site: Generator including AQMD Permit Processing Sales Tax Sub Total                    | \$133,623.48<br>10,355.82<br>\$143,979.30 |
|    | Total:   | \$429,607.27                              |

The generator purchases are just one component of larger projects for the three aforementioned sites, which will include additional project costs at varying levels for engineering design, property acquisition, site work, concrete pads, and landscaping design per the City of Jurupa Valley's requirements. The full amount of these project costs are unknown at this time and staff will seek Board action at future meetings to appropriate these funds once known. For purposes of complying with the grant requirements, this Director's Memorandum only seeks to receive Board authorization to proceed with the generator purchases and make the appropriate budget amendments.

In the District's FY 2022-2023 Water Fund Budget, the District appropriated \$100,000 for these projects under line 76 'Cal OES: Grant Expense'. Through previous Board actions related to engineering design and feasibility efforts, of the original \$100,000, \$73,000 is unencumbered and available for use. To cover the full cost of the three generators including the money already appropriated, staff recommends the Board approve a budget amendment to the Water Fund Budget by adjusting line 76 from \$100,000 to \$460,000. The amount will cover the full cost of the generators of \$429,607.27 and work already awarded of \$27,000, rounded to \$460,000 to provide a small contingency. As the cost of the generators, \$429,607.27, exceeds the full amount of the grant award, \$300,000, staff recommends the Board authorize use of the entire grant award with the remaining generator costs covered by the Water Fund Operating Reserve. As of the writing of the Director's Memorandum, the District's Water Fund Operating Reserve has a balance of approximately \$2,780,000, which is sufficient to cover the amount of the generators not paid with grant monies.

Director Skerbelis moved, and Director Trowbridge seconded the Board of Directors authorize the General Manager to:

- 1. Amend the Fiscal Year 2022-2023 Water Fund Budget line 76' Cal OES: Grant Expense' from \$100,000 to \$460,000.
- 2. Authorize the use of Cal OES grant monies in the amount of \$300,000 and Water Fund Operating Reserve monies for the remaining balance to purchase the three generators.
- 3. Expend a total of \$429,607.27 to Quinn for the purchase of the generators prior to March 1, 2023 in order to satisfy the terms of the grant.

# Roll call:

Ayes – 5 (Muniz, Murphy, Skerbelis, Trowbridge, Trueba) Noes – 0 Abstain – 0 Absent – 0

The motion was carried unanimously.

ITEM 14. CLOSED SESSION – Pursuant to Government Code 54956.8: Real Property Negotiations

Property: Various Parcels within Tentative Tract Map 38318 and The District at Jurupa Valley

Specific Plan for District Use as Well and Water Treatment Sites Agency's Negotiator: Brian R. Laddusaw, General Manager, RCSD

Developer's Negotiator: Matthew Dugally, Principal, EM Ranch Owner, LLC

Under Negotiation: Purchase Contract Terms

# **BACKGROUND**

The 2022 Rubidoux Community Services District ("District") Water Master Plan ("Water Master Plan") identifies three (3) new well sites in the area long known as "Emerald Meadows" which is generally bounded by the Santa Ana River on the southeast, the 60 Freeway on the north, Rubidoux Blvd on the northwest and 34<sup>th</sup> Street on the southwest. This area is now under Specific Plan Development with the City of Jurupa Valley and has been renamed to "The District at Jurupa Valley" ("Project"). The area consists of proposed mixed development ranging from multi-family, commercial and industrial speculation warehouses being developed by EM RANCH OWNER, LLC ("Developer").

The new well sites are identified as Well 22, Well 23 and Well 24 in the Water Master Plan. The Project also abuts the District's existing Leland Thompson Water Treatment Facility ("Thompson Plant") on 34<sup>th</sup> Street. With acquisition and development of these new well sites the District will need additional property to install new treatment facilities for the raw water produced from the new wells. The District and Developer have collaborated on a Development Agreement (attached) for the District to acquire the new well sites and property owned by the Developer directly adjacent the Thompson Plant.

The current treatment process at the Thompson Plant for PFAS removal using Ion Exchange Vessels includes "forward flushing" which requires a location for discharge of the flushing effluent. In addition, existing District Well 18 needs occasional flushing to prevent fouling of the well casing. Currently, the District performs these flushing procedures on land adjacent to the Thompson Plant owned by the Developer. Each time the District flushes it obtains a temporary access agreement from the Developer.

The Developer has available two parcels of land for new well sites within the Property and has these parcels identified on their Tentative Tract Map 38318 ("Map") under review by the City of Jurupa Valley ("City"). The Developer also has available a parcel of land approximately one (1) acre in size which abuts the east property line of the Thompson Plant. The Developer has offered to transfer title of these two small well sites and the larger one acre parcel for District use to expand the Thompson Plant upon recordation of the Map.

These parcels are of interest to the District as they provide the land necessary to develop two out of the three well sites in the Water Master Plan and land to expand the Thompson Plant which is necessary to treat raw water from these new sources and potentially provides an area to develop a backwash supply tank for Manganese Filtration and a retention basin for forward flushing of the Ion Exchange PFAS Treatment on District owned property in which to discharge the flushing water.

The Development Agreement terms include the following:

- 1. Developer intends to convey Lot 10 on the Map, which is adject to and adjoining the Thompson Plant, to the District.
- 2. Developer intends to convey Lots 25 and 26 on the Map, which are to be utilized by the District for two future well sites identified in the Wate Master Plan.

The District will compensate the Developer for the parcels with Water Capacity Fee Credits equal to the fair market value of the property after due diligence is completed and the Map is recorded. The number of Water Capacity Fee Credits will be in the form of Equivalent Dwelling Units ("EDU") where one EDU is defined as the flow attributed to one ¾" water meter. The total number of Water Capacity Fee Credit EDU's will be determined by the fair market value of the properties as determined through agreed upon appraisal processes as outlined in the Development Agreement divided by the then current Water Capacity Fee. For example, if the fair market value of the property is \$100,000 the Water Capacity Fee Credits in EDUs using the current Water Capacity Fee of \$6,800/EDU would be 14.71 EDU (\$100,000 divided by \$6,800).

In anticipation of moving forward with acquisition of this Property, the Board approved under DM 2023-09 a Task Order with Webb and Associates to perform due diligence consisting of a Title Search and a Phase 1 Environmental study at such time as the Map is ready to record and the Developer can sell the parcels to the District. This Development Agreement only sets the terms identifying the parcels and the willingness of each party to enter into a future purchase agreement after appraisals are completed and the fair market value is agreed upon. Thereafter staff will bring back to the Board of Directors a Purchase Agreement.

District Counsel Harper has reviewed the Development Agreement and has no objections.

Discussion by Board President Murphy with Staff to consider the date of the proposal to be after the recordation of the Tract Map instead of after approval of the Tentative Tract Map. Staff to inquire to the developer as to the intent of this timing.

Director Skerbelis moved, and Director Trueba seconded the Board of Directors approved the Purchase Agreement.

### Roll call:

Ayes – 5 (Muniz, Murphy, Skerbelis, Trowbridge, Trueba) Noes – 0 Abstain – 0 Absent – 0

The motion was carried unanimously.

### ITEM 15. Directors Comments

Directors Trueba and Murphy reported on the IE Works meeting he attended. They found it very informative for the high school students and beyond. Murphy talked about community service, internships, and paid apprenticeships. They also attended the interagency council meeting.

Director Murphy adjourned the meeting at 5:40 PM.