

TO: BOARD OF DIRECTORS
FROM: MARIO IGLESIAS
GENERAL MANAGER
DATE: NOVEMBER 3, 2017

**AGENDA ITEM
C
NOVEMBER 8, 2017**

PRESENTATIONS AND REPORTS

The following presentations and reports are scheduled:

- C-1) DIRECTORS' ANNOUNCEMENTS OF DISTRICT & COMMUNITY INTEREST AND REPORTS ON ATTENDANCE AT PUBLIC MEETINGS, TRAINING PROGRAMS, CONFERENCES, AND SEMINARS.
Receive Announcements and Reports from Directors
- C-2) RECEIVE PUBLIC COMMENT ON PRESENTATIONS AND REPORTS PRESENTED UNDER ITEM C AND BY MOTION RECEIVE AND FILE PRESENTATIONS AND REPORTS.

TO: BOARD OF DIRECTORS

FROM: MARIO IGLESIAS
GENERAL MANAGER



DATE: NOVEMBER 3, 2017

AGENDA ITEM

D

NOVEMBER 8, 2017

CONSENT AGENDA

The following items are considered routine and non-controversial by staff and may be approved by one motion if no member of the Board wishes an item removed. If discussion is desired, the item may be removed from the Consent Agenda by a Board member and will be considered separately at the conclusion of the Administrative Items. Individual items on the Consent Agenda are approved by the same vote that approves the Consent Agenda, unless an item is pulled for separate consideration. The recommendations for each item are noted in bracket. Members of the public may comment on the Consent Agenda items.

**Questions or clarification may be made by the Board members
without removal from the Consent Agenda.**

- D-1) WARRANTS [RECOMMEND APPROVAL]
- D-2) APPROVE OCTOBER 25, 2017, REGULAR BOARD MEETING MINUTES [RECOMMEND APPROVAL]
- D-3) ANNUAL REVIEW OF CASH RESERVES IN ACCORDANCE WITH RESERVE POLICY [RECOMMEND RECEIVE REPORT]
- D-4) ACCEPT 2017 UTILITY ADJUSTMENT PROJECT [RECOMMEND, BY MOTION AND ROLL CALL VOTE, ACCEPT PROJECT AND DIRECT STAFF TO FILE NOTICE OF COMPLETION]
- D-5) AUTHORIZE THE GENERAL MANAGER TO EXECUTE ALL DOCUMENTS, APPLICATIONS, AND GUARANTEES NECESSARY TO OBTAIN PERMITS ASSOCIATED WITH THE EUREKA WELL REPLACEMENT PROJECT, INCLUDING BUT NOT LIMITED TO A GUARANTEE AND AGREEMENT TO INDEMNIFY THE COUNTY OF SAN LUIS OBISPO [RECOMMEND AUTHORIZE GENERAL MANAGER TO EXECUTE ALL DOCUMENTS, APPLICATIONS, AND GUARANTEES NECESSARY TO OBTAIN PERMITS FOR THE EUREKA WELL REPLACEMENT PROJECT]

TO: BOARD OF DIRECTORS

REVIEWED: MARIO IGLESIAS
GENERAL MANAGER

FROM: LISA BOGNUDA 
FINANCE DIRECTOR

DATE: NOVEMBER 3, 2017

AGENDA ITEM
D-1
NOVEMBER 8, 2017

WARRANTS

HANDWRITTEN CHECKS - NONE

TOTAL COMPUTER CHECKS
\$577,492.60

VOIDS - NONE

COMPUTER GENERATED CHECKS - SEE ATTACHED



Nipomo Community Services District

Item D-1 Warrants - NOVEMBER 8, 2017

By Payment Number

Payment Dates 11/08/2017 - 11/08/2017

Vendor Name	Description (Payable)	Payable Number	Payment Date	Amount
Payment: 3009				
Abalone Coast Analytical, Inc.	Lab tests - Southland	17-6303	11/08/2017	20.40
Abalone Coast Analytical, Inc.	Lab tests- Blacklake	17-6242	11/08/2017	52.20
Abalone Coast Analytical, Inc.	Lab tests	3644	11/08/2017	5,493.55
Payment 3009 Total:				5,566.15
Payment: 3010				
AECOM USA Inc.	Joshua Road Pump Station Re	37986063	11/08/2017	837.00
Payment 3010 Total:				837.00
Payment: 3011				
Alexander's Contract Services,	Meter reading	201710300871	11/08/2017	3,455.16
Payment 3011 Total:				3,455.16
Payment: 3012				
AmeriPride	Uniforms	1502003335	11/08/2017	222.08
AmeriPride	Uniforms	1502008469	11/08/2017	267.23
Payment 3012 Total:				489.31
Payment: 3013				
AT&T	Telephone	10409730	11/08/2017	231.91
AT&T	Telephone	10409729	11/08/2017	168.43
AT&T	Telephone	10409728	11/08/2017	28.37
Payment 3013 Total:				428.71
Payment: 3014				
Baumgarten, Michael	Uniform - Boot reimburseme	OCT2017	11/08/2017	150.00
Payment 3014 Total:				150.00
Payment: 3015				
Brenntag Pacific, Inc.	Sodium hypochlorite	778030	11/08/2017	255.50
Brenntag Pacific, Inc.	Sodium hypochlorite	778031	11/08/2017	604.18
Payment 3015 Total:				859.68
Payment: 3016				
Burdine Printing	Brochure printing - meter rea	34534	11/08/2017	147.34
Payment 3016 Total:				147.34
Payment: 3017				
CalPortland Construction	Class II base	93480345	11/08/2017	622.91
Payment 3017 Total:				622.91
Payment: 3018				
Central Coast Fence	Fence installation - Tanks	80230	11/08/2017	4,487.00
Payment 3018 Total:				4,487.00
Payment: 3019				
Charter Communications	Internet - Shop and/or Office	NOV2017B	11/08/2017	209.97
Charter Communications	Internet - Shop and/or Office	NOV2017A	11/08/2017	199.97
Payment 3019 Total:				409.94
Payment: 3020				
City of Santa Maria	Water purchased 7-1-17 to 9-	INV0004914	11/08/2017	410,646.22
Payment 3020 Total:				410,646.22
Payment: 3021				
Corix Water Products (US) Inc	Adapters, bolt sets, hydrant g	17713030131	11/08/2017	992.30
Payment 3021 Total:				992.30
Payment: 3022				
DeBlauw, Richard and Carolyn	Final bond release - Tract 273	FinalBond	11/08/2017	15,700.00
Payment 3022 Total:				15,700.00

Item D-1 Warrants - NOVEMBER 8, 2017

Payment Dates: 11/08/2017 - 11/08/2017

Vendor Name	Description (Payable)	Payable Number	Payment Date	Amount
Payment: 3023				
Ferguson Enterprises, Inc.	Couplings	5271937	11/08/2017	276.39
Payment 3023 Total:				276.39
Payment: 3024				
FGL Environmental	Lab tests	783305	11/08/2017	57.00
Payment 3024 Total:				57.00
Payment: 3025				
GLM Landscape Management	Landscape maintenance	OCT2017	11/08/2017	380.00
Payment 3025 Total:				380.00
Payment: 3026				
Great Western Alarm and Co	Alarm monitoring service	171000640101	11/08/2017	35.00
Great Western Alarm and Co	Alarm monitoring service	171002107101	11/08/2017	67.00
Great Western Alarm and Co	Alarm monitoring service	171002062101	11/08/2017	67.00
Payment 3026 Total:				169.00
Payment: 3027				
Hach Company	WIMS training	10676168	11/08/2017	11,106.00
Payment 3027 Total:				11,106.00
Payment: 3028				
Home Depot Credit Services D	Storm water leaching system,	4792731	11/08/2017	214.32
Payment 3028 Total:				214.32
Payment: 3029				
Lee Central Coast Newspaper	Public notices	OCT2017B	11/08/2017	298.75
Lee Central Coast Newspaper	Conservation ads	OCT2017A	11/08/2017	780.00
Payment 3029 Total:				1,078.75
Payment: 3030				
Mark Switzer Excavating	Work on Pond #2 at Southlan	10279	11/08/2017	2,160.00
Payment 3030 Total:				2,160.00
Payment: 3031				
Municipal Maintenance Equip	Live swivel, 1/2" 90 deg	0122662	11/08/2017	127.59
Payment 3031 Total:				127.59
Payment: 3032				
Newton Geo-Hydrology Cons	General consultation through	OCT2017	11/08/2017	2,674.05
Newton Geo-Hydrology Cons	Litigation support through 10-	OCT2017B	11/08/2017	5,129.53
Payment 3032 Total:				7,803.58
Payment: 3033				
Nipomo Chamber of Commer	Adopt-A-Highway grant disbu	OCT2017	11/08/2017	330.00
Payment 3033 Total:				330.00
Payment: 3034				
Nunley & Associates, Inc.	Interconnect concet design -	3802	11/08/2017	413.75
Nunley & Associates, Inc.	Flow monitoring	3800	11/08/2017	1,740.00
Nunley & Associates, Inc.	Hill St. PCIA	3808	11/08/2017	975.00
Nunley & Associates, Inc.	Southland Sludge Dewatering	3783	11/08/2017	1,565.00
Nunley & Associates, Inc.	Interconnect concept design-	3803	11/08/2017	413.75
Nunley & Associates, Inc.	Blacklake Sewer Master Plan	3784	11/08/2017	3,503.92
Nunley & Associates, Inc.	Dana Adobe PCIA	3807	11/08/2017	420.00
Nunley & Associates, Inc.	Interconnect concept design-	3801	11/08/2017	413.75
Payment 3034 Total:				9,445.17
Payment: 3035				
Nu-Tech Pest Management	Rodent control	0130389	11/08/2017	75.00
Nu-Tech Pest Management	Pest control	0130387	11/08/2017	265.00
Payment 3035 Total:				340.00
Payment: 3036				
Office Depot	Office supplies	973043546001	11/08/2017	109.74
Office Depot	Office supplies	973044860001	11/08/2017	5.36
Office Depot	Office supplies	972314306001	11/08/2017	137.26
Payment 3036 Total:				252.36

Item D-1 Warrants - NOVEMBER 8, 2017

Payment Dates: 11/08/2017 - 11/08/2017

Vendor Name	Description (Payable)	Payable Number	Payment Date	(None)	Amount	
Payment: 3037						
PG&E	Temporary construction servi	0007681239 -5	11/08/2017		1,200.00	
					Payment 3037 Total:	1,200.00
Payment: 3038						
Precision Janitorial	Janitorial services	289	11/08/2017		700.00	
					Payment 3038 Total:	700.00
Payment: 3039						
Quinn Company	Diesel fuel	PC910046000	11/08/2017		46.10	
Quinn Company	Equipment purchase - Caterpi	G3595801	11/08/2017		77,739.09	
Quinn Company	Equipment rental - track load	03165002	11/08/2017		1,983.81	
					Payment 3039 Total:	79,769.00
Payment: 3040						
Sage Designs, Inc.	Annual software renewal - SC	1710503	11/08/2017		495.00	
					Payment 3040 Total:	495.00
Payment: 3041						
Santa Maria Sun, LLC	Conservation ads	270244	11/08/2017		396.00	
					Payment 3041 Total:	396.00
Payment: 3042						
SLO County Environmental He	Backflow program	0109773	11/08/2017		1,532.30	
					Payment 3042 Total:	1,532.30
Payment: 3043						
SLO County Tax Collector	Revised property taxes	NOV2017C	11/08/2017		57.06	
SLO County Tax Collector	Property taxes	NOV2017A	11/08/2017		1,283.14	
SLO County Tax Collector	Property taxes	NOV2017B	11/08/2017		7.00	
					Payment 3043 Total:	1,347.20
Payment: 3044						
Streator Pipe & Supply	Threaded plugs, utility knives	1413388	11/08/2017		80.08	
					Payment 3044 Total:	80.08
Payment: 3045						
Teledyne Instruments, Inc.	Pump tubing	020213709	11/08/2017		320.68	
					Payment 3045 Total:	320.68
Payment: 3046						
Tyler Technologies, Inc.	Annual software maintenance	025-204835	11/08/2017		10,967.46	
					Payment 3046 Total:	10,967.46
Payment: 3047						
Verizon Wireless	Cell service	9795046213	11/08/2017		410.29	
					Payment 3047 Total:	410.29
Payment: 3048						
Waste Connections	Waste collection - Southland	NOV2017B	11/08/2017		186.91	
Waste Connections	Waste collection - Olde Town	NOV2017A	11/08/2017		215.22	
Waste Connections	Waste collection - Office	NOV2017C	11/08/2017		40.58	
					Payment 3048 Total:	442.71
Payment: 3049						
Your People Professionals	Employment agency deposit	NOV2017	11/08/2017		1,300.00	
					Payment 3049 Total:	1,300.00

TO: BOARD OF DIRECTORS
FROM: MARIO IGLESIAS
GENERAL MANAGER
DATE: NOVEMBER 3, 2017



AGENDA ITEM
D-2
NOVEMBER 8, 2017

**APPROVE OCTOBER 25, 2017
REGULAR BOARD MEETING MINUTES**

ITEM

Approve action minutes from previous Board meetings. [RECOMMEND APPROVE MINUTES]

BACKGROUND

The draft minutes are a written record of the previous Board Meeting action.

RECOMMENDATION

Approve Minutes

ATTACHMENT

- A. October 25, 2017 draft Regular Board Meeting Minutes

November 8, 2017

ITEM D-2

ATTACHMENT A

NIPOMO COMMUNITY SERVICES DISTRICT

Serving the Community Since 1965

DRAFT REGULAR MINUTES

OCTOBER 25, 2017 AT 9:00 A.M.

JON S. SEITZ BOARD ROOM 148 SOUTH WILSON STREET, NIPOMO, CA

BOARD of DIRECTORS

DAN ALLEN GADDIS, PRESIDENT
ED EBY, VICE PRESIDENT
BOB BLAIR, DIRECTOR
CRAIG ARMSTRONG, DIRECTOR
DAN WOODSON, DIRECTOR

PRINCIPAL STAFF

MARIO IGLESIAS, GENERAL MANAGER
LISA BOGNUDA, FINANCE DIRECTOR
WHITNEY MCDONALD, GENERAL COUNSEL
PETER SEVCIK, DIRECTOR OF ENG. & OPS.
JESSICA MATSON, BOARD CLERK

Mission Statement: The Nipomo Community Services District's mission is to provide its customers with reliable, quality, and cost-effective services now and in the future.

00:00:00 A. CALL TO ORDER AND FLAG SALUTE

President Gaddis called the Regular Meeting of October 25, 2017 to order at 9:00 a.m. and led the flag salute.

00:00:27 B. ROLL CALL AND PUBLIC COMMENT FOR ITEMS NOT ON AGENDA

At Roll Call, all Directors except Director Blair were present.

There were no public comments.

C. PRESENTATIONS AND REPORTS

00:00:37 C-1) PUBLIC INFORMATION DIRECTOR PRESENTATION ON DISTRICT PUBLIC OUTREACH PROJECTS

Mario Iglesias, General Manager, introduced the item and commented on the District's Public Information Program.

Jessica Matson, Public Information Director, gave a presentation on the District's outreach projects and ongoing efforts. Ms. Matson answered questions from the Board.

00:18:25 C-2) DIRECTOR OF ENGINEERING AND OPERATIONS 2ND QUARTER REPORT ON DISTRICT PROJECTS SYSTEM-WIDE

Peter Sevcik, Director of Engineering and Operations, reviewed the report as presented in the Board Packet. Mr. Sevcik answered questions from the Board.

00:28:00 C-3) DIRECTORS' ANNOUNCEMENTS OF DISTRICT & COMMUNITY INTEREST AND REPORTS ON ATTENDANCE AT PUBLIC MEETINGS, TRAINING PROGRAMS, CONFERENCES, AND SEMINARS.

Receive Announcements and Reports from Directors

Director Woodson

- *October 23, Attended the South County Advisory Council (SCAC) meeting where they discussed the District's rate increase. They also discussed the regional transportation plan.*
- *Requested staff look at water use records for Kaleidoscope Inn.*

SUBJECT TO BOARD APPROVAL

Nipomo Community Services District
REGULAR MEETING
MINUTES

Director Eby

- October 16, Attended the District Board Officer's meeting.
- October 18, Attended the regional California Special District Association's (CSDA) meeting where they discussed methods of financing projects.
- October 19, Attended the Local Area Formation Committee (LAFCO) meeting.
- October 20, Attended the Nipomo Mesa Management Area (NMMA) Technical Group meeting.

Director Gaddis

- October 16, Attended the District Board Officer's meeting.

C-4) RECEIVE PUBLIC COMMENT ON PRESENTATIONS AND REPORTS PRESENTED UNDER ITEM C AND BY MOTION RECEIVE and FILE PRESENTATIONS AND REPORTS

There were no public comments.

*Upon the motion of Director Craig Armstrong and seconded, the Board unanimously approved to receive and file the presentations and reports as submitted.
Vote 4-0.*

YES VOTES	NO VOTES	ABSENT
Directors Armstrong, Eby, Woodson, and Gaddis	None	Director Blair

00:30:50

D. CONSENT AGENDA

- D-1) WARRANTS
- D-2) APPROVE OCTOBER 11, REGULAR BOARD MEETING MINUTES
- D-3) INVESTMENT POLICY THIRD QUARTER REPORT
- D-4) ADOPT RESOLUTION AUTHORIZING A BUDGET ADJUSTMENT AND APPROVE SOLE-SOURCE AGREEMENT WITH OPTERRA ENERGY SERVICES INC IN THE AMOUNT OF \$29,853 FOR PROFESSIONAL SERVICES TO COMPLETE A DEVELOPMENT PROGRAM REPORT

There were no public comments.

*Upon the motion of Director Craig Armstrong and seconded, the Board unanimously approved the Consent Agenda.
Vote 4-0.*

YES VOTES	NO VOTES	ABSENT
Directors Armstrong, Eby, Woodson, and Gaddis	None	Director Blair

**RESOLUTION 2017-1461
A RESOLUTION OF THE BOARD OF DIRECTORS OF THE NIPOMO COMMUNITY SERVICES DISTRICT
AUTHORIZING A BUDGET ADJUSTMENT AND APPROVING A SOLE-SOURCE AGREEMENT WITH OPTERRA ENERGY
SERVICES, INC., PURSUANT TO GOVERNMENT CODE SECTION 4217.10, ET SEQ.**

E. ADMINISTRATIVE ITEMS

00:31:35

E-1) RECEIVE AND FILE BLACKLAKE SEWER MASTER PLAN

Mario Iglesias, General Manager, reviewed the report as presented in the Board Packet.

Mike Nunley from MKN & Associates presented the 2017 Blacklake Sewer Master Plan.

The Board discussed. Mr. Nunley answered questions from the Board.

The following members of the public spoke:

Dan Hall, Blacklake resident, thanked the Board and staff for the outreach efforts in the Blacklake community. Mr. Hall also commented that the study should not take into account the Rossi project and that Rossi will be holding a town hall meeting before the end of the year. Mr. Hall also requested a hard copy of the Master Plan for the Blacklake Community Room.

Mario Iglesias, General Manager, thanked the Blacklake Facilities Committee for being open to the process.

Director Gaddis asked if the Blacklake Management Association had been contacted regarding the Plan. Mr. Hall stated they have been contacted and that the District should wait to hold a town hall meeting until it's time to discuss rates.

Noel Heal, Blacklake resident, asked if there would be an upgrade to the Southland Wastewater Treatment Facility (Town Sewer) to accommodate increased flow should Blacklake regionalize its system. Peter Sevcik, Director of Engineering and Operations, responded that the impact would not be large enough to warrant an upgrade.

Lois Heal, Blacklake resident, asked about odor coming from the Southland Wastewater Treatment Facility and if the addition of Blacklake wastewater would increase the odor.

Upon the motion of Director Craig Armstrong and seconded, the Board unanimously agreed to receive and file the Blacklake Sewer Master Plan.

Vote 4-0.

YES VOTES	NO VOTES	ABSENT
Directors Armstrong, Eby, Woodson, and Gaddis	None	Director Blair

01:11:05

E-2) AUTHORIZE PURCHASE OF SEDARU SOFTWARE IN THE AMOUNT OF \$35,200 IN SUPPORT OF UTILITY MAINTENANCE PROGRAM

Mario Iglesias, General Manager, reviewed the report as presented in the Board Packet. Mr. Iglesias answered questions from the Board.

There were no public comments.

Nipomo Community Services District
REGULAR MEETING
MINUTES

Upon the motion of Director Ed Eby and seconded, the Board unanimously authorized the General Manager to issue a purchase order in the amount of \$35,200 for purchase and implementation of Sedaru software.

Vote 4-0.

YES VOTES	NO VOTES	ABSENT
Directors Eby, Armstrong, Woodson, and Gaddis	None	Director Blair

01:18:32

E-3) ADOPT RESOLUTION TO CLOSE OUT STATE JOBS HOUSING BALANCE INCENTIVE GRANT AND AUTHORIZE REMOVAL OF NOTICE OF CONNECTION CHARGES

Mario Iglesias, General Manager, reviewed the report as presented in the Board Packet.

Whitney McDonald, Legal Counsel, gave an overview of the item's background and staff's recommendation.

The Board discussed. Mr. Iglesias answered questions from the Board.

There were no public comments.

Upon the motion of Director Ed Eby and seconded, the Board unanimously adopted the Resolution.

Vote 4-0.

YES VOTES	NO VOTES	ABSENT
Directors Eby, Woodson, Armstrong, and Gaddis	None	Director Blair

RESOLUTION 2017-1462

A RESOLUTION OF THE BOARD OF DIRECTORS OF THE NIPOMO COMMUNITY SERVICES DISTRICT AUTHORIZING CLOSURE OF THE STATE OF CALIFORNIA JOBS HOUSING BALANCE GRANT AGREEMENT AND EXTINGUISHMENT OF THE NOTICE OF CONNECTION CHARGE RECORDED PURSUANT TO THE GRANT AGREEMENT

01:27:20

E-4) ADOPT AN ORDINANCE OF THE BOARD OF DIRECTORS OF NIPOMO COMMUNITY SERVICES DISTRICT AMENDING DISTRICT CODE SECTIONS 3.03.110, 3.03.120, 3.03.180, AND 3.04.180

Mario Iglesias, General Manager, reviewed the report as presented in the Board Packet.

There were no public comments.

Upon the motion of Director Ed Eby and seconded, the Board unanimously adopted the Ordinance, "An Ordinance of the Board of Directors of the Nipomo Community Services District Amending Nipomo Community Services District Code Sections 3.03.110, 3.03.120, 3.03.180, and 3.04.140," and waive the full reading of the Ordinance.

Vote 4-0.

YES VOTES	NO VOTES	ABSENT
Directors Eby, Woodson, Armstrong, and Gaddis	None	Director Blair

ORDINANCE 2017-124

AN ORDINANCE OF THE BOARD OF DIRECTORS OF THE NIPOMO COMMUNITY SERVICES DISTRICT AMENDING NIPOMO COMMUNITY SERVICES DISTRICT CODE SECTIONS 3.03.110, 3.03.120, 3.03.180, AND 3.04.140

01:40:00 F. MANAGER'S REPORT

Mario Iglesias, General Manager, reviewed the report as presented in the Board packet. Mr. Iglesias also reported the following:

- *The District received a Notice of Appeal for the Bening Case and will discuss with the Board in an upcoming Closed Session.*
- *The Planning Commission will be meeting October 26th at 9 AM to discuss Phase 2B of the Trilogy project.*
- *The District is working with purveyor partners on a temporary water sales agreement to purchase water outside the current agreement. Staff will bring to the Board for review.*
- *The District is working with the northern cities on giving a presentation at their council meetings regarding the Nipomo Supplemental Water Project.*

Mr. Iglesias answered questions from the Board.

There were no public comments.

G. COMMITTEE REPORTS

None.

01:46:36 H. DIRECTORS' REQUESTS TO STAFF AND SUPPLEMENTAL REPORTSDirector Eby

- *Requested a roadmap for outreach and financial planning for the Blacklake Sewer Master Plan. Mario Iglesias, General Manager, responded that he has this and will present it at the November 1st Ad Hoc meeting.*

Director Gaddis

- *Commented that he would like the Blacklake Management Association to lead the Sewer Master Plan effort.*
- *Requested an updated Board and staff contact list.*

01:50:43 I. CLOSED SESSION ANNOUNCEMENTS

1. CONFERENCE WITH DISTRICT LEGAL COUNSEL RE: PENDING LITIGATION PURSUANT TO GC §54956.9

- a) SMVWCD VS. NCSD (SANTA CLARA COUNTY CASE NO. CV 770214, SIXTH APPELLATE COURT CASE NO. H032750 AND ALL CONSOLIDATED CASES).
- b) NCSD VS. LOS PRIMOS PROPERTIES LLC, SAN LUIS OBISPO COUNTY CASE NO. 16CV0512

2. CONFERENCE WITH REAL PROPERTY NEGOTIATORS
(Gov't Code §54956.8)

PROPERTY: 793 GUADALUPE ROAD, NIPOMO CALIFORNIA, APN 090-192-052
AGENCY NEGOTIATOR: MARIO IGLESIAS
NEGOTIATING PARTIES: NIPOMO COMMUNITY SERVICES DISTRICT,
JAMES AMBURGEY, AND SYLVIA AMBURGEY
UNDER NEGOTIATION: PRICE AND TERMS OF PAYMENT

Nipomo Community Services District
REGULAR MEETING
MINUTES

01:51:30 J. PUBLIC COMMENT ON CLOSED SESSION ITEMS

There were no public comments.

K. ADJOURN TO CLOSED SESSION

President Gaddis adjourned to closed session at 10:52 a.m.

L. OPEN SESSION
ANNOUNCEMENT OF ACTIONS, IF ANY, TAKEN IN CLOSED SESSION

The Board came back into Open Session at 11:20 a.m.

Whitney McDonald, District Legal Counsel, announced that the Board discussed Item I.1(a), 1(b), and I.2, but took no reportable action.

ADJOURN

President Gaddis adjourned the meeting at 11:21 a.m.

MEETING SUMMARY	HOURS & MINUTES
Regular Meeting	1 hour 53 minutes
Closed Session	28 minutes
TOTAL HOURS	2 hours 21 minutes

Respectfully submitted,

Mario Iglesias, General Manager and Secretary to the Board

Date