



Phelan Piñon Hills Community Services District

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**PHELAN PIÑON HILLS COMMUNITY SERVICES DISTRICT
REGULAR BOARD MEETING
January 2, 2013
Phelan Community Center
4128 Warbler Road, Phelan, CA 92371**

MINUTES

Board Members Present: Alex Brandon, Vice President
Joe Fahlender, Director
Al Morrissette, Director
Mark Roberts, Director

Board Member Absent: Charlie Johnson, President

Staff Present: Don Bartz, General Manager
Debbie Bishop, Board Secretary
Steve Lowrance, Parks Supervisor

SPECIAL CLOSED SESSION – 6:00 P.M.

Call to Order

Vice President Brandon called the meeting to order at 6:04 p.m.

Closed Session – CONFERENCE WITH LEGAL COUNSEL--EXISTING LITIGATION (Government Code: Subdivision (a) of Section 54956.9)

Antelope Valley Groundwater Cases, Judicial Council Coordination No. 4408, Santa Clara County Superior Court, Case No. 1-05-CV-049053

Included Actions:

- *Los Angeles County Waterworks District No. 40 v. Diamond Farming Co.*, Los Angeles County Superior Court, Case No. BC325201
- *Los Angeles County Waterworks District No. 40 v. Diamond Farming Co.*, Kern County Superior Court, Case No. SO-1500-CV-254-348
- *Wm. Bolthouse Farms, Inc. v. City of Lancaster*, Riverside County Superior Court Case, No. RIC 353840
- *Diamond Farming Co. v. City of Lancaster*, Riverside County Superior Court, Case No. RIC 344436
- *Diamond Farming Co. v. Palmdale Water District*, Riverside County Superior Court, Case No. RIC 344668

Adjourn from Closed Session

The Board adjourned from Closed Session at approximately 7:00 p.m.

BOARD MEETING – 7:00 P.M.

Call to Order

Vice President Brandon called the meeting to order at 7:04 p.m. and the Pledge of Allegiance was conducted.

Roll Call

All Board Members were present except President Johnson.

Announcement of Reportable Action from the Closed Session

Vice President Brandon stated there was no reportable action from the closed session.

1. Approval of Agenda

Mr. Bartz asked to remove Item 5a from the agenda. Director Roberts moved to approve the agenda with the change. Director Morrisette seconded the motion. All were in favor.

2. Public Comment

Sgt. Krusbe announced there is a new Sheriff, John McMahon. She also introduced Lt. Bohner. Sgt. Krusbe gave the Board a brief update of the activity in the area in the last month.

3. Consent Items

Director Fahrlander moved approval of the consent items with the corrected minutes and with the corrected stipend. Director Brandon seconded the motion. All were in favor.

4. Matters Removed from Consent Items

None

5. Presentations/Appointments

a. None

6. Continued/New Agenda Items – Action Items**a. Discussion and Possible Action Regarding General Manager Goals and Objectives**

Vice President Brandon asked Ms. Bishop to brief the Board on the process the Goals have been through. After discussion, the Board's Consensus was that the process had been completed and the Goals and Objectives are as presented. The Board also discussed possibly using a larger scoring key next time to spread out the priorities.

b. Discussion and Possible Approval of the Phelan Park Picnic Shelter Bids

Mr. Bartz briefed the Board on the item. He stated staff recommends the bid from Ortco Incorporated be approved. Vice President Brandon felt the staff recommendation could show how the bids compared to the budgeted amount. Mr. Lowrance stated the item is right at budget. Vice President Brandon asked that the comparison to budget be reflected in the memo when presented to the Board. Director Fahrlander stated he would like to see the RFP. He questioned how the model that was used for the RFP was determined. Mr. Lowrance stated they took the two most popular models for the RFP. Director Roberts noted the difference in a six post structure versus a four post structure. The RFP asked for a four post structure. Director Fahrlander clarified the warranties were from the Manufacturer. He stated the only one that could meet the requirements for the RFP was Polygon. He didn't feel the District gave itself an ample opportunity to get qualified bids. Director Fahrlander would like to see the RFP before a decision is made. Director Roberts narrowed the choices down to the three that had the permit fees included. He then looked at the warranties. He said either of the top two looked good to him. He stated he was prepared to vote. Director Morrisette stated he was prepared to make a decision. Vice President Brandon stated he was comfortable making a decision. Director Morrisette motioned to accept staff's recommendation. Director Roberts seconded the motion. All were in favor except Director Fahrlander.

7. Review of Action Items

None

8. Committee Reports

- a. **Engineering Committee (Standing)** – Director Roberts stated they are scheduled to meet on the 9th.
- b. **Parks, Recreation & Street Lighting Committee (Standing)** – Director Morrisette stated the regular meeting will be moved to January 10th at 1:00 p.m.
- c. **Finance Committee (Standing)** – Vice President Brandon stated the Committee will meet on the 8th.
- d. **Adjudication Committee (Ad Hoc)** – Nothing to report.
- e. **Government Affairs Committee** – Director Morrisette they are scheduled to meet on the 9th.

- f. **Alternative Energy Committee** – Director Morrissette stated they do not have an established day to meet.
- g. **Building Committee** - Director Morrissette they are scheduled to meet on the 9th.
- h. **Waste Management Committee** – Vice President Brandon stated they will be meeting on the 17th.

9. **General Manager’s Report**

Mr. Bartz stated the District closed escrow on the Dairy on December 28th, 2012 and acquired the water rights for the District.

Mr. Araiza stated Well 9b is having failures and is being replaced. Well 12 was having problems with the circuit breaker and was been fixed. He stated well 6b had problems with the surge protector.

10. **Reports**

a. **Director’s Report**

Morrissette – Director Morrissette asked, with the recent cold weather, if there is a need to keep the Community Center open for the Community. Vice President Brandon felt that might be just as important as having it open during a heat wave. Director Roberts didn’t feel the District was prepared to have the Community Center open as a shelter.

Roberts – Director Roberts thanked staff and Mr. Bartz for getting the purchase of the Dairy completed.

Brandon – Vice President Brandon stated he would like to make sure that the electrical work is spread amongst the contractors who have submitted to do work for the District. He also thanked staff and his colleagues on the Board for all their work on the Dairy purchase. He also encouraged his fellow Board members to give any input they might have to the president regarding Committee assignments.

Fahrlender – Director Fahrlender stated he appreciated staff spending the time that was necessary to meet the deadline with the holidays for the purchase of the Dairy. He stated he doesn’t mean to be a pain, but would like to receive as much information as possible to make a decision on the items presented to the Board. He asked staff to be more cognoscente in the future.

b. **President’s Report** – None



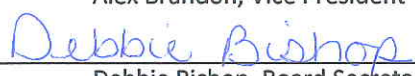
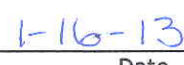
11. **Correspondence/Information**

Set Agenda for Next Meeting – The next Board Workshop is January 15, 2012. The next Board Meeting is January 16, 2013.

- Disposition of the Property
- Smithson Springs Nature Preserve
- Possible Presentation regarding the Solar Project

Adjourn

With no further business, the Board Meeting was adjourned at 8:03 p.m.

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|  _____ Alex Brandon, Vice President |  _____ Date |
|  _____ Debbie Bishop, Board Secretary |  _____ Date |