

A meeting of the Board of Directors of the Edgemont Community Services District, held at the Edgemont Community Center, was called to order at 7:00 p.m. by Mike Addie, President. Those board members present were Brenda Addie, Mike Addie, Cheryl Franklin, Crystal Smith and Moses Taylor Jr. Also present were Sam Gershon, engineer, Edward Mackey, attorney, Sandra Leer, attorney, and Jessica Pfalmer, general manager.

Approve Minutes of March 23, 2023 – Crystal moved to approve the minutes, Moses seconded. Motion carried.

Public comment – Mary McBean, president of the Edgemont Community Center, came to share what her vision is for the clubhouse. She said that the mural of Irene Kendall is almost complete. She asked for Board approval of it. She spoke about many things she wants to do to make the clubhouse more appealing for renters. She also stated that there is a crack in the concrete walk, which she showed to Mike Addie. She said that she will provide a list of the projects that she is hoping to do at the clubhouse to Jessica to provide to the Board.

#### Legal -

Approval of Interim Sewer Services Interagency Agreement, parties, ECSD, Eastern Municipal Water District, Isaac Zaharoni, and Madison Capital Group Holdings, LLC – Ed explained the agreement. It will allow the developer and Eastern Municipal Water District to go to LAFCO and request that this property be assigned to EMWD's area for sewer services. Items 4 and 8 are of particular interest for ECSD, providing for ECSD's costs to be covered and for ECSD to be indemnified. Ed recommends approval of this agreement. Brenda moves to approve that ECSD enter into this agreement and to authorize Jessica to sign this agreement on behalf of ECSD, Crystal seconded, motion carried.

Street lighting annexation – approval of Ordinance No. 356 adding new lighting zone - Ed recommended adoption of Ordinance No. 356 "...establishing street lighting zone twenty." Brenda moved to adopt Ordinance No. 356, Crystal seconded, motion carried.

Transfer of funds from General Fund to ACO Fund – adoption of Resolution No. 357 – Jessica recommends that the board adopt Resolution No. 357 "...authorizing transfer of funds to ACO Account." Crystal moved to adopt Resolution No. 357, Moses seconded, motion carried.

#### Engineering –

Budget process – adopting of Ordinance No. 355 approving engineers' reports regarding sewer charges and setting of public hearings thereon – Sam reviewed the report, including the documenting of the expected costs for the sewer district for the coming fiscal year. The estimated cost per EDU is \$463.39. The current charge per EDU is currently \$177.00 and it is recommended that it remain the same for the coming year. Ed recommends that the board adopt Ordinance No. 355 "...establishing sewer user charges, providing for the collection of these charges for the Fiscal Year 2023-2024 on the tax roll, and fixing a time and place of hearing on the written report of such charges." Cheryl moved to adopt Ordinance No. 355, Crystal seconded, motion carried.

Budget process – adoption of Ordinance No. 357 approving engineers’ reports regarding lighting user charges and setting of public hearings thereon – Sam reviewed the lighting report. Ed recommends the board adopt Ordinance No. 357 “...establishing street lighting charges/assessments for zones two through twenty and on parcels/zones the owners of which have consented to such charges, providing for the collection of these charges/assessments for the fiscal year 2023-2024 on the tax roll, and the public hearing thereon.” Brenda moved to adopt Ordinance No. 357, Cheryl seconded, motion carried.

Sam reviewed district projects and development projects as set forth in the Engineering Report of April 18, 2023.

**Action item:**

Houston & Harris projects approval – cleaning, mainline video and sewer lateral video – Item III. Sam stated that Houston & Harris revised their bid to \$316,685, a savings of \$20,479 if all three items are contracted at the same time. He recommends doing all of these projects and contracting them at the same time to take advantage of the cost savings. Brenda moved to approve the contract for all three projects totaling \$316,685, Crystal seconded, motion carried.

Other engineering updates - Sam noted that the requests for reviews for ADUs are starting to be more common and he expects to see more of them. Sam also noted that the ground water table has risen substantially, creating some issues with basements in the area.

**Administration**

Financial report – March 2023 – Profit & Loss by Class – Jessica noted that she made an adjustment to 5100 Insurance Expense. The total insurance is allocated by the ending fund balances for the prior year. Since the audit is now complete, she made the adjustment, which moved approximately \$13,500 of the expense to the Sewer Fund. Profit & Loss – Jessica noted that interest income is up for each of the funds. In relation to 4945 Other Revenue – Plan check, etc. Jessica noted that there are two streetlight annexations underway and substantially more reviews in the sewer area as well. Jessica provided a recap of the account 5275 – Contracted Services for the first three quarters of this fiscal year, sorted by payee. It shows that the costs are shared primarily by Houston & Harris for mainline cleaning, Montgomery Plumbing for on-call services and four-barrel monitoring, the City of Riverside for pre-treatment inspection services and Underground Service Alert for Dig Alert notifications.

Journal transfer of funds – approval – Jessica recommends approval of the journal transfer. Crystal moved to approve a journal transfer of \$1,628.41 from the General Fund to the Illumination Fund and \$91,492.98 from the General Fund to the Sewer Fund., Brenda seconded, motion carried.

Submission of “No Spill Report” to State Water Resources Control Board – Report was submitted as required.

**Edgemont Women’s Club –**

Mural – Approval of or request for removal of installed mural – Brenda moved to allow the mural to stay and prepare a letter to inform the Edgemont Women’s Club that the District requires submittal of requests for major changes in the future, Crystal seconded, motion carried.

Wood refinishing for interior of clubhouse – determination of who would pay to refinish clubhouse wood – continued until the next meeting.

Funds not in current use – Discussion of where District funds are currently kept and whether the board wants alternate options researched – Jessica told the board where funds are currently held and explained that it is possible to manage the funds at institutions outside of the Riverside County shared pool. The board stated that they were satisfied with keeping the funds where they are right now but would like to revisit this question annually.

Monthly update – other items – no other items

Adjourned: 8:50 p.m.

Respectfully Submitted,



Jessica Pfalmer  
Secretary