

A meeting of the Board of Directors of the Edgemont Community Services District, held at the Edgemont Community Center, was called to order at 7:05 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 Edward Mackey, attorney, Sinnaro Yos, engineer, and Jessica Pfalmer, general manager.

Approve Minutes of September 9, 2021 – Crystal moved to approve the draft minutes, Brenda seconded. Motion was carried.

Public comment - There was no public present.

Legal –Ed told the board that he has not yet received a copy of the agreement between the City of Moreno Valley and Eastern MWD.

Engineering – Sinnaro reviewed the engineering memo.

District projects – status

Priority II Sewer Main and Lateral Replacement Project – Surveys are expected to begin this month.

Grant Street Sewer Lateral Replacement – Sewer and paving work was completed 09/15/21. There will be additional work to raise the cleanout boxes when the City of Moreno Valley pours the sidewalk.

Annual cleanup is complete. A map of hot spots to be cleaned again in December has been prepared. The engineers will work with Houston and Harris to schedule this cleaning.

Spraying of manholes for roach control is scheduled for October.

Engineers have a list of laterals that were not able to be videoed because of blockages. For laterals that have a cleanout, the District plans to clean the lateral from the cleanout box to the mainline. Engineers had an inspector look for cleanouts for a portion of the laterals that were on that list. It took approximately four hours to look for cleanout boxes at 14 lateral locations, with no cleanout boxes discovered. The engineers estimate that it will take an additional 40 hours to look for cleanouts for all of the other laterals on the list, with the potential that no cleanout boxes will be found. Because most streets either have a cleanout for each address, or do not have any cleanouts, it was decided that the inspector should go to each street with a number of laterals on the list and look for a cleanout box located at one or two of the laterals. If no cleanouts are discovered for those laterals, the inspector will assume that there are no available cleanouts and move on to a different street.

A review and update of the May 2016 Design and Construction Manual is underway. Draft is expected to be complete in January 2022 with tentative final adoption by the board in February 2022.

Engineers will be comparing Moreno Valley's February 2021 Master Plan to the 2008 ECSD Master Sewer System Evaluation Plan to determine if the District's plan needs to be updated. Engineers expect to provide comments to the Board in November.

Private development projects – status – An additional deposit to cover costs for the Apollo III project was received in September. La Surtidora has no changes since last month. The Apollo IV project second plan

check is expected to be completed by the end of the month. A sewer sign-off was requested for a planned ADU for 11445 Hildegard. The engineers are determining whether a separate connection to the District's sewerline will be required. The engineers, Ed and Jessica are refining the ADU process for the district because more of these requests are expected. The engineers continue to track other developments within the District.

Administration

Financial report – June 2021 – Jessica noted that the June financial statements are unaudited, so there will likely be some entries when the audit is complete. She noted that the Structures and Improvements account had increased. This is because the sewerline project was completed which moved the dollar amounts out of the “Construction in progress” account and into the Structures and Improvements account. She also noted that the Profit & Loss report for each fund indicates that the interest income for all funds was down significantly for the year. This was most likely due to Covid-19. She also noted that both the Defined Benefit Plan expense and the Health Insurance expense are substantially higher than the prior year. This is because FY20-21 is the first year with 12 months of expense. The benefits were added in May 2020. She also noted that overall, income from property taxes had increased for the year.

Journal transfer of funds – approval – Crystal moved to approve a journal transfer of funds in the amount of \$2,143.55 from the General Fund to the Illumination Fund, Cheryl seconded, motion carried.

Submission of “No Spill Report” to State Water Resources Control Board – The August report was filed as required.

Confirmation of board meeting date for the November meeting: November 11 (Veterans Day) or November 12 – Ed explained that the guidelines allow for a meeting to be postponed until the next day, when a regular meeting falls on a holiday. The board opted to have the meeting on November 11, rather than delaying it a day.

Electronic file storage – Discussion and possible approval of electronic file storage system – Laserfiche, Docuware or Questys – Jessica explained that she had spoken to these three companies about electronic file storage. Two provided a quote and Jessica recommended purchasing Laserfiche through ECS Imaging, Inc. and using their scanning services as well. Cheryl moved to approve the purchase, approve the continuing subscription for Laserfiche through ECS Imaging, Inc and to use ECS Imaging, Inc. to perform scanning services for use with Laserfiche, Crystal seconded, motion carried.

Monthly update – other items – Jessica told the board that the audit fieldwork has been postponed due to Covid issues. She expects that the audit will be underway by the next board meeting.

Closed session opened at 8:20 p.m.

Closed Session –

Pursuant to Government Code Section 54956.9 (d)(1), Pending Litigation in case entitled Horizons at Moreno Valley, LLC Plaintiff vs. Sukhij Singh and other others including Edgemont Community Services District, Case Number CVRI 2103590 filed in the Riverside County Superior Court

Personnel - Possible approval of change in District contribution to health insurance premiums

Closed session ended at 8:42 p.m. –
Pending litigation – Nothing to report.

Personnel – The Board approved of a change to the District’s formula. District share of health insurance has been changed to 90% of premium (no change), with the cap decreased to \$1,600.

Adjourned: 8:43 p.m.

Respectfully Submitted,



Jessica Pfalmer
Secretary