

A meeting of the Board of Directors of the Edgemont Community Services District, held at the Edgemont Community Center, was called to order at 7:02 p.m. by Mike Addie, President. Those board members present at the Edgemont Community Center were Brenda Addie, Mike Addie, Crystal Smith and Moses Taylor Jr. Those attending via Zoom app were Cheryl Franklin, board member, Sam Gershon, engineer, Edward Mackey, attorney, Sandra Leer, attorney, and Jessica Pfalmer, general manager.

For roll call: Brenda Addie (Br), Mike Addie (Mi), Cheryl Franklin (Ch), Crystal Smith (Cr), Moses Taylor, Jr. (Mo), Yea (Y), Nay (N).

Approve Minutes of July 23, 2020 – Crystal moved to approve the draft minutes, Moses seconded. Roll call Ch Y, Cr Y, Mo Y, Br Y, Mi Y. Motion was carried.

Public comment – There were no members of the public present.

Legal - Review of Conflict of Interest Code (COIC) – Ed told the board that he had reviewed the COIC for any needed changes. He said that because the District adopted the State COIC, each time there is a change at the state level, the District's COIC is automatically considered updated. Therefore, there is no change needed. Ed recommended that a motion stating that Mike Addie is authorized to sign the 2020 Local Agency Biennial Notice marked "No amendment is required." Crystal moved for Mike Addie to be authorized to sign the form, Brenda seconded. Roll call Ch Y, Cr Y, Mo Y, Br Y, Mi Y. Motion was carried.

Engineering – Sam reviewed the engineering memo.

District sewer repair and replacement project – status – Construction is mostly complete with some punch list items remaining. He noted that there was an illegal connection discovered on Pan Am. Sam provided pictures. He stated that in 50 years working with sewers, he had never seen an illegal connection like it. The contractor is providing a cost estimate to investigate the illegal connection to determine what property it is from.

Private development projects – status – Everything is moving along well for 18-unit apartment building, 21820 Alessandro Cannabis Dispensary, and work continues on Horizons at Moreno Valley.

Freeway Business Center – approval of unconditional release – The contractor has not yet received the official sign-off from the City of Moreno Valley. This item is continued to next month.

The memo included item VI. Damaged Manhole Repair. Jessica explained that there is an elevated manhole located next to a wall in a field near Eucalyptus and the Old 215 Frontage Road. It appeared that the manhole was hit by a vehicle which sheared the manhole down to the ground, exposing the sewer access. Montgomery Plumbing went out and were able to pull the manhole and the cement rings back over the manhole access for a temporary fix. The engineers requested bids from the on-call contractors and Merlin Johnson provided the lowest bid. They are expected to start the work in about a week.

Administration

Financial report – June 2020 – The County of Riverside reports are not yet finalized. Jessica will provide financials once she has the County reports.

Journal transfer of funds – approval – This transfer is only done with finalized financial statements, so continued until next month.

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

Confirmation of board meeting dates for the remainder of the year: September 24, October 22, November 12 and December 10. – Jessica asked the board if they had any objections or conflicts with these dates. There were no conflicts, the dates are set.

Edgemont Women’s Club – request for increase of landscaping reimbursement to \$242 per month, an increase of \$17 per month. Jessica explained that the company doing the landscaping at the clubhouse has raised their monthly rate by \$17 per month. The Edgemont Women’s Club requested that the District increase the reimbursement being provided to the Women’s Club. Brenda moved to increase the reimbursement being paid to the Edgemont Women’s Club to \$242 per month, Crystal seconded. Roll call Ch Y, Cr Y, Mo Y, Br Y, Mi Y. Motion was carried.

Monthly update – other items – Jessica said that she had participated in a CalPERS webinar regarding Open Enrollment for Health Insurance that day. She now had the new premium rates for 2021, which have increased from almost 1% to just over 9% for the HMOs, and provided that information to the board. She suggested that although the open enrollment will start a few days before the next board meeting that the board may still wish to consider an increase to the District contribution towards health insurance to help offset some of the increase. The board agreed to have that added to month’s agenda so it can be discussed.

Closed session opened at 7:32 p.m.

Closed Session – Confirmation of retention of real estate appraiser to determine value of easement regarding Horizons at Moreno Valley property

Closed Session - Damage to Cottonwood Property by homeless people – responsibility of Tenant

Closed session ended at 7:52 p.m. reporting that the Board had approved a motion to retain Roger Doverspike and Doverspike & Associates as appraisers for the Horizon at Moreno Valley easement.

Adjourned: 7:53 p.m.

Respectfully Submitted,



Jessica Pfalmer
Secretary

Note: Due to the COVID-19 outbreak, California Governor Gavin Newsom issued Executive Order Nos. N-25-20, N-29-20 and N-35-20. These three orders in combination allow the District to have its meetings via teleconference without the other teleconference locations be accessible to the public, board members to attend and be full participants with voting powers via teleconference, and to have the public attend via remote teleconference means.

For the current meeting, the District offered board members and attendees the ability to attend via Zoom app, which allows for audio connection