

A meeting of the Board of Directors of the Edgemont Community Services District, held at the Edgemont Community Center, was called to order at 7:01 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 November 12, 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.

FY 2019-2020 audit – presentation of the draft report by Christopher Brown of Fedak & Brown LLP and approval of the draft by the board – Chris went through the “Presentation of 2020 Audit Results.” The auditors issued an unmodified “Clean” opinion and did not identify any material weaknesses in the District’s internal control structure. He noted that the net position has increased as did total revenues, while total expenses decreased.

Engineering – Sam reviewed the engineering memo.

District sewer repair and replacement project – status - Sam noted that the majority of the work is complete on this project, including paving. The encroachment permit was expiring with the City of Moreno Valley and the City was not willing to extend it because of changes to the insurance requirements. Ed was able to work with the legal department of the City to get the encroachment permit extended. Sam also noted that the change order for the paving came in at significantly less than was estimated.

Private development projects – status – Freeway Business Center is finalized in relation to the District. 18-unit residential apartment along Edgemont Street’s sewer facilities are 60% complete. For the Horizons at Moreno Valley project, the developer determined that they do not want to install a pump station and the easement appraisal is ongoing. La Surtidora Market has an additional inspection on the newly installed grease interceptor pending. Orleans & York Deli has not yet submitted the additional connection fees required to finalize the plan check. California Greenworld Cannabis Dispensary review is complete and no additional reviews or approvals are necessary.

Note: Jessica mailed out the letters regarding the groundwater levels. She made an error on the mailing address for the Board of Supervisors for the County of Riverside, but has sent a new copy of the letter to the proper address. She has not received any response from any of the recipients.

Administration

Financial report – October 2020 – Jessica noted that the manual billings have all been issued as shown on the Balance Sheet under 1080 Accounts Receivable. The manual billings are issued for agencies that are

not required to pay property taxes. She also noted that most of the billings have already been paid in full. In reference to the Cash Disbursements listing, she noted that the \$79,130 payment to the City of Riverside is the amount paid toward the City's levee project. She also noted that the payment to Merlin Johnson in the amount \$5,660 was the repair to the damaged raised manhole. Someone asked if that repair had been submitted to insurance. Jessica said that it had not and that she and Ed would address this.

Journal transfer of funds – approval – Jessica reviewed the journal transfer of funds memo. She recommends that the board authorize a journal transfer of \$1,560.09 from the general fund to the illumination fund and \$50,409.78 from the general fund to the sewer fund. Brenda moved to authorize the journal transfer of funds, Crystal seconded. Roll call Ch Y, Cr Y, Mo Y, Br Y, Mi Y. Motion was carried.

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

Office lease renewal – approval of new one-year lease with 3% increase – Jessica noted that the draft lease provided to the board members had an error noted by Brenda. 5. Has been corrected to read “Lessor and lessee agree to renew the lease between January 1, 2021 and terminating January 1, 2022 at a monthly rental of \$829 per month payable on the 1st of each month commencing January 1, 2021.” Brenda moved to approve the new one-year lease, Moses seconded. Roll call Ch Y, Cr Y, Mo Y, Br Y, Mi Y. Motion was carried.

Monthly update – other items – no additional items

Closed session opened at 7:37 p.m.

Closed Session – Appraisal update – value of easement regarding Horizons at Moreno Valley property

Closed session ended at 7:4 p.m. with nothing to report.

Adjourned: 7:42 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