

MINUTES

Regular Meeting of the Board of Directors
Cameron Park Community Services District
3200 Country Club Drive, Cameron Park, California

7:00 p.m., Wednesday, June 20, 2007

DALE GERGER, President

DAVID JOHNSON, Vice President

Directors, KENNETH CATER, ALAN CLARKE, and VALERIE COZE

CALL TO ORDER: The meeting was called to order by President Gerger at 7:02 p.m., followed by the Pledge of Allegiance.

1. **PLEDGE OF ALLEGIANCE**
2. **ROLL CALL Present:** Directors: Gerger, Johnson, Cater, Clarke and Coze
3. **APPROVAL OF AGENDA** *Approved. Ayes- DJ, KC, DG, AC, VC*

OPEN FORUM: Division Chief, Amador-El Dorado Unit, Mr. Kelly Keenan recognized the following personnel from Cameron Park Fire Department and Cal Fire for their assistance with the shooting incident in Shingle Springs on June fifth: Fire Captain Paramedic Mike Webb, Engineer Bernie Rap, Fire Captain Rob Witherow, Engineer Paramedic Alex Fox, and Fire Captain Paramedic/Peace Officer Rob Combs.

MOMENT OF RECOGNITION: Director Clarke also recognized the Officers involved along with the Fire Department's efforts on June 5, 2007 at the behest of Mr. Bill Hughes (former Fire Fighter and Cameron Park Resident). Safety Stand-down Week was also mentioned as being a week designated for senior executives to meet the frontline workers to address safety issues.

CONSENT CALENDAR: All items listed in the Consent Calendar are considered to be routine and will be enacted by one motion. There will be no separate discussion of these items unless members of the Board, staff, or persons in the audience request specific items to be discussed or commented on prior to the time the Board votes on the motion to approve or adopt items on the Consent Calendar. If any item is removed from the Consent Calendar, the item(s) will be considered at the beginning of the Department Matters Calendar.

Approve staff recommendation on items 1, 2B, 2C, 2D, 3 and 4. Ayes— AC, DJ, DG, KC, VC

1. **BOARD MINUTES:**
 - A. May 16, 2007, Regular Board Meeting
Action: Approve
2. **STAFF REPORTS:**
 - A. General Manager's Report
 - B. Fire Department Report
 - C. Recreation Department Report
 - D. Parks Department Report**Action:** Approve
3. **FINANCIAL REPORTS:**
 - A. Payment of warrants

Action: Authorize Payment of warrants
B. Financial Statements for the month of May 2007
Action: Receive and File.

4. **CC&R REQUEST FOR REFERRAL TO LEGAL COUNSEL**
Violation #5564: 3290 Cambridge Rd. APN: 082-592-151
Unit: Cameron Park North #8 Lot 128
Travel Trailer

Violation #5552: 3478 Covello Cir APN: 119-171-071
Unit: Bar J #5 Lot 322
Utility Trailer

Violation #5549: 3434 La Cienega Wy APN:083-071-021-173
Unit: Cameron Park North #7 Lot 173
Appliance/Misc Debris/Utility Trailer

Action: Approved to be forwarded to Legal Status

DEPARTMENT MATTERS: At the time the Board acts upon the Approval of the Agenda, it may select individual Department Matters to be moved to the Consent Calendar for approval, absent objections and/or requests of the Board, staff, or the public to speak to those matters.

Item 2A, General Manager's Report, was removed from the Consent Calendar at the request of Director Cater. Director Cater questioned the CP DOG and Hacienda Park information. Director Johnson clarified by stating that the entire Hacienda Park was not designated as a Dog Park at the last Board Meeting; it was decided that a portion of it would be fenced for a dog park—hence the stakes that will be marked out for the Board's review.

The second question from the General Manager's Report was from President Gerger: what happened to the original company (CAL Internet Services) who was presented to the Board as taking over the Promotional Grant for the Cameron Park/Shingle Springs Chamber of Commerce website? Director Clarke answered that Shiva Frentzen, owner of CAL Internet Services, could not maintain the website with the monies from the El Dorado County grant because she is running for the County Board soon and it would be a conflict of interest for a County employee to be employed under a County grant.

Action: Approve Item 2A Ayes – **KC, AC, DG, DJ, VC**

5. **RESOLUTION 2007-15 APPROVING ENGINEER'S REPORT, CONFIRMING DIAGRAM, AND ASSESSMENT AND DIRECTING AUDITOR OF EL DORADO COUNTY TO LEVY AND COLLECT ASSESSMENTS FOR FISCAL YEAR 2007-08 IN: AIRPARK LLAD #30, UNIT 6 LLAD #31, UNIT 7 LLAD #32, UNIT 8 LLAD #33, VIEWPOINTE LLAD #34, GOLDORADO LLAD #35, UNIT 11 LLAD #36, UNIT 12 LLAD#37, CAMERON WOODS 1-5 LLAD #38, BAR J 15A COUNTRY CLUB LLAD #39, BAR J15B MERRYCHASE LLAD #40, CREEKSIDE LLAD #41, EASTWOOD LLAD #42, DAVID WEST LLAD #43, CAMBRIDGE OAKS LLAD #44, NORTHVIEW LLAD #45, CAMERON VALLEY LLAD #46, CAMERON WOODS LLAD #47, and SILVER SPRINGS #48.**

Action: Approve. Board Polled Ayes – **AC, KC, DG, DJ, VC**

6. **ENGAGEMENT LETTER FROM AUDITOR:** The Board reviewed the new contract for the fiscal year ending June 30, 2007.

Action: Approve GM to sign Contract with Michael T. Doody, CPA Ayes – **DG, DJ, KC, AC, VC**

7. **COMMUNITY CENTER UPDATE:** We are currently in negotiations with ProWest Construction Management. Development Services Department is reviewing the revised plans and have submitted comments – please see correspondences. Director Cater inquired about the recycled water issue. Directors Coze and Clarke responded that legal counsel is handling the situation and any update would be provided by him—perhaps later on in the meeting when legal counsel is present, or staff is to receive update from counsel and provide to Directors.
Action: Receive and file.

8. **PLANNING MATTERS:**

- A. **P 87-0118 R & PD 06-0026-WALGREENS- SMITH & GABBERT, INC., MICHAEL & KRISTIN WADDEN, RICHARD & SHIRLEY MARSHALL (Robert Laurie/Tait & Associates Inc.):** A planned development (revision to Z 88-0031) for the construction of a 14, 820 square foot Walgreens Store and a parcel merge of Assessor's Parcel Numbers 083-453-16, -15, -06, -07. The property, identified by Assessor's Parcel Numbers 083-453-01, -06, -07, -08, -15, -16, consists of 2.37 acres, and is located on the north side of Cameron Park Drive west of the intersection with Palmer Drive, in the Cameron Park area.

CC&R Compliance Officer Michael Reese provided an update that the letter has been sent already in order to meet the deadline requested and that the next step for this project is the TAC Meeting scheduled for early July. He reported that there are no concerns.

Action: Receive and file.

- B. **Z 07-0018, PD 07-0013 & TM 07-1443--CA CAMERON PARK LP (Standard Pacific Homes/TSD Engineering):** A request to rezone property from RE-5 (Estate Residential Five-Acre) to R2-PD (Limited Multifamily Residential-Planned Development) and a planned development and tentative parcel map creating 107 residential lots and eight (8) open space/landscape lots ranging in size from 3,355 square feet to 17, 564 square feet in size. The proposed residential floor areas will range in size from 1,400 square feet to 2,000 square feet. The subdivision would be served by an internal road connection off Palmer Drive and sewer and water services by El Dorado Irrigation District. The property, identified by Assessor's Parcel Number 070-261-77, -79, -80, 81, consists of 20.09 acres, and is located on the northeast side of Palmer Drive approximately 0.05 miles west of the intersection with Kevin Street, in the Cameron Park area.

CC&R Compliance Officer Michael Reese provided an update that the letter has been sent already in order to meet the deadline requested and that the next step for this project is the TAC Meeting scheduled for early July. He reported the letter's contents as well.

Action: Receive and file.

- C. **DR 07-0003 S – HIGHLAND PROFESSIONAL CENTER (AM2PM Properties LLC/Michael Turner, Transland Development Group/Nadel Commercial Architects):** A design review to construct three single level commercial buildings totaling 18,000 square feet. The property, identified by Assessor's Parcel Number 083-182-04 and, consists of 1.72 acres, and is located on the south side of Cameron Park

Drive approximately 5.0 miles north of the intersection with State Highway 50, in the Cameron park area.

It was requested that the letter written in response to the above project, comment on the named location as perhaps being inaccurate (“5.0 miles”? And “north side”?).

Action: General Manager Tammy Mefford and CC&R Compliance Officer Michael Reese to review and respond by requested deadline to county referencing the location.
Ayes -- **KC, DJ, DG, AC** Abstain -- **VC**

9. **COMMITTEE REPORTS:** Items A - I

- A. CC&R – Standing Committee:**
Kenneth Cater and Valerie Coze, representatives; Dale Gerger, alternate
Director Cater updated the status of one violation: the Vonder Haar legal case is being pursued again, even to the point of legal status, with the Committee’s approval.
- B. PARKS AND RECREATION – Standing Committee:**
David Johnson and Alan Clarke, representatives; Valerie Coze, alternate
No meeting held.
- C. BUDGET AND FINANCE – Standing Committee:**
Dale Gerger and Valerie Coze, representatives; Alan Clarke, alternate
President Gerger provided verbal update: the budget may be ready to present to the Board for approval in July. LLADs were noted as a concern for the District. The new Budget will consist of more detail than ever before.
- D. FIRE AND EMERGENCY SERVICES – Standing Committee:**
Kenneth Cater and David Johnson, representatives; Dale Gerger, alternate
No meeting held.
- E. COMMUNITY CENTER ADHOC COMMITTEE – Standing Committee:**
Dave Johnson and Dale Gerger, representatives; Kenneth Cater, alternate
Director Johnson provided verbal update on the June 14th meeting with ProWest Construction. Further action of the Board will take place in Closed Session tonight.
- F. EL DORADO COUNTY REGIONAL PREHOSPITAL EMERGENCY SERVICES OPERATIONS AUTHORITY – A JOINT POWERS AUTHORITY-**
Kenneth Cater, representative; Dale Gerger, alternate
No report given from the meeting held June 5, 2007.
- G. CAMERON PARK FIRE SAFE COUNCIL – Non-CSD Committee:**
Dale Gerger, representative
Battalion Chief Mike Kaslin provided update: The CWPP has been completed. This allows CDF to be on the front line for grants. Four hundred seventy-two Weed Abatement letters went out this year. It was mentioned that more volunteers are needed.
- H. SUMMER SPECTACULAR – Non-CSD Committee:**
David Johnson and Alan Clarke, representatives
Director Clark provided update for the June 13th meeting: An early July meeting is going to be setup to discuss soliciting corporations and incorporating a business plan for the

2008 Event. Director Cater proposed having the Summer Spectacular 2008 Event as a separate item on the August 2007 Board Agenda to receive a report from the July meeting.

I. SOLID WASTE NEGOTIATION COMMITTEE – Non-CSD Committee:

Dale Gerger and Alan Clarke, representatives

Director Gerger provided verbal update from the meeting with El Dorado Disposal: numbers were not received until today from them. A more formal presentation will take place next Board Meeting.

MATTERS TO AND FROM DIRECTORS: Director Clarke asked Bob Biegler, legal counsel, for an update from the recycled water issue concerning the Community Center. Mr. Biegler provided that Bob Laurie, local attorney, has been meeting with EID's General Manager. The two issues that the District was leaning on for exclusion from the recycled water mandate were cost and safety. The safety issue has been excluded by the Recycled Water Report that has been provided. The last argument the District has, is that the mandate will be considered an unreasonable cost. At this point, the District is waiting to hear back from Mr. Laurie. Mr. Biegler answered Director Cater's question about this mandate holding up the project with a no; there is one issue ahead of the recycled water that is holding up the project—this issue may be resolved tonight.

President Gerger and Director Clarke will be out of town on July 18th so it was decided to move the July Board Meeting to July 25, 2007.

CLOSED SESSION: 8:20 pm the Board will adjourn to go into Closed Session to discuss the following items:

1. **PURSUANT TO GOVERNMENT CODE §54956.8:** The Board shall meet in closed session to review and approve the contract for the construction manager for the construction of the CPCSD Community Center.
2. **PURSUANT TO GOVERNMENT CODE §54956.9:** Closed session under California Government Code §54956.9, conference with legal counsel regarding potential litigation in two cases.

BOARD RECONVENED TO OPEN SESSION AT 10:15 PM AND REPORTED OUT OF

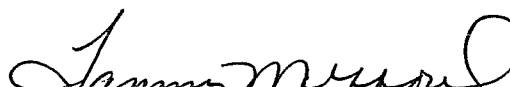
CLOSED SESSION: Item 1 was referred to legal counsel for action. No action taken on Item 2.

ADJOURNMENT: Meeting adjourned at 10:16 PM – **Approved.** Ayes –DG, DJ, KC, AC, VC

Attest:



President, Board of Directors



Secretary to the Board