

# Denair Community Services District

## Board Meeting



February 18, 2025

### I. Call to Order

Chairman McDonald called the regular meeting of the Denair Community Services District's Board of Director's to order at 6:00 p.m.

PRESENT: Directors McDonald, Edwards, Bradley, Macedo & Couchman  
General Manager Glenn Doerksen and Secretary Gomes

ABSENT:

ALSO, PRESENT: Mike Slater, Attorney w/Costanzo Law

### II. Public Comment

No public in attendance.

### III. Approval of the Regular Meeting Minutes

The Board unanimously approved the minutes from the Regular Meeting held on January 21, 2025, as prepared by Secretary Gomes. (Bradley & Edwards)

### IV. Old Business

A. The Board unanimously approved the Report of Funds as of February 18, 2025. (Bradley & Couchman)

- B. Resolution 2025-001: Approve the Amendments for the Job Description for the General Manger Position as discussed at the January 20, 2025 meeting.

On a motion made by Director Bradley and seconded by Director Couchman, the Board unanimously approved the Amendments for the Job Description for the General Manager.

- C. Resolution 2025-002: Approve an Employment Agreement between the District and Glenn Doerksen.

On a motion made by Director Couchman and seconded by Director Bradley, the Board unanimously approved the Employment Agreement between the District and Glenn Doerksen.

- D. Manager's Report

WATER LEVELS:

<u>Site:</u>	<u>Current:</u>	<u>Last Month:</u>
Well 7:	82.5'	83.4'
Well 8:	94.9'	96.2'
Well 9:	83.9'	84.9'
Well 10:	84.9'	85.8'

Average: 86.6'

CONSERVATION:

January 2025: -3.19%

DAMAGE/VANDELISM:

Nothing to report.

DEVELOPERS:

**Monte Vista Collections** (LGI Homes – CA, LLC) – Currently they are struggling to pass the BacT sampling. They've been doing a lot of flushing as they can't move on until they have two samples pass.

**Elmwood Estates** (Torre Reich) – Groundwork has been delayed due to weather.

**Hoffman Ranch** (Dan Dunkley) – The final plans should be approved by District Engineer soon and the Developer Agreement signed. Should begin groundwork in late April or early May.

**Sophie Estates** (FQC, Inc.) (formerly: Heans Martin Project/Kersey Rd.) – Nothing to report.

**Issaco Estates** (Solaria Technologies Sam David) (formerly Dean Wilson) – Marty, Inspector from Stanislaus County is still working with the Developer on the storm drain and easement on Santa Fe.

VAC-CON TRUCK:

Training completed on January 28, 2025. Thank you, Director Edwards, for attending.

WELL 7:

HOWK pulled the motor and replaced it with a 200-horsepower loaner.

LOVE Denair:

LOVE Denair will be leading a town “clean-up” on April 28<sup>th</sup>. They had originally asked to use the open lot near the Corp Yard for the dumpsters but they’ve rescinded that question as they will be using a local church instead.

VI. New Business

- A. The Board unanimously approved the bills to be paid as presented for February 18, 2025. (Edwards & Bradley)
- B. Resolution 2025-003: For the Denair Community Services District to Approve, Authorize, and Direct the Execution of a Joint Exercise of Powers Agreement Relating to the California Municipal Finance Authority

On a motion made by Director Couchman and seconded by Director Bradley the Board unanimously approved the signing of Resolution 2025-003: that will allow the Denair Community Services District to execute a Joint Exercise of Powers Agreement Relating to the California Municipal Finance Authority.

- C. Resolution 2025-004: For the Denair Community Services District to Authorize the Execution and Delivery of a Joint Community Facility Agreement in Connection with the Bond Opportunities for Land Development (BOLD) Program.

On a motion made by Director Bradely and seconded by Director Edwards the Board unanimously approved the signing of Resolution 2025-004: that allows the Denair Community Services District to Authorize the Execution and Delivery of a Joint Community Facility Agreement in Connection with the Bond Opportunities for Land Development (BOLD) Program.

- D. Approve and sign: Joint Exercise of Powers Agreement Relating to the California Municipal Finance Authority.

On a motion made by Director Couchman and seconded by Director Bradley, the Board unanimously approved the signing of the Joint Exercise of Powers Agreement Relating to the California Municipal Finance Authority.

E. Re-Organization of the Board

1. Nominate and elect Chairman

Director Bradely nominated current Chairman McDonald for reelection to the Board Chairman for the next year. The nomination was seconded by Director Edwards and unanimously agreed upon by the Board.

2. Nominate and elect Vice Chairman

Director Bradely nominated Director Couchman for the position of Vice Chairman for the next year. The nomination was seconded by Director Edwards and unanimously agreed upon by the Board.

VII. Other Business

VIII. Adjournment:

As there was no other business to discuss Chairman McDonald adjourned the Regular meeting at 6:36 p.m.

Next Regular Meeting – Tuesday March 18, 2025

Respectfully submitted,

Jennifer Gomes, Secretary to the Board of Directors  
Denair Community Services District

CC: Directors; General Manager; Attorney and Accountant.