

Denair Community
Service District

3850 N. Gratton Road
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April 19, 2022

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, Comfort, Edwards, Kuffel and Bradley
General Manager Odom and Secretary Gomes

ABSENT:

ALSO, PRESENT:

II. Public Comment – No public comment.

III. Approval of the Minutes

The Board unanimously approved the minutes from the Regular Meeting held on March 15, 2022, as prepared by Secretary Gomes. (Kuffel & Bradley)

IV. Old Business

A. The Board unanimously approved the Report of Funds as of April 19, 2022, as prepared by Secretary Gomes. (Edwards & Bradley)

B. Manager's Report

WTS/GSA/JPA:
Nothing to report.

WATER LEVELS:
Average static level for all four wells is 105'. That is 8' lower than last year.

CONSERVATION:

Water conservation for March 2022 was >1%.

DEVELOPERS:

Torre Reich (Story Road) – Nothing to report.

Lazares Dev. / Monte Vista Collection (Trevor Smith) –

Dunkley (Zeering & Riopel) – The process to be annexed into the District through LAFCO has started. It will more than likely take almost up to a year before it is approved and included in the District. It is being proposed that this development will allow a single-family home, an accessory dwelling unit (ADU), and possibly a junior accessory dwelling unit on each lot. Each building will have it's own address and require fire sprinklers within the home or ADU. Citizens who oppose this type of project can contact Stanislaus County to voice concern regarding the project.

Monte Vista Collection and the **Dunkley** project will likely share the cost of constructing a new well that is need in the District. They will be given credits through each building permit (per the advice of the district engineer) to cover the cost of the well.

Sequeira / Hanes Martin Project (Kersey Rd. Project) – Developer's Agreement is ready for pick up.

Isaaco Estates / Sam David (Dean Wilson) - Developer's agreement has been signed and project ready to begin.

NEW SERVICE TRUCK:

The new service truck is built. However, they key was stolen. Therefore, we are again waiting for a replacement.

DAMAGE/VANDELISM:

We've had two incidents of cars doing donuts/burn-outs in the parking lot. If it continues, we may suggest installing parking curbs.

COMMUNITY CENTER FLOOR REPLACEMENT:

Based on the information provided by the Denair Lion's Club, that they will contribute \$39,000 towards replacing the Community Center flooring with concrete, the Board will take action at the next meeting following recommendation from the District Auditor regarding the use of "Center" funds.

V. New Business

A. Review and Action to approve or deny the addition of the following holidays;

1. Cesar Chavez Day (March 31st), a Federal Holiday that commemorates the birth and legacy of the civil rights and labor movement activist Cesar Chavez;

2. Juneteenth (June 19th), a Federal Holiday that commemorates the emancipation of enslaved African-Americans.

to the Personnel Policies and Handbook.

On a motion made by Director Edwards and seconded by Vice Chairman Kuffel, the Board unanimously denied the addition of Cesar Chavez Day and Juneteenth to the Districts Personnel Policies and Handbook.

VI. Approval of the Bills

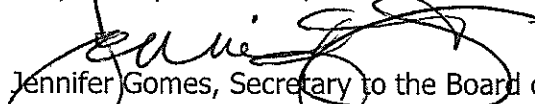
The Board unanimously approved the bills to be paid as presented for April 2022.
(Bradley & Comfort)

VII. Other Business

VIII. Adjournment - Next Meeting Tuesday May 21, 2022

As there was no other business to discuss Chairman McDonald adjourned the Regular Meeting at 6:43 p.m.

Respectfully submitted,


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

CC: Directors; General Manager; Attorney and Accountant.