

**NOTICE IS HEREBY GIVEN THAT A REGULAR MEETING OF THE
MCKINLEYVILLE COMMUNITY SERVICES DISTRICT BOARD OF DIRECTORS
WILL BE HELD AT:**

**Azalea Hall
1620 Pickett Road
McKinleyville, California**

**Wednesday, September 15, 2010
7:00 P.M.**

AGENDA

A. CALL TO ORDER

ROLL CALL

PLEDGE OF ALLEGIANCE

ADDITIONS TO AGENDA

Items may be added to the Agenda in accordance with Section 54954.2(b)(2) of the Government Code (Brown Act), upon a determination by two-thirds vote of the members of the legislative body present at the time of the meeting, or, if less than two-thirds of the members are present, a unanimous vote of those members present, that there is a need to take immediate action and that the need for action came to the attention of the McKinleyville Community Services District after the Agenda was posted.

B. APPROVAL OF THE AGENDA

C. PUBLIC HEARINGS

These are items of a Quasi-Judicial or Legislative nature. Public comments relevant to these proceedings are invited.

C.1 Consider Central Avenue Open Space Zone reformation **P. 4**

C.2 Consider adopting resolution authorizing collection of **P. 14**
Measure B Assessments for Fiscal Year 2011

D. CONSENT CALENDAR

Consent Calendar items are expected to be routine and non-controversial, to be acted upon by the Board of Directors at one time without discussion. If any Board member, staff member, or interested person requests that an item be removed from the Consent Calendar, it shall be removed so that it may be acted upon separately.

D.1 Consider approval of minutes of the Board of Directors' Regular
Meeting of August 18, 2010 **P. 27**

D.2 Consider approval of August 2010 Treasurer's Report **P. 32**

D.3 DCV Violations for September **P. 45**

E. CONTINUED AND NEW BUSINESS

E.1 Present "Community Builder Award" to CalWORKs Program Department **P. 46**

E.2 Information regarding expenditure related to the 2008 AlgaRhythms project for laboratory testing of algae at the Waste Water Management Facility **P. 49**

E.3 Consider Fischer Ranch Request for Lease Proposals and Draft Lease Agreement **P. 63**

E.4 Consider revised Board Policy Manual **P. 90**

E.5 Information and comparison of current District water and sewer capacity fee rates for new connections **P. 103**

E.6 Consider approval of September 2010 Newsletter and Recreation Activity Guide **P. 105**

E.7 Consider Resolution authorizing submission of financing application-Ramey Pump Station Upgrade **P. 107**

F. REPORTS

No specific action is required on these items, but the Board may discuss any particular item as required.

F.1. ACTIVE COMMITTEE REPORTS

- a. Recreation Advisory Committee (Couch/Mayo (alternate))
- b. Area Fund (John Kulstad)
- c. Redwood Region Economic Development Commission ((Edwards, Wennerholm (alternate))
- d. McKinleyville Senior Center (Wennerholm)
- e. Audit (Corbett, Edwards)
- f. Water Task Force ((Mayo, Corbett (alternate))
- g. AdHoc No Drugs & Toxics Down the Drain (Mayo)
- h. AdHoc Committee-review goals, objectives and mission statement (Edwards, Corbett)
- i. AdHoc Financial Reserve Committee (Edwards, Corbett)

F.2. STAFF REPORTS

- a. Support Services Department (Steve Edmiston) **P. 112**
- b. Operations Department (Greg Orsini) **P. 113**
- c. Parks and Recreation Department (Jason Sehon) **P. 116**
- d. General Manager (Norman Shopay) **P. 118**

F.3. BOARD PRESIDENT'S REPORT

F.4. BOARD MEMBERS' COMMENTS, ANNOUNCEMENTS, REPORTS

G. PUBLIC COMMENT AND WRITTEN COMMUNICATIONS

*Any person may address the Board at this time upon any subject not identified on this Agenda but within the jurisdiction of the McKinleyville Community Services District; however, any matter that requires action will be referred to staff for a report of action at a subsequent Committee or Board meeting. As to matters on the Agenda, an opportunity will be given to address the Board when the matter is considered. **Comments are limited to 3 minutes.** Letters should be used for complex issues.*

H. CLOSED SESSION DISCUSSION

At any time during the regular session, the Board may adjourn to closed session to consider existing or anticipated litigation, liability claims, real property negotiations, license and permit determinations, threats to security, public employee appointments, personnel matters, evaluations and discipline, labor negotiations, or to discuss with legal counsel matters within the attorney-client privilege.

NO CLOSED SESSION SCHEDULED

I. ADJOURNMENT

Posted 5:00 pm on Friday, September 10, 2010