

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

**McKinleyville Community Services District
Conference Room
1656 Sutter Road
McKinleyville, California**

**Tuesday, September 13th, 2011
5:00 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.

NO PUBLIC HEARING SCHEDULED

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.

NO CONSENT ITEMS SCHEDULED

E. CONTINUED AND NEW BUSINESS

- E.1 Consider Acquisition of all or a portion of Real Property Parcel located at/near the junction of School Road and Washington Avenue, McKinleyville (APN 508-242-008).

F. REPORTS

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

NO REPORT ITEMS SCHEDULED

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.*

This special meeting will provide an opportunity for members of the public to directly address the legislative body concerning any item that has been described in the notice for the meeting before or during consideration of that item.

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.

H.1 CONFERENCE WITH LEGAL COUNSEL – ANTICIPATED LITIGATION

Initiation of litigation pursuant to subdivision (c) of Section 54956.9: (Number of Cases = One (1)).

H.2 CONFERENCE WITH REAL PROPERTY NEGOTIATORS -

(Per Government Code Section 54956.8) Property: 1700 Washington Avenue, McKinleyville, California. Under Negotiation: Purchase of the above-referenced property. MCSD negotiators: Norman Shopay, General Manager; Jason Sehon, Parks and Recreation Director, Russell Gans, District legal counsel. Parties with whom MCSD may negotiate: Dena McCullough, Superintendent, McKinleyville Union School District (MUSD), MUSD Board of Trustees, Stephen L. Hatsell, General Counsel. Instructions to negotiators include both price and terms of payment.

I. ADJOURNMENT

Posted 5:00 pm on Friday, September 9th, 2011

McKinleyville Community Services District

BOARD OF DIRECTORS

September 13, 2011

TYPE OF ITEM: **NONE**

ITEM: E.1 **Consider Acquisition of all or a portion of Real Property Parcel located at/near the junction of School Road and Washington Avenue, McKinleyville (APN 508-242-008).**

PRESENTED BY: **Jason Sehon, Parks & Recreation Director**

TYPE OF ACTION: **None**

Recommendation :

Staff recommends the Board Meet in closed session to continue discussion regarding status of negotiations related to price and terms and obtain direction from the Board.

Discussion:

Staff has met with representatives from the MUSD to inquire about the potential acquisition of the Washington/School Road property. The entire parcel is 10.3 acres, of which District staff has applied for grant funding, which is pending approval.

Alternatives:

Staff's analysis includes the following potential alternative:

- Take no action

Fiscal Analysis:

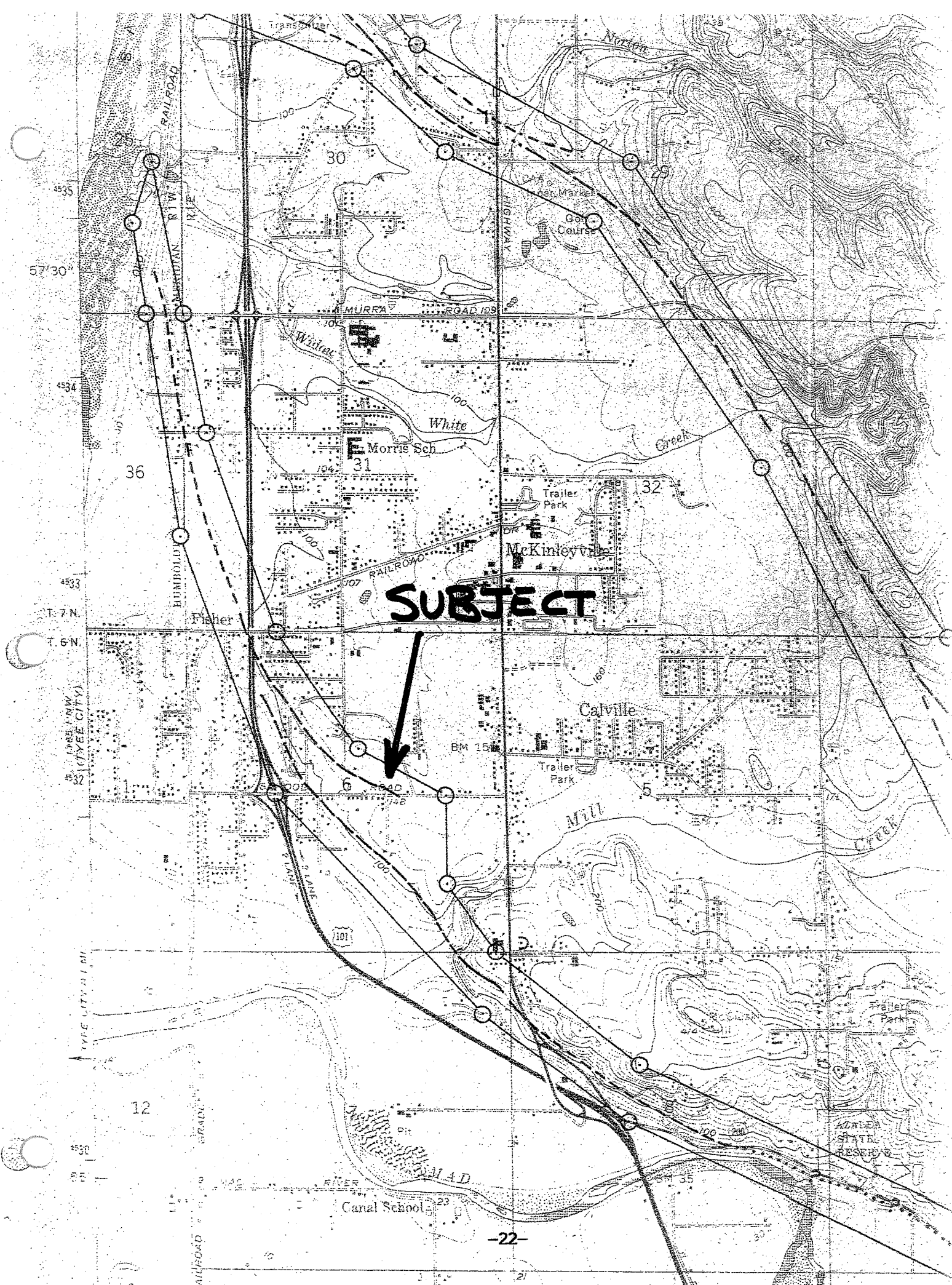
N/A

Environmental Requirements:

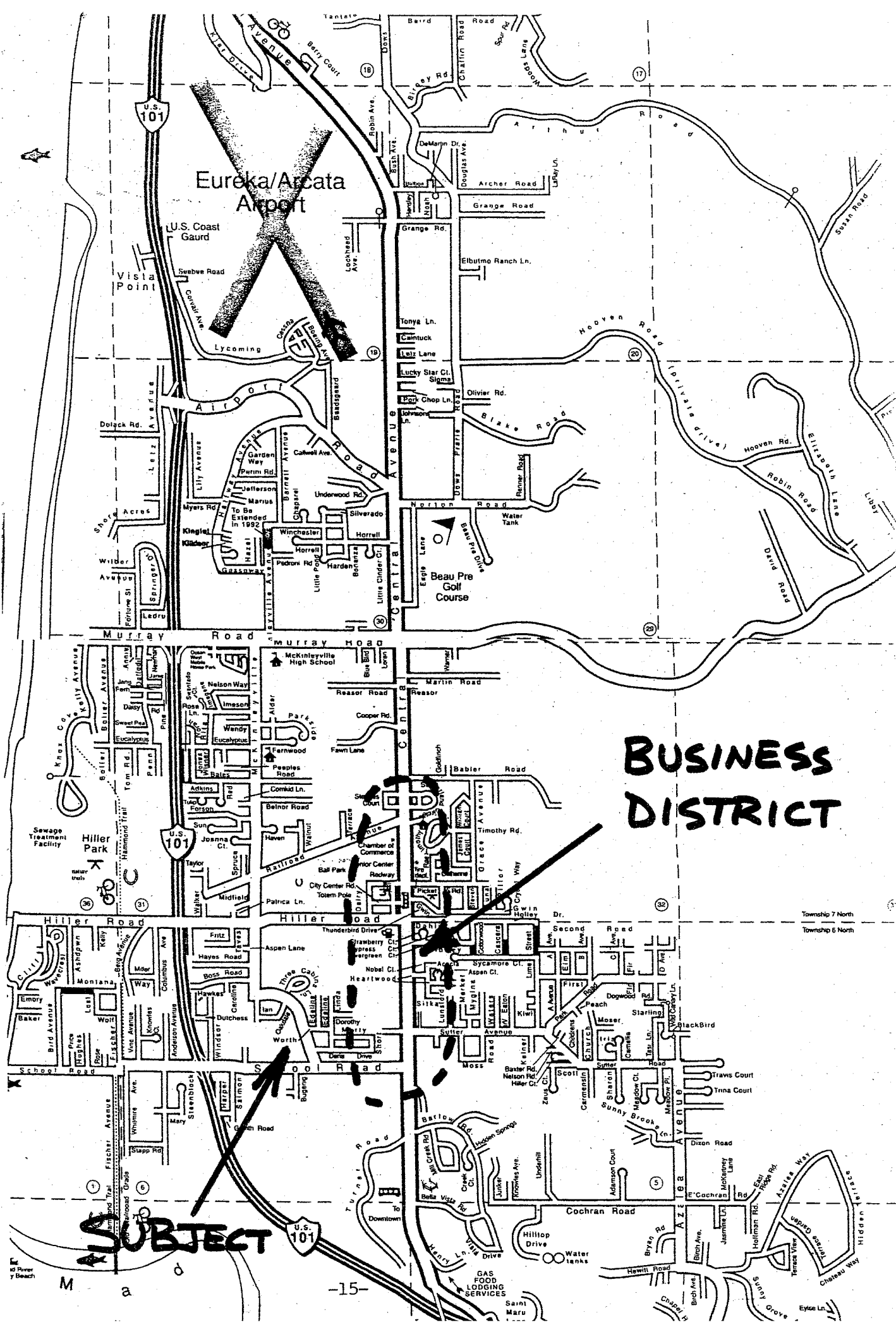
Unknown at this time

Exhibits/Attachments:

- Parcel Map



SUBJECT

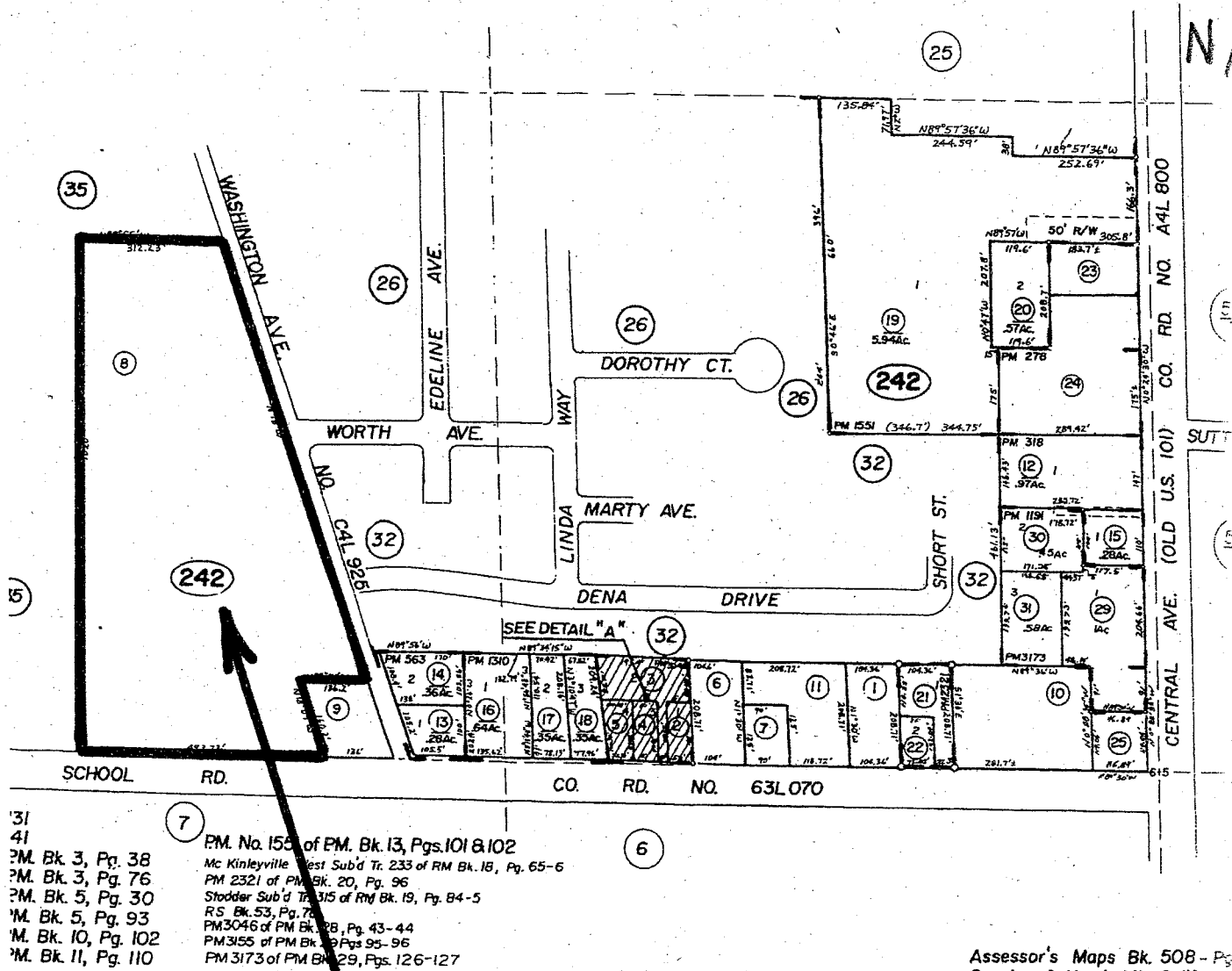


Eureka/Arcata
Airport

U.S. Coast
Guard

**BUSINESS
DISTRICT**

SUBJECT



SUBJECT

