

**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, March 16, 2011
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 Protest Hearing for Reformation of the Measure B
Assessment District**

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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 February 16, 2011**

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D.2 Consider approval of February 2011 Treasurer's Report

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D.3 DCV Violations this month. **Pg. 116**

D.4 Main Line Extension Agreement Visser Imeson Subdivision.
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E. CONTINUED AND NEW BUSINESS

E.1 Discussion related to consideration of MCSD forming Area Planning Commission or otherwise facilitating McKinleyville area resident's participation during exercise of planning powers by the County of Humboldt, and request to form an MCSD ad-hoc committee reporting to the MCSD Board of Directors **Pg. 120**

E.2 Consider preparation of letter from the MCSD Board of Directors to Humboldt County Board of Supervisors requesting that the County consider establishing a Citizen Advisory Committee (CAC) related to formal participation in the general plan update. (Director Wennerholm) **Pg. 123**

E.3 Consider approval of proposed MCSD / Humboldt County Library Lease Agreement **Pg. 125**

E.4 Consider approval of proposed Hiller Sports Complex youth sports organizations Facility Use Agreement Contracts **Pg. 132**

E.5 Review first preliminary "draft" Parks & Recreation Fiscal Year 2011/2012 budget **Pg. 140**

E.6. Discussion of the financial aspects of the Streetlights conditions and what we may be expecting regarding the pending inspection results and need to borrow funds from Parks & General Fund account, to replace utility poles. **Pg. 144**

E.7 Continued business item: Status report regarding negotiations for acquisition of Real Property Parcel located at 1414 Fischer Road, McKinleyville, California, and following related items:
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(a) Summary report on MCSD efforts to pursue purchase of subject real property parcel following Board action to seek purchase on or about February 17, 2010;

(b) Persons appointed to serve as the McKinleyville Community Services District's negotiator(s) following Board action on or about February 17, 2010: Norman Shopay, General Manager; Steve Edmiston, Finance Director; Greg Orsini, Operations Director; Jason Sehon, Parks and Recreation Director, Russell Gans and/or Paul Brisso, District legal counsel;

- (c) Persons with whom MCSD's appointed negotiator(s) may negotiate pursuant to Board action on or about February 17, 2010: Fernando Lourenco and Jorge Lourenco; and
- (d) MCSD negotiators request for further instruction regarding price and payment terms in closed session pursuant to Agenda Item H.1., below.

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 ((Wennerholm/Edwards (alternate))
- d. McKinleyville Senior Center (Wennerholm) **Pg. 147**
- e. Audit (Corbett, Edwards)
- f. Water Task Force ((Mayo, Corbett (alternate))
- g. AdHoc No Drugs & Toxics Down the Drain (Mayo)
- h. Humboldt County Advisory (Edwards/Mayo/Alternate-Corbett)

F.2. STAFF REPORTS

- a. Support Services Department (Steve Edmiston) **Pg.149**
- b. Operations Department (Greg Orsini) **Pg.153**
- c. Parks and Recreation Department (Jason Sehon) **Pg.155**
- d. General Manager (Norman Shopay) **Pg.158**

F.3. 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.

H.1 CONFERENCE WITH REAL PROPERTY NEGOTIATORS -
(Per Government Code Section 54956.8) Property: 1414 Fischer Road.
Under Negotiation: Purchase of the above-referenced property. MCSD
negotiators: Norman Shopay, General Manager; Steve Edmiston, Finance
Director; Greg Orsini, Operations Director; Jason Sehon, Parks and
Recreation Director, Russell Gans, District legal counsel. Parties with whom
MCSD may negotiate: Fernando Lourenco, Jorge Lourenco. Instructions to
negotiators include both price and terms of payment.

I. ADJOURNMENT

Posted 5:00 pm on Friday March 11, 2011