



**BEAUMONT-CHERRY VALLEY WATER DISTRICT
560 Magnolia Avenue, Beaumont, CA 92223**

**MINUTES OF REGULAR MEETING – ENGINEERING WORKSHOP
OF THE BOARD OF DIRECTORS
Thursday, July 23, 2020 at 6:00 p.m.**

***Meeting held via teleconference pursuant to
California Government Code Section 54950 et. seq. and
California Governor's Executive Orders N-29-20 and N-33-20***

Call to Order: President Covington

President Covington began the meeting at 6:01 p.m.

Pledge of Allegiance was led by President Covington.

Invocation was given by Director Ramirez.

Announcement of Teleconference Participation

Director of Finance and Administration Yolanda Rodriguez clarified that this meeting is conducted via teleconference pursuant to California Government Code Section 54953, and under Executive Order N-29-20 and N-33-20 of the Governor of California.

The teleconference capabilities of this meeting have been identified in the Notice and Agenda for this meeting, pursuant to the Brown Act and the Governor's Executive Order. Under the Governor's Executive Order and the Gathering Guidelines of the California Department of Health due to the danger of COVID-19, the teleconference locations are not publicly accessible. The public's right to comment and participate in the meeting is being assured via teleconference capabilities.

The Beaumont-Cherry Valley Water District (BCVWD) will use sound discretion and make reasonable efforts to adhere as closely as reasonably possible to the provisions of the Brown Act, and other applicable local laws regulating the conduct of public meetings, in order to maximize transparency and provide the public access to meetings.

Roll Call:

Directors present:	Covington, Hoffman, Ramirez, Slawson, Williams
Directors absent:	None.
Staff present:	General Manager Dan Jagers Director of Finance and Administration and Recording Secretary Yolanda Rodriguez Senior Engineer Mark Swanson Assistant Director of Operations James Bean

	Administrative Assistant Erica Gonzales
Legal Counsel	James Markman

Members of the public who registered their attendance: General Manager Lance Eckhart of the San Gorgonio Pass Water Agency.

Director of Finance and Administration Yolanda Rodriguez verified that all members of the Board of Directors have indicated that they are able to hear the other directors clearly on the teleconference. No directors expressed any reason to believe, based on voice recognition or otherwise, that those persons representing themselves to be directors are not truly so.

Public Comment:

Mr. Lance Eckhart, the new General Manager of the San Gorgonio Pass Water Agency advised that he is looking forward to working with the District on long term supply.

- 1. Adjustments to the Agenda: None.**
- 2. Resolution 2020-16: Authorizing the General Manager to Submit an Application to the Bureau of Reclamation for a WaterSMART: Water and Energy Efficiency Grant**

Director of Finance and Administration and Recording Secretary Yolanda Rodriguez gave background on the grant application in 2019 and award of \$1.5 million for the Automatic Meter Reading / Advanced Metering Infrastructure (AMR / AMI) project. The Bureau of Reclamation has released additional WaterSMART funding and the District is eligible to apply.

As part of the application, Rodriguez explained, the Board must formally indicate support and sign the application. Like the previously received grant, this is a 50 percent matching cost share, she noted in response to President Covington.

President Covington invited public comment. There was none.

The Board adopted Resolution 2020-16 authorizing the General Manager to submit an Application to the Bureau of Reclamation (BOR) for a WaterSMART: Water and Energy Efficiency Grant (WEEG) by the following roll call vote:

MOVED: Ramirez	SECONDED: Williams	APPROVED 5-0
AYES:	Covington, Hoffman, Ramirez, Slawson, Williams	
NOES:	None.	
ABSTAIN:	None.	
ABSENT:	None.	

- 3. San Gorgonio Pass Water Agency (SGPWA) and Sites Project Authority Phase 2 Participation Agreement and Associated Costs**

General Manager Jagers advised that this is continued discussion from the last Board meeting. He said he had a teleconference meeting with Mr. Eckhart regarding

the SGPWA's participation moving forward. All recognize that the area needs additional water supplies, Jagers noted, and that this is a good project to help provide that supply. He said that Mr. Eckhart was in agreement that this is a good opportunity. Mr. Jagers indicated he has ideas regarding funding and recommended moving forward with Phase 2, which lasts until the end of 2021 and will cost BCVWD \$400,000 by the end of the period.

Jagers pointed out that this is the best dry year yield project available, it has wide support, and a good opportunity to move forward. He noted the discussion regarding the ultimate level of participation and said he had heard Mr. Jeff Davis state that the project, even at a reduced hydraulic capacity of about 1.5 million acre-feet (AF) will still have a yield of 240,000 AF per year.

Mr. Jagers acknowledged concerns about redistribution of costs if other entities bow out. He pointed out that funds have been collected from developers via impact fees and there is a level of certainty to the project even as funding mechanisms are worked out. The Board was curious if the SGPWA decided to bow out, the District would not have a vehicle to move forward without the Agency's representation. Mr. Jagers said he discussed this with Mr. Eckhart and received the impression that he did not see the SGPWA backing out.

President Covington invited public comment. Mr. Eckhart noted the importance of collaboration as a region. He noted his experience and the collective mission and necessity of securing long term supply and called the Sites project a generational opportunity. He acknowledged there are a lot of unknowns, but recommended strongly staying in the process.

Director Ramirez welcomed Mr. Eckhart and said he looks forward to working together. Director Slawson indicated that he has been in favor of the project since the beginning and welcomed Mr. Eckhart.

President Covington pointed to the concern regarding the District's investment should the SGPWA choose not to continue. Mr. Jagers acknowledged the Board's concern and said he expects to know by the end of Phase 2 whether the agencies are all in or all out. He noted that the Board may include a caveat in the agreement that should the SGPWA opt out, the District would still like to have representation in the project if desired and at the District's cost.

President Covington pointed out that the District's investment is also a concern of District legal counsel. He noted concern that participation is only one successful vote at the SGPWA away from being pushed aside with the almost \$1 million investment on the table and no recourse or decision input from BCVWD. He suggested some level of protection for BCVWD.

Mr. Jagers said he would propose some verbiage for the agreement, and explained that BCVWD cannot represent itself; it must be represented by a State Water Contractor. He said he would continue to work with Mr. Eckhart on that item and bring back a final proposal at the first meeting in August.

President Covington said he understands that there are things out of the control of the SGPWA and his concern is more for protection at a local level and requested language for the agreement. Mr. Jagers acknowledged and said he would consult legal counsel.

Board consensus was to continue the item to the August 12 Board meeting.

4. Beaumont Master Drainage Plan Line 16 Project Cooperative Agreement Update

Senior Engineer Mark Swanson explained the redline co-op agreement received from Riverside County Flood Control and Water Conservation District (Flood Control). He noted changes in definitions based on maintenance items and payment timelines and explained the facilities.

The Board had authorized the District to proceed with design. Construction costs of \$6.8 million plus contingency have been updated and the costs will be invoiced at points of construction completion Swanson noted. The agreement also notes that if the \$1.2 million grant does not happen, the agencies share the cost, Swanson noted.

Staff will further examine the agreement and will obtain legal counsel review, Swanson added.

General Manager Jagers said he believes the grant has already been awarded and indicated concern with the agreement's treatment of the shared cost if the grant funds are not distributed.

President Covington invited public comment. There was none.

President Covington asked Mr. Swanson about the increase in project costs from \$6.5 million to \$6.8 million. Flood Control added 5 percent to the Engineer's cost estimate when the road elevation was in discussion, Swanson explained.

Covington referenced the proposed agreement and detailed several concerns including a contract provision that prohibits BCVWD comment on change orders, a requirement for BCVWD to provide "local funds" to complete the project if necessary, and a clause indicating that in the event that project costs exceed the actual construction costs, then Flood Control would invoice BCVWD for the difference. Mr. Swanson said he will follow up on concerns.

Covington indicated his main concern is project overruns and pointed out that the costs have continued to creep up. He recognized the amount of work that has gone into the agreement. Directors Ramirez, Slawson and Williams concurred in appreciation of the work done.

Director Hoffman pointed out that the total project cost is \$7,720,000 when including the grant funding, and that Flood Control is the agency determining the project costs while BCVWD has not seen anything showing how those costs were based. Mr. Swanson recalled engineer's cost estimates being revised as design progressed and noted that as the project goes out to bid it will be determined if the estimates were accurate. Mr. Jagers reviewed sections M and N in the agreement detailing the shared costs and indicated the District's share should be on the order of \$2.79 million. Both agreed there needs to be more clarity in the sections, Covington concurred.

President Covington reminded that last year, the Board authorized \$50,000 for this project and asked if the \$38,000 for plans and specifications was part of that authorization; Mr. Swanson confirmed it was and explained the payment schedule.

Covington asked about the deadline for project completion as required by the grant; Mr. Swanson detailed the schedule and said he expected another round of discussion on the agreement. Mr. Jagers noted the goal was an end-of-September or early October date to go out to bid.

5. Potential Provision of Water Service and Annexation for a Proposed Multi-Family Residential Development Project – Xenia Avenue, south of 8th Street and north of 6th Street in the City of Beaumont (Riverside County Assessor’s Parcel Nos. 419-160-055, -024 and 419-170-016, -017, -018, -022 & -027)

Mr. Jagers reminded the Board that this is significant demand, but it is mostly indoor multi-family demand, with 2.46 AF outdoor demand, and there is a chance to recycle a component of the 65.2 AF of the demand.

Senior Engineer Mark Swanson reported that the project required substantial research. Although the property is in the middle of the city, it is not within the District’s boundaries, he noted. The proposal is for approximately 194 multi-family residential apartments on a 10.9-acre area, he explained.

The project will require annexation, Swanson advised: One parcel and a portion of another had been annexed into the District, followed by a couple of annexation submissions a few years later that subsequently expired without completion.

The applicant’s engineer has submitted some system demands and staff compared the numbers with regional planning data and determined that the density is relatively similar to how these parcels were envisioned, Swanson said. Irrigated area totals only about 1.1 acres, he noted, but the domestic water demand would be about 65.2 AF per year for a total of 104.09 EDUs.

Swanson described the existing infrastructure in Xenia Avenue and 8th Street and indicated that staff would work with the project engineer.

President Covington invited public comment. The applicant, Mr. Paul Onufer with Beaumont Land Partners indicated he was present on the call to answer any questions.

Director Ramirez indicated if the District is able, then water should be supplied and said if staff has any concerns, the Board should hear them.

Director Slawson asked for clarification if the project is in compliance with the city’s general plan. Mr. Swanson said that in the District’s Urban Water Management Plan it was identified as a multi-family project and that the UWMP typically follows the city’s general plan.

6. Request for “Will Serve Letter” for Riverside County Assessor’s Parcel No. (APN) 402-110-003 located on Jonathan Avenue north of High Street and south of Dutton Street

Senior Engineer Mark Swanson described the property layout (flag lot) and plans for a 2,790 square foot home. Currently, there is an existing pipeline in the front of the property, and in the rear of the property is another water line. In the District’s master plan, the Jonathan Avenue line is slated for future upsizing with the line at the rear

ultimately abandoned, Swanson noted. The applicant would be required to take service off Jonathan to avoid having meters in backyards or having to relocate a meter in the future, Swanson said.

One single family unit represents a minimal impact to the water system, Swanson noted. The applicant would be required to pay all applicable fees and non-tract installation charge.

President Covington invited public comment. There was none.

The Board approved the application for water service "Will Serve Letter" for the property located at Riverside County Assessor's Parcel No. (APN) 402-110-003 within the community of Cherry Valley, subject to payment of all fees to the District and securing all approvals from the County of Riverside by the following roll call vote:

MOVED: Slawson	SECONDED: Williams	APPROVED 5-0
AYES:	Covington, Hoffman, Ramirez, Slawson, Williams	
NOES:	None.	
ABSTAIN:	None.	
ABSENT:	None.	

7. Report of the Ad Hoc Communications Committee: Review of Public Relations Budget and Draft Welcome Packet

Director of Finance and Administrative Services and Recording Secretary Yolanda Rodriguez explained that BCVWD uses the services of CV Strategies, a public relations consultant, who has helped the District with several outreach activities. She reminded that President Covington established the Ad Hoc Communications Committee on September 26, 2019 for the purpose of guiding staff in prioritizing the goals of the District related to outreach.

Rodriguez shared an update on the activities of the Committee and the accomplishments of CV Strategies. The 2020 budget for CV Strategies was a not-to-exceed \$100,000 but the activities related to the COVID-19 pandemic were not anticipated and has impacted the budget.

Rodriguez detailed the activities still in the plan: stormwater capture outreach, crisis communication plan, welcome packet, and capacity charges action. As of July 13, total expenditures have been \$77,745, she reported.

Mr. Jagers added that alternate Committee member Hoffman pointed out some concerns with items in the welcome package, including the current waiver of credit card processing fees due to COVID-19. Jagers also pointed out that significant budget expenditures were related to finalizing the rate study activities and communicating with the public including the Town Hall meeting. He said the Ad Hoc Committee has been cost effective and has added valuable input.

President Covington asked if the \$22,255 remaining in the budget will suffice to the end of the year. Ms. Rodriguez explained that some activities have been re-prioritized such as responses on social media. She indicated that if there are unforeseen expenses such as related to COVID-19, the Committee may have to come back to the

Board, but CV Strategies is aware the goal of staff is to stick to the budget but the Board may give further direction.

President Covington invited public comment. There was none.

8. Update: Status of Local Emergency regarding the Impact of the Respiratory Illness Pandemic COVID-19 pursuant to Resolution 2020-07

General Manager Jagers acknowledged the challenges being faced by all businesses. He noted a surge in COVID-19 cases and said it is still important to provide services to the ratepayers at the best of ability while protecting District staff.

Jagers advised that field staff members have been sent home due to potential exposure, but the District has had no positive cases either as primary or secondary point of contact. Social distancing is being practiced and masks are worn if in proximity. Close proximity is being limited to 15 minutes when possible, he noted.

Observations so far, Jagers advised, is that measures have been successful, and staff is not transmitting the virus via activities or training. He noted a case of another nearby water agency and stated the importance of remaining vigilant. He recommended continuing with the current course and said the District has begun stocking up on Personal Protective Equipment (PPE) for a point when it is comfortable to open.

Jagers also pointed out there has been lack of ability to get timely tests and results available. Test results are usually a couple of weeks out, he noted. Testing rates in Riverside County have also dropped from 6,000 to 7,000 per day to 4,000, Jagers noted. He recommended remaining with the District's current course.

9. Legislative Update

President Covington acknowledged the Legislative Update. There were no questions.

10. General Manager's Report

General Manager Jagers updated the Board on the declared emergency on Well 24 repairs. The new motor arrived, and modifications have been finalized. He said he anticipated the cost of repairs to total approximately \$37,000. When the weather cools, the new motor will be swapped in, Jagers said.

The survey for the fencing at the Noble Creek Recharge Facility has been finished and final alignment has been discussed, Jagers reported. Staff is working to get the construction staking done and commencing construction next week.

Mr. Jagers reminded that the filing deadline for the two Board positions up for election is August 7.

11. Topics for Future Meetings:

None added.

12. Announcements


All the following meetings will be held via teleconference unless otherwise indicated. President Covington read the following announcements:

- Personnel Committee Meeting: Monday, July 27, 2020 at 5:30 p.m.
- Beaumont Basin Watermaster Committee Meeting: Wednesday, Aug. 5, 2020 at 10 a.m.
- Finance and Audit Committee Meeting: Thursday, August 6, 2020 at 3:00 p.m.
- Regular Board Meeting: Wednesday, August 12 2020 at 6:00 p.m.
- Engineering Workshop: Thursday, August 27, 2020 at 6:00 p.m.
- Collaborative Agencies Committee Meeting: Wednesday, September 2, 2020 at 5:00 p.m. (*teleconference pending*)
- District offices will be closed on Monday, September 7, 2020 in observance of Labor Day

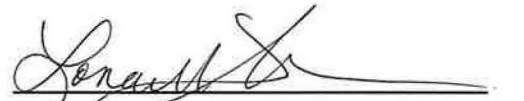
13. Adjournment

President Covington adjourned the meeting at 7:54 p.m.

ATTEST:



Director John Covington, President
to the Board of Directors of the
Beaumont-Cherry Valley Water District



Director Lona Williams, Secretary
to the Board of Directors of the
Beaumont-Cherry Valley Water District