PAJARO VALLEY WATER MANAGEMENT AGENCY
36 BRENNAN STREET • WATSONVILLE, CA 95076
TEL: (831) 722-9292 • FAX: (831) 722-3139
email: info@pvwater.org • https://www.pvwater.org

Board of Directors Meeting
October 19, 2022, 6:00 p.m.

Teleconference

BOARD MEETING MINUTES

1. **Call to Order:** The Regular Board Meeting of Pajaro Valley Water Management Agency was called to order at 6:06 p.m.by Chair Newell, via teleconference

2. **Roll call of the PV WATER Directors:**

Board Members Present:	Newell, Rider, Culbertson (7:30 p.m.), Zamora, Bannister, Broz, Sanchez
Board Members Absent:	None
Staff Members Present:	Brian Lockwood, General Manager (GM) Laura R. Taay, Board Secretary Marcus Mendiola, Water Conservation and Outreach Specialist (WCOS) Nancy Trevino, Interim Admin/Finance Manager (IAFM)
Others Present:	Tony Condotti, Agency Counsel (AC) Victoria Thompson, Associate Agency Counsel (AAC) Closed session. Craig Hill, Consultant, NHA Advisors, LLC Rosemarie Imazio, Public Tom Rider, Public

3. **Pledge of Allegiance**

4. **Closed Session 1 Item:**
   a. **Conference with Real Property Negotiators – (Cal. Gov't Code §54954.5 & 54956.8)**
   Property APN's and Owners: College Lake
   1) 051-101-19 & 18, De Sieyes Brothers LLC;
   2) 051-101-20 & 15, Taurino Gomez and Maria Gomez, Husband and Wife;
   3) 051-101-13 & 22, Taurino Gomez and Maria Gomez, Husband and Wife;
   4) 051-101-11, 24, Janet B. Banovac, Trustee of the Janet Braycovich Banovac Separate Property Trust;
   5) 051-101-50, Diffenbaugh Family Farms LLC;
   6) 051-441-12, Jessie Maragoni, Trustee of the Maragoni Surviving Spouse "A" Trust;
   7) 051-441-27 & 28, The Roman Catholic Bishop of Monterey, California, A Corporation;
   8) 051-651-05 & 01, F. Allen Harryman and Janice C. Harryman, as successor co-trustees of the Janet Imwalle Trust dated February 10, 1994, subject to exception from Preliminary Title Report

Pipeline:

1) 018-341-25, Harvest Drive Properties, LLC
2) 051-221-02, Jorge Olivarez and Maria C. Olivarez, Husband and wife as Community Property with Right of Survivorship
3) 051-221-26, Ag Land, Inc., A California Corporation
4) 051-221-30, Ag Land, Inc., A California Corporation
5) 051-221-32, Coast Cooling, Inc., A California Corporation
6) 051-221-33, Taurino Gomez and Maria Gomez, Husband and Wife, as Joint Tenants
7) 051-221-34, Del Mar Farms, A California General Partnership
8) 051-741-01, V. R. Walker Co., An Illinois Corporation
9) 051-741-03, Shikuma Properties, LLC
10) 051-741-05, Richard J. Peixoto, A Married Man, as His Sole and Separate Property
11) 051-741-06, Brian F. Maridon, As Trustee of the Brian F. Maridon Trust Dated April 1994 As To An undivided 66.97% Interest and Russel J. Maridon and Stephanie Maridon, As Trustees for the Russel and Stephanie Maridon Family Trust Dated April 1994 As To An Undivided 33.03% Interest
12) 051-741-07, Randolph K. Repass and Sally-Christine Rodgers 1996 Revocable Trust Dated 6/26/96, Randolph K. Repass and Sally-Christine Rodgers as Trustees, an Undivided 55% Interest and Randolph K. Repass and Sally-Christine Rodgers, Trustees of the Kent-Harris Repass 2020 Irrevocable Trust Dated November 20, 2020, an Undivided 45% Interest
13) 052-243-01, JAL Berry Farms, LLC, A California Limited Liability Company, Subject to Exceptions in Preliminary Title Report
14) 052-243-10, Lakeside Organic Gardens, LLC, A California Limited Liability Company
15) 052-243-15, Watsonville Exchange, Inc., A California Corporation
16) 052-243-16, Watsonville Exchange, Inc., A California Corporation
17) 052-243-17, Lakeside Organic Gardens, LLC., A California Limited Liability Company
18) 052-243-18, Lakeside Organic Gardens, LLC.,A California Limited Liability Company
19) 052-243-20, 21, West Coast Pre-Cooling – Watsonville, LLC
20) 052-272-01, John Martin Colendich, A Married Man, AS His Sole and Separate Property; Kara Therese Colendich, A Single Woman, As Her Sole and Separate Property; Connie A. Vukasovich-Haines and Jeanne L. Vukasovich, Trustee of Trust B Under the John M. Vukasovich and Virginia Vukasovich Revocable Living Trust Under Agreement Dated June 5, 1992, Dianna V. Hersch, A Married Woman, As Her Sole and Separate Property; Martin John Vukasovich, A Single Man, As His Sole and Separate Property; Jeanne Vukasovich, Trustee, or Her Successor(s) of the Jeanne Vukasovich 2016 Revocable Trust Dated 12/14/2016; and George W. Haines and Connie A. Vukasovich-Haines, Trustees, or Their Successor(s), of the Haines 2020 Revocable Trust Dated October 28, 2020, all As Their Respective Interests Appear of Record
21) 052-371-01, 02, JAL Berry Farms LLC, A California Limited Liability Company, subject to Exceptions from Preliminary Title Report
22) 052-581-04, Martin Kulish, Trustee of the Domacin Family Trust Dated September 3, 2012, An Undivided Ninety-Two and A Half (92.5%) Interest and Martin Kulish, Trustee of the Luce Domacin Qualified Domestic Trust, Established January 8, 2015, An Undivided Seven and A Half Percent (7.5%) Interest
23) 052-581-06, Hoover (CA) LLC, A Delaware Limited Liability Company Doing Business In The State Of California as Hoover Farm LLC, Subject to Exception from Preliminary Title Report
24) 052-581-09. David Frederick Willoughby, Successor Trustee of the Jeannette F. Willoughby 1999 Trust Dated 12/30/1999, As To An Undivided 7.54% Interest, Subject to Exception from

Preliminary Title Report, Christopher Michael Willoughby, As To An Undivided 46.23% Interest and David Frederick Willoughby, As To An Undivided 46.23% Interest

Agency Negotiators: Brian Lockwood, Richard Smith
Under Negotiation: Price, terms of payment or both

Open Session (resumed at 7:04 p.m.)

Report on Closed Session – AC Condotti reported Board met to discuss those items listed on Agenda, Item 4a. Conference with Real Property Negotiators. Board gave direction to negotiators. No reportable action.

5. **Oral Communications:** None

6. **Director Comments:** Directors Sanchez, Rider, Newell, and Bannister, along with GM Lockwood, attended the ACWA Region 5 Tour, October 6 & 7, 2022. All reported it was a good opportunity to spend time with Directors, network, and hear about other local agency challenges. Director Bannister moderated one of the panel discussions.

7. **Counsel Report:** AC Condotti reported that the State's Emergency Declaration announced in 2020 will be rescinded by Governor Newsome on February 28, 2023. New regulations have been adopted by Legislature regarding remote meetings. Future guidance will be provided to GM Lockwood and Board Secretary Taay.

8. **General Manager Report:** GM Lockwood reported on: the ACWA Region 5 Event noted above; funding allocations for the Pajaro River Flood Protection Project; a SGMA Focused Regional Water Quality Control Board meeting he attended on October 14; the recently published "Draft Drought Response and Outreach Plan for Domestic Wells and Small Water Systems" developed in response to SB552 by the Santa Cruz County Drought Response Working Group (on which Director Rider and GM Lockwood served); the recently completed PV Water Disaster Response / Incident Recovery Plan. He also noted that the auditors were recently in the office conducting field work and that Interim Finance & Administrative Services Manager, Nancy Trevino, and her team did an excellent job providing information to and responding to questions from, the auditors. He also mentioned that earlier in the day, staff held a bid opening for the Harkins Slough Facility 2022 Recovery Wells Project.

9. **Consent Agenda**
   A. Adopted Resolution 2022-23, Re-Authorizing Remote Teleconference Meeting of the Legislative Bodies of the Pajaro Valley Water Management Agency Pursuant tt Brown Act Provisions
   B. Approved September 21, 2022 Minutes
   C. Approved Financial Reports

Action: Director Rider moved to approve the Consent Agenda; seconded by Director Broz.

Motion carried by the following voice vote:

AYES:	Newell, Rider, Zamora, Bannister, Broz, Sanchez
NOES:	None
ABSENT:	Culbertson
ABSTAIN:	None

10. Informational Items

A. Received Basin Management Plan Implementation Update from GM Lockwood

11. Discussion and/or Action Items

A. Consider Resolution 2022-24, Finding, Determining, and Declaring that the Public Interest and Necessity Require the Acquisition of Interests in Certain Real Property (Assessor's Parcel Numbers 052-581-06, & 07; 051-221-33; 052-581-04; 051-741-03; 051-101-11 & -24; 051-101-18 & 19; 05-441-27 & 28) by Eminent Domain

Action: Following the public hearing that provided the owners of the subject properties an opportunity to speak, Director Bannister moved for the Board to adopt Resolution 2022-24, Resolution of Necessity for the College Lake Integrated Resources Management Project finding that public necessity requires acquisition by eminent domain of interests in certain real property on APNs 052-581-06 & 07; 051-221-33; 051-101-11 & 24; 051-101-018 & 19; 051-441-27 & 28, located in the unincorporated area of Santa Cruz County, and authorizing the Agency's counsel to proceed with eminent domain proceedings to acquire the real property; seconded by Director Culbertson.

Motion carried by the following voice vote:

AYES:	Newell, Rider, Culbertson, Zamora, Bannister, Broz, Sanchez
NOES:	None
ABSENT:	None
ABSTAIN:	None

B. Consider Approval of Agreement with NHA Advisors, LLC,, for Funding Capital Projects Support Services, in an amount not to exceed $75,000

GM Lockwood provided a brief description of the assistance NHA Advisors had provided PV Water in the past with the refinancing of Bonds, and other financial savings. He then introduced Craig Hill of NHA Advisors, who spoke of the Scope of Work his company will be providing for funding the agency's capital projects.

Action: Director Bannister moved for the Board to approve the Independent Registered Municipal Advisor Agreement, in substantially the same version as the one attached, between Pajaro Valley Water Management Agency and NHA Advisors, LLC, in an amount not to exceed $75,000; seconded by Director Rider.

Motion carried by the following voice vote:

AYES:	Newell, Rider, Culbertson, Zamora, Bannister, Broz, Sanchez
NOES:	None
ABSENT:	None
ABSTAIN:	None

12. Monthly Reports/Presentations

A. Facility Operations Report
   1. Received 2022 Supplemental Water Production Monthly Summary Report
B. Board Committee Reports available at www.pvwater.org
C. Public Outreach Update

13. Correspondence

14. Future Meetings

A. Project & Facility Operations Committee, Wednesday, October 26, 2022, 3:00 p.m. Teleconference
B. Administrative/Finance Committee, Tuesday, November 8, 2022, 3:00 p.m., Teleconference
C. Board of Directors, Wednesday, November 16 , 2022 ,7:00 p.m., Teleconference
D. Project & Facility Operations Committee-No Meeting in November (next meeting Wednesday, December 14 , 2022, 3:00 p.m., Teleconference

15. Future Agenda Items

Adjourned at 8:10 p.m.

Laura R Taay

Laura R. Taay, Board Secretary

November 16, 2022

Date Approved