

MINUTES
LEWISTON COMMUNITY SERVICES DISTRICT
POST OFFICE BOX 164, LEWISTON, CA 96052
REGULAR MEETING TUESDAY MARCH 7, 2023, AT 7:00 PM
LOCATION: LEWISTON COMMUNITY CENTER
130 TEXAS AVENUE, LEWISTON, CA 96052

1. CALL TO ORDER, PLEDGE OF ALLEGIANCE AND DETERMINATION OF QUORUM

The meeting was called to order at 7:00 pm by Cyd Cooper. Attending were Directors Mel Deardorff, Jenni Brookins, Cyd Cooper, Jim Montgomery and Joe Kasper(arrived at 7:10). Guests were Rebecca Hicks, Michael Burditt, Chuck Colby, Tom Warnock (PACE Engineering) and LCSD Secretary Gretchen Deichler.

2. **INPUT REGARDING AGENDA & NON-AGENDA ITEMS:** None

3. **CONSENT ITEMS & DISTRICT GENERAL ITEMS**

3.1 / 3.2 Cyd Cooper moved to approve the Authorizations: Fund 8217- \$2,290.19; Fund 8207 - \$565.65, Payroll \$9,452.20 and the Regular Meeting Minutes 02/07/23. Jim Montgomery seconded. Motion approved 5 ayes.

3.3 Report from Ad Hoc Committee on Insurance Requirements for Groups Seeking to Rent District Facilities. Jim Montgomery explained that a birthday party is different from an event. Special events with less than 400 people need to obtain policies for approximately \$50. The board discussed how to handle the cost. Ongoing organizations need to get the certificate of additional insured to provide to the LCSD. Jim Montgomery has the handbook and will get a copy of the insurance policy to read from it or from Wendi the insurance agent. Joe Kasper and Jim Montgomery will update information for the use/rental form to have it available online. Michael Burditt commented that he has been in contact with insurance companies to get a policy for his group. The cost is estimated at \$300 or \$400 per year. He asked for the LCSD board to send him the forms and a list of the requirements to be completed. Jenni Brookins read the revised 16.1 section that now includes the additional language per Wendi's recommendation from last month. Joe Kasper read the email from Catherine Sidman regarding concerns with coverage that will be required by individuals that want to use the gym and felt that a revision of the definition of a user and uses is needed. Someone asked if there a form that a pickleball user would need to fill out. Joe Kasper explained that tax dollars fund the facilities and if it is the community at large that is different from a group. Jenni Brookins explained if the pickleball group organizes an tournament event then there would be a need for the form and the certificate of additional insured. Jim Montgomery will work on defining the use and user.

4. LEWISTON CSD WATER & SEWER

4.1 Jenni Brookins moved/ Joe Kasper seconded to approve Payment of Water/Sewer Bills, Payroll and Grant Authorizations \$15,916.92, Payroll (\$0), Motion passed 5 ayes.

4.2 Report on North Tank Paint Issues and Possible Actions to Repair - Tom Warnock from PACE Engineering explained to the board about the North Tank paint problems. He talked about process and paints that can be used on metal tanks. Based on past failures he explained how the north tank paint problems occurred and how PACE changed their requirements. North Tank was painted 9 years ago.

South Tank was only a couple years ago. The question is what needs to be done regarding the north tank failure? Tom is reaching out to parties that were involved. It is past the one-year warranty. Latent defects were explained. Tom and Mel reached out to attorney Jim Underwood. Should LCSD go after contractor then each entity would cover their attorney fees. Options: Latent defects; urgent drinking water funds through water resources board. He went over the process of applying for water resource board funding. Concerns are WRB might ask if LCSD do all the inspections? The 11th and 24th month inspections were not done. The engineer never notified LCSD about the inspection timeline. Mel asked about the need to do an inspection of the roof of North tank and about completing an application to WRB for funds. Cyd asked if the south tank was okay and Tom replied yes based on the inspection. Joe asked is the corrosion outside or inside the tank. The corrosion is inside the tank. Joe asked about process and how the north tank would be drained and Tom provided thoughts. Mel said the tank isn't going to fail but the paint failure must be addressed. At this time there are only distant photos and that close-up photos/evidence are needed from a float tube inspection. Tom explained the next step is to do some homework with structural engineers to get input outside of PACE due to vested interest if there is a latent defect lawsuit. The 10-year statute on the tank based on notice of completion and the date on the tank are different. Tom recommended having the repairs done by 2024. The prime contractor and interested parties must be notified. Mel spoke with the insurance company and the attorney will draft the claim. Board agreed to make the claim with the state and gather more evidence.

4.3 Verbal Report Water/Sewer Cash Position 02/01/2023: \$79,804.44

5. FACILITIES

5.1 Discussion and possible action on maintenance and repair items at Lewiston Community Center, Community Park (Toilets and Snack Shack) Bathroom water was turned on for the ice bowl and Jenni Brookins heard it was turned off but a commode on the men's side has a leak. Joe Kasper looked at the men's commode and the water was still running after the shut off so the valve isn't shutting off. The plumber will look at it. Joe Kasper asked if the plumbing could be fixed to make it year-round availability. Cyd Cooper explained it is too late as the grant is already submitted. Jenni Brookins explained the porcelain cracks due to freezing and then asked if anyone has heard from the Little League. Foley will help with the arena and use the drag. The drag will need to be stored and a possibility is to chain it up at the arena.

5.2 Announcement Multi Court Sport Project (Per Capita Grant out to bid) Bids are due 2pm March 30th.

5.3 Consider Request for Support on Subdivision Alley Clearing - Mel said the Fire Department has already given them a letter of support. He explained that fire trucks cannot go down the alleys. He is meeting with Conner Nixon to discuss the project. Jenni Brookins is concerned about the travel trailers and how to dispose of them. She fears the trailers will be hauled out and left at the gym parking lot. Mel explained that the LCSD will be involved in the discussion of the subdivision alley clearing project. No one wants to have the abandoned vehicles on their property.

6. FIRE DEPARTMENT

6.1 Monthly Activity Report (Information only, no action required) Mel provided the update and there were 12 calls.

7. FINANCE

7.1 Payment of non-enterprise monthly bills and Grant invoices Jenni Brookins moved/Joe Kasper seconded to pay the non-enterprise monthly bills of \$10,972.23 + 2,433(\$0Payroll), and Grant invoices of \$0. Motion passed 5 – 0.

7.2 Verbal Report of non-enterprise cash position as of 02/01/2023: \$129,866,89

8. PUBLIC COMMENT: Michael Burditt explained that the Pathfinders want to use the gym Thursday evenings one day per week probably 5 – 7pm but may vary in the summer. He needs to get the form to fill out and the appropriate insurance. Jenni Brookins asked when the expected start date would be and Michael thought it would be in May. Joe Kasper asked Michael to provide an outline of the program.

The meeting adjourned 8:40 pm.

Respectfully submitted by
Gretchen Deichler, Secretary