

**SPECIAL MEETING of the BOARD OF DIRECTORS
ANDERSON VALLEY COMMUNITY SERVICES DISTRICT**

To be held via teleconference 669-900-6833 Zoom Meeting ID: 462 981 9537 Password: 7400

Public comments or document requests can be submitted electronically to districtmgr.avcsd@gmail.com

Wednesday, January 25th, 2023, at 3pm

Join Zoom Meeting

<https://us02web.zoom.us/j/4629819537?pwd=UUZ3OTU3aXR6MUN1SGY5VkVUR1RRZz09>

- 1. CALL TO ORDER & ROLL CALL: ROBERT'S RULES OF ORDER FOR ELECTRONIC MEETINGS**
- 2. RECOGNITION OF GUESTS & PUBLIC COMMENT:** The Board of Directors welcomes participation in Board meetings. The public may address matters under the jurisdiction of the Board that have not been posted in the Agenda. The public will be given the opportunity to address the Board on any item in the Agenda at this time or before the Board's consideration of that item. If members of the public desire to address the Board relative to a particular Agenda item at the time it is to be considered, they should so notify the President of the Board at this time. Please note, California Law prohibits the Board from taking action on any matter during a regular meeting that is not on the posted Agenda unless the Board determines that it is an emergency or one of the other situations specified in Government Code Section 54954.2. During a special meeting, the Board may not take action on any matter that is not on the posted Agenda. The President may limit the total amount of time allocated for public comment on particular issues to 3 minutes for each individual speaker.
- 3. NEW BUSINESS:** Presentation of Rate Construction Methodology Recommended by Consultant (Brelje & Race). Provide Direction to Consultant Regarding Allocation of Cost (Operations, Maintenance and Replacement) When Establishing Monthly Base Rate and Water Usage Charge. General Discussion of Impact on Rates Associated with Various Levels of Non-Participation by Residentially Developed Properties.
- 4. PUBLIC COMMENT ON THIS TOPIC:**
- 5. BOARD DELIBERATION:**
- 6. CLOSED SESSION:** To Review Status of 'Real Property' Negotiations for the Following Parcel Numbers:
The Board will meet in Closed Session pursuant to Gov. Code section 54956.8
 - a. APN: 029-450-23
Agency Negotiator: Jack Locey, P.E.
Negotiating Parties: Anderson Valley Health Center
Under Negotiation: Price and Terms
 - b. APNs: 029-450-22 & APN: 046-170-09
Agency Negotiator: Jack Locey, P.E.
Negotiating Parties: Anderson Valley Unified School District
Under Negotiation: Price and Terms
 - c. APNs: 029-170-18 & 029-170-19
Agency Negotiator: Jack Locey, P.E.
Negotiating Parties: Bradford Trust
Under Negotiation: Price and Terms
 - d. APN: 029-090-22
Agency Negotiator: Jack Locey, P.E.
Negotiating Parties: Lemons
Under Negotiation: Price and Terms
 - e. APN: 029-120-03
Agency Negotiator: Jack Locey, P.E.
Negotiating Parties: Matson
Under Negotiation: Price and Terms
 - f. APN: 029-480-52
Agency Negotiator: Jack Locey, P.E.
Negotiating Parties: Meadow Estates Mutual Water Company
Under Negotiation: Price and Terms

- g. APN: 029-480-22
Agency Negotiator: Jack Locey, P.E.
Negotiating Parties: Newcomer and Goldie
Under Negotiation: Price and Terms
- h. APN: 029-480-23
Agency Negotiator: Jack Locey, P.E.
Negotiating Parties: Schreiner
Under Negotiation: Price and Terms
- i. APN: 029-110-22
Agency Negotiator: Jack Locey, P.E.
Negotiating Parties BRH Associates
Under Negotiation: Price and Terms
- j. APN: 029-480-51
Agency Negotiator: Jack Locey, P.E.
Negotiating Parties: Wilder Trust
Under Negotiation: Price and Terms

7. ADJOURNEMENT:

NOTE: State Executive Order N-29-20 suspends the following Brown Act requirements: That members of the public can access the teleconferencing location, that agendas be posted at all teleconferencing sites, and that at least one board member be physically present at the location specified in the notice of the meeting or be calling from within the district boundaries. NOTE: The AVCS D Board meets regularly once per month on the third Wednesday of the month at 5:30 pm.

NOTICE: Requests for any disability-related modification or accommodation, including auxiliary aids or services may be made by a person with a disability who requires these aids in order to participate in a public meeting. These requests must be made five (5) days in advance of the scheduled meeting by calling the office of the AVCS D General Manager at (707) 895-2075, or by mail to the CSD Office, P. O. Box 398, Boonville, CA 95415

PUBLIC POSTING – DO NOT REMOVE (Until after January 25th, 2023)