



Garden Valley Ranch Estates Community Service District

**Board Meeting Minutes
Friday, August 18, 2023
Agudo Residence, 6820 Hancock Rd., Garden Valley, CA 95633**

CALL TO ORDER @ 7:04 pm

Present: Chairman - Don Weiland

Board Members –Inge Cornett, Joanne Thompson, Lee Gardner, Frank Clark arrived later

Officers – General Manager – Kathleen DeCurtis; Sec/Tres - Marianne Agudo

Public – Linda Manzon, Lugie Manzon, Verle Hansen via phone

ADOPT AGENDA – August 18, 2023

Motion to adopt the Agenda was made by Lee Gardner, seconded by Joanne Thompson
AYES 4, NAYS 0 ABSENT 1. Motion passed.

APPROVE MINUTES – June 22, 2023

Motion to adopt the June 22nd meeting minutes was made by Lee Gardner, seconded by
Joanne Thompson. AYES 4, NAYS 0 ABSENT 1 Motion passed.

SECRETARY & TREASURER REPORT - Marianne Agudo,

- a. Finance Report: Balances remain the same because El Dorado County has not completed their year-end closing. Therefore - Balances as of May 30, 2023 – General Ledger \$152,283.63 Expense: \$7,073.13 Revenue: \$49,164.38
- b. Invoices: Invoices needing Approval: Mountain Democrat \$42.63 Advertise Prop 4 and 23-24 Budget would be voted upon at this meeting.
Sacramento Paving Inc (SPI) – Down Payment: Hollow Oak \$5,000; Lazy Brook Trail \$5,000; Chrysler Cir \$7,410. Motion to pay was made by Joanne Thompson, seconded by Lee Gardner. AYES 4, NAYS 0, 1 absent. Motion passed.
- c. Correspondence: We received all the necessary documentation from SPI (proof of workman's comp and liability) allowing Kathleen to confirm the award of the road repair and chip and seal work to SPI. El Dorado County Auditor-Controller AP group responded that we could pay a down payment to SPI as long as the Board approved. They also require SPI to complete a vendor request and fill out forms that allow El Dorado County to put them in their system to be paid. The vendor number was issued and everything is in place. CalPers sent a request for their annual report. I completed the report and it was accepted. We should be good for

another year. Vaughn Johnson, CPA/Auditor touched basis and said she was waiting for the County to close and would send out her list of requirements.

- d. The 2023 – 2024 annual Budget was presented for approval. A motion to accept the Budget was made by Lee Gardner and seconded by Joanne Thompson, AYES 4, NAYS 0 ABSENT 1 Motion passed.
- e. Prop 4 – Spending Limit. This year’s limit is \$532,128.00. Motion to adopt was made by Joanne Thompson and seconded by Lee Gardner. AYES 4, NAYS 0, 1 Absent Motion passed.

GENERAL MANAGER’S ROAD REPORT- Kathleen DeCurtis

- a. Road Paving: Will begin on August 28th until August 30th. If there is any excess material, Sailor Ridge is in dire need. This will not set precedence and we are not obligated to do any additional work. Sailor Ridge is not in our articles of incorporation to maintain. The properties on Sailor Ridge do pay the annual fee. Concerns were expressed about it setting precedence and perhaps the hole in front of the mailboxes on Johntown Creek would be a better use if there is any excess. This was rejected. Kathleen requested notification of the upcoming work be sent to the community.
- b. Road Signs: 11 signs are in need of replacement. Verle found a vendor within the Estates. The quote for the new signs is \$737.34. Kathleen volunteered Don DeCurtis to install them. Motion to approve purchase of new signs was made by Lee Gardner seconded by Joanne Thompson AYES 4, NAYS 0 ABSENT 1, Motion passed
- c. Tree Cutting: The tree in question is on the entry side of Johntown Creek Rd. that hangs over the road behind the bus stop. Verle found out the family on the other side of the road own that area. Kathleen said she has this situation taken cared of.
- d. Culvert Pond Area: Verle Hansen reported that the owner said the clean out of the pond area will be done on September 16th. Owner will bring in an excavator. Assurance was made that no machines will be in the creek. Kathleen said she reminded Robin Crowton about the boarder by the main bus stop area and Shaker Lane still needs to be done. She said all should be well by the winter season.
- e. Roadside Culverts: It is the home owners responsibility to maintain these culverts. Kathleen said she will see if there is any damage from the vehicle that went off the road that was mentioned. Kathleen said a work group could be formed (6 to 8 people) to check the culverts and if possible, remedy problems. Verle said he would spearhead this project. Verle suggested the culverts be marked. Don Weiland said if he is available, he would help.
- f. Bee Hive Turnaround: The fence that is blocking the turnaround area was not put there by the current owners of 6720 Bee Hive Court. El Dorado County spoke to the current owner and said they are not opposed to removing the fence. Frank Clark brought out that this should be brought up to the fire department. Lively discussion followed. Kathleen asked that this issue be tabled until further research.
- g. Future Project: Kathleen said she would like to have the road stripes repainted.

NEW BUSINESS: No new business

PUBLIC COMMENT: A community member, Lynn Sexton that resides at 6400 Johntown Creek Rd. stopped by Marianne Agudo's residence concerned that a resident at 6448 Johntown Creek Rd is in the process of selling his property to a commercial endeavor that will put in storage containers. One of the parcels uses Johntown Creek Rd as an access point. This could result in large vehicles regularly driving on Johntown Creek Rd. Marianne suggested that we contact the realtor and let them know these are private roads. It was apparent we do not have enough information. Kathleen asked that more information be gathered and this issue be tabled. Marianne said she would try and check into this.

Louie Manzon brought up vehicles that park along the roadside. These are not abandoned, but there are others that are. Louie wants to know where and what are the rules/guidelines regarding our roads. Most of these issues seem to be a safety/fire concern

ADJOURNMENT: 8:15 pm Motion to adjourn was made by Frank Clark, seconded by Joanne Thompson AYES 5 NAYS 0. Motion Passed

2023 Meetings: Feb. 17th Rescheduled to Feb.10th, May 19th Rescheduled to May 12th, Emergency meetings May 26th and June 22nd, Aug 18th, Nov 17th