

ROLLING HILLS COMMUNITY SERVICES DISTRICT
MINUTES of MARCH 18, 2014 MEETING OF THE BOARD OF DIRECTORS

1. Call to Order/Roll Call.

The meeting of the Rolling Hills CSD held on March 18, 2014 was called to order at 6:34 p.m. by President Matt Sites in the meeting room at Holiday Inn Express, 4360 Town Center Drive, El Dorado Hills, California. In addition to President Sites, Directors Tim Halverson, John Kennedy, Gordon Fawkes and Mark Magee, General Manager Chaney Hicks, Board Secretary Linda Stone, and members of the public were present.

2. Convene to Closed Session.

The closed session meeting was convened at 6:45 p.m. for conference with legal counsel. There was no reportable action taken. The meeting reconvened to Open Session at 7:05 p.m.

3. Public Comment. A resident commented that they felt like a target since they had been contacted by the District about issues concerning their property. They were assured that any notifications sent out by the District are in the best interests of the community and to try to alleviate and avoid problems before they occur. There were comments about water run-off from adjacent parcels and leaves causing water drainage issues. Another resident commented that the January Board minutes were not yet posted; the Clerk will make certain the approved minutes are on the website.

4. Presentation. Mr Van Dyke of Green Valley Alliance and Rural Communities United presented information to the Board regarding the "Fix Highway 50 Traffic First/Keep Us Rural" Initiative. He talked about a rezone of the former golf course in El Dorado Hills to residential zoning which was reported to add 1,000 units. He touched on other residential high-density projects in the works and the traffic issues which will result. He handed out a flyer with contact information for those interested in additional information.

5. Monthly Reports.

a. General Manager Report. Chaney presented an oral and written report. She advised that Nina Shouse confirmed she has six scouts available the following week to install the pet waste stations as a Scout volunteer project. Tim Halverson will mark the locations. The assistance of the Boy Scouts is appreciated. Chaney said vandalism had occurred at Stonebriar Park; someone drove over the turf and left tire tracks. The landscapers will be filling in the ruts with top soil and seed. Chaney has contacted the President of the El Dorado Hills Little League to notify that teams are using the field without regard to the park rules and field use application process. Chaney informed of the no cleats rule, the field use application, and required insurance necessary for field use by organized sports teams. The Little League President said she would notify the teams to stop using the field. Chaney said the annual color was planted at the entrance to Springfield Meadows. Resident Adam Smith thanked Chaney and the Board for the planting. Chaney also discussed with the landscapers a new watering schedule in light of the water reduction guidelines in effect. Stonebriar Park will be watered once a week; the area along White Rock Road will be watered twice a week as the plants look stressed. There will be ongoing coordination about the watering schedule. A resident in Springfield Meadows requested use of Berkshire Park. Chaney informed of the use permit application process and general guidelines.

b. Parks Committee Report. None.

c. Communications Committee Report. None.

6. Consent Items

The Consent items, including approval of Minutes of February 18, 2014 Regular meeting (with correction of two typographical errors); financial report for period ended February 28, 2014 prepared by the Auditor Controller's office; bank statement for period ending March 15; February 21, 2014 letter from SDRMA announcing no rate increase for Property/Liability insurance program for 2014-15; February 21, 2014 CSDA letter regarding call for nominations for

Seat C; EID drought management information; and March 1, 2014 Board of Equalization tax filing due date reminder were considered. President Sites asked if there were any items requested for removal from the Consent Calendar for discussion. No items were removed from the Consent Calendar. Director Tim Halverson moved to approve the consent items and accept and file the items with the corrections noted to the February minutes; second by Director Gordon Fawkes; motion carried.

AYES: Sites, Halverson, Magee, Fawkes

NOES: None

ABSENT: None

ABSTAIN: Kennedy

7. Old Business

a. **Enforcement Authority over CC&R's.** The Board gave an update about the legal opinion just received from the District's counsel that the District is unable to petition to restore oversight of the CC&Rs. Upon information received from Rusty Everett, the District contacted legal counsel again to determine whether it could, in fact, move forward. After review of the original District formation documents, counsel said in order take the power back, the District must have had the power of oversight in the first place. The formation documents do not convey that power to the CSD. It is unclear how this important point was missed since the formation documents were provided to legal counsel when this issue first arose a year ago. Without opinion to the contrary, an assumption was made the District had the power because surely the developers would have designated an entity for oversight. However, the formation documents refer to the ACC and convey jurisdiction regarding plan review only. The ACC also does not have enforcement authority over the CC&Rs. The District residents must police themselves regarding enforcement and have the option to sue a violating neighbor to comply. The Board will ascertain the dollar amount spent in legal fees regarding this issue and discuss with counsel just compensation or credit back to the District as a result of this issue.

b. **Master Plan for District.** President Sites gave a brief overview of the need for a Master Plan in order to go forward with having the 22 acre parcel assessed with impact fees. It is expected that the parcel zoned for multi-family use will have a large impact on the parks and roads of the District when developed. Matt has a nearly completed draft of the Master Plan for which he is asking for final input from the Board members before the next meeting. Rusty Everett asked that the Master Plan document be posted on the website when available.

8. New Business

a. **White Rock Road Landscaped Area Replacement of Sprinkler Heads to Low Flow Usage.** Chaney reported about her conversations with EID regarding its programs for switching over existing controllers to a climate based system. EID has a rebate program available which has a maximum rebate of \$1,500 for eligible equipment. EID comes out and does an analysis. The rebate would come in the form of a credit to the account. The replacement equipment is said to have a 50% water usage savings. The Board would like to know the amount of savings to be expected and how long until the breakeven point is reached between the investment and savings. Chaney confirmed that the District does presently get commercial rates. She will bring back more information at the next meeting.

Adjournment.

The meeting was adjourned at 8:25 p.m. upon a motion by John Kennedy, second by Tim Halverson; motion carried.

Submitted by:

/s/

Linda Stone, Board Secretary

Approved by Board: 5/20/2014