

**SQUAW VALLEY PUBLIC SERVICE DISTRICT  
BOARD OF DIRECTORS SPECIAL MEETING MINUTES #783  
December 17, 2013**

- A. Call to Order, Roll Call and Pledge of Allegiance.** President Dale Cox called the meeting to order at 8:30 A.M.

**Directors Present:** Dale Cox, President; Eric Poulsen, Vice President; Directors: Carl Gustafson; Brian Sheehan; and John Wilcox

**Staff Present:** Mike Geary, General Manager; Kathryn Obayashi-Bartsch, Board Secretary; Aleta Drake, Controller/Network Administrator; Jesse McGraw, Operations Manager; Peter Bansen, Fire Chief; Brandon Burks, Operations Specialist III; Thomas Archer, District Counsel

**Others Present:** Chevis Hosea, Fred Ilfeld, Andrea Parisi, Tom Rinne and Peter Van Zant.

President Cox asked Brandon Burks to lead the Pledge of Allegiance.

**B. Community Informational Items.**

- B-1 Friends of Squaw Creek – none
- B-2 Granite Peak Management – none
- B-3 Squaw Valley Municipal Advisory Committee (SVMAC) – Brian Sheehan said the next meeting is scheduled for Thursday, January 2<sup>nd</sup>, 2014 at 6 P.M.
- B-4 Squaw Valley Mutual Water Company (SVMWC) – none
- B-5 Squaw Valley Ski Holdings – Andrea Parisi provided an update on the proposed *Village at Squaw Project*. Some of the changes include a significant reduction in number of bedrooms, reduction of development in parking areas and retention of several buildings such as the locker room, and a reduction in the size of the Grand Camp facility. A model is available for viewing in the Village and complete information is available at [www.thevillageatsquaw.com](http://www.thevillageatsquaw.com). She said the updated specific plan is scheduled for submittal to Placer County by the first full week of January.
- B-6 Squaw Valley Property Owners Association – none
- B-7 Tahoe Truckee Sanitation Agency – Dale Cox provided an update on the proposed Tahoe City Roundabout Project and its impact on the Truckee River Interceptor. He said while there are issues to resolve, T-TSA plans to work with the transportation authority and the Tahoe City Public Utility District on this project.
- B-8 Incorporate Squaw Valley – Fred Ilfeld provided an update on the group's activities including filing the incorporation application with the Placer County Local Area Formation Committee (LAFCO). The group raised \$49,000 and anticipates revenue neutrality discussions with Placer County to begin in January.

**C. Public Comment/Presentation. – none**

**D. Financial Consent Agenda Items.**

Directors Sheehan/Poulsen met with staff on Monday, December 16<sup>th</sup> from approximately 3-5 P.M. to review items D-1 through D-12 as well as other finance related items on this agenda.

Directors Poulsen said he and Director Sheehan reviewed the finance related items with staff and all items appear to be in order. The year-to-date percentages of revenue to expenditures are in order but because of the Board's meeting schedule, the financial reports do not reflect a full month of financial activity.

Director Poulsen said Mr. McClintock and Mr. DeMelo attended the Finance Committee meeting, reviewed the financial audit report for fiscal year 2012-2013 with the group and will be presenting a review of the audit for the full Board later in today's meeting.

Public Comment – none

A motion to approve the financial consent agenda was made by Directors Gustafson/Poulsen as submitted; vote was unanimous.

**E. Approve Minutes.**

E-1 Minutes for November 26, 2013.

A motion to approve the minutes for November 26, 2013 was made by Directors Sheehan/Wilcox; vote was unanimous.

**F. Old & New Business.**

Directors Poulsen/Gustafson made a motion to address item F-4 Audit Report before item F-1; vote was unanimous.

**F-4 Audit Report for Fiscal Year 2012-13.**

The Board accepted the report and public comment.

Mr. McClintock said he and Mr. DeMelo prepared the audit report and provided a summary report to the Board of Directors summarizing the 6/30/13 Financial Statements and Audit Report. He said they did not identify any deficiencies of internal control considered to be material weaknesses. However, material weaknesses may exist that have not been identified and they do not express an opinion on the effectiveness of the District's internal control.

There was one adjustment which was passed by management and the adjustment was related to the reclassification of deposits from Accounts Receivable to Liabilities. There was one reclassifying adjustment relating to worker's compensation.

Mr. McClintock said the Finance Committee discussed the impact of new accounting pronouncements-GASB 68. The new statement will require additional reporting requirements in the Notes to Financial Statements, as well as additional Required Supplementary Information. Aside from additional reporting requirements, employers will be required to report the new pension liability in the accrual-based financial statements.

The group also discussed unfunded liabilities regarding retirement and post-employment health benefits. Mr. McClintock said this item should be tracked but compared to other agencies, the District is in good shape. The liability of uncompensated leave which includes vacation and sick leave and how each employee's accruals are limited by annual caps was also discussed.

Director Wilcox said there is a typographical error on page 4 regarding the completion of the Creek Aquifer Interaction Study which was completed in December 2013, not December 2014. He also commented on the difference between government activities as compared to private sector business activities.

Ms. Drake said the Management Discussion item on page 4 was prepared by District staff.

Public Comment – none

**F-1 Village at Squaw Project Update. Track 7-12**

Director Poulsen left the room due to a conflict of interest.

The Board reviewed the information, discussed the project and accepted public comment.

Water

President Cox said preparation of the Water Supply Assessment (WSA) is postponed due to Squaw Valley Real Estate's (SVRE) reassessment of the project but community members have asked him when the WSA will be completed. He said based on Ms. Parisi's update on the project, it seems that work on the WSA will resume. He asked Mr. Hosea of Squaw Valley Real Estate (SVRE) to comment on the project and the status of the WSA.

Mr. Hosea provided a summary of the internal review that Squaw Valley Real Estate engaged in to develop the revised *Village at Squaw Project*. He said that the new project addresses 90% of the comments received such as concerns regarding day use parking, members' locker room, size, siting and scale of buildings and the Grand Camp facility. If the new plan is approved, this will result in less than 40% of total entitlements. He feels confident that the WSA will support the revised project.

The Board discussed future demands including the potential developable properties in the valley. Mr. Hosea said SVRE asks the District to consider the history of development in the area rather than just the number of developable properties when calculating future demands.

Mr. Geary said the Water Supply Assessment (WSA) is specific to the project and is driven by the developer's schedule. The new specific plan submitted to the county, will trigger re-noticing of the project.

Director Sheehan said water quality is an important consideration for any new wells.

Director Wilcox urged everyone to look at the new website as many of the major objections seem to be addressed such as the overall size, parking, and members' locker room.

President Cox commented on the status of the existing wells and the need to address well field configuration with the revised project.

Director Gustafson said water quality and well pumping are important considerations and a thorough WSA study is needed.

Fire/Emergency Medical Services (EMS)/Sewer

Chief Bansen and Mr. Geary said the developer postponed the project for internal review, so there have been few new developments with regard to Sewer and Fire/EMS. They will be working with the developer now that the revised project information is available.

Public Comment

Peter Van Zant said the WSA will be an important part of the Environmental Impact Report (EIR). In preparing the WSA and future water demands, the District can't make guesses on the developable lands.

Fred Ilfeld asked Mr. Hosea to compare the number of existing parking spaces to those proposed. Mr. Hosea said there are currently 3,800 engineered spaces and the project's goal is 4,000 spaces for employees and guests including Lot 4 which is a two story parking facility located behind employee housing and shipping receiving. There is also an area for preferred parking.

Fred Ilfeld asked about building elevations and transportation within the valley and between Squaw Valley and Alpine Meadows. Mr. Hosea said some elevations are available and may be accessed on the website. He provided a review of the transportation planned, including a shuttle system within the valley and continuation of the shuttle service between Squaw Valley and Alpine Meadows.

Mr. Geary asked about plans for laundry and the depth of excavation necessary for building foundations relative to impacts on aquifer storage. Mr. Hosea said laundry services will be performed out of the valley and the excavation depths will be minimal and should not impact aquifer storage.

**F-2 Selection of President and Vice President.** Track 18-4:18

Director Poulsen returned to the meeting room.

The Board nominated Dale Cox for President and Eric Poulsen for Vice President, accepted public comment and adopted Resolution 2013-14 selecting Dale Cox as President and Eric Poulsen as Vice President.

Director Wilcox nominated Dale Cox for President and Eric Poulsen for Vice President. Director Sheehan seconded the nomination.

Public Comment – none

Directors Sheehan/Wilcox made a motion to adopt Resolution 2013-14 selecting Dale Cox as President and Eric Poulsen as Vice President. The motion passed unanimously.

**F-3 2014 Committee Assignments.**

The Board reviewed the item, accepted public comment and directed staff to make no changes to the 2014 Committee Assignments.

Public Comment – none

All Directors concurred that no Committee changes are necessary.

Director Sheehan commented on the past year. He said some of the successes include a clean audit, survival of the recession, no service reductions, progress with the Mutual Water Company, completion of the Creek Aquifer Interaction Study and the bike trail snow removal project. Future challenges include *The Village at Squaw* project, redundant water supply, staff succession, Mutual Water Company, the economy and State of California and the Incorporate Olympic Valley effort.

**G. Status Reports.**

**G-1 Fire Department Operations/Capital Projects Report.**

Chief Bansen provided a review of the reports and Department activities including training, public education, fire prevention and equipment updates. He commented on emergency care facility planned

for *The Village at Squaw* project and provided an update on the intended use of the Polaris Ranger.

Public Comment – none

**G-2 Water & Sewer Operations/Capital Projects Report.**

Mr. McGraw provided a review of the report. He said the PCWA board approved a one year extension of grant fund expenditure for the Mutual Intertie Project. Due to the very cold weather, Tank #3 froze and was thawed out with portable propane heaters. The Operations crew also identified several broken pipes in the valley and owners were notified. He said progress is being made on the water leaks as meters were identified needing repair.

Public Comment – none

**G-3 Administration Report.**

Ms. Obayashi-Bartsch reviewed the 50<sup>th</sup> Anniversary item and requested direction from the Board.

President Cox said he would like to have a display of items at the annual Pancake Breakfast and supports an informational document outlining the District's history and a display banner for the facility.

Director Sheehan said he supports a ceremony in recognition of the anniversary at a regular Board meeting, a display at the annual Pancake Breakfast, a one page District history included in the District's newsletter and a display banner for the facility.

Public Comment – none

**G-4 Manager's Comments.**

Mr. Geary said Ms. Drake submitted notice of her intent to retire in June 2014 and that notice is included as an attachment to his monthly report.

Public Comment – none

**G-5 Legal Report (verbal).**

Mr. Archer made no comments.

Public Comment – none

**G-6 Director's Comments.**

Director Sheehan asked for an update on the dumpster issue. Mr. Burks provided an update on the status of the issue. He said a gate will be installed this week, chute style dumpsters will be exchanged for the existing dumpster units and after the holidays, the number of dumpsters will be reduced and the cardboard recycle dumpster will be delivered. President Cox asked that a sign with regulations be placed in a prominent area of the facility.

Director Poulsen thanked Aleta Drake for her service and said she will be greatly missed. He commented on the *Moonshine Ink* article about the District's redundant water supply project and possible conveyance of water from Martis Valley. It seemed that the article brought forth negative rather than positive impacts. He said in the article, Mr. Geary states there is water for only 100 more residences and he has been questioned about this figure. Director Wilcox said that figure was based on an older study based on the District's existing well field capacity not the aquifer's capacity. President

Cox said this may mislead readers and suggested Mr. Geary contact *Moonshine Ink* to clarify this.

Director Poulsen said he attended the evening presentation of the Creek Aquifer Interaction Study and commented on the flow between KT and Big Red and the geology of the upper end of the aquifer and the Papoose Bridge area. He suggested this is an area for more investigation as water may be bypassing the aquifer.

Director Gustafson concurred with Director Poulsen's comment that the area should be investigated.

**H. Adjournment.**

A motion was made by Directors Gustafson/Wilcox to adjourn the meeting at 10:40 A.M.; vote was unanimous.

By, K. Obayashi-Bartsch

Approved