

**AGENDA
GREENSTONE COUNTRY COMMUNITY SERVICES DISTRICT
BOARD OF DIRECTORS PUBLIC HEARING
AND REGULAR MEETING**

Time & Date: June 23, 2021, at 4:30PM

Place: ZOOM

<https://us02web.zoom.us/j/88316503409?pwd=SVVDYWV1dVBmdVFwRzNKRG1PTklQUU09>

Meeting ID: 883 1650 3409

Passcode: 264659

Dial in: +1 669-900-6833

1. CALL TO ORDER/ROLL CALL

- Present: Rod Rozman, Dan Schmidt, Bob Vance, Greg Smith, Terry Schutten, CSD GM Shelly Greene

2. APPROVAL OF AGENDA

- Motion: Rod Rozman motioned to approve the agenda. Second by Dan Schmidt. Motion carried.

Rod Rozman – Yes

Dan Schmidt – Yes

Bob Vance – Yes

Terry Schutten – Yes

Greg Smith – Yes

3. PUBLIC HEARING

- Resolution 2021-03 Appropriation Limitation (Prop 4 Gann Limit)
- Motion: Bob Vance motioned to approve Resolution 2021-03. Second by Dan Schmidt. Motion carried.

Rod Rozman – Yes

Dan Schmidt – Yes

Bob Vance – Yes

Terry Schutten – Yes

Greg Smith – Yes

4. APPROVAL OF BOARD MINUTES

- April 14, 2021, Regular Meeting
- Motion: Terry Schutten motioned to approve the minutes from the April 14, 2021, regular meeting. Second by Bob Vance. Motion carried.

Rod Rozman – Yes

Dan Schmidt – Yes

Bob Vance – Yes

Terry Schutten – Yes

Greg Smith – Yes

5. CSD GEOLOGIST REPORT – Not Present

6. GREENSTONE COUNTRY HOA

- Present: HOA President Dave Smith

Dave discussed culvert costs identified in the HOA funding request. He believes two or three culverts are being looked at for completion between now and the end of the fiscal year. The funding request is an estimated cost to replace all 5 culverts needing replacement, which is \$55,000. That cost figure is based on the HOA's experience with current replacements, and the fact that the HOA has locked in some pricing controls with the contractor for doing future work.

Terry Schutten requested specific dollar amounts for contractor's expenses, permits, and engineering, as well as the specific timeframe for completion of the work.

Dave Smith commented the timeframe would be contingent on the weather.

7. GREENSTONE COUNTRY CSD

- **Old Business**

i. Priorities Update

1. Septic Program Management – No update
2. Culvert maintenance and repair: Greg Smith reported he met with Dean from the HOA's Roads Committee, and the figures presented in the HOA funding request matched what was reported to him. Greg expressed the same concerns at Terry regarding the projected timeframe for completion.

Rod Rozman commented further that he had met with Dean and Fred of the Roads Committee and, basically, they have a five-year plan for the culverts and the \$55K they are requesting is for the five culverts. It's, in essence, the next two years' worth of that Five-Year Plan. So, there are three more years of culverts, roughly, and it's probably in the \$200-250K range. After that Dean and Fred feel we will probably be good on culverts. It sounds like it's going to continue for the next couple of years; maybe skip next year and in 2023 or 2024 they (HOA) may ask for another \$75-100K. It doesn't look like it's going to be an infinite asking for money for culverts. They seem to be confident that what they have in the next five years covers it.

Dan Schmidt commented the CSD we would be able to provide future funding to the HOA, if needed, based on the CSD's current budget figures, and if it chose to do so.

3. Enhancing Building Security: Shelly has requested a quote from ADT, our current alarm company, and will reach out to Able electric to see if they can do the necessary wiring.

4. Wireless Internet: Shelly called cal.net to see if they were available in Greenstone. They are still only available to part of the community. Shelly asked if they would be interested in locating their equipment on the CSD building. Cal.net said they would look into the idea and let us know.
Rod asked Shelly to check into the availability of Starlink for Greenstone.
5. Fire Prevention/Weed Abatement: Terry Schutten met with Mark Edwards team (?) on a site visit near the Weber Creek area. Greenstone has had four fires come up the Canyon from the Weber Creekside, so the first line of attack would be to put in a perimeter barrier on the Weber Creek side of Greenstone as it has become overgrown again. There are Grant funds available right now, but it has not been determined who will write the grant. Terry has volunteered if there is no conflict of interest. The final goal would be to have a perimeter barrier around the entire Community. Terry reported there was a lot of discussion around who should maintain the barrier, and whether it's a community, or an individual issue. Terry felt it was a community issue.
6. Large Package Boxes at the Gates: Rod will get a progress report from the HOA manager at their next meeting.
7. Street Signs: Rod reported that he asked about the street signs at the last HOA meeting and was told that all of the missing signs have been replaced, as well as, all of the ones that were unreadable.

▪ **New Business**

- i. CSD/HOA 2021/22 Budget Agreement – Approved under item iv.
- ii. 2021/22 Geologist Contract
 1. Motion: Terry Schutten motioned to approve a six month renewal contract for geological and inspection services. Second by Greg Smith. Motion carried.

Rod Rozman – Yes
Dan Schmidt – Yes
Bob Vance – Yes
Terry Schutten – Yes
Greg Smith – Yes

2. Resolution 2021-02 Annual Special Tax Increase CPI
 - a. Terry Schutten motioned to approve Resolution 2021-01. Second by Bob Vance. Motion carried.

Rod Rozman – Yes
Dan Schmidt – Yes
Bob Vance – Yes
Terry Schutten – Yes

Greg Smith – Yes

iii. Approve Preliminary 2021/22 Budget

Bob Vance reviewed the 2021/2022 budget. Based on the preliminary numbers, \$8k would need to be moved from reserves to balance the budget. FY20/21 closeout numbers are not yet available, so pulling from reserves may not be required if there are unspent funds remaining in the FY20/21 budget.

Bob Vance motioned to approve FY 2021/2022 Preliminary Budget. Second by Dan Schmidt. Motion carried.

Rod Rozman – Yes

Dan Schmidt – Yes

Bob Vance – Yes

Terry Schutten – Yes

Greg Smith – Yes

iv. Riser Incentive Program – Tabled to next regular meeting

v. Resuming Public Meetings

Terry Schutten motioned to resume in person meeting beginning with the next meeting. Unvaccinated participants must wear a mask. Second by Rod Rozman. Motion carried.

Rod Rozman – Yes

Dan Schmidt – Yes

Bob Vance – Yes

Terry Schutten – Yes

Greg Smith – Yes

8. DIRECTORS COMMENTS

- Bob Vance requested the board discuss increasing the special tax at a future meeting. Terry Schutten suggested a special meeting would be the appropriate setting for such a discussion.

9. MANAGERS REPORT

- Septic Report
 - i. Extra Inspections in May
- Shelly advised the Board that extra inspections were done in May, which will put us over budget. The contractor has been advised prior approval is required before additional inspections can be done.

10. OPEN FORUM

- A resident had questions regarding the septic inspection process. He received a notice that his system needed to be pumped along with a pumping voucher. It did not appear to him that his septic risers had been opened prior to him having the tank pumped, and he did not understand how his tanks could have been measured during his annual inspections if the lids had not been opened.

Shelly will discuss with the inspector and report back to the Board.

11. NEXT REGULAR MEETING

August 25th, 2021, at 4:30 PM

12. ADJOURN

Rod Rozman motioned to adjourn the meeting. Second by Terry Schutten.
Motion carried.

Rod Rozman – Yes
Dan Schmidt – Yes
Bob Vance – Yes
Terry Schutten – Yes
Greg Smith – Yes