

HILMAR COUNTY WATER DISTRICT

BOARD OF DIRECTORS MEETING

June 03, 2025

Members Present – Jim Jones, David Anderson, Frank Hilliard and Tony Salvador.

Members Absent – Jim Gerdes

Public in Attendance – None.

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Action Items

A motion to approve the Consent Items was made by Frank Hilliard and seconded by Tony Salvador. Motion passed 4-0.

A motion to approve Bills Payable: June 2025 was made by Tony Salvador and seconded by Frank Hilliard. Motion passed 4-0.

A motion to approve the continuation of the emergency order the Board approved at the July 31, 2023, Board meeting, based on the conditions continue as per Resolution 565, was made by Frank Hilliard and seconded by David Anderson. Motion passed 4-0.

A motion to approve Extension of Conditional Can & Will Serve Letter for Bloss Cove Project (Bloss Cove Estates Inc.-Ramson Piro) was made by David Anderson and seconded by Frank Hilliard. Motion passed 4-0.

A motion to adopt Resolution No. 583: A Resolution of Intent to Adopt Budget 2025-2026 Fiscal Yeat and Calling a Public Hearing Thereon was made by Frank Hilliard and seconded by Tony Salvador. Motion passed 4-0.

A motion to Approve Amendment One to the Memorandum of Understanding with Turlock Golf and Country Club was made by David Anderson and seconded by Frank Hilliard. Motion passed 4-0.

A motion to Approve Amendment One with QK Engineering for Well 8 Civil Design Services Work Authorization and Task Order was made by Frank Hilliard and seconded by Tony Salvador. Motion passed 4-0.

A motion to Approve the Financial Terms with Holman Capital Corporation was made by Tony Salvador and seconded by David Anderson. Motion passed 4-0.

Meeting – 06/03/25
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The meeting was called to order at 5:10 p.m. by President Jim Jones.

Consent Items – A motion was made and seconded to approve the consent items.

Public Forum – None.

District Manager’s Report –

Curtis Jorritsma reported that 35.649 MG of water was pumped this month, while 29.201 MG was billed, resulting in an 18.09% water loss. This is slightly higher than usual. Water lines were flushed, and there is no hydrant meters installed at the fire hydrants to track usage. He also reported that the TSS average for May was 47.4mg/L and BOD was 33.7mg/L. The average flow at the plant was at 45% of plant capacity and the max flow was at 50% of plant capacity.

Curtis reported the Nitrate levels did not exceed the standard of 10 mg/L for the month of May. We continue to send the monthly notice reflecting the results as required by the State Water Resources Control Board. See the chart below:

8-Apr	1.89	6.04		6.62
15-Apr	1.63	6.76		5.62
22-Apr	1.77	7.09		5.6
29-Apr	3.39	7.4		6.29
6-May	1.57	7.82		5.07
13-May	1.5	6.94		5.48
20-May	1.78	6.7		6.54
27-May	1.48	7.74		5.64

Curtis informed the Board that the bypass at the Echo lift station has been removed. All possible options for repairing or replacing the lift station will be considered. District Engineer, Spencer Supinger, stated that he will present a memo at the next meeting outlining the available options and a detailed cost breakdown.

Curtis provided an update on the Well #8 project, noting that the boring phase is complete. They are now focused on the pipeline work. Progress remains steady, with the project on track to be completed by the end of July.

Curtis shared that he attended the CSDA Legislative Days in Sacramento, an event that offers insight into the legislative process. He shared that CSDA has established an approved affiliation with Amazon Prime at no cost to the District. While the District remains dedicated to supporting local purchases whenever feasible, this new option presents an opportunity to assess potential cost savings through Amazon orders.

Mr. Frank Hilliard asked about the water loss ratio and whether any steps should be taken to verify that no unmetered connections are accessing the water. Curtis explained that the current percentages align with the State standard loss rate. He noted that the water line flushing in May, which is not monitored, may have contributed to a higher percentage. The situation will continue to be monitored.

Mr. David Anderson inquired whether all well sites are equipped with meters and if that is how the percentage loss is calculated. Curtis confirmed that meters are installed at each well site, and field staff monitor usage accordingly. The billing program tracks individual customer water usage, allowing the difference to be calculated.

Director Reports – None

Action Items –

- A) The bills that are due to be paid in June were presented. A motion was made and seconded to pay the bills presented.
- B) Curtis stated the Board approved Resolution 565 – Finding an Emergency and Authorizing Abbreviated Emergency Procedures for Construction of a New Well on July 31, 2023. As part of this process, the Board needs to analyze the situation and determine if the situation still constitutes an emergency. After a brief discussion, the Board determined the conditions warrant to continue with an emergency order. A motion was made and seconded to continue with the emergency order.
- C) Curtis presented the proposed extension of the Conditional Can & Will Serve Letter for the Bloss Cove Project (Bloss Cove Estates Inc.–Ramson Piro). He noted that letters are being sent to all developers with CC&W serve notices to reflect the annexation process. Bloss Cove has formally requested an extension of their notice, and staff recommended approving the extension. A motion was made and seconded to approve the Conditional Can and Will Serve Notice.
- D) Curtis presented Resolution 583 to the Board. A resolution of Intent to Adopt Budget 2025-2026 Fiscal Year and Calling a Public Hearing Thereon. This resolution calls for a public hearing at the next board meeting to adopt the 2025-2026 budget. A motion was made and seconded to approve Resolution No. 583.
- E) Curtis reported that at the previous meeting, the Board approved the Memorandum of Understanding (MOU) with Turlock Golf and Country Club (TGCC) and Hilmar Unified School District (HUSD), establishing a general framework. He presented the first amendment to the MOU with TGCC, which adjusts the pipeline alignment to run within the golf course and public utility easement (P.U.E.) instead of the roadway, resulting in cost savings for this project. The amendment also includes provisions for a defined easement, the installation of a 2-inch potable water service exclusively for potable water use, compensation for the replacement of the fence along Golf Link, and a contingency where applicable. Curtis noted that he has been coordinating with Steve Boyd from TGCC. A motion was made and seconded to authorize Curtis to implement and finalize the amendment to the MOU with TGCC.
- F) Curtis presented Amendment One with QK Engineering for civil design services related to Well #8. QK has submitted a change order totaling \$46,000.00 to account for additional construction support. Given the scope of the project, this amount is deemed reasonable, and staff recommended approval of the change order. A motion was made and seconded to approve Amendment One with QK Engineering for Well 8 Civil Design Services Work Authorization and Task Order.
- G) Curtis reported that at the previous meeting, the Board approved the financial agreement contract with Holman Capital Corporation and directed him to explore various cost comparisons. He provided a summary outlining potential monthly rate increases based on a \$4 million loan in relation to the rate study. The summary also detailed the remaining

project costs, while identifying an additional \$4 million that could be allocated for future projects if needed. This funding will complete the well project and ensure “prudent debt” management, allowing costs to be distributed over time among current and future ratepayers. After extensive discussion, a motion was made and seconded to approve the financial terms with Holman Capital Corporation.

Discussion Items –

- A) Curtis presented the second draft of the 2025-2026 budget, noting that overall, the financial outlook remains stable. He emphasized that, as HCWD reaches its 60th year, aging infrastructure continues to pose challenges. Maintenance during the 2024-2025 fiscal year proved difficult, with expenses exceeding budgeted figures. Benefits and salaries remained consistent with projections, while other expenditures ranged from 65% to 75% of the allocated amounts. The final budget report will be presented at the July meeting.
- B) Curtis reported he is sending out letters to developers with conditional can and will serve notices notifying them of the LAFCO process and to let the District know how soon they will be ready to possibly start the LAFCO process. The LAFCO application for Mr. John Williams with the Villa Cordoba development has been submitted.

The Directors Convened to Closed Session at 6:10 p.m.

- A) Conference with Legal Counsel – Potential Litigation. On the advice of legal counsel, based on existing facts and circumstances, there is potential exposure to litigation. Pursuant to paragraph (2) of Subdivision (D) of section 54956.9.
- B) Update: Real property negotiations per Government Code Section 54956.8. Location:045-200-033.

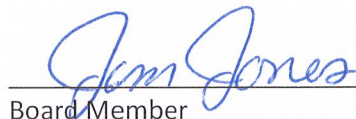
Directors returned to the open session at 6:23 p.m.

There being no further business, the meeting was adjourned at 6:23 p.m.

Respectfully Submitted,



Approved by:



Board Member

7-1-25

Date