

**Willowbank County Service Area Advisory Committee
Minutes
Meeting of Wednesday, March 9, 2016, 7:00 p.m.
Marguerite Montgomery Elementary School - MPR
1441 Danbury Street, Davis, CA**

Committee Chair Cooluris called the meeting to order at 7:06 p.m.

PRESENT: Kent Calfee, John Cooluris, Bill Corliss, Dick McCapes, Marcia Kreith, Joanne Roy, and Olin Woods.

OTHERS PRESENT: Jim Provenza, Richard Reed, Maureen Poole, Secretary. Regina Espinoza, Yolo County, County Service Area Manager, Susie and Terry Miller, John Lutch, John Eisele, Don and Eileen Gueffroy, Jos van Boxtel, Brian Morrissey, Julie Augere, Roger Sciammas and others.

APPROVAL OF THE MINUTES: Approval of the minutes of January 13, 2016 were deferred to the next meeting.

With reference to the January 13 meeting, Kreith inquired about the status of the first Draft Waste Water Ordinance that went to the Board of Supervisors. Espinoza said that if anyone would like to comment on the second draft of the Waste Water Ordinance it will be going back to the Board of Supervisors on Tuesday, March 22, 2016. Discussion ensued regarding the Waste Water Presentation at the January 13, 2016 meeting and the potential impact for Willowbank homeowners. Kreith encouraged anyone with concerns and/or comments regarding the proposed Waste Water Ordinance to contact Yolo County Environmental Health staff or read the staff report posted online with the Board of Supervisors agenda.

The September 16, 2015 minutes as distributed were unanimously approved. MSC: Woods/Calfee.

COUNTY REPORT: Supervisor Provenza introduced his new Deputy Supervisor, Rich Reed. Supervisor Provenza stated that Reed served on the Yolo County Planning Commission for eight years and is very familiar with development issues and will be assisting with all county matters. Supervisor Provenza said that the county is in pretty good fiscal shape and will be adding again to the reserve and contingency funds this year. He stated that we also continuing to set aside money for our retiree health benefits. In addition, Supervisor Provenza stated that we are creating a health and human services agency where services are offered in one location in order to be more efficient and save money in the long run. Supervisor Provenza also noted that they are discussing economic development through Agricultural Tourism in addition to the traditional growing and selling of agricultural goods in Yolo County. Calfee added that Pat Reynolds, a resident of Walnut Lane, has been appointed to the Planning Commission.

PUBLIC COMMENT: None

MEMBER COMMENT: Corliss announced the Annual GWIA meeting is on March 31, 2016 at 7:00pm at the Marguerite Montgomery Elementary School MPR. Woods announced the passing of Bob Gayle. The service is on April 15th at 12:00pm at St Anthony's Church in Winters. Woods also mentioned that Warren Taylor and Hilda Keefer had passed away as well. It was also noted that Carol Draper had passed away too. Cooluris reported that Jane Garritson has moved to an assisted living facility.

Kreith brought up that she has been watching the detention pond south of Oakside and, in addition to draining onto the field to the East when it rains, it takes weeks to percolate down. This is a potential mosquito problem. McCapes noted that someone was out pumping the water. Cooluris commented that our minutes are too detailed, take too much time to prepare, and discuss and he would like to prepare an agenda item for the next meeting to discuss simplifying the minutes. Roy suggested placing contact information on each agenda for individuals who want to be added to the list serve. It was agreed that the more people on the list serve the better. Cooluris will provide his email address.

WILLOWBANK'S IRRIGATION WATER OPTIONS: Cooluris introduced this item by providing a brief history of the irrigation well. This project will help determine if it is sensible to drill an irrigation well (or wells) in order to have a parallel water distribution system so that Davis water would be used for domestic purposes and groundwater for gardening. It was noted that approximately 60% of the water used in the Willowbank area is for irrigation. Cooluris stated that as we were completing this feasibility study to drill a new well we were informed out about another well to consider. We now have a proposal from the owner of that well, which is south of Montgomery Avenue. He stated that we have an opportunity to spend \$1.00 and enter into a 3-year purchase option to acquire the well, an easement and pipeline to the south side of Montgomery Avenue. If this Advisory Committee approves this proposal we will pass it on to Supervisor Provenza for the Board of Supervisors to determine if they will proceed with the option.

Woods asked if the \$65,000 would be subject to negotiation. Response: yes. Is Woods Roger evaluating this concept and the status of the well to see if it is in good operating order? Response: That will be done, as would an evaluation of the condition of the Oakside/Meadowbrook pipes, at a later time. Roy would like additional information about the well before we make any recommendations. Discussion ensued regarding obtaining additional information on the well prior to recommending this proposal to the Board of Supervisors. The question about the easement arose? Calfee explained that the new house lot and the lot to the east of the new house lot is where this well sits. The sellers retained the easement and ownership of the well site so the new lot owners do not have any rights nor access to use the well at this point. Question: is the proposal for an exclusive option? Yes. McCapes noted that the well is located on the Yolo/Solano County line, which had been defied by the historic banks of Putah Creek.

The following motion was put forward for approval. In connection with a possible irrigation water system to be constructed in Willowbank, the Advisory Committee

request the County to review and consider acting on the attached proposal from Willowbank Farms LLC to obtain a three-year option to purchase: (i) the existing well on the former Nishikawa property south of Montgomery Avenue, (ii) the related exclusive easement and (iii) 6" or 8' pipeline from the wellhead to Montgomery Avenue described therein. In doing so, the Advisory Committee recommends that the County consult with Wood Rodgers which is undertaking a feasibility study regarding the costs of drilling and equipping a new irrigation well in Willowbank. The Advisory Committee further recommends that the option not be exercised unless an analysis of the condition of the well has been undertaken. MSC: Cooluris/Woods. Ayes: 6, Nays: 1 (Roy), Abstain: 0.

Espinoza stated that Wood Roger's amendment is going to the Board at the next meeting. The amendment is for the dollar amount for the extended scope of work within the current feasibility study.

ROSENBERG'S RULES OF ORDER: Woods introduced this item and recommended that the Committee adopt these rules of order. Woods moved and McCapes seconded to approve Rosenberg's Rule of Order. Cooluris moved a second motion to adopt Rosenberg's Rules of Order effective at the next meeting. MSC: Cooluris/Woods. Unanimously approved.

FUTURE AGENDA ITEMS: Willowbank's Irrigation Water Options

NEXT MEETING: TBD

ADJOURNMENT: 8:30PM MSC: Woods/McCapes

Unanimously approved on September 21, 2016