

**Wild Wings County Service Area
Advisory Committee Meeting
October 7, 2008**

Minutes

Members Present:

Tom Andringa
Gregory Bloom
Audra Hartmann
Georgia Cochran

Staff Present:

Harold Duffey - Chief Assistant Director, Yolo County Planning, Resources & Public Works
Department
Wes Ervin – Yolo County Manager of Economic Development

Kent Hodgkinson – California American Water

Call To Order

Meeting began @ 7:04 PM

Review Of Minutes

The Committee reviewed and approved the minutes from the September 2008 meeting without comment.

Motion – Hartmann

Second – Bloom Ayes – 3 Nays - 0

Supervisor Chamberlain's Office

Supervisor Chamberlain was present

Public Comments

Approximately 50 concerned Wild Wings homeowners attended the meeting.

Old Business

Wild Wings Golf Course – Mr. Duffey gave the CSA an update on what happens if the golf course closes. He explained how he had contacted Cal Am Water and asked them for an emergency plan on how they could maintain the golf course and allow the CSA to distribute the water if the golf course closes. He gave the CSA a copy of an estimate from Cal Am Water.

Ms Cochran questioned if that estimate included pond maintenance. Mr. Kent Hodgkinson with Cal Am Water explained that pond maintenance is a county park issue. The balancing of water for irrigation is Cal Am's purview. He stressed this is an interim solution. The Cal Am proposal is to maintain the course in a park like setting so the CSA can discharge water over the course.

Several CSA members and members of the public had questions about who is liable for health and safety issues if the golf course closes. Mr. Duffey will review the issue with County Counsel.

Engineers Report – No discussion

Rate Impact to Individual Homeowner – Mr. Duffey discussed the additional costs that would need to be borne by each homeowner if the golf course closes. He also described the Teeter process that has the County pay the property taxes to the CSA before they are collected. The County Board of Supervisors can decide to undue this process if they are not able to collect the taxes.

Mr. Andringa asked why cost of arsenic remediation is not in the fee overview. He also had questions on the short term operating plan of the golf course. Mr. Duffey assured Mr. Andringa that if the CSA acquires the golf course, it would go through a public RFO process.

Proposal to CSA – Mark Aldrich presented a proposal to the CSA to have the CSA operate the golf course under a semi-private arrangement. The proposal would include capital improvements to make the golf course profitable, including a driving range, expansion of the club house, and a monthly minimum food service requirement.

LAFCO Discussion – Elizabeth Kemper gave the CSA and public a briefing on the options available to the CSA for owning the golf course. She described the difference between a CSA and CSD and the pros and cons associated with each entity. She also described what is required for a CSA to become a CSD.

Update on Timeline – Mr. Duffey gave an update to the CSA on the timeline of correspondence and actions between the Wild Wings LLC and the HOA. He also described the next steps in the process, including an item on the Board of Supervisor's agenda for October 21. Due diligence needs to be done between October 21 and December 16 if a Prop. 218 vote is going to be held on December 16.

Georgia Cochran read Rick Fenaroli's statement into the record.

Mr. Andringa expressed the desire to see a separate fund created for the golf course. It should not be mixed into the water and sewer funds. It also should have its own operating committee to make decisions.

Mr. Duffey said that County Counsel has looked at the issues Mr. Fenaroli had concerns about. Counsel does not believe these are issues.

The CSA discussed the potential fee impact for the Prop 218 vote. This assumes the CSA acquires the golf course and operates only to distribute the water.

A motion was made to move forward with a recommendation to the Board of Supervisors that the CSA acquire the course and have a Prop. 218 vote to redistribute the water and sewer costs to homeowners.

Motion – Cochran

Second – Hartmann

Ayes – 4

Nays - 0

Next Meeting

November 2008

Future Agenda Items

Update on Wild Wings Golf Course

The meeting was adjourned at 10:00 PM

Motion – Cochran

Second – Bloom

Ayes – 3

Nays -0