



N·C·S·D

Northstar Community Services District
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Board of Directors

DUANE EVANS
JEANN GREEN
NANCY IVES
MIKE MOLL
FRANK SEELIG

General Manager

MICHAEL STAUDENMAYER

NORTHSTAR COMMUNITY SERVICES DISTRICT NOTICE OF THE REGULAR MEETING OF THE BOARD OF DIRECTORS

DATE: JUNE 15, 2011
TIME: 9:00 A.M.
PLACE: NORTHSTAR FIRE STATION, 910 NORTHSTAR DRIVE

I. CALL TO ORDER, PLEDGE OF ALLEGIANCE, ROLL CALL

II. PUBLIC COMMENTS

Any member of the public may address the Board after roll call on any topic related to the District that is not on the agenda. Public comment will be taken on agenda action items immediately prior to Board action.

III. NEW BUSINESS

1) **Public Hearing. The Northstar Community Services District will consider an increase in water, sewer and solid waste disposal fees.**

- i) Review of written protests, if any.
- ii) Resolution 11-XX – “Resolution of the Board of Directors of the Northstar Community Services District Adopting a Water Rate Increase for Fiscal Year 2011/2012” – Discussion – Action.
- iii) Resolution 11-XX – “Resolution of the Board of Directors of the Northstar Community Services District Adopting a Sewer Rate Increase for Fiscal Year 2011/2012” – Discussion – Action.
- iv) Resolution 11-XX – “Resolution of the Board of Directors of the Northstar Community Services District Adopting a Solid Waste Rate Increase for Fiscal Year 2011/2012” – Discussion – Action.

IV. CONSENT CALENDAR

2) Approval and Discussion of the minutes of the May 17, 2011 Finance Committee Meeting, May 18, 2011 Regular Board Meeting and the May 25, 2011 Special Meeting.

Adoption of:

- i) Resolution 11-XX “Requesting Collection of Water Charges on Tax Roll for Tax Year 2011/2012” – Discussion – Action.
- ii) Resolution 11-XX “Requesting Collection of Sewer Charges on Tax Roll for Tax Year 2011/2012” – Discussion – Action.
- iii) Resolution 11-XX “Requesting Collection of Solid Waste Charges on Tax Roll for Tax Year 2011/2012” – Discussion – Action.
- iv) Resolution 11-XX “Requesting Collection of Measure “E” Charges on Tax Roll for Tax Year 2011/2012” – Discussion – Action
- v) Resolution 11-XX “Requesting Collection of Northstar Community Services District Community Facilities District No. 1 Special Tax for Tax Year 2011/2012” – Discussion – Action.

V. RECURRING BUSINESS

- 3) Meetings attended by NCS D Board Members – Discussion.
- 4) East West Partners – Update.
- 5) Northstar Property Owners Association – Update.
- 6) Northstar-At-Tahoe/Vail – Update

VI. CLOSED SESSION

- Conference with Legal Counsel – Existing Litigation (California Government Code Section 54956.9(a)); Two cases: 1) Name of Case: *Community Facilities District #1 of the Northstar Community Services District vs. Highlands Hotel Residences Company, LLC, Bank of America, et al*, Placer County, California Superior Court #SCV0027907. 2) Name of Case: *Bank of America & Thomas Morone, as Receiver for Highlands Hotel Company vs. NCS D & Community Facilities District No. 1 of NCS D*, Placer County, California Superior Court #SCV0028495.
- Conference with Legal Counsel – Anticipated Litigation (California Government Code Section 54956.9(b)) -- One case

VII. ATTORNEYS REPORT

VIII. NEW BUSINESS

- 7) **11:00 A.M.-11:30 A.M.** Presentation of the NCS D 2009/2010 Final Audit – Barnard Vogler & Co. – Resolution 11-XX “The Northstar Community Services District Fiscal Year 2009/2010 Audit Report” – Discussion – Action.
- 8) Resolution 11-XX “Adoption of the Northstar Community Services District Fiscal Year 2011/2012 Preliminary Operating Budget” Discussion – Action.

IX. DIRECTOR REPORTS

Individual directors may give brief reports on miscellaneous items for the information of the other members of the board and NCS D staff. No action will be taken.

X. OPERATION REPORTS

- 9) General Manager’s Report – Staudenmayer – Discussion.
- 10) Fire Department Report – Shadowens – Discussion.
- 11) Public Works Report – Martin/Ryan – Discussion.

XI. WARRANT REGISTER & MELLO-ROOS REQUISITIONS

- 12) Approval of the Warrant Register.
- 13) Ratification of Mello-Roos Requisitions in the amount of \$105,869.82.

ADJOURNMENT

Items may not be taken in the order listed above.

In compliance with the Americans with Disabilities Act, if you are a disabled person and you need a disability-related modification or accommodation to participate in this meeting, please contact Jim Bowling at (530) 550-6127 or (530) 562-1505 (fax). Requests must be made as early as possible and at least one full business day before the start of the meeting.