



N.C.S.D

Northstar Community Services District
900 Northstar Drive, Truckee, CA 96161
P: 530.562.0747 • F: 530.562.1505 • www.northstarscd.org

Board of Directors
Warren "Chip" Brown, President
Nancy Ives
Marilyn Forni
Mike Moll
Michael "Spoon" Witherspoon
General Manager
Michael Staudenmayer

**MINUTES OF THE REGULAR MEETING
OF THE BOARD OF DIRECTORS
NOVEMBER 17, 2021 – 9:00 A.M.
900 NORTHSTAR DRIVE, TRUCKEE, CA 96161**

President Brown called the meeting to order at 9:00 A.M. Wednesday, November 17, 2021. Pledge of Allegiance and roll call followed.

DIRECTORS PRESENT Brown, Forni, Ives, Moll, Witherspoon

DIRECTORS ABSENT: None

STAFF PRESENT: Zangara, Rosenthal, Ryan, Staudenmayer, Martin, Bailey

**OTHERS PRESENT
(via videoconference):** Austin Cho, Jerusha Hall, John Jewett, Josh Rainone

PUBLIC COMMENT
There was no public comment.

CONSENT CALENDAR
Director Moll moved to approve the following consent calendar items:

- a. October 20, 2021 Regular Meeting Minutes
- b. Placer County Dental and Vision Benefit Contract
- c. Approval of Claims and Demands – Paid and Unpaid

Director Witherspoon seconded, roll call was taken. Yes: Directors Brown, Forni, Ives, Moll, and Witherspoon. Noes: None. Absent: None.

RECURRING BUSINESS

MEETINGS ATTENDED BY NCSD BOARD MEMBERS

There was no update for this agenda item.

MOUNTAINSIDE BUILDERS UPDATE

John Jewett provided the following update for Mountainside Builders:

- There is occupancy at all four Boulders Units and escrow has closed on all of them
- The contractor is completing punch list items and will be vacating afterward

NORTHSTAR PROPERTY OWNERS ASSOCIATION (NPOA) UPDATE

There was no update for this agenda item.

NORTHSTAR CALIFORNIA/VAIL UPDATE

Jerusha Hall provided the following update for Northstar California/Vail:

- Opening day will be rescheduled
- Working to open the ice rink
- No reservation system for the 2021-2022 winter season
- Gondolas will run at capacity
- Face coverings will be required to enter indoor settings
- No face coverings required for outdoor activities
- All guests 12 and over will be required to show proof of vaccination for indoor dining
- All resort employees will be required to be vaccinated
- Staffing the resort has been a challenge. The issue is being addressed through employee utilization.
- Martis Valley Trail (MVT) Phase 3B is nearing completion via Placer County

NEW BUSINESS

TRAKSTAR PERFORMANCE REVIEW SOFTWARE CONTRACT

Human Resources Administrator (HRA) Julie Zangara stated that the District has been using the Trakstar Performance Software for a full year and all managers and employees have completed at least one cycle of reviews in the software. The District initially entered into a two-year contract with Trakstar, and the contract is up for renewal. Trakstar provided two options for renewal: a two-year or three-year renewal contract. The three-year contract will result in a greater savings to the District, and the increase for year one was anticipated and included as a part of the Fiscal Year 2021-2022 budget.

Director Witherspoon moved to approve the Trakstar Performance Review Software Contract. Director Ives seconded, roll call was taken. Yes: Directors Brown, Forni, Ives, Moll, and Witherspoon. Noes: None. Absent: None. The motion carried.

NCSD BIOMASS ENERGY SYSTEM – ENVIRONMENTAL PERMITTING SERVICES

General Manager (GM) Mike Staudenmayer reviewed the status of the Biomass Energy System project with the Board. The next Biomass Committee meeting will allow for the committee to review and come to a consensus on the ultimate recommendation to bring before the Board. GM Staudenmayer detailed what the recommendation will include.

District Engineer (DE) Eric Martin reviewed the proposal before the Board for the NCSD Biomass Energy System Environmental Permitting Services. In October, the District contracted with PR Design and Engineering to provide design and permitting services for the project. PR Design and Engineering’s scope excluded the environmental permitting necessary to satisfy compliance with the California Environmental Quality Act (CEQA) for the project. Staff sought a proposal from Dudek to provide environmental permitting services for the project. Dudek has performed similar services for the District in the past and provides excellent service. The proposed contract totals \$103,160 and includes all optional tasks which may not be necessary. The expenses will be funded from the combined \$500,000 grants from the Placer County Water Agency (PCWA), and Cal Fire US Forest Service Wood Innovations program.

Director Moll moved to approve the NCSD Biomass Energy System – Environmental Permitting Services. Director Forni seconded, roll call was taken. Yes: Directors Brown, Forni, Ives, Moll, and Witherspoon. Noes: None. Absent: None. The motion carried.

APPROVAL TO PURCHASE MEYERS SANDER SPREADER

Utility Operations Manager (UOM) Matt Ryan stated the equipment under consideration for purchase is a Meyer's Electric Road Sand/Salt Spreader. The purchase of the sand/salt spreader was included in the Fiscal Year 2021-2022 budget.

Director Ives moved to approve the Purchase of Meyers Sander Spreader. Director Moll seconded, roll call was taken. Yes: Directors Brown, Forni, Ives, Moll, and Witherspoon. Noes: None. Absent: None. The motion carried.

RESOLUTION 21-17 – ADOPTION OF CEQA ADDENDUM TO THE 2004 NCSD MASTER WATER PLAN UPDATE ENVIRONMENTAL IMPACT REPORT

District Counsel Austin Cho stated the agenda item before the Board is a follow up to discussions on the pending water rights petitions. At a hearing in August with the State Water Board (SWB), the hearing officer requested additional information including CEQA analysis to satisfy the District's role as a lead agency, and to allow the SWB as the responsible agency to rely on determinations regarding the environmental impacts for the changes. The addendum before the Board to the 2004 Master Water Plan is specifically to acknowledge and analyze the change petitions and petitions for extension of time which were not included as a part of the last update or EIR. Per the report, there are no additional impacts that will result from the change petitions.

Director Ives moved to approve Resolution 21-17 – Adoption of CEQA Addendum to the 2004 NCSD Master Water Plan Update Environmental Impact Report. Director Moll seconded, roll call was taken. Yes: Directors Brown, Forni, Ives, Moll, and Witherspoon. Noes: None. Absent: None. The motion carried.

DIRECTOR REPORTS

There was no update for this agenda item.

GENERAL MANAGER'S REPORT – STAUDENMAYER

GM Staudenmayer provided the following report:

- Trail construction wrapped up for the season due to inclement weather. Construction will be completed in spring.
- DE Martin was nominated as the next Special District, out-of-basin representative on the Capital Projects Advisory Committee (CAP).
- Design planning for the MVT Parking Lot has commenced. After construction, the existing gate for the Wildlife Viewing Area will be moved closer to the highway to prevent parking at the location.
- A cultural kiosk or plaza will be incorporated in to the Wildlife Viewing Area
- Discussion has continued with The Nature Conservancy on the fire insurance initiative
- GM Staudenmayer attended a California Department of Insurance webinar on wildfire risk models and mitigation ratings.

FIRE DEPARTMENT – BAILEY

Fire Chief Sean Bailey provided the following report:

- The passage of Measure U will greatly benefit the District's wildfire prevention efforts.
- Chief Bailey stated that there are 270-300 piles to be burned. Approximately 52 piles were burned the day prior to the Board meeting.

PUBLIC WORKS REPORT – MARTIN/RYAN

DE Martin and UOM Ryan provided the following report:

- The Zone 4 groundwater reliable yield evaluation has commenced.
- With the passage of Measure U, Measure E funds will be dedicated solely to road maintenance.
- The Utility Operations department is geared up for winter. All leased equipment is in.

DIRECTOR OF FINANCE AND ADMINISTRATION REPORT – 1ST QUARTER FINANCIALS – ROSENTHAL

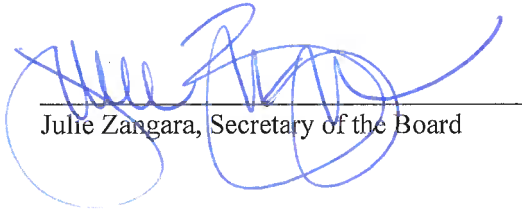
Director of Finance and Administration (DFA) Greg Rosenthal provided an overview of the 1st Quarter Financials and highlighted the following in the report:

- When the impacts of Reimbursables/Grants and other Restricted activity are removed, the District is under year-to-date (YTD) Budgeted Revenue by \$41,193 and over (YTD) Budgeted Expense totals by \$444,033. The expense amount is mostly comprised of \$314k in Salaries & Wages with \$191,271 of the amount being attributable to Strike-team overtime (fully reimbursable).
- Operating Revenue is \$133,034 over YTD budget due to the Northstar Water System (NWS) revenue and Martis Valley Water System (MVWS) operations revenue, due large in part to the seasonality of consumption revenue. Additionally, Snow Removal Operations revenue is under YTD Budget due to having not yet recognized the majority of seasonal snow removal revenue.
- Non-operating Revenue, largely comprised of property tax and parcel tax revenue is \$49,226 under the YTD budget due to timing of the Annual Agreement revenue due at year's end, and LAIF interest income being \$16,558 under YTD budget.

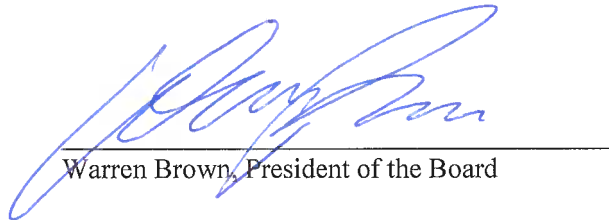
ADJOURNMENT:

The meeting adjourned at 10:33 A.M.

Respectfully submitted,



Julie Zangara, Secretary of the Board



Warren Brown, President of the Board