

**MINUTES OF THE REGULAR MEETING
OF THE
BOARD OF DIRECTORS**

Revised

Thursday, April 8, 2021

The meeting was called to order at 7:30 p.m.

1. ROLL CALL:

Directors Present:

Janet Medina
Thomas Chambers
Karema Al-Arabi
Perry Bautista

Directors Absent: Excused absence, Director Irwin.

Staff Present:

General Manager, Darryl Barrow
Assistant General Manager, Patricia Mairena
Attorney, Michael Conneran

Visitors Present: Joubin Pakpour
Brandon Laurie

2. PLEDGE OF ALLEGIANCE: Led by Director Bautista.

3. CONSENT CALENDAR:

Director Medina moved to approve the consent calendar with correction to the minutes, seconded by Director Al-Arabi.

Roll Call

Director Al-Arabi	Aye
Director Bautista	Aye
Director Medina	Aye
Director Chambers	Aye

The motion was carried unanimously.

4. PUBLIC COMMENT: None.

5. BUSINESS (OLD): None.

6. BUSINESS (NEW):

A. Report on Long Term Sanitary Sewer Capital Improvement Program as a Living List from Which to Draw Future Projects.

Joubin Pakpour and Brandon Laurie reviewed preliminary report on long term list of Sanitary Sewer Capital Improvements with the Board and answered questions. Mr. Pakpour indicated that he would present the final list to the Board of Directors next month.

B. Review/Approve Proposal for Aerator Diffuser Air System with Regenerative Blower for the Westborough Sewer Lift Station.

General Manager Barrow reported that the muffin monster grinder at the Westborough Sewer Lift Station stopped working and needed to be replaced. The Sanitation District recommended replacing the muffin monster grinder with two Titus Twister Mixing Aerator Diffuser Air Systems with a regenerative blower from the Crowley Company. Mr. Barrow indicated that the Aerator Diffuser Air System was an innovative improvement over the muffin monster. The Titus Twister Mixing Aerator Diffuser Air System had an added benefit of reducing the grease build-up in the wet well. Mr. Barrow reported that the proposal did not include installation.

Director Bautista moved to approve the proposal from the Crowley Company in the amount of \$23,430.00.

Roll Call

Director Al-Arabi	Aye
Director Bautista	Aye
Director Medina	Aye
Director Chambers	Aye

The motion was carried unanimously.

C. Review/Approve Proposal for Manhole Rehabilitation at Westborough Sewer Lift Station and Manhole on Westborough at Olympic Near Stairway.

General Manager Barrow indicated the Westborough Sewer Lift Station and Westborough manhole at Olympic Drive had roots growing in the manhole and needed a permanent solution to stop the growth. Mr. Barrow stated that the Sanitation District recommended having the manholes hydro-blasted, concreted, and epoxy coated. Mr. Barrow reviewed the proposal from H & R Plumbing and Drain Cleaning.

Director Bautista moved to approve the proposal from H & R Plumbing and Drain Cleaning in the amount of \$14, 040.10 with contract approved by Attorney Conneran, seconded by Director Al-Arabi.

Roll Call

Director Al-Arabi	Aye
Director Bautista	Aye
Director Medina	Aye
Director Chambers	Aye

The motion was carried unanimously.

D. Review/Approve Proposal for Water and Sewer Rate Study.

The Board reviewed the Proposal for Water and Sewer Rate Study and gave direction to Attorney Conneran regarding revisions.

E. Review/Approve Lease Agreement Proposal from Crown Castle for Additional 69 Square Feet of Land at the Skyline Tank Site.

The Board reviewed an offer from Crown Castle for additional 69 square feet of land at the Skyline Tank Site and gave direction to General Manager Barrow.

F. Consideration of Employment Agreement with New General Manager.

Director Medina moved to approve the Employment Agreement with New General Manager, Patricia Mairena, seconded by Director Al-Arabi.

Roll Call

Director Al-Arabi	Aye
Director Bautista	Aye
Director Medina	Aye
Director Chambers	Aye

The motion was carried unanimously.

7. **WRITTEN COMMUNICATIONS:** None.

8. **ATTORNEY'S REPORT:**

A. Worker Contracts Involving Housing.

Attorney Conneran indicated that he provided staff with a recent Supreme Court update involving contracted workers. Also, there was some new guidance from the State on Surplus Land Act compliance.

9. GENERAL MANAGER'S REPORT:

A. Update on Engineering Service Expenses.

General Manager Barrow reported that there were two accountant entry mistakes in the amount of \$18,986.65 and \$9,877.88 that should have been capitalized.

B. Report on BAWSCA Meeting of April 1, 2021.

General Manager Barrow reported on the BAWSCA meeting he attended on April 1, 2021.

10. ITEMS FROM BOARD OF DIRECTORS:

A. Report on BAWSCA Meeting of March 18, 2021.

President Chambers reported on the BAWSCA meeting of March 18, 2021, he attended.

11. CLOSED SESSION:

- A. Closed Session Pursuant to Government Code Section 54956.8
REAL PROPERTY NEGOTIATIONS
Property: Skyline Tank Site. Sharp Park Road, Pacifica, CA
Agency Negotiator: Darryl Barrow, General Manager
Under negotiation: Price and terms of lease

The Board went into Closed Session to discuss the Skyline Tank Site property.

Upon returning to open session, the Board gave direction to General Manager Barrow.

12. ADJOURNMENT:

Without objection, President Chambers adjourned meeting.

Time 9:23 p.m.

Darryl A. Barrow
Secretary

McClain
President

14 Jun 2021
Date