

# MINUTES

The regular meeting of the Pajaro/Sunny Mesa Community Services District Board of Directors was called to order at 5:30 pm on February 26, 2026.

**ROLL CALL:**

President Paul Anderson  
Vice President Donald Olsen  
Secretary Donald Chesterman  
Assistant Secretary Sanford Coplin  
Treasurer Clinton Miller

**ADMINISTRATIVE STAFF:**

General Manager Judy Vazquez-Varela  
Operations Manager Sergio Ochoa  
Bookkeeper Amy Saldate  
Recorder Rocio Fernandez

**ABSENT DIRECTOR(S) & STAFF:**

None

**DISTRICT COUNSEL:**

Heidi Quinn, absent

**ADDITION(S) TO AGENDA:**

No additions. The General Manager requested that action item #3 be the first item discussed in the new business.

**PUBLIC IN ATTENDANCE:**

In Person: Conor O'Toole and Robyn Simpson with Denise Duffy & Associates  
Zoom: Kim Shirley; Susan S; Anna Thompson; Michael; and Robyn Chaconas with Community Water Center

**PUBLIC COMMENTS:**

Kim Shirley, Susan S. and Anna Thompson gave a statement requesting the Board's support for candidate Jonathan Ahmadi and expressed their support for him.

**CONSENT AGENDA:** (Action Items)

1. Consider approval of the Minutes of January 22, 2026, Regular Board Meeting
2. Review and Approve February 2026 Payments
  1. General Fund 633: Total of \$1,547.16
  2. Operating Account: Check No. 26453-26468 totaling \$222,029.29
  3. Reserve Account: Check No. 146-147 totaling \$883,492.92
  4. Street Maintenance Account: Check No. 599 totaling \$1,235.58
  5. Pajaro Park Account: Total of \$1,244.04

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- 6. COP 2010 Account: Total of \$0.00
- 7. Debt Service Reserve Account: Total of \$0.00

A motion was made by Director Anderson and seconded by Director Chesterman to approve the Consent Agenda. Motion carried.

Roll Call Vote:   Ayes:           P. Anderson; D. Olsen; D. Chesterman; S. Coplin; C. Miller  
                      Noes:           None  
                      Absent:       None  
                      Abstain:      None

**OLD BUSINESS:**

- 1. None

**NEW BUSINESS:** (Action Items)

- 1. Consider approval of Financial Reports for January 2026

Bookkeeper Saldate reported that the Water Revenue resulted in 83% of the projected budget for January. The Indirect Expense Account of Salaries & Wages was over budget due to vacation payouts for 2025, combined with vacation/sick leave accruals for 2026. The Membership Fees & Dues account was over budget due to the membership renewal to the Association of California Water Agencies. Annual water system fees were due to the State Water Resources Control Board, which put the Permits Account above budget. The District received Other Income from FEMA-Flood Reimbursement of obligated amounts for the 2023 Flood Recovery claim.

The monthly Expenses surpassed the Total Income by \$32,678.98. January's cash on hand, combining the Operating and Reserve Accounts, was \$2,182,016, which was more than the previous month.

The Net Income for Water Enterprise did not meet the monthly budget projection due to the Salaries & Wages expense.

A motion was made by Director Olsen and seconded by Director Miller to approve the financial reports for January 2026. Motion carried.

Roll Call Vote:   Ayes:           P. Anderson; D. Olsen; D. Chesterman; S. Coplin; C. Miller  
                      Noes:           None  
                      Absent:       None  
                      Abstain:      None

- 2. Consider approval of Resolution No. 02-01-26 Authorizing the submission of a One Million dollar loan application, the incurring of an indebtedness, the execution of a loan agreement and any amendment thereto, a promissory note and any other documents necessary to secure a loan from Rural Community Assistance Corporation

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General Manager Vazquez-Varela stated this resolution will commence the application process to request a loan from Rural Community Assistance Corporation (RCAC).

A motion was made by Director Anderson and seconded by Director Olsen to approve Resolution No. 02-01-26 authorizing the submission of a loan application to RCAC. Motion carried.

Roll Call Vote:   Ayes:           P. Anderson; D. Olsen; D. Chesterman; S. Coplin; C. Miller  
                      Noes:           None  
                      Absent:       None  
                      Abstain:      None

3. Consider approval of Resolution No. 02-02-26 Adopting a final Initial Study/Mitigated Negative Declaration and Mitigation Monitoring and Reporting Program and approving the Pajaro-Sunny Mesa-Springfield Area Regional Consolidation Project

General Manager Vazquez-Varela stated that this proposal is contingent on grant funding.

A motion was made by Director Miller and seconded by Director Olsen to approve Resolution No. 02-02-26 adopting a final Initial Study/Mitigated Negative Declaration and Mitigation Monitoring and Reporting Program and approving the PSMS Project. Motion carried.

Roll Call Vote:   Ayes:           P. Anderson; D. Olsen; D. Chesterman; S. Coplin; C. Miller  
                      Noes:           None  
                      Absent:       None  
                      Abstain:      None

**STAFF/COMMITTEE REPORTS:** (Informational Only)

1. Reminder that the Board Directors need to file Form 700 by April 1, 2026
2. Prunedale Regional Feasibility Study (Safe Water Prunedale)
  - Project funded by the State Water Resources Control Board to create a sustainable, safe, and affordable water system for the Prunedale area. It aims to address failing infrastructure and water quality. Approximately 37 water systems are involved in the project. The staff has requested that Langley/Valle Pacifico Water System be included.
  - Director Olsen voiced his concerns about assuming responsibility for the system, noting that it is significantly larger than the District and may impact staff capacity.
3. Springfield Water System Improvements Project
  - Contractors, engineers, and the Community Water Center are coordinating with Springfield Road residents on the location of the lateral line installation from the meter to the house. Chemical building construction is in progress. Water line installation in the Moss Landing Mobile Home Park is in progress. The generator concrete pad is in progress. The well pump and motor in hand do not meet the Build America, Buy America Act (BABA) compliance of greater than 55% of domestic materials, and the team is working through a few options. The Contractor has research showing that a

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motor with the needed power and RPM is not available domestically, so the team will opt to obtain a waiver for the motor only.

4. Pajaro-Sunny Mesa-Springfield Area Regional Consolidation Project (PSMS)
  - The grant award letter has been received, and it is being reviewed by staff. Staff began the application process with RCAC for a \$1 million bridge loan.

5. District Operations Report

### Delany Consolidation Feasibility Study

- The meetings have been scheduled for the first Thursday of every month; the first meeting is scheduled on March 5, 2026.
- Directors Anderson and Olsen would like to be added to the Zoom meeting invitation.

### Pajaro & Sunny Mesa WS Motor Control Center Replacement

- The District Staff met with Tesco Controls and Darrel Varni Electric for project verification.

### Pajaro Park

- Staff and Director Coplin met with Supervisor Church and Marilyn Vierra to discuss funding options for Pajaro Park. Supervisor Church indicated that he does not anticipate any issues with presenting an evergreen contract, including a cost-of-living adjustment (COLA), to the Board of Supervisors in support of funding Pajaro Park.

### Pajaro Long-Term Recovery

- The County of Monterey has scheduled a Reopening Ceremony at Pajaro Park on March 13, 2026, at 1:00 pm.

### Electric Vehicles Feasibility

- Staff met with 3CE and the 3CE EV Concierge, who will complete the design for the charging infrastructure. They have provided staff with a list of requested information to move forward with the design.

## Current Water System Repairs

### Blackie Road #18 WS:

#### Langley/Valle Pacifico WS:

- The float to the reclaim water tank failed; it was repaired by staff.

#### Moss Landing WS:

- The Staff replaced a waterlogged bladder tank. Two more bladder tanks are scheduled to be replaced this week.

#### Normco:

- Staff replaced a 1 ½ inch meter.
- Staff replaced the generator heater block at the well #1 site.

#### Pajaro WS:

- Staff replaced a leaking hydrant on Gonda Street.
- Staff replaced a 3-inch meter with a commercial service on Salinas Road.
- A plumber working on a customer side leak, removed our water meter and installed it backwards. Staff removed the meter and installed it properly.

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Springfield Road WS:

- Staff replaced two waterlogged bladder tanks.
- Power outage tripped our well breaker, staff reset the breaker, and reinstated water services.

Sunny Mesa WS:

Vega Road #01 WS:

Vierra Estates WS:

Parks:

6. Usage Comparison Report 2025/2026-January

- General Manager Vazquez-Varela reported in the Blackie Rd WS, two of our high water use customers used more water than their normal; one potential customer leak. In Moss Landing, Vierra Estates, and Springfield WS, customers used less water for the month. Overall, district-wide was down by 5 percent in January compared to the same month last year.

**CLOSED SESSION:**

None

**NEXT BOARD MEETING:**

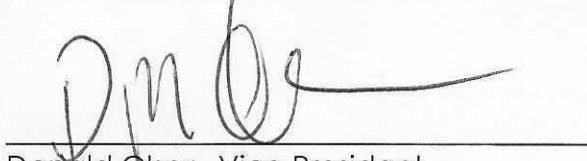
The next Regular Board Meeting is to be held on Thursday, March 26, 2026, at 5:30 pm at the District Office.

There being no further business, the Regular Board Meeting of the Pajaro/Sunny Mesa Community Services District was adjourned at 6:35 pm with a motion made by Director Olsen, seconded by Director Miller. Motion carried.

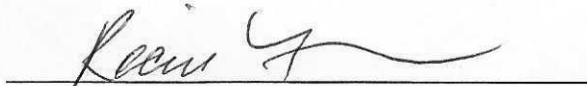
Respectfully submitted by:



Paul Anderson, President



Donald Olsen, Vice President



Rocio Fernandez, Recorder