

**Salton Community Services District Agenda**

**SPECIAL MEETING**

**March 03, 2015**

**Open Session 9:00 a.m.**

**1209 Van Buren Ave,**

**Salton City, CA 92275**

**[www.saltoncsd.ca.gov](http://www.saltoncsd.ca.gov)**

**MINUTES**

**BOARD OF DIRECTORS:**

Mr. Dale Johnson, President  
Mr. Chris Klontz, Vice President  
Ms. Fran Aldridge, Director  
Mr. Bryon Pickrell, Director  
Mr. Forrest Kerr, Director

**STAFF:**

Mitch Mansfield, General Manager  
Teri Klontz, Board Secretary  
Janice Thompson, Finance Officer  
Mark Murray, Fire Chief (Interim)  
Tim Roberts, Field Foreman

**1. CALL TO ORDER: 9:00 a.m.**

**2. ROLL CALL: All Directors present.**

**3. CLOSED SESSION ISSUES: 9:03 am**

Pursuant to California Government Code Section 54954.3, the public has the right to address the board regarding any agenda closed session items prior to the board adjourning into closed session. Anyone who wishes to address the Board, please come to the microphone and state your name and address for the record. Public comments are limited to (5) minutes each person.

**CONFERENCE WITH REAL PROPERTY NEGOTIATORS**

Property: (1520 Nile, Salton City, CA

Agency negotiator: (Bryon Pickrell)

Negotiating parties: (Salton Sea Enterprises, LLC)

Under negotiation: (Discussion with negotiator will concern price and terms of payment)

**4. OPEN SESSION: 10:40**

**5. PLEDGE OF ALLEGIANCE: Dale Johnson, President**

**6. ANNOUNCEMENT OF CLOSED SESSION ACTIONS: No action taken.**

**7. PUBLIC COMMENTS: No public comments.**

Pursuant to California Government Code Section 54954.3 members of the public may address the Board at this time on any items of public interest that are within the Board's subject matter jurisdiction. The Ralph M. Brown Act, however, prohibits the Board from taking action on any matter not appearing on the agenda. Personal attacks on individuals, slanderous comments or

comments, which may invade an individual's personal privacy, are prohibited. Those who wish to address the Board should come to the microphone and state your name and address for the record. Members of the public may make comments only once for the duration of this meeting, on any items of public interest for three (3) minutes, as recognized by the Chair.

**8. REPORTS:** None

All reports are posted on the bulletin board and available for review. .

**9. NEW BUSINESS:**

a. Action on Resolution to acquire real property located at 1520 Nile, Salton City, CA from Salton Sea Enterprises, LLC.

Attorney Bob Patterson read the Resolution 2016-03-01. There are three sections plus exhibit A. The location of the property: 1520 Nile Ave, VDM.

The current property that the SCFD is residing on has many issues.

The thought behind this property is to put the Fire Station in a better location with better amenities for the Firefighters.

Cost of the station is \$169,900. The other two stations would be closed. Trading the Salton City Fire Station and two lots for \$40,000 and paying cash for the balance of the property for the new Fire Station.

Desert Shores Fire station has multiple problems. It is owned by IID and they want certain buildings demolished near the fire station. This would be very costly to the District.

This VDM station is outside the district but is in the protection area it currently has to serve.

Some concerns are that the Residential Insurance premiums will go up in certain areas due to the placement of this station in Vista Del Mar.

Our attorney Bob Patterson stated that there are three sections to the Resolution.

Section 1: A-K We cannot change the price of the structures. The closure of the other 2 stations. This would be better facilities for the Salton Community Fire Station.

Section 2: Director Bryon Pickrell, Director Dale Johnson and Attorney Bob Patterson will be allowed to negotiate the terms of the sale. (See: exhibit A) for the purchase of the 1520 Nile Ave. VDM.

Section 3: Allows the Board President Dale Johnson to finalize the agreement and sign the grant deed. He will also do all the closing of escrow.

Director Forrest Kerr did not like the terms.

Per attachment # A the cash price is \$ 169,900 less \$ 40,000 for the old station in Salton City which would then leave a balance of \$ 129,900. Salton Sea Enterprises wants this building paid off in less than a year. They wants cash for the building.

Jan Thompson our CFO addressed the issues of paying cash for the station. There is money coming in from a delinquent tax sale. The amount available to General Funds is approximately \$ 100,000. In administration fees. This would leave an amount of \$ 30,000 owed for the building. The General fund could borrow from the Sewer Fund and pay them back with interest. Not sure exactly when this tax check will come in.

Bob Patterson stated this sale would be contingent on the receipt of the tax sale check.

Verify the Building Permits.

30 day due diligence (check out application, home inspection and termite inspection etc.)

Septic newly serviced.

New AC.

Appraisal of structure.

Home Inspection.

(These items will be subject to the three judges in Section # 2.)

**Big item issues must go back to the board.**

Revised version of this Resolution will be sent to the Board Secretary.

Director Klontz made the 1<sup>st</sup> motion to approve and Director Aldridge 2<sup>nd</sup> the motion.

**Roll Call:**

Director Kerr: NO He thinks we are rushing into this deal too fast. He is also concerned about adverse effects of moving this station to Vista Del Mar.  
Director Aldridge: Yes Thinks we should do this agreement. It would be especially good for the Firefighters.  
Director Pickrell: Yes Concerned about premiums going up on the Homeowners Insurance policies.  
Director Klontz: Yes Fire station is being placed where Imperial County was thinking a Fire Station should go. Central location to the Sphere of Influence.  
Director Johnson: Yes

Resolution passed and the new version will be sent to the Board Secretary from Bob Patterson this afternoon or tomorrow.

Note: Director Aldridge wanted to thank Director Pickrell for all his hard work on this project.

**10. ADJOURNMENT:** 11:20 am 1<sup>st</sup> motion by Aldridge and 2<sup>nd</sup> by Klontz. All were in favor to adjourn.

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Dale Johnson, President of the Board

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Teri Klontz, Board Secretary