



BEAUMONT-CHERRY VALLEY WATER DISTRICT
560 Magnolia Avenue, Beaumont, CA 92223

**NOTICE AND AGENDA
REGULAR MEETING OF THE BOARD OF DIRECTORS
ENGINEERING WORKSHOP**

*This meeting is hereby noticed pursuant to
California Government Code Section 54950 et. seq.*

Thursday, May 23, 2024 - 6:00 p.m.
560 Magnolia Avenue, Beaumont, CA 92223

TELECONFERENCE NOTICE

*The BCVWD Board of Directors will attend in person at the BCVWD
Administrative Office and/or via Zoom video teleconference pursuant to
Government Code 54953 et. seq.*

To access the Zoom conference, use the link below:
<https://us02web.zoom.us/j/84318559070?pwd=SXlzMFZCMGh0YTFlL2tnUGlpU3h0UT09>

*To telephone in, please dial: (669) 900-9128
Enter Meeting ID: 843 1855 9070
Enter Passcode: 113552*

*For Public Comment, use the “Raise Hand” feature if on the
video call when prompted, if dialing in, please dial *9 to “Raise
Hand” when prompted*

*BCVWD provides remote attendance options primarily as a matter of
convenience to the public. Unless a Board member is attending remotely
pursuant to provisions of GC 54953 et. seq., BCVWD will not stop or
suspend its in-person public meeting should a technological interruption
occur with respect to the Zoom teleconference or call-in line listed on the
agenda. Members of the public are encouraged to attend BCVWD meetings
in person at the above address, or remotely using the options listed.*

*Meeting materials are available on
the BCVWD’s website:*

[https://bcvwd.gov/documents/2024-
board-meeting-agendas/](https://bcvwd.gov/documents/2024-board-meeting-agendas/)

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BCVWD ENGINEERING WORKSHOP – MAY 23, 2024

Call to Order: Vice President Slawson

Pledge of Allegiance: Director Hoffman

Invocation: Vice President Slawson

Announcement and Verification of Remote Meeting Participation (if any) Pursuant to AB 2449 or GC 54953(b)

Roll Call - Board of Directors

	President John Covington
	Vice President Daniel Slawson
	Secretary Lona Williams
	Treasurer Andy Ramirez
	Member David Hoffman

Roll Call and Introduction of Staff Members Present

Public Comment

PUBLIC COMMENT: RAISE HAND OR PRESS *9 to request to speak when prompted. If you are present in the Board Room, please fill out a Request to Speak card and deliver it to the Recording Secretary.

At this time, any person may address the Board of Directors on matters within its jurisdiction. However, state law prohibits the Board from discussing or taking action on any item not listed on the agenda. Any non-agenda matters that require action will be referred to Staff for a report and possible action at a subsequent meeting. **Please limit your comments to three minutes.** Sharing or passing time to another speaker is not permitted.

ACTION ITEMS

Action may be taken on any item on the agenda. Information on the following items is included in the full Agenda Packet.

- 1. Adjustments to the Agenda:** In accordance with Government Code Section 54954.2, additions to the agenda require a 2/3 vote of the legislative body, or if less than 2/3 of the members are present, a unanimous vote of those members present, which makes the determination that there is a need to take action, and the need to take action arose after the posting of the agenda.
 - a. Item(s) to be removed or continued from the Agenda
 - b. Emergency Item(s) to be added to the Agenda
 - c. Changes to the order of the agenda

- 2. Presentation, Discussion, and Possible Action Regarding Preparation of a Joint Communities Facilities Agreement for the Proposed Tract 31462 Phases IVB and IVC (Fairway Canyon Development) located West of Tukwet Canyon Parkway and North of Oak Valley Parkway (tabled from April 25, 2024) (pages 5 - 14)**

- 3. Request for Extension of Water Service *Will Serve Letter* for Previously Approved Development (Tract 32850), located on the west side of Manzanita Park Road, northwest of the intersection of Seneca Springs Boulevard in the City of Beaumont (pages 15 - 25)**

4. Discussion of BCVWD’s Draft 2024-2025 Annual Water Supply and Demand Assessment (pages 26 - 39)

5. 5th Street and Michigan Avenue Replacement Pipeline Projects Cost Update and Notice of Completion (pages 40 - 42)

6. Discussion on Chromium 6: Maximum Contaminant Level and District response (handout)

7. Reports for Discussion and Possible Action

a. Directors’ Reports

In compliance with Government Code § 53232.3(d), Water Code § 20201, and BCVWD Policies and Procedures Manual Part II Policies 4060 and 4065, directors claiming a per diem and/or expense reimbursement (regardless of preapproval status) will provide a brief report following attendance.

- San Geronio Pass Water Agency Meeting on May 13, 2024 (Slawson)

b. Directors’ General Comments

c. General Manager’s Report (pages 43 - 62)

d. Legal Counsel Report

8. Topic List for Future Meetings

- Update / presentation on the AMR / AMI project
- Presentation on the San Bernardino Valley Resource Conservation District
- Presentation on solar power opportunities
- Sites Reservoir update
- Engineering and Operations Center

9. Announcements

Check the meeting agenda for location and/or teleconference information:

- Beaumont Basin Watermaster Committee: Wednesday, June 5 at 11 a.m.
- Finance & Audit Committee meeting: Thursday, June 6 at 3 p.m.
- Regular Board meeting: Wednesday, June 12 at 6 p.m.
- Personnel Committee meeting: Tuesday, June 18 at 5:30 p.m.
- Engineering Workshop: Thursday, June 27 at 6 p.m.
- Finance & Audit Committee meeting: Wednesday, July 3 at 3 p.m. (Note date change due to holiday)
- Collaborative Agencies Committee meeting: Wednesday, July 3 at 5 p.m.
- District office will be closed on Thursday, July 4 in observation of Independence Day
- Beaumont Basin Watermaster Special Meeting: Wednesday, July 10 at 11 a.m.
- San Geronio Pass Regional Water Alliance: Wednesday, July 24 at 5 p.m.

10. Recess to Closed Session

- a. CONFERENCE WITH REAL PROPERTY NEGOTIATORS
Pursuant to California Government Code Section 54956.8
Property: APNs 408-080-009, 408-080-010, 408-080,011, 480-080-012
Agency Negotiator: Dan Jagers, General Manager
Under Negotiation: Price and terms of payment

11. Report on Action Taken During Closed Session

12. Adjournment

NOTICES

AVAILABILITY OF AGENDA MATERIALS - Agenda exhibits and other writings that are disclosable public records distributed to all or a majority of the members of the Beaumont-Cherry Valley Water District Board of Directors in connection with a matter subject to discussion or consideration at an open meeting of the Board of Directors are available for public inspection in the District's office, at 560 Magnolia Avenue, Beaumont, California ("District Office") during business hours, Monday through Thursday from 7:30 a.m. to 5 p.m. If such writings are distributed to members of the Board less than 72 hours prior to the meeting, they will be available from the District Office at the same time or within 24 hours' time as they are distributed to Board Members, except that if such writings are distributed one hour prior to, or during the meeting, they can be made available in the Board Room at the District Office. Materials may also be available on the District's website: <https://bcvwd.gov/>.

REVISIONS TO THE AGENDA - In accordance with §54954.2(a) of the Government Code (Brown Act), revisions to this Agenda may be made up to 72 hours before the Board Meeting, if necessary, after mailings are completed. Interested persons wishing to receive a copy of the set Agenda may pick one up at the District's Main Office, located at 560 Magnolia Avenue, Beaumont, California, up to 72 hours prior to the Board Meeting.

REQUIREMENTS RE: DISABLED ACCESS - In accordance with Government Code §54954.2(a), requests for a disability related modification or accommodation, including auxiliary aids or services, in order to attend or participate in a meeting, should be made to the District Office, at least 48 hours in advance of the meeting to ensure availability of the requested service or accommodation. The Office may be contacted by telephone at (951) 845-9581, email at info@bcvwd.gov or in writing at the Beaumont-Cherry Valley Water District, 560 Magnolia Avenue, Beaumont, California 92223.

CERTIFICATION OF POSTING

A copy of the foregoing notice was posted near the regular meeting place of the Board of Directors of Beaumont-Cherry Valley Water District and to its website at least 72 hours in advance of the meeting (Government Code §54954.2(a)).



**Beaumont-Cherry Valley Water District
Regular Board Meeting
May 23, 2024**

Item 2

STAFF REPORT

TO: Board of Directors

FROM: Dan Jagers, General Manager

SUBJECT: **Presentation, Discussion, and Possible Action Regarding Preparation of a Joint Communities Facilities Agreement for the Proposed Tract 31462 Phases IVB and IVC (Fairway Canyon Development) located West of Tukwet Canyon Parkway and North of Oak Valley Parkway**

Staff Recommendation

No staff recommendation.

Consider the request from the developer to proceed with the development of a Joint Community Facilities Agreement with the City of Beaumont for water facilities located within Oak Valley Parkway, and within the Fairway Canyon development Phases IVB and IVC and:

- a. Approve the request from the developer for the development of a Joint Community Facilities Agreement for said project, and direct staff to proceed,
- OR
- b. Deny the request from the developer for development of a Joint Community Facilities Agreement

Executive Summary

Meritage Homes (Applicant) has requested that the Board of Directors of the Beaumont-Cherry Valley Water District (District) consider entering a Joint Community Facilities Agreement (JCFA), which would allow for the financing of the developer's portion of the cost of construction of supporting backbone infrastructure associated with Phase IVB and IVC of the Fairway Canyon Development. This item was discussed at the October 26, 2023, Engineering Workshop and presented at the April 25, 2024, Engineering Workshop regarding the consideration of a JCFA.

At this meeting, after a presentation by the Applicant, the Board is requested to consider the request of the Applicant, make a determination on proceeding with the JCFA, and direct staff as desired.

Background

At the January 26, 2023, Engineering Workshop, the Board of Directors considered changes to the District Rules and Regulations Part 8 – 2 Main Extension Procedures to include Reimbursement Agreement and Oversizing Agreement Provisions and discussed potential participation with the JCFA for the Fairway Canyon Development Phases IVB and IVC (Project). District staff is presenting only the consideration of a JCFA at this time. District staff will bring back the Oversizing Agreement component of this Project to the Board at a later date.

District staff identifies that Phase IVB of the Fairway Canyon Development consists of Tracts 31462-16, -20, -23, -24, -25, and -26 which have all received *Will Serve Letters*, have approved



water improvement plans, paid capacity charges (facilities fees), and facilities have been constructed. Phase IVC of the Fairway Canyon Development, which is located in the southwestern portion of Phase IV, is the final phase of this development and has recently received *Will Serve Letters* from the Board. The Project is currently within the District's Service Boundary and does not require annexation (see Attachment 1 – Project Map).

The Applicant presented the Communities Facilities District (CFD) for Phase IVB of the Project to the City of Beaumont (City) at the June 20, 2023, City Council Meeting. It is the understanding of District staff that the Applicant plans to present Phase IVC of the Project to the City at a later date.

The only participation required of the District with regards to the CFD would be for the approval of the JCFA; all CFD administration costs would be covered by Meritage Homes, if considered and approved. The District's current Rules and Regulations do not address the financing of District facilities covered by developers. District staff identifies that the CFD would only collect funds for the construction of water facilities, and not the overall maintenance and eventual replacement of the facilities, such as presented in a previous recent CFD presentation for a different development project.

At the October 26, 2023, Engineering Workshop, the Meritage Homes representative presented the concept of a CFD and JCFA between the City and the District for the improvements associated with the infrastructure and in-tract improvements associated with the final phases of the Fairway Canyon Development. Following substantive discussion regarding the funding component and management of the JCFA, the Board requested more time to digest complex information and the item was tabled for a future meeting (see Attachment 3 for the October 26, 2023 Engineering Workshop Minutes).

At the April 25, 2024, Engineering Workshop, the developer again presented the concept of a CFD and JCFA between the City and the District. However, the developer explained that the CFD and JCFA would no longer be associated with the in-tract water improvements, as had been previously stated. Following the presentation, the Board requested that this item be tabled until the full Board would be present for open discussion.

Discussion

The Applicant no longer plans to include the in-tract facility improvements as a part of the JCFA. Previously, this item was presented as though the JCFA would be financially responsible for the in-tract improvements and the infrastructure. However, the developer has indicated that the JCFA would only include the infrastructure, as identified in Table 1, below.



Table 1 – Proposed Phase IVB Project Summary

Phase	Improvement	Note
IVB	Oak Valley Pkwy (Potable)	4,170 LF of 18-in. Pipeline (2650 PZ) 4,150 LF of 24-in. Pipeline (2520 PZ)
	Oak Valley Pkwy (Non-Potable)	4,120 LF of 18-in. Pipeline (2600 PZ)
	Sorenstam Drive Potable Infrastructure	3,190 LF of 12-in. Pipeline (2520 PZ)
IVC	Oak Valley Pkwy (Non-Potable)	6,050 LF of 12-in. Pipeline (2400 PZ)

District staff identifies that the Developer is proposing that monies collected as a part of the CFD will be for the construction of the supporting backbone infrastructure that the Applicant is required to construct to service their Project.

The off-site infrastructure improvements that the Applicant has been conditioned to construct, as a part of Phase IVB, is a 4,150 linear foot (LF) section of Oak Valley Parkway that will consist of the three following pipelines:

- An 18” potable ductile iron pipe (DIP) within the District’s 2650 Pressure Zone
- A 24” potable DIP within the District’s 2520 Pressure Zone
- An 18” non-potable DIP within the District’s 2600 Pressure Zone

As part of Phase IVC, the Applicant will be required to construct a 12-inch non-potable ductile iron pipeline from the southwest area of Phase IVC to Oak Valley Parkway.

The Applicant has indicated to District staff that the construction of the off-site infrastructure water improvements are costly in today’s economic environment and requests that the Board consider entering into a JCFA with the City.

Fiscal Impact

There is no fiscal impact to the District. All costs associated with the District’s participation in the CFD would be paid by the Applicant.

Attachments

1. Project Map
2. Fairway Canyon Phase IVB & Phase IVC Potable and Non-Potable Infrastructure
3. Minutes of Special Meeting – Tuesday, October 26, 2023
4. Presentation by Developer

Staff Report prepared by Evan Ward, Civil Engineering Assistant

Attachment 1 - Project Map



Attachment 2 - Fairway Canyon Phase IVB & Phase IVC Potable and Non-Potable Infrastructure

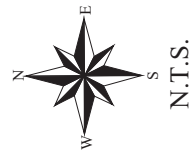


Tract 31462 Phase IVC NPW Infrastructure
Proposed 900 LF of 12-in. Pipeline (2400 PZ)

Sorenstam Drive Potable Infrastructure
Constructed 3,190 LF of 12-in. Pipeline (2520 PZ)

Tract 31462 Phase IVB PW Infrastructure
4,170 LF of 18-in. Pipeline (2650 PZ) (In Construction)
4,150 LF of 24-in. Pipeline (2520 PZ) (In Construction)

Tract 31462 Phase IVB NPW Infrastructure
4,120 LF of 18-in. Pipeline (2600 PZ) (In Construction)





BEAUMONT-CHERRY VALLEY WATER DISTRICT
560 Magnolia Avenue, Beaumont, CA 92223

**MINUTES OF SPECIAL MEETING – ENGINEERING WORKSHOP
OF THE BOARD OF DIRECTORS**
Tuesday, October 26, 2023 at 6:00 p.m.

*Meeting held in person at 560 Magnolia Ave., Beaumont, CA
pursuant to California Government Code Section 54950 et. seq.*

Call to Order: *President Hoffman opened the meeting at 6:05 p.m.*

Pledge of Allegiance was led by President Hoffman.

Invocation was given by Director Williams.

Announcement and Verification of Remote Meeting Participation
No Board members were attending via teleconference.

Roll Call:

Directors present:	Covington, Hoffman, Slawson, Williams
Directors absent:	Ramirez
Staff present:	General Manager Dan Jagers Director of Engineering Mark Swanson Director of Information Technology Robert Rasha Civil Engineering Assistant Evan Ward Civil Engineering Assistant Inmar Shihab Water Utility Superintendent Julian Herrera Executive Assistant Lynda Kerney
Legal Counsel	Steve Flower

Members of the public who registered their attendance: Lance Eckhart, Kevin Walton, and Mickey Valdivia from the San Gorgonio Pass Water Agency; Dr. Blair Ball, Paul Onufer, David Hendrix, and Jim Zimmerman.

Public Comment: None.

1. Adjustments to the Agenda

At the request of staff, President Hoffman continued to a future meeting Item 6: Resolution 2023-__ - Amending the District Policies and Procedures Manual Adopting Policy 3235 Military Leave and Policy 3110 Jury and Witness Duty.

General Manager Jagers corrected the lot count for Item 2, the Fairway Canyon development.

2. Presentation, Discussion, and Consideration of Preparation of a Joint Communities Facilities Agreement for the Proposed Tract 31462 Phases IVB and IVC (Fairway Canyon Development) located west of Tukwet Canyon Parkway and north of Oak Valley Parkway

General Manager Jagers introduced the request and noted that the purpose of the item is to allow the developer to present the concept of a Community Facilities Agreement. Director of Engineering Mark Swanson noted the request is for the water infrastructure facilities. He described the project location and provided background on the ongoing development.

This discussion is related to Oak Valley parkway Improvements, and the west side of Tukwet Canyon (near Sorenslam), Swanson stated, and the developer's goal is to finance the facilities into a CFD. Traditionally, the Dsitct has not participated in a CFD, but it is required of the developer by the City of Beaumont.

Swanson reminded the Board of prior discussion in January 2023. Director Covington recalled that the direction from the Board in January was to gain more information at a later date. It was on the City's agenda in June, he advised.

Mr. David Hendrix of Meritage Homes introduced Jim Zimmerman and noted that the City has approved the Tentative Map for Phase IV-C (366 homes and a 12-acre school site), the developer has met with the BCVWD Engineering Department, and grading is expected to begin in the next four months.

Mr. Hendrix enumerated the \$5.3 million in public facilities to be installed. Approved and ready for construction (out for bid) are the Oak Valley Parkway improvements, he noted.

CFD 2023-1 has been formed by the City of Beaumont, Hendrix continued. He emphasized that Meritage is the sole project in 2023-1 with funding for improvements only and the old CFD 93-1 has been canceled and has no effect on the project. All improvements will be constructed and paid for and funded by Meritage Homes prior to any of the bond sale proceeds (i.e., Meritage fronts all the costs and completes the improvements), he stated, then would be reimbursed.

Bonds will be issued in series and will have a term of 30 years, Hendrix explained. In response to President Hoffman, Hendrix confirmed the builder's responsibilities and bond obligation. He said the outlay would be a little more than \$28 million before any bonds are issued or any reimbursement to the builder. He provided additional detail on the bonds.

Director Covington asked about the typical process in the absence of a CFD. Mr. Hendrix explained that all developments within Fairway Canyon have CFDs with master infrastructure improvements included. The purpose is to have improvements completed and eligible for reimbursement, he continued.

President Hoffman noted that the developer would be extending the funding to complete the infrastructure but would not be building all of the homes that will utilize the infrastructure. It will be a series of bond issuances, Hendrix stated. There will be a number of homes within each established improvement district and the bonds would be sold for that district, then the improvements would be reimbursed. The overall benefit is the larger master improvements with an allocated portion to each district, he explained.

The Water District has no connection to the bonds, Hendrix assured. The District would sign a joint community facilities agreement and the CFD is managed by third parties, along with the funding mechanisms which are outside of the City's or developer's control. The developer pays all the costs of the improvements and pays fees to BCVWD, he noted. After full dedication, the improvements become full assets to BCVWD. Mr. Jagers noted that BCVWD had not participated in the Fairway Canyon CFDs but had done so in the past with the City and there had been issues with the management of the prior CFDs.

Director Slawson asked about BCVWD staff responsibilities; Mr. Hendrix indicated there would be no added work for District staff.

Director Covington asked about replacement of the prior CFD 93-1, and Mr. Hendrix noted it had been canceled and its obligations were canceled. He provided an overview of the current progress of the development. He confirmed in response to Director Covington that CFD 2023-1 would include only Phase IV-B, and Phase IV-C would likely have a 2025 number.

Director Williams asked for clarification on the bond sales. Mr. Hendrix said it will be explained to the purchaser about the assessment on the property tax bill at a rate lower than the mortgage rate. The residents will be the ones paying for the bonds, Williams noted, and asked about the third-party administrator. Hendrix clarified further, and Jim Zimmerman added that the administrator team is hired by the City (CFD) and consists of bond counsel, tax consultant, and trustees who make sure the funds are handled appropriately. He confirmed that the City does not have access to that money.

Director Williams asked about the need for BCVWD's participation. Mr. Hendrix said bonds would be issued because there are other eligible city improvements such as a sewage lift station and park site, but there are not sufficient improvements to fulfill the ability to satisfy the bond structure to fund more improvements. The District is needed to join in order to provide a larger group of eligible improvements, he stated.

Director Williams said it sounds like the residents would be paying for the project development. Mr. Zimmerman pointed to the boundary of the CFD and said the homeowners are paying for the house and infrastructure one way or another. The CFD provides a financing mechanism whereby they can purchase the home at a reduced price, and pay for the infrastructure part through the property taxes. Access to municipal financing and bond rates are much more beneficial than the higher mortgage rates, he posited.

BCVWD will not be involved in the bond issuance, and will not be on the tax bill line item, Zimmerman assured. It is intended to be a no cost proposition to the District; Meritage will cover costs related to the document.

Mr. Hendrix listed the benefits to BCVWD: Facilitate new development and additional customers, facilitate City providing BCVWD reclaimed water, facilitate low-cost financing of public water infrastructure, facilitate low cost housing to help solve the statewide housing crisis, and no risk or costs to BCVWD. It is invisible to the homeowner, but is all public information, he noted.

Mr. Zimmerman discussed the benefits to the homeowner. Director Williams asked if the charge was a fixed rate; Mr. Zimmerman said yes. Director Covington asked about limits on the rate, and Zimmerman acknowledged rates have been volatile. The rate is

currently about 5.25 to 5.5, he stated. Bonds are secured for a 30 year term, he responded to President Hoffman.

The bonds can be refinanced to achieve a lower rate for the benefit of the homeowner, Jagers pointed out, but the term may be extended to another 30 years. Mr. Zimmerman acknowledged that bonds are issued with the intention of refinancing for the benefit of the homeowners, but the term cannot be extended.

Mr. Zimmerman detailed the funding process.

Director Slawson asked why the District would approve the reimbursement cost. Mr. Zimmerman said the CFD, before the money is released to the developer, needs to assure the Water District did receive the improvements. Slawson asked if this would be work for the District, and Jagers indicated the inspections would have been done but there is a potential project management component. It would be expected for the administrator to reimburse the District to recover any costs of those hourly wages.

Director Slawson shared that he was paying a Mello-Roos on his home but said these Fairway Canyon homeowners would be paying for the infrastructure that was built for their home, not City-wide. Mr. Swanson added some detail on the existing CFDs.

In response to Director Williams, Mr. Hendrix described the labor and materials and construction bond, and the warranty bond which runs for one year after the improvements have been accepted. He confirmed for President Hoffman that inspections would be done as usual to assure the facilities meet District standards. President Hoffman noted the construction timeline and the one-year warranty application to the mainlines and asked Field Superintendent Julian Herrera if there was any concern. Mr. Herrera indicated there was not.

Director Covington posited that this has little or no effect on BCVWD. Mr. Hendrix explained that the developer is making this request because the facilities improvements are not eligible for reimbursement unless the District enters the CFD with the City as the lead agency.

Director Covington asked about the construction of Phase IV-C. Mr. Hendrix indicated that it is the current intention of Meritage to build all the homes, but they may bring in another guest builder who complements the product. Meritage Homes will record all the maps.

General Manager Jagers reviewed the backbone and supporting infrastructure covered by the CFD:

- Phase VI-B: in-tract work, non-potable, and potable pipelines in Oak Valley Parkway
- Phase IV-C: non-potable pipeline, and in-tract facilities

In past CFDs, the District has accepted funds for facilities such as wells and transmission pipelines, and but there has not been a case where the District has joined the City, and there has not been a CFD since he has been with the District, Jagers noted. He recalled a letter from the prior Fairway Canyon developer, Mike Turner, memorializing their conversation regarding how the infrastructure would be provided. It included an oversizing component of the line in Oak Valley Parkway which would involve contribution from the District's capacity charges (facilities fees), he continued, and the developer's responsibilities.

Mr. Swanson added that the net cost of the Oak Valley Parkway pipeline is \$5.3 million, and an oversizing contribution will be requested. Director Williams asked about the cost to the District, and Jagers clarified the oversizing component as a system-wide support.

Director Covington requested further information on the oversizing agreement. District Legal Counsel Steve Flower advised that Government Code 53316.2 provides for a mini-joint powers authority to allow multiple jurisdictions to work together for the limited purpose of financing facilities. The District will have to make a clear finding that it will benefit the residents who will ultimately be financing the facilities, he explained. The parties to the agreement would be the District and the City, he noted.

Director Williams asked about the working relationship under the agreement. Mr. Flower said he did not think it would be any different regarding the District's approval authority over the infrastructure installation, and the City's role would remain the same.

President Hoffman stated this is a big financial step, and it would take some time to digest the information. He tabled the item to a future meeting without objection.

3. Water Reuse Plans and Recycled Water Partnership with the City of Beaumont

General Manager Jagers reminded that the City and BCVWD created a 2x2 Water Reuse Committee. He noted that he had reported to the Board progress was being made. Jagers recapped recent activities and said he received a call from Beaumont City Manager Elizabeth Gibbs identifying that the City is planning to pause and take a step back regarding the recycled water agreement.

To move forward, the District needs to do work involving a significant investment, Jagers continued. To be confident in the investment in a booster station design and construction, the District needs the agreement, he stated, and the indication from Ms. Gibbs was that more may be known sometime in December.

Jagers reminded that a facilitator was hired via a three way agreement including the SGPWA for \$173,000, to get to the point where there was a recommendation by an independent third party. The consultant, Tom Holliman, identified that an adaptive management plan and a change of use permit were required to get the water out of the main tributary of Cooper's Creek, he explained, and the City let the RFP in June. The City received and filed the report from consultant Holliman which recommended the City produce the recycled water, enter an agreement with BCVWD, BCVWD build, operate, and maintain the facilities to distribute the recycled water for approved uses, and the SGPWA expand its current hydrological monitoring of groundwater recharge, make its basin available, and host meetings of the District.

The District provided a draft recycled water agreement to Ms. Gibbs on July 20, Jagers continued. The City received proposals for the adaptive management plan and on July 27 the three agencies met regarding the Holliman recommendations and how to move forward at a staff level and make presentations to the Board.

At its August 15 meeting, the City Council awarded a contract to Tom Dodson for the Adaptive Management and Mitigation Plan, Jagers stated. He noted that previous Director of Public Works Jeff Hart had left the City, but the issue may be more than lack of staff.



**Beaumont-Cherry Valley Water District
Regular Board Meeting
May 23, 2024**

Item 3

STAFF REPORT

TO: Board of Directors

FROM: Dan Jagers, General Manager

SUBJECT: Request for Extension of Water Service *Will Serve Letter* for Previously Approved Development (Tract 32850), located on the west side of Manzanita Park Road, northwest of the intersection of Seneca Springs Boulevard in the City of Beaumont

Staff Recommendation

Consider the request for the eleventh extension of *Will-Serve Letter* for Tract 32850, 95 single-family residences located in the City of Beaumont, subject to payment of all deposits and fees to the District and securing all approvals from the City of Beaumont and:

- A. Approve the request for extension of *Will-Serve Letter* for Water Service for one year, or;
- B. Deny the request for extension of *Will-Serve Letter* for Water Service

Executive Summary

At the June 8, 2022, Regular Board Meeting, the Board approved the extension of *Will-Serve Letter* (WSL) for domestic water service for a proposed 95 single family residential homes on a 30-acre parcel (APN 421-110-014) located on the west side of Manzanita Park Road, as shown in Attachment 1 – Tract 32850 Location Map. The project has received ten (10) previous WSL extensions from 2014 through 2023, with the initial WSL dating back to 2005. The Applicant, Jarnne’ J. Gardner (representing the owners Mozafar Behzad and Hamid Roknian), has requested an additional extension and has identified to District staff that the most previous delays are due to plan review and permit delays through the City of Beaumont (City).

Table 1 – Project Summary

Applicant	Jarnne’ J. Gardner
Owner / Developer	Mozafar Behzad & Hamid Roknian
Development Type	Residential
Development Name	Tract 32850
Annexation Required (Yes/No)	No
Estimated Potable Consumption	95.0
Total Water Consumption (EDUs)	95.0

Background

This project has received ten (10) previous WSL extensions from 2014 through 2023, inclusive, with the initial WSL dating back to 2005. The District provided a letter (May 17, 2023) memorializing the General Manager’s Extension of Will Serve Letter which provided for the one-year extension (Attachment 3 – May 17, 2023 Letter). The May 17, 2023 letter extended the project WSL for one (1) additional year (per Resolution 2019-09); therefore, the existing project WSL will expire this month unless extended.



In 2019, the Applicant provided the District a letter of interest (see Attachment 4 – 2019 Letter of Interest) from Richmond American Homes stating they are in the process of purchasing Tract 32850 from the owners. Said home builder had planned to begin work on Tract 32850 immediately after purchase. The development of said Tract is dependent on the final sale of the property. In the 2024 letter requesting the WSL extension (Attachment 2), the Applicant stated that the City preemptively deemed the project’s tentative tract map expired, therefore the project had to undergo additional plan review and permitting. The Applicant also indicated that the map has finally been approved and recorded and all environmental permits have been renewed and all improvement plans have been signed.

The District’s original project WSL dated June 20, 2005, identifying the project as approved for annexation and water service by the Beaumont-Cherry Valley Water District Board of Directors, is attached for reference (Attachment 5 – Original Will Serve Letter). Tract 32850 was annexed into the District’s Service Area Boundary on August 18, 2006 under LAFCO Annexation 2005-105-2. Tract 32850 is identified in the District’s 2020 Urban Water Management Plan Update.

Discussion

Tract 32850 consists of 95 single-family homes proposed to occupy the area identified with Riverside County Assessor’s Parcel Number (APN) 421-110-014. The Applicant has identified a need for potable and non-potable water service. A summary of the estimated water consumption has been provided in Table 2, below.

Table 2 – Estimated Water Consumption

Consumption	Est. Consumption (GPD)	Est. Consumption (EDUs)
Potable Water Consumption	46,265.0	95.0
Non-Potable Water Consumption ⁽¹⁾	N/A	N/A
Total Water Consumption	46,265.0	95.0

(1) This Project may return to the Board at a later date for non-potable water allocation.

Should the Board approve the extension of the WSL, the following conditions will apply:

Conditions of Development

Prior to final project development the following conditions must be met:

1. The Applicant shall enter into a water facilities extension agreement and pay all fees associated with the domestic and non-potable water services for the Project.
2. The Applicant shall pay residential front-footage fees along all property frontages where facilities are currently installed.



3. The Applicant shall connect to the non-potable water system for irrigation supply. To minimize the use of potable water, the District requires the applicant conform to the City of Beaumont Landscaping Ordinances and Zoning Requirements and/or County of Riverside Landscaping Ordinances (whichever is applicable) which pertain to water efficient landscape requirements and the following:
 - a. Landscaped areas which have turf, shall have “smart irrigation controllers” which use Evapotranspiration (ET) data to automatically control the watering. Systems shall have an automatic rain sensor to prevent watering during and shortly after rainfall and automatically determine watering schedule based on weather conditions, and not require seasonal monitoring changes. Orchard areas, if any, shall have drip irrigation.
 - b. Landscaping in non-turf areas should be drought tolerant consisting of planting materials which are native to the region. Irrigation systems for these areas should be drip or bubbler type.
 - c. The Landscaping Ordinance requiring no turf within the front yards of all residences as set forth by the City of Beaumont Landscape Ordinance shall not be modified by either the Developer and/or the Homeowner. Specifically, the District will provide service so long as no turf is installed within the front yards as set forth in said City of Beaumont’s Landscape Ordinance.
 - d. Conversion of drought tolerant landscaping to turf is prohibited.
4. The Applicant shall conform to all District requirements (including the Regulations Governing Water Service) and/or all City of Beaumont requirements.

Fiscal Impact

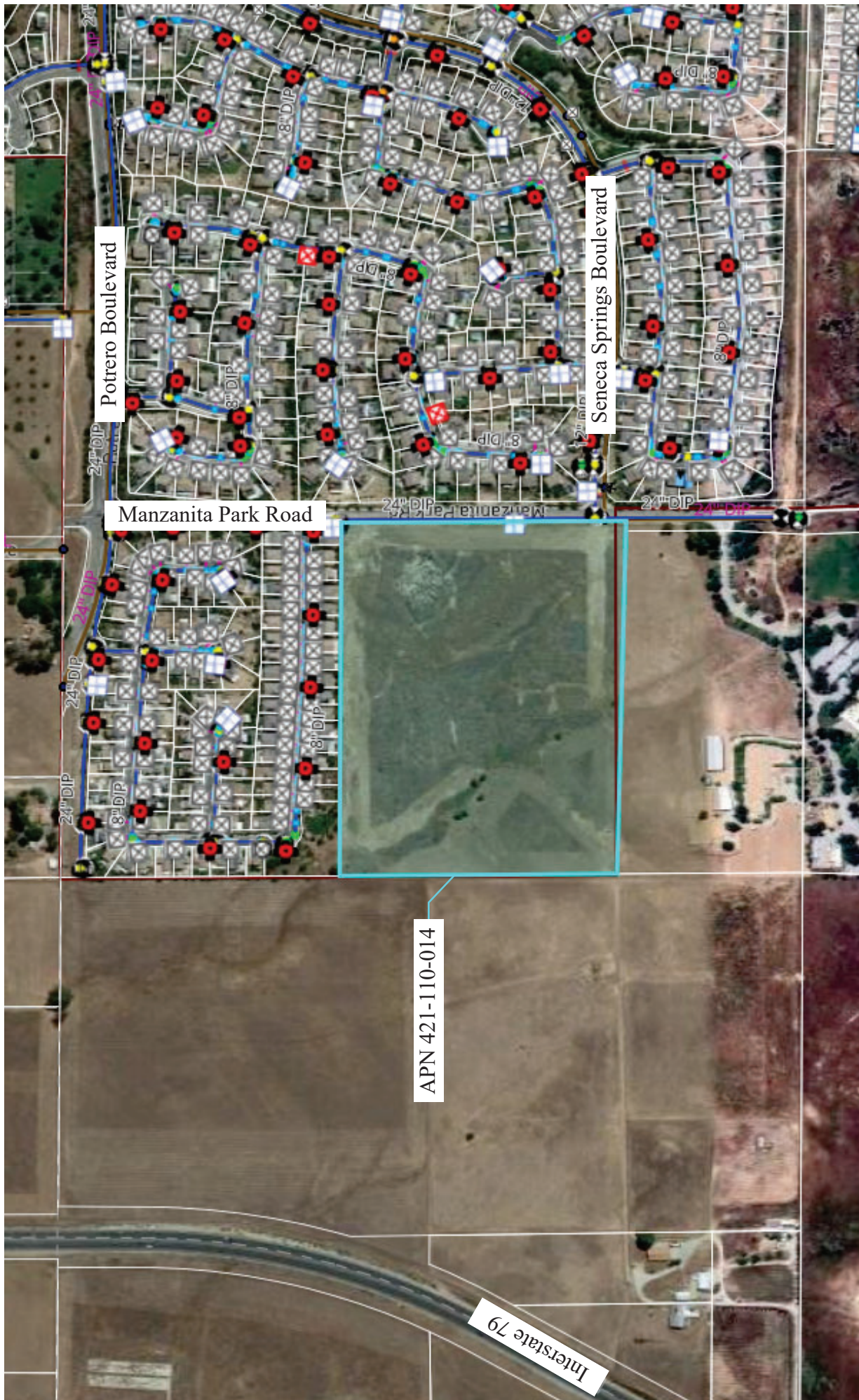
No negative fiscal impact to the District. All fees and deposits will be paid by the Applicant.

Attachments

1. Tract 32850 Location Map
2. Developer Letter to General Manager
3. Previous General Manager WSL Extension
4. 2019 Letter of Interest
5. Original Will Serve Letter

Staff Report prepared by Evan Ward, Civil Engineering Assistant

Attachment 1 - Tract 32850 Location Map



Attachment 2 - Developer Letter to General Manager

Mozafar Behzad

April 8, 2024

Mr. Dan Jagers
Beaumont Cherry Valley Water District
560 Magnolia Ave.
Beaumont, CA 92223-2358

Re: Request for Will Serve Letter for Tract 32850 Beaumont

Dear Mr. Jagers:

The purpose of this letter is to request an extension of the Will Serve Letter and provide a brief explanation of the delays that have caused the need for the request since approved by the Board of Directors in June 2022.

During the course of this project, there have been various delays caused by the City of Beaumont and the various environmental agencies. In 2016 the map had to be redesigned since it was approved by previous administration that was no longer in charge.

In 2018, the Map was approved and notification was issued to pull the grading permit, then, surprisingly, City required the new set of Environmental studies and clearances that was not part the conditions of the approval and nor was required at the time of approval of the Map. This took nearly two years to secure all the newly required permits.

In 2019 City required the Map, that once was fully approved and had passed the plan checks, to go through a new plan check, again. This was very unusual, as the City was conducting another plan check on the plans that had gone through and been approved by the plan check process. Due to the Covid-19, the re-plan checking of plans that had been once fully approved and was supposed to be quick, took over three and a half years to be approved again. Over the course of time, these delays have been causing the various environmental permits to expire and then taking time and efforts to be renewed again. All these delays caused by the City and the environmental agencies, required the need to apply for renewal of the Water Will Serve Letter every year to give us time and opportunity to address the delays caused by the City and the environmental agencies.

Last year the request for extension in April 2022 was due to the renewal of the Environmental permits that was due in September of the 2022 and recordation of the map that was due in November of the 2022. The Environmental permit was successfully received, and the Map was finally recorded in March 2023. While waiting for the recordation of the Map, the other environmental permit issued by the Army Corps was about to expire, which was also successfully renewed.

During the last several years there have been various leading public builders that have been impatiently waiting for the Map to receive the full approval and be ready for the grading permit to be issued to start

April 8, 2024
Page Two

the development. We are pleased to inform you that after several years of delays in approval of the Map, the Map is now fully approved and recorded. All environmental permits have been renewed and improvement plans signed and are effective.

Also, we now have a major public builder under contract to develop the project and with your support and approval of issuing this extension of the Will Serve Letter, we will be able to successfully end this long journey and finally bring this community to a reality for the fine City of Beaumont.

Sincerely

Jarnee' J. Gardner for Owners,
Mozafar Behzad and Hamid Roknian

**805 E. Sunset Dr. N, Redlands, CA
Redlands, CA 92373
909-496-1023**

Attachment 3 - Previous General Manager WSL Extension



Beaumont-Cherry Valley Water District
560 Magnolia Avenue, Beaumont, CA 92223
www.bcvwd.org

May 17, 2023

Board of Directors

Andy Ramirez
Division 1

Lona Williams
Division 2

Daniel Slawson
Division 3

John Covington
Division 4

David Hoffman
Division 5

Mozafar Behzad
504 E. Sunset Drive N.
Redlands, CA 92373

Subject here: Extension of Will Serve Letter
Tract Map 32850 (APN 421-110-014)
Beaumont, CA

Dear Mr. Behzad:

May 1, 2023, Mozafar Behzad's request for update of the water service ("Will Serve Letter") for a one-year extension for the above referenced property (Tract Map 32850, APN 421-110-014) was received by the District for domestic and non-potable water service for 95 proposed residences.

August 14, 2019, the District approved a resolution (Resolution No. 2019-09) allowing the General Manager to approve and sign Update to "Will Serve Letter(s)" without board approval, if there are no significant changes to the previously approved project for which a "Will Serve Letter" was issued. Because there were no significant changes to the Project, the approved resolution allowed the General Manager to approve the Update to "Will Serve Letter" for Tract Map 32850 for a period of one year.

The Beaumont-Cherry Valley Water District will provide water service to the subject property for development conditions and associated water demand conditions set forth in the District's June 8, 2022 Staff Report related to this item, but not limited to, the Rules and Regulations Governing Water Service as amended by the Board of Directors from time to time.

We look forward to working with you in the coming months and please feel free to contact the office should you have any questions.

This letter expires 12 months from the effective date of issuance.

Sincerely,

Dan Jagers
BCVWD
General Manager

DKJ/aew

Mozafar Behzad

504 E. Sunset Dr. N.

Redlands, CA 92223

Tel:# 909-496-1023

MozafarBehzad@Yahoo.com

May 1, 2023

Mr. Dan Jagers
Beaumont Cherry Valley Water District
560 Magnolia Ave.
Beaumont, CA 92223-2358

Re: Request for Will Serve Letter for Tract 32850 Beaumont

Dear Mr. Jagers:

The purpose of this letter is to explain the causes of repeated delays on this project and to request an extension of the Will Serve Letter that was approved by the Board of Directors in June 2022.

During the course of this project, there have been various delays caused by the City of Beaumont and the various environmental agencies. In 2016 the map had to be redesigned since it was approved by previous administration that was no longer in charge.

In 2018, the Map was approved and notification was issued to pull the grading permit, then, surprisingly, City required the new set of Environmental studies and clearances that was not part the conditions of the approval and nor was required at the time of approval of the Map. This took nearly two years to secure all the newly required permits.

In 2019 City required the Map, that once was fully approved and had passed the plan checks, to go through a new plan check, again. This was very unusual, as the City was conducting another plan check on the plans that had gone through and been approved by the plan check process. Due to the Covid-19, the re-plan checking of plans that had been once fully approved and was supposed to be quick, took over three and a half years to be approved again. Over the course of time, these delays have been causing the various environmental permits to expire and then taking time and efforts to be renewed again. All these delays caused by the City and the environmental agencies, required the need to apply for renewal of the Water Will Serve Letter every year to give us time and opportunity to address the delays caused by the City and the environmental agencies.

Last year the request for extension in April 2022 was due to pending the renewal of the Environmental permits that was due In September of the 2022 and recordation of the map that was due in November of the 2022. The Environmental permit was successfully received, and the Map was finally recorded in March 2023.

While waiting for the recordation of the Map, the other environmental permit related to Army Corps was about to expire which was also successfully renewed.

During the last several years there have been various leading public builders that have been impatiently waiting for the Map to receive the full approval and be ready for the grading permit to be issued to start the development. We are pleased to inform you that after several years of delays in approval of the Map, The Map is now fully approved and recorded. All environmental permits have been renewed and are effective. However, As a requirement for grading permit, we are required to secure 2.4 acres mitigation lands to be purchased in the forms of mitigation credit from The Riverpark

Page Two
May 1, 2023

Mitigation Bank. We are informed the mitigation credits will be available sometime in 2023. While we are waiting for those mitigation credits to become available, we need to renew the water Will Serve Letter so the grading permit can be secured for the development of this project.

We are very excited that with your help and support we will be able to successfully end this long journey, and, are praying for your consideration to grant the extension of the Water Will Serve Letter, enabling us to secure the purchase of the mitigation lands, as required, and to secure the grading permit for development. This will enable us to bring the development of this project to a reality.

Sincerely

Jaruno' J. Gardner for Owners

Mozafar Behzad and Hamid Roknian
Owners

Attachment 4 - 2019 Letter of Interest



March 14, 2019

Beaumont-Cherry Valley Water District
560 Magnolia Avenue
Beaumont, CA 92223

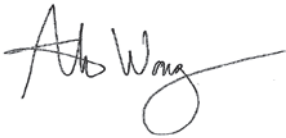
RE: Tract 32850 in the City of Beaumont, County of Riverside, State of California

To whom it may concern:

The purpose of this letter is to inform the Beaumont-Cherry Valley Water District that Richmond American Homes is in process to purchase Tract 32850 from the owners, Mozafar Behzad and Hamid Roknian and Rozita Roknian, as trustees of the Hamid Roknian and Rozita Roknian 2001 Revocable Trust. After purchase, Richmond American Homes plans to immediately begin work to build the 95 homes.

If you have any questions, I can be reached in the office at 951-386-4112 or via cell phone at 818-359-6482.

Sincerely,



Alex Wong
Director - Land Acquisition
Richmond American Homes

*Richmond American Homes of Maryland, Inc.
Riverside California Division*

*391N. Main Street, Suite 205, Corona, California 92880 Phone: (951) 386-4137 Fax: (951) 386-4080 www.RichmondAmerican.com
A subsidiary of M.D.C. Holdings, Inc., a New York Stock Exchange company*

Attachment 5 - Original Will Serve Letter

BEAUMONT - CHERRY VALLEY WATER DISTRICT

DIRECTORS

Gerald H. Brey
President
William Lash
Vice President
Dr. Blair Ball
Albert Chatigny
Stella Parks

560 Magnolia Avenue
Beaumont, California 92223-2258
Telephone 951-845-9581
Fax 951-845-0159

OFFICERS

C.J. Butcher
Secretary/Treasurer
J.C. Reichenberger
Parsons Engineering Science
Engineer
Gerald Shoaf
General Counsel

June 20, 2005

Ms. Connie Bagley, Project Manager
Pacific Scene Homes
2025 Chicago Ave, Ste A-26
Riverside, CA 92507

Re: APN 421-110-014

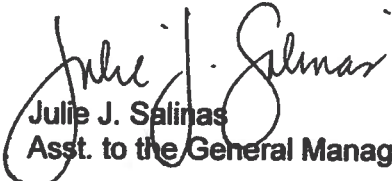
Dear Ms. Bagley:

At the Regular Meeting of the Board of Directors held on June 8, the above referenced property was approved for annexation. Upon completion of the annexation process, the Beaumont Cherry Valley Water District will service the property assuming all obligations to provide service are met including, but not limited to, the Rules and Regulations Governing Water Service as amended by the Board of Directors from time to time.

We look forward to working with you in the coming months and please feel free to contact the office should you have any questions.

This letter will expire 12 months from the date of issue.

Sincerely,


Julie J. Salinas
Asst. to the General Manager

CC: File



**Beaumont-Cherry Valley Water District
Regular Board Meeting
May 23, 2024**

Item 4

STAFF REPORT

TO: Board of Directors

FROM: Dan Jagers, General Manager

SUBJECT: Discussion of BCVWD's Draft 2024-2025 Annual Water Supply and Demand Assessment

Staff Recommendation

No recommendation. This item is for discussion purposes only.

Executive Summary

District staff has prepared the preliminary Annual Water Supply and Demand Assessment (AWSDA), which is required by the State Water Resources Control Board (SWRCB) to be submitted no later than July 1, 2024 and has presented a draft for discussion with the Board. Following discussion of the draft AWSDA, District staff will prepare the final AWSDA and bring said report to the Board for final approval and adoption by resolution. Upon adoption by the Board, District staff will follow DWR requirements to submit the final AWSDA to DWR by July 1, 2024.

In the previous calendar year (2023), the District recharged approximately 18,000 acre-feet of water replenishing the Beaumont Basin water storage account from years prior. Due to significant rainfall and snowfall of 2023 and early 2024, the State Water Project (SWP) allocation has been increased to 40 percent and the District has been working with the San Geronio Pass Water Agency (SGPWA) to import available water through the SWP. Based on the current SWP allocation, District staff anticipates that the District will have a surplus of water to recharge into the Beaumont Basin.

Background

On March 24, 2023, Governor Gavin Newsom issued Executive Order N-5-23 terminating a number of drought restrictions which had been in effect since 2021. Following this, the District adopted Resolution 2023-11 rescinding Resolutions 2022-12, 2022-18, and 2022-23 regarding water use restrictions. Resolution 2023-11 rescinds the Stage 3 Water Shortage Level (as defined in the District's 2020 Water Shortage Contingency Plan [WSCP]) while retaining conservation measures as recommended by the Governor and State Water Resources Control Board.

In April 2022, the DWR released the final guidance document to be used by water suppliers for preparing AWSDAs. The DWR recently released an addendum to the guidance document on April 23, 2024. In order to prepare the District's AWSDA, District staff has analyzed its potential water sources for the current/upcoming year (July 2024 – June 2025 per the Water Code), as well as the estimated consumption based on the findings of the 2020 Urban Water Management Plan (UWMP) and forecasted usages based on actual District consumption data. Staff has prepared a preliminary AWSDA for the fiscal year 2024 – 2025 (July 1 – June 30) which is to be submitted via email to DWR by July 1, 2024. The procedures and results of District staff's analysis are included herein. See Attachment 1 for the Draft AWSDA as it would be submitted to DWR to meet the July 1 deadline.



Discussion

As part of the requirements for AWSDAs, water suppliers are required by the Water Code to analyze the following:

- i. Current year unconstrained demand
- ii. Current year available supply
- iii. Existing infrastructure capabilities and plausible constraints
- iv. A defined set of locally applicable evaluation criteria that are consistently relied upon for each annual water supply and demand assessment
- v. A description and quantification of each source of water supply

Water suppliers are required to complete five (5) separate submittal tables to be provided to DWR as part of the AWSDA. The submittal tables are summarized below (note, these are not representative of the tables provided herein):

- Table 1: Annual Assessment Information
 - Water Supplier's contact information
- Table 2: Water Demands
 - Estimated unconstrained water demands for the upcoming year
- Table 3: Water Supplies
 - Available Water Supplies
- Table 4: Potable and Non-Potable Water Shortage Assessment
 - Uses input data from Tables 2 and 3 and calculates the surplus/shortage as a percentage for each month of the upcoming year and uses said percentage to determine the corresponding Water Shortage Level.
 - Water suppliers have the option to input planned WSCP Actions which result in a quantified supply augmentation and/or demand reduction. Revised surplus/shortages are auto calculated based on WSCP Actions.
- Table 5: Planned Water Shortage Response Actions
 - Estimated reduction in water demands due to water shortage actions.

Current Year Unconstrained Demand

As part of the Annual Shortage Report, water suppliers are encouraged to project demands for the upcoming year on a monthly basis in order to reveal any potential shortages throughout the year. Suppliers are given the option to report on a monthly basis (or other time basis as desired) and are given the option to include project water demand by consumer class.

To create an accurate projection of monthly demand by consumer class, District staff analyzed monthly consumption data from July 2017 – April 2024. Each respective consumer class and its "share" of the total monthly water demand was analyzed, and the average monthly "share" of



demand by consumer class was used to project what the monthly demand breakdown will be over the upcoming year.

The “share” by consumer class, by month, as percent of total yearly consumption, was applied to an estimated annual consumption (July 2024 – June 2025) of 11,935 acre-feet (AF). This estimated annual consumption was determined based on the previous year’s annual consumption (July 2023 – June 2024; note, demand for May – June 2024 was estimated for the preliminary AWSDA. Actual consumption data for May 2024 will be included in the Final AWSDA) plus the annual incremental increase in demand based on District-wide growth, as determined in the 2020 UWMP.

Table 1 below includes the general procedure for determining the current year unconstrained demand.

Table 1 – Unconstrained Demand Projection Procedure

Step	Description
1	Determine total monthly demand for all accounts from 2017 - 2024
2	Analyze each month's percentage of total annual demand from 2017 - 2024
3	Analyze monthly demand for each consumer class from 2017 - 2024
4	Determine each consumer class’s average share (percentage) of total monthly demand (by month 2017 – 2024). For any consumer class for which meters are read on a bi-monthly basis, the bi-monthly demand was divided in half and applied over the two-month period in order to analyze realistic monthly use.
5	Total estimated current year unconstrained demand: Use incremental increase in demand based on 2020 UWMP findings and apply increase to unconstrained demands from the previous year (July 2023 - June 2024)
6	Monthly Demand (all Consumer Classes): Based on average (2017 – 2024) monthly percentage of total annual demand, apply percentage for each month to estimated total annual demand. For any consumer class that is measured on a bi-monthly basis, bi-monthly demand is averaged over two months two estimate monthly demand.
7	Monthly Demand (by Consumer Class): Based on estimated monthly demands, apply consumer class percentage to total estimated monthly demand.

Note: any reference to demand in Table 1 above includes both potable and non-potable demand. Estimated Unconstrained demand data is included in Table 2 of Attachment 1.

The District’s estimated unconstrained water demands for July 2024 – June 2025 are summarized in Table 2, below. The previously forecasted data for July 2023 – June 2024 and the actual data from July 2023 – April 2024 is included for comparison. Note, the total demand data for May – June 2024 is estimated at this time, so total potable and non-potable demands are not separated for the forecasted data. May 2024 will be finalized prior to the submittal of the Final AWSDA.



Table 2 –Unconstrained Demands

Description	Projected ⁽¹⁾		Actual
	1	2	3
	July 2024 – June 2025 Water Demand, AF	July 2023 – June 2024 Water Demand, AF	July 2023 – April 2024 Water Demand, AF
Potable	10,244	10,684	8,674.58
Non-Potable	1,691	1,788	1,256.89
Total	11,935	12,472	9,931.47

(1) Values for the months of May – June have been projected in this calculation

The total annual demand data presented in Table 2 may differ from any annual demand information provided previously to the Board, as the District typically analyzes its demands from January – December.

Due to 2023 being a “wet” year, water supplies were in excess of demands, and the demands were well below the anticipated demands. The actual demands identified in Column 3 of Table 2 are less than what was anticipated when District staff presented the data in June 2023.

Current Year Available Supply

To estimate available water supply for the upcoming year, District staff analyzed the District’s available supplies to date, estimated how much water through the SWP may be delivered by the end of the 2024 calendar year, as well as the estimated water deliveries which may be received from January – June 2025 based on the assumption that ample water supply is available. Based on the current State Water Project allocation, the SWP has a significant amount of water available.

A summary of the various supply sources available to the District which were analyzed for the Annual Shortage Report are included in Table 3 below.



Table 3 – Available Water Supply Sources

Supply Description	Local/ Imported	Potable/ Non- Potable
Edgar Canyon Groundwater: No limit on pumping, long-term average annual yield between 1,100-1,400 AFY. For purposes of the Annual Shortage Report, average monthly yield for 2017 – 2024 was used to project available supplies.	Local	Potable
State Water Project Table A Water: Subject to varying reliability. San Geronio Pass Water Agency (SGPWA) allocation for 40% year is 6,920 AF. This would equate to approximately 6,920 AF (40% of 17,300 AF). District staff understands this allocation may increase in 2024, however is only accounting for the current allocation as a part of this AWSDA.	Imported	Potable
City of Ventura Table A: Access to City of Ventura's SWP 10,000 AF Allocation. Subject to reliability of SWP. This would equate to approximately 4,000 AF (40% of 10,000 AF).	Imported	Potable
AVEK-Nickel Water: Access to water from Nickel Farms, by SGPWA deal with Antelope Valley-East Kern Water Agency (AVEK). 1,700 AFY, not subject to SWP reliability.	Imported	Potable
Article 21 Water: Subject to varying reliability. Due to the available water supplies in the SWP, District staff does not plan on receiving Article 21 Water for the 2024-2025 year.	Imported	Potable
State Water Project Table A Carryover Water: Subject to varying reliability. San Geronio Pass Water Agency (SGPWA) Carryover Water from the previous year (2023). District staff is assuming the SGPWA Table A Carryover Water to be zero (0) in 2024.	Imported	Potable
City of Ventura Carryover Water: Subject to varying reliability. City of Ventura Carryover Water from the previous year (2023). District staff is assuming the City of Ventura Carryover Water to be zero (0) in 2024.	Imported	Potable
Beaumont Basin Groundwater (Reallocated Unused Overlier Rights): Allocation determined on an annual basis by Beaumont Basin Watermaster. No replenishment requirement for Unused Overlier rights. Annual allocation for 2023 and 2024 taken from the Draft 2023 Beaumont Basin Watermaster Report. Total annual allocation divided evenly over each month.	Local	Potable/ Non- Potable
Beaumont Basin Groundwater (Supply from Storage): Adjudicated groundwater basin, with replenishment requirements. Withdrawal from BCVWD storage account required during dry years. Due to the available water supplies in the SWP, District staff does not plan on pulling water from the storage account for the 2024-2025 year.	Local	Potable/ Non- Potable

Water suppliers are encouraged by DWR to input available supplies on a monthly basis. The available monthly supplies for imported water typically vary from year to year, based on SWP, weather, and available capacity in DWR facilities to transport Table A water. Over previous years



during the drought, water availability through the SWP was inconsistent. However, due to the recent rainfall and snowpack levels, Table A water will likely be available throughout the year. The available monthly supplies included in BCVWD’s AWSDA are assumed to be consistent throughout the year and with BCVWD. Actual availability and timing of imported water may differ from projections provided in the AWSDA.

The available monthly supplies for local groundwater is predictable; District staff was able to analyze the monthly production for both Edgar Canyon and the Beaumont Basin from 2017 – 2024 to project the available supplies for the upcoming year.

A summary of the District’s procedures for analyzing the available supply for the upcoming year is included in Table 4 below.

Table 4 – Supply Projection Procedure

Step	Description
1	<p>Based on a 40% Allocation for the current water year, District estimated approximately 40% would be available over the 2024-2025 year. This amount was divided over the 11-month period (1,148AF/month for July 2024 – June 2025) with 1 month being 0 AF to allow for SWP maintenance.</p> <p>This step was repeated for all sources which rely on SWP reliability including Nickel Water due to its conveyance through the SWP.</p>
2	<p>Analyze monthly groundwater production from Edgar Canyon. Based on monthly data for 2017 – 2024, monthly yield was projected for the upcoming year.</p>
3	<p>Analyze reallocated unused overlier rights for the Beaumont Basin, as determined by the Beaumont Basin Watermaster (2,067 AF in 2024 and 1,953 AF in 2025). The total reallocated rights were divided evenly over the next 12 months.</p>
4	<p>Determine each consumer class’s average share (percentage) of total monthly demand (by month 2017 – 2024). For any consumer class for which meters are read on a bi-monthly basis, the bi-monthly demand was divided in half and applied over the two-month period in order to analyze realistic monthly use.</p>
5	<p>Based on the supply projects as determined in Steps 1 – 4, estimate the required water to be withdrawn from BCVWD’s storage account.</p>



A summary of the District's projected available supplies is included in Table 5, below.

Table 5 – Projected Available Supply
(from Attachment 1 – Table 3)

	July 2024 - June 2025 Water Supply, AF
Potable	15,989
Non-Potable	1,693
Total	17,682

The District's total water supply for the July 2024 – June 2025 year is approximately 17,682 AF. This is discussed further below.

Potable/Non-Potable Water Shortage Assessment

Based on the above projections, DWR Submittal Table 4 is auto populated to calculate any surplus or shortage without any WSCP Shortage Response Actions. Water suppliers are then required to analyze the findings of their WSCP and input quantified supply augmentations or demand reductions based on the actions outlined in the WSCP.

Based on the results of the assessment in DWR Submittal Table 4, the District will have an abundance of water supply of approximately 56% (in comparison of the Supply vs the Demand) for the upcoming year.



A brief summary of the potable and non-potable shortage assessment is included in Table 6 below.

Table 6 – Potable and Non-Potable Water Shortage Assessment

	July 2024 - June 2025 Potable Water Assessment	July 2024 - June 2025 Non-Potable Water Assessment
Anticipated Unconstrained Demand, AF	10,244	1,691
Anticipated Water Supply, AF	15,989	1,693
Surplus (Shortage) w/o WSCP Action, AF	5,745	2.3
% Surplus (-% Shortage) w/o WSCP Action	56%	0%
Revised Surplus (Shortage) w/ WSCP Actions, AF	0	0
Revised % Surplus (-% Shortage) w WSCP Action	56%	0%

District staff estimates that the District could potentially recharge approximately 5,745 AF to storage (banking) for the upcoming assessment year. The actual recharge amount depends on the amount of imported water that the District decides to purchase over the next year which should be highly available with the potential of a high allocation year ($\pm 75\%$ allocation) in 2024. Any water recharged to the storage account will account for previous and future dry years when demands exceed the supply. This is conjunctive use and is how the District’s system is designed to function.

Planned Water Shortage Response Actions

The final component of the AWSDA is a list of each water supplier’s planned water shortage response actions, and each action’s associated quantified demand reduction/supply augmentation. The shortage response actions outlined in the WSCP are included in Table 5 of Attachment 1.

Coordination with SGPWA

District staff intends to have a meeting with the SGPWA to discuss water supply and demands and will provide the SGPWA with its total annual demands and connections for each year from 2017 – 2024. District staff will also provide the SGPWA with its monthly water demands by



consumer class from 2017 – 2024. This information will be utilized by SGPWA in the preparation of its AWSDA. District staff will continue coordination with the SGPWA in order to ensure consistency between the District's data and the SGPWA's projected supplies and demands for the region.

Fiscal Impact

None. There is currently no fiscal impact related to reporting the Annual Water Supply and Demand Assessment to the Board at this time.

Attachments

1. Draft BCVWD Annual Water Supply and Demand Assessment Tables (2024-2025)

Staff Report prepared by Evan Ward, Civil Engineering Assistant

Attachment 1 - Draft BCVWD Annual Water Supply and Demand Assessment Tables (2024 - 2025)

Table 1. Annual Assessment Information	
Type of Supplier (Required to check one or two)	
Supplier is a Wholesaler	<input checked="" type="checkbox"/>
Supplier is a Retailer	<input type="checkbox"/>
If you are both a wholesaler and retailer, will you be submitting two separate reports or a combined report?	
Year Covered By This Shortage Report (Required)	
Start: July 1,	2024
End: June 30,	2025
Volume Unit for Reported Supply and Demand: <i>(Must use the same unit throughout)</i>	AF
Supplier's Annual Assessment Planning Cycle (Required)	
Start Month:	JULY
End Month:	JUNE
Data Interval:	Monthly (12 data points per year)
Water Supplier's Contact Information (Required)	
Water Supplier's Name:	BEAUMONT-CHERRY VALLEY WATER DISTRICT
Contact Name:	MARK SWANSON
Contact Title:	DIRECTOR OF ENGINEERING
Street Address:	560 MAGNOLIA AVENUE
ZIP Code:	92223
Phone Number:	951-845-9581
Email Address:	mark.swanson@bcvwd.gov
Report Preparer's Contact Information <i>(if different from above)</i>	
Preparer's Organization Name:	
Preparer's Contact Name:	
Phone Number:	(XXX)XXX-XXXX
Email Address:	
Supplier's Water Shortage Contingency Plan	
WSCP Title	Beaumont-Cherry Valley Water District Water Shortage Contingency Plan
WSCP Adoption Date	8/26/2021
Other Annual Assessment Related Activities	
Activity	Timeline/ Outcomes / Links / Notes
Annual Assessment/ Shortage Report Title:	Optional
Annual Assessment / Shortage Report Approval Date:	MM/DD/YYYY
Other Annual Assessment Related Activities:	Optional
(Add rows as needed)	

= From prior tables
 = Auto Calculated

Water Supply		Volumetric Unit Used ²												Water Quality Drop-down List	Total Right or Safe Yield* (optional)
Drop-down List		2024													
Additional Detail on Water Supply		AF													
Drop-down List		Projected Water Supplies - Volume ³													
May use each category multiple times. These are the only water supply categories that will be recognized by the WUedata online submittal tool (Add additional rows as needed)		Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Total by Water Supply Type	
Potable Supplies															
Groundwater (not desal.)	Edgar Canyon Groundwater - No limit on pumping, typical yield between 1100 - 1400 AFD	119	107	102	110	108	106	102	101	111	132	133	128	1,359	
Purchased/Imported Water	Table A Allocation (40%)	629	629	629	629	629	629	0	629	629	629	629	630	6,920	
Purchased/Imported Water	Ventura (40%)	364	364	364	364	364	364	0	364	364	364	364	360	4,000	
Purchased/Imported Water	Nickel Water	155	155	155	155	155	155	0	155	155	155	155	150	1,700	
Purchased/Imported Water	Article 21 Water	0	0	0	0	0	0	0	0	0	0	0	0	0	
Purchased/Imported Water	Table A Allocation Carryover Water	0	0	0	0	0	0	0	0	0	0	0	0	0	
Purchased/Imported Water	Ventura Allocation Carryover Water	0	0	0	0	0	0	0	0	0	0	0	0	0	
Groundwater (not desal.)	Adjudicated Beaumont Basin Groundwater - Reallocated Unused Overlie Rights	172	172	172	172	172	172	163	163	163	163	163	163	2,010	
Supply from Storage	Adjudicated Beaumont Basin Groundwater	0	0	0	0	0	0	0	0	0	0	0	0	0	
Non-Potable Supplies															
Total by Month (Potable)		1,439	1,427	1,422	1,430	1,428	1,426	265	1,412	1,422	1,443	1,444	1,431	15,989	
Groundwater (not desal.)	Adjudicated Beaumont Basin Groundwater (BCVWD Well 26)	144	155	139	137	105	58	46	43	32	66	103	113	1,141	
Supply from Storage	Adjudicated Beaumont Basin	92	92	92	92	0	0	0	0	0	0	92	92	552	
Total by Month (Non-Potable)		236	247	231	229	105	58	46	43	32	66	195	205	1,693	
Notes: List hydrological and regulatory conditions, infrastructure capabilities, and plausible constraints which may impact the water supplies. It is assumed that there will be no imported water from the State Water Project for the month of January to account for facility maintenance.															
¹ Projections are based on best available data at time of submitting the report and actual supply volumes could be different due to many factors.															
² Units of measure (AF, CCF, MG) must remain consistent.															
³ When opting to provide other than monthly volumes (bi-monthly, quarterly, or annual), please see directions on entering data for Projected Water Supplies in the Table Instructions.															

Optional (for comparison purposes)	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Total
eAR Reported Total Water Supplies													0

	Start Year: 2024												Total
	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun ³	
Table 4(P): Potable Water Shortage Assessment¹	Volumetric Unit Used ²												
Anticipated Unconstrained Demand	1105.4	1093.6	1308.5	1042.8	1002.5	759.4	696.4	628.0	575.9	535.4	688.3	808.4	10244.44
Anticipated Total Water Supply	1439.0	1427.0	1422.0	1430.0	1428.0	1426.0	1412.0	1422.0	1422.0	1443.0	1444.0	1431.0	15989.00
Surplus/Shortage w/o WSCP Action	333.6	333.4	113.5	387.2	425.5	666.6	-431.4	784.0	846.1	907.6	755.7	622.6	5744.6
% Surplus/Shortage w/o WSCP Action	30%	30%	9%	37%	42%	88%	-62%	125%	147%	170%	110%	77%	56%
State Standard Shortage Level	0	0	0	0	0	0	6	0	0	0	0	0	0
Planned WSCP Actions ⁴													
Benefit from WSCP: Supply Augmentation													0.0
Benefit from WSCP: Demand Reduction													0.0
Revised Surplus/Shortage with WSCP	333.6	333.4	113.5	387.2	425.5	666.6	-431.4	784.0	846.1	907.6	755.7	622.6	5744.6
% Revised Surplus/Shortage with WSCP	30%	30%	9%	37%	42%	88%	-62%	125%	147%	170%	110%	77%	56%

¹Assessments are based on best available data at time of submitting the report and actual volumes could be different due to many factors.

²Units of measure (AF, CCF, MG) must remain consistent.

³When optional monthly volumes aren't provided, verify Tables 2 and 3 use the same columns for data entry and are reflected properly in Table 4 and make sure to use those same columns to enter the benefits from Planned WSCP Actions. Please see directions on the shortage balancing exercise in the Table instructions. If a shortage is projected, the supplier is highly recommended to perform a monthly analysis to more accurately identify the time of shortage.

⁴If you enter any WSCP Benefits, then you must enter the corresponding planned Actions into Table 5.

	Start Year: 2024												Total
	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun ³	
Table 4(NP): Non-Potable Water Shortage Assessment¹	Volumetric Unit Used ²												
Anticipated Unconstrained Demand: Non-Potable	220.8	235.7	266.9	200.8	133.9	115.7	65.3	67.3	56.3	44.1	121.4	162.6	1,690.75
Anticipated Total Water Supply: Non-Potable	236.0	247.0	231.0	229.0	105.0	58.0	46.0	43.0	32.0	66.0	195.0	205.0	1,693.0
Surplus/Shortage w/o WSCP Action: Non-Potable	15.2	11.3	-35.9	28.2	-28.9	-57.7	-19.3	-24.3	-24.3	21.9	73.6	42.4	2.3
% Surplus/Shortage w/o WSCP Action: Non-Potable	7%	5%	-13%	14%	-22%	-50%	-30%	-36%	-43%	50%	61%	26%	0%
Planned WSCP Actions ⁴													
Benefit from WSCP: Supply Augmentation													0.0
Benefit from WSCP: Demand Reduction													0.0
Revised Surplus/Shortage with WSCP	15.2	11.3	-35.9	28.2	-28.9	-57.7	-19.3	-24.3	-24.3	21.9	73.6	42.4	2.3
% Revised Surplus/Shortage with WSCP	7%	5%	-13%	14%	-22%	-50%	-30%	-36%	-43%	50%	61%	26%	0%

¹Assessments are based on best available data at time of submitting the report and actual volumes could be different due to many factors.

²Units of measure (AF, CCF, MG) must remain consistent.

³When optional monthly volumes aren't provided, verify Tables 2 and 3 use the same columns for data entry and are reflected properly in Table 4 and make sure to use those same columns to enter the benefits from Planned WSCP Actions. Please see directions on the shortage balancing exercise in the Table instructions. If a shortage is projected, the supplier is highly recommended to perform a monthly analysis to more accurately identify the time of shortage.

⁴If you enter any WSCP Benefits, then you must enter the corresponding planned Actions into Table 5.



**Beaumont-Cherry Valley Water District
Regular Board Meeting
May 23, 2024**

Item 5

STAFF REPORT

TO: Board of Directors

FROM: Dan Jagers, General Manager

SUBJECT: 5th Street and Michigan Avenue Replacement Pipeline Projects Cost Update and Notice of Completion

Staff Recommendation

Authorize the General Manager to file the Notice of Completion for the 5th Street and Michigan Avenue Replacement Pipeline Project with the Riverside County Assessor – County Clerk – Recorder.

Executive Summary

5th Street and Michigan Avenue were identified in the City's 2022-2023 Street Rehabilitation and Maintenance Project. The pipelines within 5th Street and Michigan Avenue have also been identified in the District's 2024-2028 Capital Improvement Budget (CIB) to be replaced due to frequent leaks and maintenance activities. Due to the City's Pavement Moratorium, the District was required to pave past the limits of the project at certain intersections of the project. The replacement pipelines have since been constructed and inspected by District staff. District staff is now bringing this project back to the Board to file a Notice of Completion (NOC).

Background

On June 7, 2022, the City of Beaumont (City) announced the 2022-2023 Annual Citywide Street Rehabilitation and Maintenance Project. Of the streets identified in the City's paving project, several streets were included in the downtown Beaumont area which contain pipelines and services that will require replacement in the future. As discussed in previous Board meetings, the City currently has a pavement moratorium which prohibits pavement cuts into newly resurfaced or reconstructed streets.

At the May 11, 2022, Regular Board Meeting, District staff requested the Board approve expenditures of an amount not to exceed \$517,325.00 for the procurement of materials for the 5th Street and Michigan Avenue Replacement pipeline Project (Project). The Board approved the overall expenditures, and District staff were able to procure the materials in advance for the Project.

In May of 2023, District staff finalized the improvement plans for the Project which consists of the replacement of approximately 3,918 linear feet (LF) of existing 10" steel pipeline with 12" ductile iron pipe (DIP) and the replacement of approximately 985 LF of existing 6" steel pipeline with 8" DIP. The project also included the replacement of 37 service laterals and the reconnection of ten (10) existing fire hydrants to the proposed alignments.

At the Regular Board Meeting on June 14, 2023, the Board directed the General Manager to enter into a contract with MCC Equipment Rentals, Inc. for an amount not to exceed \$1,070,888.10, for the replacement of the existing pipelines within 5th Street and Michigan Avenue. District staff



worked closely with the Contractor and supplied all materials for the Project. Shortly following the construction of the pipeline, District staff confirmed with the City Public Works Director that the striping and traffic light loop sensors would need to be repaired, due to there being uncertainty of the repaving of 5th Street and Michigan Avenue.

Upon confirmation that the traffic light loop sensors were owned and operated by Caltrans, District staff worked promptly to replace the traffic light loop sensors and striping. This work has now been completed and the costs accounted for in Table 1, below.

Summary

Project costs are summarized in Table 1, below:

Table 1 – 5th Street & Michigan Avenue Replacement Pipeline Project Costs			
<i>Description</i>	<i>5th Street (P-2750-0097)</i>	<i>Michigan Ave (P-2750-0092)</i>	<i>Total</i>
Materials Costs	\$ 570,504.50	\$ 126,281.16	\$ 696,785.66
Construction Costs(1)	\$ 1,094,451.94	\$ 242,256.96	\$ 1,336,708.90
Soft Costs(2)	\$ 110,727.09	\$ 24,509.44	\$ 135,236.53
Final Project Costs (Rounded):	\$ 1,775,683.53	\$ 393,047.56	\$ 2,168,731.09
Overall Project Approved Budget(3):	\$ 1,792,279.00	\$ 396,721.00	\$ 2,189,000.00

(1) This represents all incurred construction related costs for the Project and is not expected to increase.

(2) Consists of Outside Engineering, District Labor, and Miscellaneous costs.

(3) The Capital Improvement Budget for these projects was amended on the March 28, 2024, Engineering Workshop.

District staff identifies that all costs associated with the Project have been fully billed and there are no expected additional costs to be incurred.

Attachments

1. 5th Street and Michigan Avenue Replacement Pipeline Project Notice of Completion

Staff Report prepared by Evan Ward, Civil Engineering Assistant

**Attachment 1 - 5th Street and Michigan Avenue
Replacement Pipeline Project Notice of Completion**

NOTICE OF COMPLETION

To: Riverside County Assessor-County Clerk-Recorder Date: _____, 2024
2720 Gateway Drive
Riverside, California 92507 Work Order No.: PLP 097 & PLP 092

Owner: Beaumont-Cherry Valley Water District Date of Completion: February 2, 2024
560 Magnolia Avenue
Beaumont, California 92223

OWNER'S ESTATE OF INTEREST:

Easement _____ Fee Title _____ Encroachment Permit _____

Other (describe): 8" and 12" Diameters Replacement Ductile Iron Pipe Waterlines

CONTRACTOR:

Name: MCC Equipment Rentals, Inc.

Address: P.O. Box 1730, Yucaipa, CA 92399

TITLE OF PROJECT: PIPELINE RELOCATION PLAN FOR 5th STREET FROM CALIFORNIA AVENUE TO MICHIGAN AVENUE AND MICHIGAN AVENUE FROM 5TH STREET TO 6TH STREET

DESCRIPTION OF PROJECT: Replacement of 3,918 LF of 12" Diameter ductile iron pipe and 985 LF of 8" Diameter ductile iron pipe along 5th Street and Michigan Avenue

DESCRIPTION OF SITE (LOCATION): 5th Street & Michigan Avenue, Beaumont, CA

ASSESSOR'S PARCEL NUMBER: _____

Final payment will be made to the above contractor no sooner than thirty-five (35) days from the recording date of this Notice of Completion, except where otherwise provided for by law.

I certify under penalty of perjury, under the laws of the State of California, that the foregoing is true and correct.

Executed on _____, 20__ at _____, California.

BEAUMONT-CHERRY VALLEY WATER DISTRICT

By: _____

Printed Name: _____

Title: _____



Item 7c

BEAUMONT-CHERRY VALLEY WATER DISTRICT GENERAL MANAGER’S REPORT

DATE: May 2024
TO: Board of Directors
FROM: Dan Jagers, General Manager

TABLE A - REPORT HIGHLIGHTS	REPORT PAGE #
Customer Service highlight	2
Policies and Procedures Manual progress	3
Water Report	10

FINANCE AND ADMINISTRATION

Operating Budget

Finance staff was notified that the District’s FY 2024 Operating Budget and 2024-2028 Capital Improvement Budget was awarded the California Society of Municipal Finance Officers’ Operating Budget Excellence Award Fiscal Year 2024. The award, presented at the May 16, 2024 Regular Board Meeting represents the continued dedication and commitment to fiscal responsibility and transparency by District staff and the Finance and Audit Committee.

Finance staff is preparing reports for each department’s mid-year budget review. The annual process includes an evaluation of recorded year-to-date expenses and the associated trends. By having a dedicated process to review the status of the budget, it allows staff at all levels to ensure that all fiscal goals are being met and to adjust as needed.

Special Districts Week May 19 to 24, 2024

Special Districts Week is celebrated to encourage residents to be involved in their community and be civically engaged with their local government. Special Districts Week, May 19-25, 2024 will be proclaimed by the State Legislature with approval of Assembly Concurrent Resolution (ACR) 163.

ACR 163 is sponsored by The California Special Districts Association (CSDA), a statewide association representing over 1,000 special districts and affiliate organizations throughout the state. Special districts are local government entities created by a community’s residents, funded by those residents, and overseen by those residents, to provide specialized services and infrastructure.

Fiscal Year End

Finance staff continues to reconcile and audit the transactions for the closing of Fiscal Year (FY) 2023. Staff has been providing reconciliation and reporting backup to the District auditors Rogers, Anderson, Malody & Scott, LLP (RAMS) and is preparing information for the Annual Comprehensive Financial Report for 2023.

Cost of Service Study

The Board of Directors has accepted the recommendation for Water Resources Economics, LLC (WRE) to conduct the Cost of Service Study that will evaluate the fiscal responsibilities of the District currently as well as over the next five to ten years. The Study will be based on information provided by all departments as well as the guiding objectives that are identified by the Board of Directors.

Banking Services

Guided by the best practice recommendation for banking services from the California Society of Municipal Finance Officers (CSMFO), staff issued a Request for Proposals (RFPs) for banking services, due May 13th, 2024. There were three submissions for consideration, which the evaluation committee will be reviewing in order to make a recommendation to the Finance and Audit Committee, and then the full Board of Directors.

CUSTOMER SERVICE

Customer Assistance

Customer Service staff has assisted 38 of customers with payments plans in 2024, totaling \$21781.10, which helps those with large or past due bills maintain service while still fulfilling their payment obligations. Customer Service has also processed \$9,966.90 in payments from the Low-Income Housing Water Assistance Program (LIHWAP) from the County of Riverside, assisting 18 account holders in 2024. The assistance program ended in March of 2024, however the County is working with legislators to include funding for the program on an annual basis at either the State or Federal level. The program has assisted 79 accounts avoid disconnection for non-payment, and District staff will monitor the success of the County's pursuits.

Communications and Public Outreach

Finance and Customer Service staff coordinated the initial filming and interviews for the District introduction video. Four of the Board of Directors, as well as the General Manager, were interviewed for said video, with the final interview scheduled in May. Once the interviews are complete, the District's public outreach consultant, CV Strategies, will edit and draft the video, which will be featured on the District website, in the near future.

AMR/AMI Project

Operations staff has successfully replaced manually read domestic water meters to be Automatic Meter Reading/Automated Meter Infrastructure (AMR/AMI) compliant. The first AMI utility billing statements were issued in April, with a full analysis that included a comparison to the three-year average consumption for every account, to ensure accurate and reasonable data pulls from the AMI software system. Customer Service has identified locations within the reading area where AMR reads were utilized and has been working with the Operations and Information Technology departments to ensure accurate and efficient reading procedures. Staff will continue to monitor and analyze the data available from both the AMR and AMI collection processes and will have a full collaborative report to the Board of Directors in the near future.

HUMAN RESOURCES

Personnel Reporting

Overall, the past month has been marked by significant achievements and progress across various HR operational areas. Our commitment to employee retention, talent acquisition, continuous improvement and employee well-being remains steadfast, driving our success and positioning us for future growth and excellence.

TABLE B – HR Activity as of March 31, 2024	
Total Current Employees (Excluding Board Members)	45
Full-Time Employees	42
Part-Time	1
Temporary	2
Interns	0
Separations	0
Retired Employee(s)	0

TABLE C – Position Movements		
Department	Job Title	Status
Finance and Administration	Management Analyst I	New hire
Finance and Administration	Customer Service II	Internal promotion
Finance and Administration	Customer Service Rep II	Vacant, offer letter issued 4/29/2024

Recruitment Success Across Departments

We've successfully filled three crucial positions within the Department of Finance and Administration, demonstrating our commitment to strengthening our team. Our average time to fill positions has improved to 19 days, through the enhanced onboarding efforts and a streamlined recruitment process. By partnering with department heads, HR and Management have efficiently vetted qualified applicants, ensuring the right fit for our open roles.

Training Compliance

Our field employees have demonstrated exceptional compliance with their required work certifications, highlighting their commitment to professional development and skill maintenance. Moreover, the District remains steadfast in ensuring our employees are fully equipped with essential safety trainings, including CPR, AED, and First Aid. These efforts reflect our unwavering commitment to employee safety and well-being, and ability to respond effectively to any workplace incidents.

Policies and Procedures

We've made significant strides, achieving a 6% increase in policy revision over the past month. This progress ensures our compliance with legal changes and industry standards, keeping us up to date with best practices. Feedback from District Personnel has been overwhelmingly positive, indicating increased engagement and employee satisfaction with the newly implemented policies.

OPERATIONS

Well 1A and 2A redrill project: The project has commenced with conductor casings being completed at both sites. Sound wall has been installed at well 1A and discharge piping has been installed throughout the site. District staff is working with the City of Beaumont to secure an encroachment permit for additional piping offsite and into the local storm drain system. The drilling rig and associated equipment has not yet been mobilized and staff is working with the contractor to secure an updated schedule. Drilling equipment will be transferred to the Well 2A site and begin work concurrently with the well development and flushing activities at Well 1A following the completed well drilling at 1A.

A notification letter has been prepared and will be sent to the nearby residents when the updated schedule of drilling activities has been identified by the contractor. Staff will proactively communicate with the nearby residents throughout the process.

Well 18 and Well 21 Rehabilitation and Repair Project:

All associated work at well 18 has been completed and the well has been returned to service.

All associated work for well rehabilitation has been completed at Well 21 and a replacement pumping unit has been ordered to complete the repair. The Well 21 pumping unit is expected to be received by the contractor the week of May 13, 2024, with immediate installation expected. Staff anticipates flushing and bacteriological sample analysis to be performed on May 20, 2024. Well 21 will be returned to service immediately following a negative bacteriological sample.

Leaks repaired

April 2024: Eight (8) main line leaks and two (2) service line leaks were addressed.

May 2024: (As of 5/9/2024): One (1) main line leak

TABLE D – Groundwater Production

TABLE E – Groundwater Production

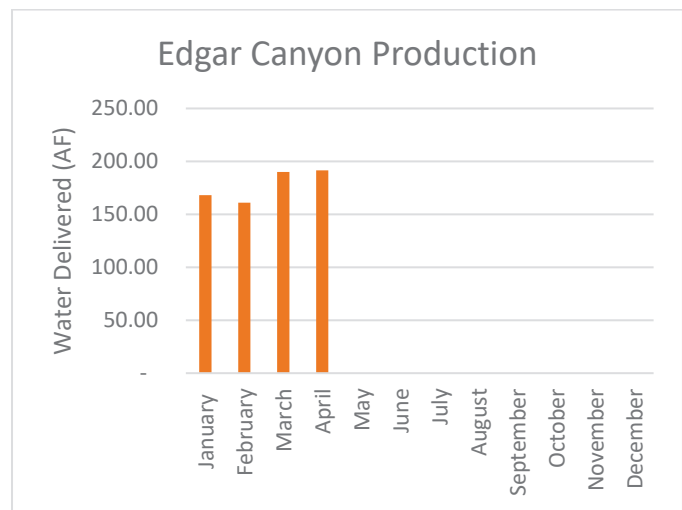
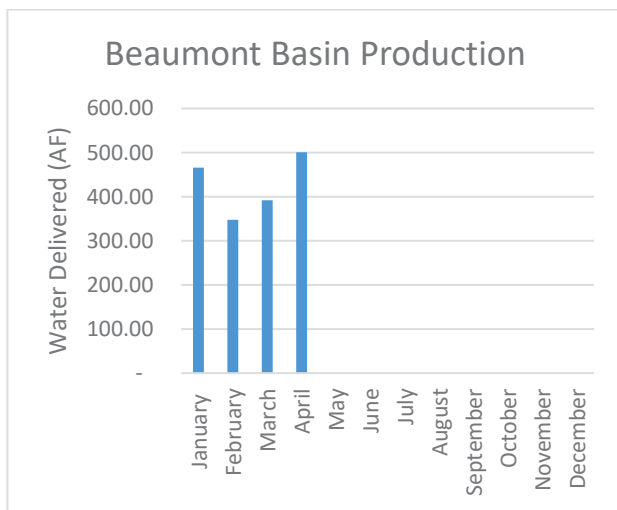
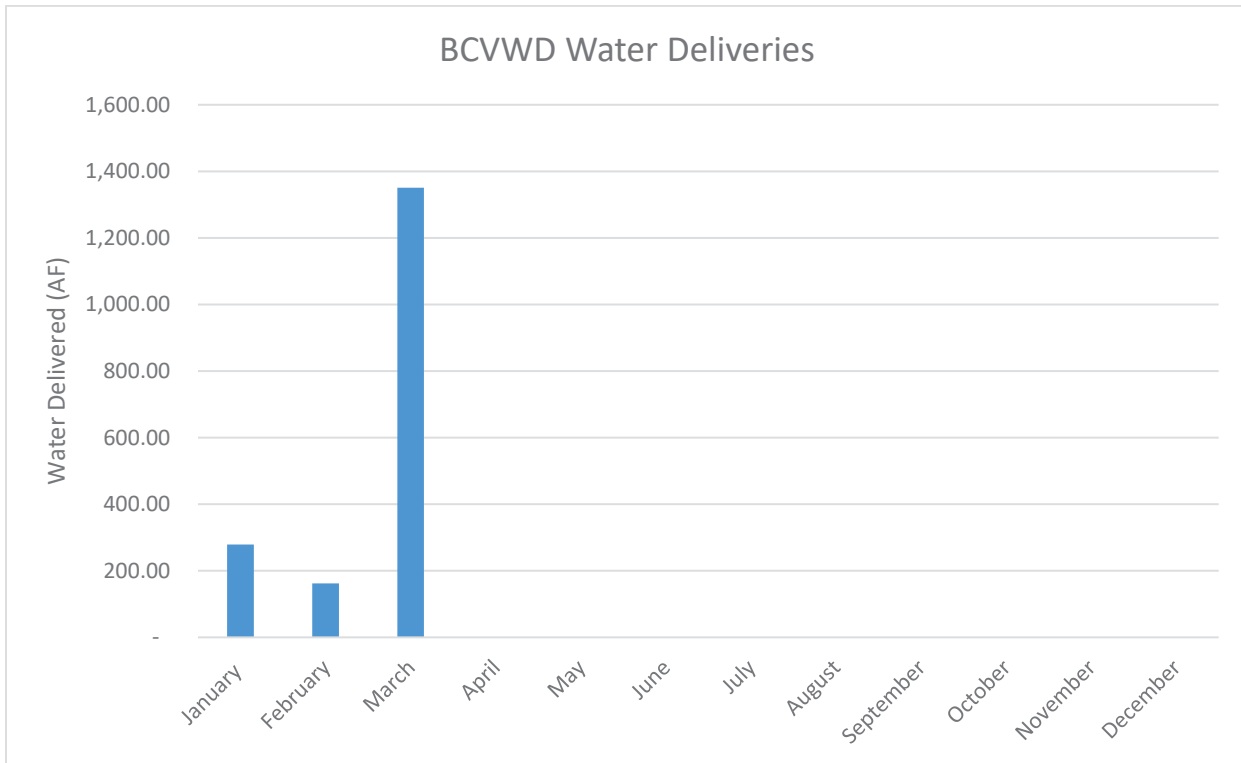


TABLE F – Total Monthly Imported Water Delivery



EXECUTIVE OFFICE

GOALS FOR 2024

1. Improve customer communication and service
2. Adhere to State and Federal drinking water standards, focusing on regulatory water quality sampling
3. Upgrade infrastructure
4. Complete deployment of the AMR / AMI project
5. Increase valve maintenance activities
6. Implement a GPS-enabled system for accurate mapping
7. Advance Capital Improvement Projects

TABLE G - General Manager’s activity status

A - DISTRICT HAPPENINGS		
A1	Meeting with Rick Ramirez, Chief of Staff for 5 th District Supervisor Yxstian Gutierrez SUPPORTS GOALS 2 and 7	On April 30, GM Jaggars met with SYG’s COS at his office at the Riverside County Administrative Center. Jaggars introduced the District with stats and demographics, shared current successes and challenges, and requested consideration for any funding opportunities. He also discussed LAFCO processes, and the proposed regional equestrian trail which traverses District property.

A2	AMR / AMI Project SUPPORTS GOAL 4	Initial collectors and repeaters have been installed at various District owned facilities. The AMR/AMI system has been transitioned to network mode and most of the meters can now be read in real-time from the District's Administrative Office. District staff has begun testing various locations to improve AMI coverage, and for redundancy, by placing temporary sleds in strategic locations and testing the coverage. Staff has also developed a "heat map" to identify locations to consider for further testing.
A3	Cost of Service Study (Water Resources Economics)	At its meeting on April 10, 2024, the Board authorized execution of a contract with Water Resources Economics for production of the 2025 Water Rate Study. Staff has held the first meeting with WRE representatives and is working to provide the information requested, including a survey sent to each the Board of Directors to identify the priorities and objectives that should guide the study.
A4	Capacity Charges Study (Raftelis)	Revaluation of costs to ensure accuracy is in progress, including update of maps reflecting residential designated areas converted to industrial use. Presentation of Draft study expected in 2024
A5	Engineering and Operations Center SUPPORTS GOALS 1 AND 7	At the request of field crews, options for temporary accommodations including portable restrooms are being investigated. Progress is being made toward a permanent solution. Awaiting determination on permanent location.
A6	Well drilling 1A and 2A SUPPORTS GOALS 3 AND 7	Project is underway. See detail earlier in this report.
A7	Cherry Valley Boulevard Temporary Services SUPPORTS GOAL 1	District staff is working with both homeowners to pursue the LAFCO annexation portion. A meeting is scheduled with the homeowners on May 15 th to discuss the next steps for each homeowner.
A8	Policies and Procedures Manual	Five additional policy revisions are on the agenda for the May 16, 2024 Board meeting. The disposition of the policies was not available at press time. Several more policy revisions are agendized for the next Personnel Committee meeting. As of May 8, revisions to the Personnel portion of the manual are now 62 percent complete.
A9	Elm Avenue Pipeline update SUPPORTS GOALS 1 AND 3	Improvement plans are at 90%. District staff needs to return the plans to the consultant to be finalized. Once finalized, District staff will begin preparing bid documents to allow for this pipeline to be bid separate of the other pipelines.

A10	Customer Service SUPPORTS GOAL 1	Recruitment for a Customer Service Representative I was successful, and a new employee will start at the District on May 20. Once a month, the Customer Service Division works hand-in-hand with field staff to execute water shut offs due to nonpayment. Out of more than 21,000 customer accounts, 43 were disconnected for non-payment, with 15 payment plans in place to avoid disconnection.
B - LOCAL AGENCY HAPPENINGS		
B1	City of Beaumont – Cooperative Agreement (encroachment permit and paving) SUPPORTS GOALS 3 AND 7	The General Manager is reviewing the draft agreement. Staff attended a meeting of the Association of California Water Agencies Paving Standards Working Group on April 30. The committee is working to establish Best Practices for promoting consistency in paving requirements across jurisdictions.
B2	City of Beaumont – Recycled Water Agreement SUPPORTS GOALS 1, 3, AND 7	A monthly meeting with City officials and including SGPWA representatives has been established for the second Tuesday, with the first meeting slated for June 11.
B3	City of Beaumont Landscape Ordinance	District staff is working internally on revised language to further expand on the District's position related to turf conversion. District staff is formulating a letter that can be disseminated to HOAs and/or homeowners who have homes that were constructed after a certain date which disallowed turf conversion.
B4	Beaumont Basin Watermaster (BBWM)	At its April 17 meeting, the BBWM considered the request of BCVWD to transfer 44 af of overlie supply. WM legal counsel has indicated such a transfer is not identified in the judgment. The action is pending. The Committee is reviewing the draft of the 2023 Annual report, available for viewing here: https://beaumontbasinwatermaster.org/home-2/documents-and-publications/ The next meeting is scheduled for June 5.
C - CALIFORNIA HAPPENINGS		
C1	SWRCB Chromium 6 MCL update SUPPORTS GOAL 2	With the action of the State Water Resources Control Board setting the Chrom 6 maximum contaminant level at 10 ppb, BCVWD staff is researching several potential avenues to meet the new standard in the most efficient and cost effective method possible. (See Attachment 2)

C2	Delta Conveyance Project (DCP)	<p>On May 8, the County of Sacramento and the Sacramento County Water Agency filed a motion for preliminary injunction against the State to stop geotechnical drilling and other exploratory activities related to the DCP. Read more here: https://mavensnotebook.com/2024/05/08/this-just-in-sacramento-county-and-others-file-motions-for-preliminary-injunction-against-the-delta-conveyance-project/</p> <p>DWR released an updated Project Schedule and a new permitting pathway chart, available here: https://www.deltaconveyanceproject.com/about-the-delta-conveyance-project/dwr-updates-delta-conveyance-project-schedule-charts-permitting-pathway</p> <p>DWR also released a new FAQ on Costs, Benefits, and Funding of the DCP (Attachment 3)</p> <p>The Delta Independent Science Board is conducting a review of the <i>Decision Making Under Deep Uncertainty</i> to provide decision-makers with new tools and processes to make better informed decisions. The original document (July 2023) is here: Deep Uncertainty draft</p>
C3	<p>Zero Emission Trucks – Advanced Clean Fleet rules</p> <p>SUPPORTS GOAL 2</p>	<p>The California Air Resources Board has scheduled an outreach meeting of the Truck Regulation Implementation Group (TRIG) for May 20, 2024. Meetings are open to the public and include time for public comment, and questions at the end as time permits. It is available to attend online; register in advance here: https://content.govdelivery.com/accounts/CARB/bulletins/396085b</p> <p>Assembly Member Diane Dixon introduced AB 2626 in February. This bill would have prohibited the state board from taking enforcement action against a local government for violating the Advanced Clean Fleets Regulation if the alleged violation occurs before January 1, 2025. It would extend the deadline given to local governments by ten years to transition their “specialized fleet vehicles” to zero emission vehicles.</p> <p>In late April, the bill was dismissed by the Assembly Transportation Committee without a hearing.</p>
C4	Recharge capacity and State Project Water	<p>Ongoing collaborative effort with SGPWA with a current increase of State Water Project 2024 allocation of 40 percent. Staff is working closely with SGPWA to maximize deliveries to the region by coordinating pond maintenance cycles, coordinating algaecide deliveries and injection, and communicating pond capacity to adjust daily flowrates.</p>

C5	AB 1668 and SB 606: Making Conservation a California Way of Life	The Public Policy Institute of California published a blog on May 6: "Commentary: State Water Regulators Are Listening to and Learning How to Promote Conservation." Regarding the new regulations, the authors write, " <i>As designed, however, our analysis showed that the water savings would be modest while the costs would be high. And, most troubling, we found that the proposed regulations would hit low-income, inland communities the hardest.</i> " Read the blog and visit other links here: https://www.ppic.org/blog/commentary-state-water-regulators-are-listening-to-and-learning-how-to-promote-conservation/
C6	Sites Reservoir https://sitesproject.org/	In recognition of Earth Day, the Sites Reservoir Project was featured in an advertising supplement, 2024 California Earth Day, in the Los Angeles Times / National Geographic. See the coverage here: https://online.pubhtml5.com/ccun/qavt/#p=14
C7	State Water Project (SWP)	On April 23, the Department of Water Resources increased the 2024 SWP allocation to 40 percent. A press release can be viewed here . SWP and Save the Delta representatives were recently interviewed by KXTV News on the SWP and DCP, and the video is available here: https://www.abc10.com/article/news/local/california/delta-tunnel-state-water-project/103-c8ac6534-526e-495b-aa00-dc11a8275acd

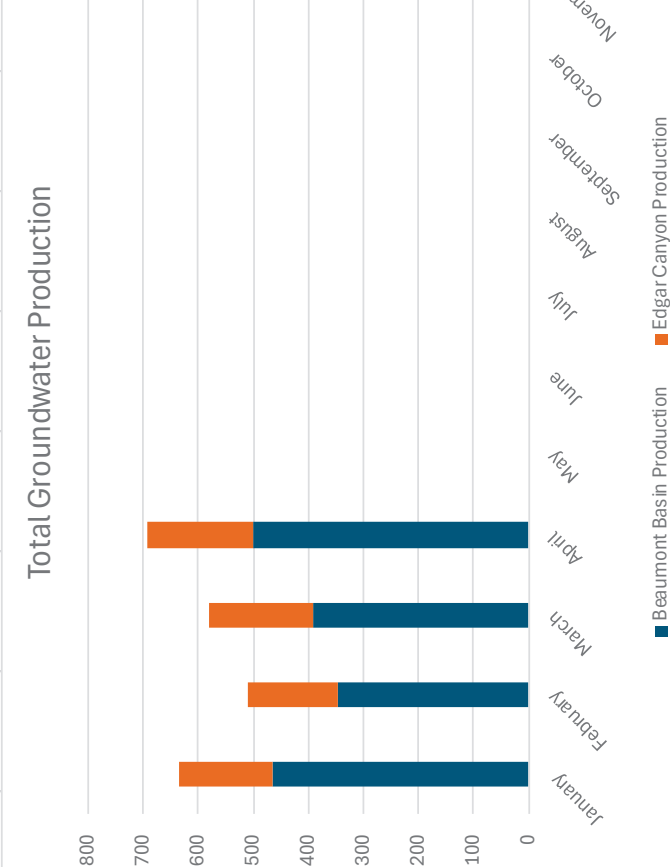
ATTACHMENTS

1. BCVWD Water Report – May 2024
2. SWRCB press release on Chromium 6 MCL adoption
3. Dept of Water Resources FAQ on Costs, Benefits, and Funding of the DCP
4. City of Beaumont Transportation projects
5. Infographic from California Farm Water Coalition: Where Does Farm Water Go?
6. Biden Administration Program for Lead Pipe Replacement
7. CSDA Primer on Development Related Fees

ATTACHMENT 1

WATER REPORT - MAY 2024

WATER CONNECTION SUMMARY			
	2021	2022	2023
Jan			45
Feb			63
Mar			2
Apr			6
May			
Jun			
Jul			
Aug			
Sep			
Oct			
Nov			
Dec			
Annual Total	529	884	628
Avg / Mo.	44.1	73.7	52.3
Total connections (unaudited)	20,809	21,437	21,553



2024 WATER PRODUCTION TOTALS (ACRE-FEET)													
	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	Total
Beaumont Basin Production	465.85	347.59	391.98	500.63	-	-	-	-	-	-	-	-	1,706.05
Edgar Canyon Production	168.10	160.96	189.98	191.48	-	-	-	-	-	-	-	-	710.52
Total Groundwater Production	633.95	508.55	581.96	692.11	-	-	-	-	-	-	-	-	2,416.57



Media Release

Board adopts new drinking water regulatory standard to improve protections from hexavalent chromium

Compliance schedule allows more time for small systems to invest in new treatment options

April 17, 2024

Contact: [Blair Robertson](#) – Information Officer

SACRAMENTO – The State Water Resources Control Board added a new standard of public health protection to California’s drinking water today by voting to adopt a maximum contaminant level (MCL) of 10 parts per billion (ppb) for hexavalent chromium, a cancer-causing contaminant. The new MCL will reduce affected Californians’ potential exposure to hexavalent chromium to one-fifth of the current regulatory level.

Commonly called chromium-6, hexavalent chromium is an odorless and tasteless heavy metal that may be found in groundwater naturally or as a result of improper disposal methods for contaminated waste at industrial sites. Studies have linked long-term exposure to a risk of cancer when ingested.

California has not had a MCL for hexavalent chromium as a single constituent since 2017, when a prior MCL was invalidated after a court ruled the state did not adequately document if it was economically feasible for water systems to implement. Since that time the MCL in place has been for total chromium, which is all chromium compounds present in water, including hexavalent and the significantly less toxic trivalent chromium.

The level for total chromium is set at 50 ppb in California. Under this combined standard, the level of hexavalent chromium in drinking water could reach the full amount allowable and still meet regulatory requirements, if it is the only variant of chromium present. At an MCL of 10 ppb, it is estimated that a person who drinks two liters of water daily for 70 years could have a 1-in-2,000 chance of developing cancer. The new MCL will reduce affected Californians’ potential exposure to hexavalent chromium to one-fifth of the current regulatory level.

“Setting a new MCL for chromium-6 has been a top public health priority for the board for years, and the standard adopted today improves health protections for communities with impacted drinking water supplies,” said E. Joaquin Esquivel, chair of the State Water Board. “Affordability continues to be front of mind for us as we adopt this MCL,



CALIFORNIA ENVIRONMENTAL PROTECTION AGENCY

STATE WATER RESOURCES CONTROL BOARD

1001 I Street, Sacramento, CA 95814 • Mailing Address: P.O. Box 100, Sacramento, CA 95812-0100 • www.waterboards.ca.gov



and we will continue to work with water systems in these communities to achieve the Human Right to Water.”

After the court’s action, the board started over, developing an entirely new MCL through updated data and a rigorous economic feasibility analysis that considered the range of impacts on water systems.

This analysis indicated that the costs of adding treatment could severely strain small systems, prompting board staff to propose a longer implementation schedule for the MCL that allows these systems to benefit from research and development led by larger systems that must meet the standard first. The implementation period in the MCL adopted by the board ranges from two years for systems with over 10,000 service connections to four years for systems with under 1,000 connections.

The board works closely with many small water systems through its [Safe and Affordable Funding for Equity and Resilience](#) (SAFER) drinking water program, providing funding and technical assistance to help them serve safe and affordable drinking water. Projects that will help systems comply with primary MCLs, or standards based on health impacts such as the MCL for hexavalent chromium, are eligible for financial and technical support.

The new MCL must be finalized by the Office of Administrative Law before going into effect, which is expected by Oct. 1.

The board’s website contains [more information](#) about hexavalent chromium and the board’s rulemaking process.

The State Water Board’s mission is to preserve, enhance and restore the quality of California’s water resources and drinking water for the protection of the environment, public health, and all beneficial uses, and to ensure proper resource allocation and efficient use for the benefit of present and future generations.



Understanding Costs, Benefits, Funding and Financing for the Delta Conveyance Project

The Department of Water Resources' (DWR) Delta Conveyance Project will soon reach an important milestone with the release of an updated cost estimate and a benefit-cost analysis. The following FAQ covers common questions on how the project will be funded and how costs and benefits will be assessed.

How is the State Water Project funded?

Financing, construction, operation, and maintenance of the State Water Project (SWP) is administered by DWR. The SWP is funded by the 29 local public water agencies (PWAs) throughout California with long-term SWP water supply contracts. These water supply contracts were created in the 1960s and are central to financing SWP construction and operation.

How is the planning and conceptual design of the Delta Conveyance Project funded?

Eighteen of the PWAs are funding the planning and design of the Delta Conveyance Project through local sources. The planning and design of the project is not funded by California's general fund.

How would construction of the Delta Conveyance Project be funded?

DWR funds SWP capital projects by issuing revenue bonds. Revenue bonds are not liabilities of the State of California. These bonds are the sole obligation of the SWP and are repayable from SWP revenue. For the Delta Conveyance Project, that revenue will be provided only by the participating PWAs. The state's general fund is not responsible for any construction costs.

What is a revenue bond?

Revenue bonds are a common way for public agencies to raise capital for infrastructure projects (also known as "financing" a project). Investors purchase the revenue bonds, thereby providing money to the issuer of the bonds. In return, the issuer of the bonds promises to repay the bondholders' principle plus a specified rate of interest over the life of the bonds using revenue from the project that was financed by the bonds.

What is a benefit-cost analysis and why is it important?

A benefit-cost analysis is a systematic method to assess the economic viability of certain types of projects, such as the Delta Conveyance Project. This analysis estimates the ratio of a project's expected future benefits and costs, based on a variety of direct and indirect economic and environmental considerations. In conducting a benefit-cost analysis, the project's benefits and costs are compared to a scenario where the project is not undertaken, known as the no-project scenario. This comparison demonstrates the added value of the project relative to maintaining the status quo. A benefit-cost analysis is an important step in ensuring that the benefits of a project justify its costs.

What benefits will be identified in the benefit-cost analysis for the Delta Conveyance Project?

The benefit-cost analysis for the Delta Conveyance Project will evaluate several key benefits: improved water supply reliability (including climate change), enhanced water quality, and increased seismic reliability for the SWP's urban and agricultural contractors.

Some benefits of the Delta Conveyance Project will not be quantified in the benefit-cost analysis and yet are also compelling for decisions-makers, including:

- Increased operational flexibility: resolving regulatory conflicts in the south Delta to meet environmental requirements for the equal benefit for fish/water supply goals
- Community Benefits Program: investments in Delta communities for high-priority local projects, local business utilization, job training, and infrastructure improvements
- Job creation: the project will create over 5,000 total jobs, including supporting industries
- Groundwater supplies: protecting affordable surface water supplies relieves pressure on dwindling or constrained groundwater sources



How will costs be identified in a benefit-cost analysis for the Delta Conveyance Project?

A preliminary cost assessment was prepared in 2020, showing the project cost to be nearly \$16 billion. An updated cost estimate for the Delta Conveyance Project will provide the basis for the cost portion of the benefit-cost analysis in 2023 dollars and will include the anticipated costs of design, construction, and startup/commissioning of the facility. Additionally, the benefit-cost analysis will include the costs for long-term operations of the facility and for unmitigated environmental impacts identified in the Environmental Impact Report for the Delta Conveyance Project.

How is uncertainty accounted for in the early stages of design and cost estimating?

In the early stages of design, there are fewer absolutes, while later stages of design have more detail and fewer unknowns. To account for this, the Association for the Advancement of Cost Engineering (AACE) created guidelines using industry benchmarking and empirical data that provide ranges of expected accuracy based on the level of project definition, estimating methodology and effort. In addition, estimates typically include "contingency" funds for unknown or undefined aspects of a project, which tends to be larger during earlier phases of project development.

What makes a cost estimate reliable?

For the Delta Conveyance Project, the updated cost estimate will be prepared following AACE guidelines and will include construction costs (including materials and labor for all project features, and site access and logistics) and non-construction costs (like design, planning and permitting, land costs, mitigation, and power). The updated cost estimate for the Delta Conveyance Project will also include appropriate contingency to account for greater unknowns at this current conceptual stage. However, given the complexity and scale of the project, the estimate will be more rigorous than typical for concept-level designs, including:

- Using engineering documentation in drawings and technical reports
- Developing costs based on unit rates, quantities, and durations
- Replacing most cost "allowances" with actual estimates and material price quotes
- Better understanding of ground conditions, schedule, and risks

Will the cost estimate account for inflation?

The cost estimate will be presented in 2023 dollars. Estimating costs relative to a specific base year is a standard approach in cost estimation and ensures consistency and comparability, as it measures all costs against the same monetary standard, removing distortions from fluctuating inflation rates. This approach simplifies cost estimation and financial planning by eliminating the complexity of forecasting uncertain future inflation.

Delta Conveyance Project Funding and Financing

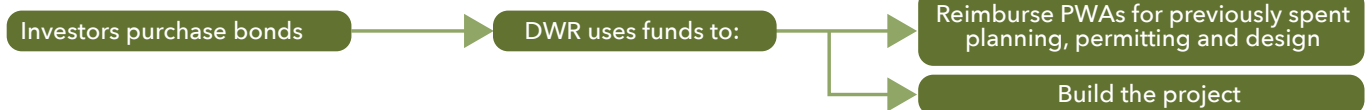
Funding, Planning, Permitting and Design

PWA funds come from local sources, not the state general fund



Financing Construction with Revenue Bonds

Total includes previous expenditures for planning, permitting and design



Revenue Bond Repayment

Repayment begins upon issuance. Financing terms TBD (e.g. 30 year fixed plus interest)



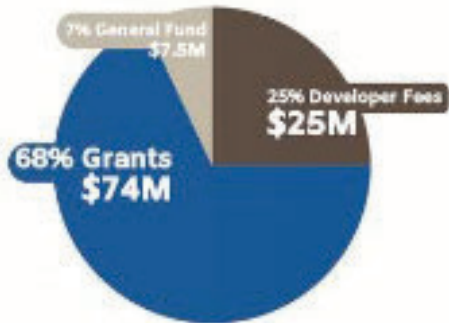
COMMUNITY NEWS

MYSTREET COMMUNITY OVERVIEW

Transportation projects and traffic concerns are the center of modern cities, shaping how we travel, live, and work. As our city continues to grow, so do challenges associated with congestion and maintaining our streets and roadways. Addressing these issues has become paramount to our residents, visitors, and travelers to ensure how we travel is safe and efficient. The City Council and Public Works Department continue to make transportation projects one of the highest priorities, seeking funding through grants, and state and local funding sources.

Capital Improvement Projects (CIP) typically involve a series of stages over several years to ensure proper planning, execution, and project completion. Funding plays a pivotal and complex role which typically involves a combination of grants, regional funding awarded through special districts, and state/local funding sources.

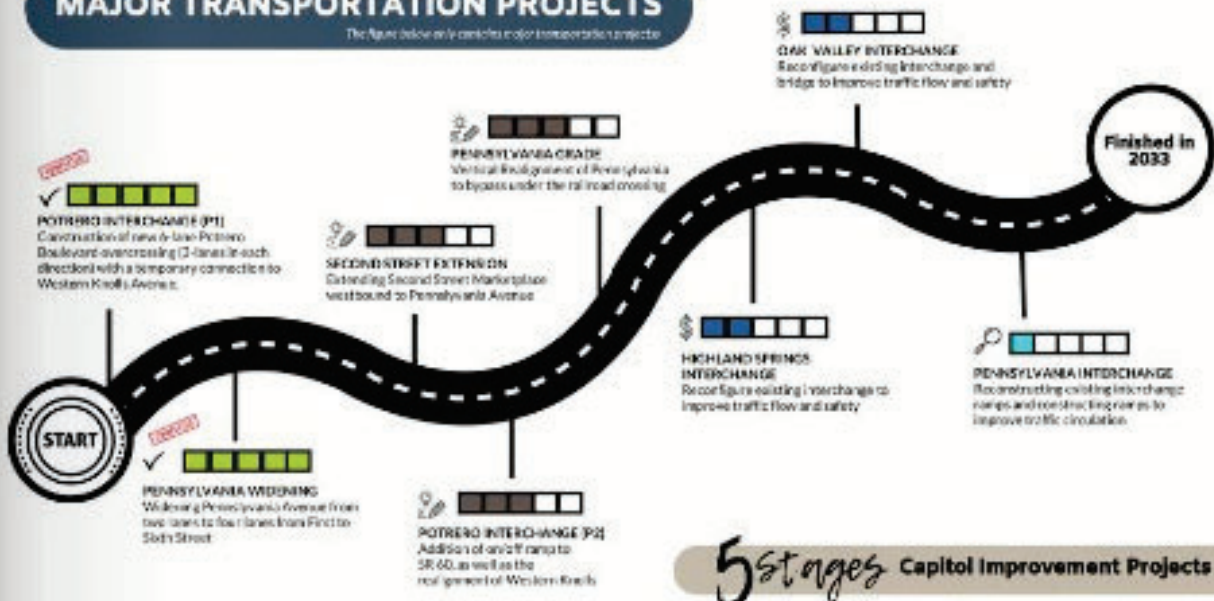
Where does the funding come from?



Current funding comes through Fiscal Year 2023

MAJOR TRANSPORTATION PROJECTS

The figure below only depicts major transportation projects.



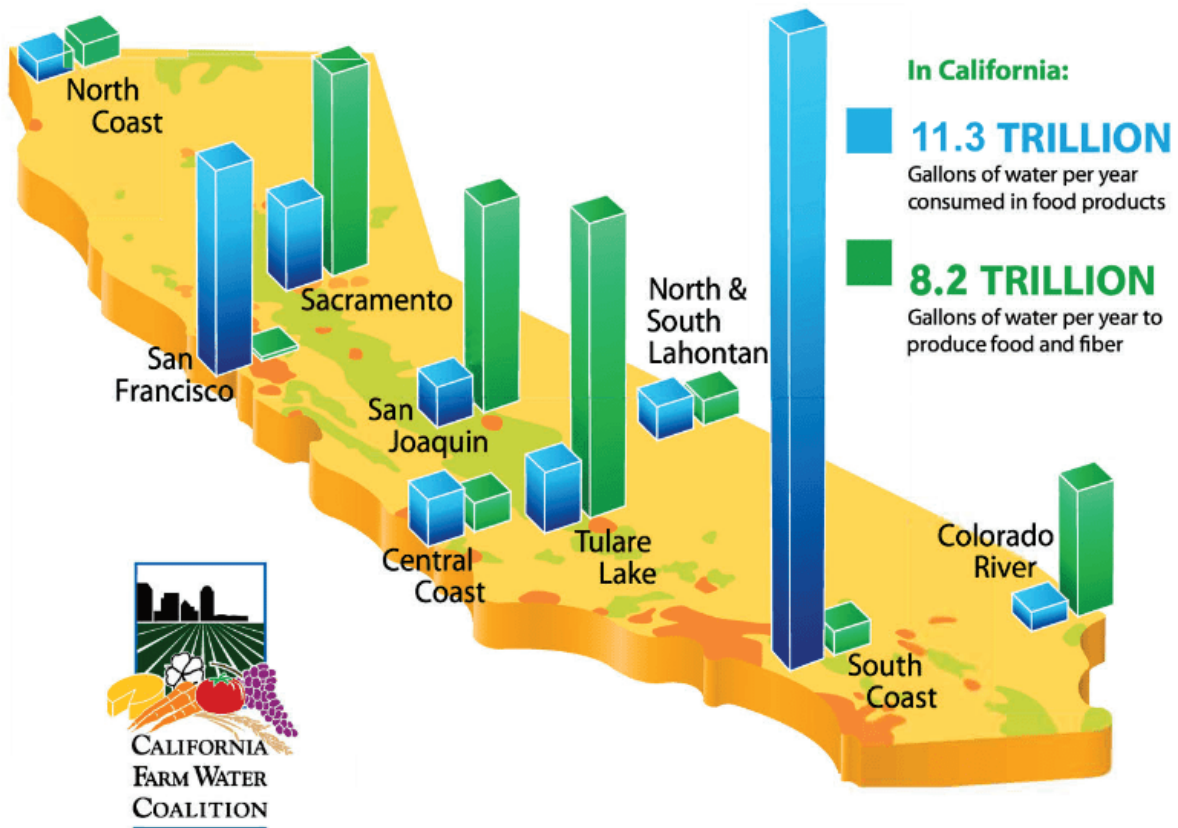
WHERE does farm water go?

New For 2024

Water that grows farm products doesn't stay on the farm

It becomes part of the food we eat and clothing we wear.

The green bars below represent the amount of water used to irrigate California's 9.6 million acres of farmland. The blue bars represent the water consumed as food by the people in each region.



FOOD GROWS WHERE WATER FLOWS

farmwater.org
916-391-5030

DATA SOURCES:

Agricultural water numbers are based on depletion, or the amount of water that is no longer available for other uses. Population figures sourced from 2022 U.S. Census. Water use is DWR 2019 water year.

Per capita water demands for food supply is from the Food and Agriculture Organization of the United Nations. <https://www.fao.org/water/en/>

Attachment 6

Biden Appeals to North Carolina With Program to Replace Lead Pipes

In a stop in Wilmington, N.C., the president announced \$3 billion in new spending to upgrade water systems around the country.

▶ Listen to this article · 2:46 min [Learn more](#)



By Peter Baker

Traveling with President Biden on Air Force One to Charlotte and Wilmington, N.C.

May 2, 2024, 6:18 p.m. ET

Sign up for the On Politics newsletter. Your guide to the 2024 elections. [Get it sent to your inbox.](#)

President Biden traveled on Thursday to North Carolina, a possible swing state in the fall election, to promote his efforts to replace toxic lead pipes as part of his administration’s program to expand and upgrade the nation’s network of roads, airports and other critical infrastructure.

During a stop in Wilmington, the president announced \$3 billion in new spending drawn from the bipartisan infrastructure law that he pushed through Congress in 2021, one of the signature legislative achievements he hopes to use to show voters that he can be effective despite political polarization.

“Until the United States of America, God love us, deals with this, how can we say we’re a leading nation in the world?” he told a crowd of supporters at the Wilmington Convention Center. “For God’s sake, we’re better than this.”

Mr. Biden has committed to replacing all lead pipes across the nation within a decade. Lead exposure can affect brain development in children, damage kidneys and interfere with the production of red blood cells that carry oxygen. The administration estimates that more than nine million homes, schools, day care centers and businesses still receive water through lead pipes, particularly in communities of marginalized people.

In choosing North Carolina to announce the third installment of his program, Mr. Biden was reaching out to a state that has sided with Democrats in just two of the past 14 presidential elections (1976 and 2008) but that Democrats believe is trending their way. Mr. Biden lost the state and its 15 electoral votes by only 1.3 percent of the ballots cast in 2020, though he trails by six percentage points in a cumulative average of polls calculated by the political website FiveThirtyEight.com.

The Biden campaign has invested resources in North Carolina, opening 11 offices so far and paying for television advertising in the state, while the president's strategists said they have not detected much effort by Mr. Trump's team. Mr. Biden's visit on Thursday was his third to the state this year, and Vice President Kamala Harris has been here four times.

The president came to Wilmington after a stop in Charlotte, where he met with families of four law enforcement officers killed on Monday and some of their colleagues who were injured. The meeting was held out of sight, and Mr. Biden made no public comments at the time in deference to the families' privacy, but later paid tribute to them at his speech in Wilmington.

"Every time an officer puts on that shield and walks out the door, a family member wonders whether they're going to get that call. Will they come home?" he said.

"The entire nation is praying for these families."

Peter Baker is the chief White House correspondent for The Times. He has covered the last five presidents and sometimes writes analytical pieces that place presidents and their administrations in a larger context and historical framework. More about Peter Baker



Development Related Fees: Essential for Building Thriving Communities

Development Related Fees pay for the costs to install infrastructure necessary to build new homes and other development in livable, equitable, and thriving communities. These fees pay for critical services such as water, sewer, fire protection, parks and open space, flood protection, libraries, and other essential needs. Specifically, these fees and the infrastructure they fund make new housing and economic development possible.



Funding Infrastructure is Foundational to Addressing California’s Housing Crisis

- Infrastructure is a pre-requisite for building and addressing California’s housing needs.
- Development impact and related fees contribute to that essential infrastructure – restricting these revenues will inherently restrict new development by precluding local governments’ ability to fund services to new communities.

Restricting Development Related Fees Shifts Developers’ Costs onto Taxpayers

- Current law allows local governments to require developers to cover the cost of new infrastructure needed to support their projects. Restricting this ability shifts those costs onto the backs of current residents already struggling with rising costs of living.
- Forcing current residents to pay higher taxes and fees to fund new developments in their neighborhood will only exacerbate opposition to new housing projects.

Restricting Development Related Fees Risks Contributing to Inequity in Housing

- Restricting development related fees risks creating new communities without access to the same level of services and amenities as other existing communities.
- Specifically, these fees provide funding to help defray or cover the cost of adding essential services to growing communities, such as water, sewer, flood control, parks, open space, and fire protection, among others.
- As dwellings are built and occupied, residents expect and deserve access to vital services and amenities that are necessary for thriving communities.





WHAT IS AN INDEPENDENT SPECIAL DISTRICT?

Independent special districts are local agencies, separate and apart from any counties, cities, or other government agencies. Often formed by the communities they serve, California's special districts provide essential services like water and energy, fire protection and public safety, wastewater treatment, parks and recreation, open space, and much more. They safeguard our communities, keep our families healthy, and help our state thrive. (csda.net/special-districts/learn-about)

WHAT ARE DEVELOPMENT IMPACT FEES?

Development impact fees are those fees authorized by the Mitigation Fee Act that are assessed to mitigate the impact of development and help fund the infrastructure needed to provide essential services to growing communities.

All development — commercial, residential, or industrial — has impacts on the environment and communities and creates needs for services. Special districts collect development impact fees to fund the infrastructure necessary to provide essential services to the community such as fire protection, parks and open space, flood protection, libraries, and more.



How Are Development Impact Fees Assessed?

Local agencies may impose development impact fees pursuant to the procedural and substantive requirements of the **Mitigation Fee Act**. However, special districts should collaborate with the local agencies that have land use authority (i.e., cities and counties) in their community for the purpose of collecting impact fees on behalf of independent special districts to facilitate the delivery of essential services in a growing community.

Fees must meet several requirements determined by a “nexus study,” which is an analysis to determine the appropriate fee based on its relationship to the planned development and associated services. This includes specifying the purpose and use of the fee, and may also include identifying what facilities will be built, the need for a planned facility, and the cost to construct it.

How Are Development Impact Fees Spent?

Development impact fees are used to help local agencies purchase real property (such as land for parks, open space, fire stations, or other uses). Fees may also be spent on related facilities and equipment. This could include a fire station and equipment, or a community park and recreation facility with playgrounds and athletic fields.

Development impact fees cannot be spent on general or ongoing operations or unrelated facilities.

How Are Districts Accountable for the Fees?

Special districts are held to the same transparency standards as all other local agencies, including public records and public meetings transparency requirements. Their boards are directly accountable to their community, with most board members directly elected by the public they serve, or sometimes appointed to fixed terms by another elected body.

Nexus studies and fee schedules are public and are presented at a public hearing. The local land use authority must also approve the fees. The funds collected cannot be co-mingled with other funds. The fund balances and expenditures are public and subject to certain timelines and statutory requirements to ensure the funds are spent as intended.



More About Development Related Fees

Other fees such as “**connection and capacity charges**” differ from “development impact fees.” While both are governed largely by the Mitigation Fee Act and provide essential local infrastructure, connection fees and capacity charges are one-time fees that reflect the reasonable cost of service provided to the customer by a water or sewer agency.

In addition to the stringent requirements of the Mitigation Fee Act, connection and capacity charges are also governed by Proposition 26, which prohibits an agency from waiving, discounting, or establishing differential rates that pass on costs associated with obtaining water and/or wastewater service to the general customer base or to other fee payers.

Additionally, **The Quimby Act**, enacted in 1965, ensures access to parkland across California. It allows local governments to require developers to dedicate land or pay fees-in-lieu of dedication for the purpose of providing parks and recreational facilities within residential subdivisions where development is taking place.