



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

**MINUTES OF REGULAR MEETING
OF THE BOARD OF DIRECTORS
Wednesday, February 11, 2026 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 Williams opened the meeting at 6:03 p.m.
Pledge of Allegiance was led by President Williams.
Invocation was given by Director Hoffman.*

Announcement and Verification of Remote Meeting Participation Pursuant to GC 54953.8: *No directors were attending via teleconference.*

Roll Call:

Directors present:	Covington, Hoffman, Ramirez, Slawson, Williams
Directors absent:	None
Staff present:	General Manager Dan Jagers Director of IT and Cybersecurity Robert Rasha Director of Engineering Mark Swanson Human Resources and Risk Manager Ren Berioso Finance Manager William Clayton Water Utility Superintendent Julian Herrera Water Utility Worker II Luis Lomeli Associate Civil Engineer I Evan Ward Civil Engineering Assistant Khalid Sebai Development Services Technician Lillian Medellin Tienda Executive Assistant Lynda Kerney
Legal Counsel	Steven Flower

Members of the public who registered attendance: Lance Eckhart, Jim Tickemyer, William Lash, Dr. Blair Ball.

Public Comment: None.

1. Adjustments to the Agenda:

At the request of the applicant, Item 5 was continued to a future meeting, and:

Pursuant to Government Code Section 54954.2 (b) the Board made a determination that there is an immediate need to take action and that the need arose after the posting of the agenda, and authorized placement of an urgency item on the agenda:

**Closed Session Item 15e:
CONFERENCE WITH LEGAL COUNSEL – ANTICIPATED LITIGATION
Pursuant to Government Code §54956.9(d)(2) (one case)**

by the following roll-call vote:

MOVED: Covington	SECONDED: Slawson	APPROVED 5-0
AYES:	Covington, Hoffman, Ramirez, Slawson, Williams	
NOES:	None	
ABSTAIN:	None	
ABSENT:	None	

2. Authorize the Expenditure of Funds for a Joint Water System Connection with the San Gorgonio Pass Water Agency for a Proposed Heli-Hydrant Station on the south side of Brookside Avenue in the City of Beaumont

Director of Engineering Mark Swanson presented a request to authorize funding for a joint water system connection with the San Gorgonio Pass Water Agency (SGPWA) to serve a proposed heli-hydrant facility on Brookside Avenue. He explained that SGPWA had secured grant funding to construct multiple heli-hydrant stations throughout the Pass area to support aerial firefighting operations and had requested connection to the District’s system for the Brookside site.

The proposal is a cooperative project that would also advance District infrastructure goals by incorporating a larger connection capable of serving a future District well site east of the proposed hydrant location. The design includes a shared pipeline connection from the District’s existing main, with SGPWA constructing the hydrant facility and the District installing additional pipeline to accommodate future use. Swanson indicated the work could be performed by District crews, with coordination between agencies.

The total estimated project cost is \$101,000, with approximately \$67,000 attributable to the District and \$34,000 to be reimbursed by SGPWA under a forthcoming agreement. The District would initially fund the full amount and seek reimbursement from SGPWA for its share. Funding would be drawn from capital expansion reserves associated with planned well development.

General Manager Jagers emphasized the long-term benefits of the project, including improved groundwater management, water quality advantages, and alignment with previously planned well sites. He also noted the public safety benefit of the heli-hydrant, which would provide a reliable, clean water source for aerial firefighting in an area affected by recent wildfires.

Lance Eckhart, general manager of SGPWA, described the heli-hydrant program as a regionally coordinated initiative funded through American Rescue Plan Act (ARPA) funds, with a deadline to complete installations by the end of 2026. He explained that SGPWA has secured funding for multiple sites across the Pass area, with additional support from Riverside County and Flood Control to expand the network. The Brookside location is part of a broader system of strategically placed facilities intended to improve wildfire response, with final site selections made in coordination with Cal Fire based on operational need and past fire activity. He described the functions of the heli-hydrants.

Eckhart further noted that the program represents a collaborative, multi-agency effort that extends beyond SGPWA's traditional role as a wholesaler, highlighting the importance of regional partnership in addressing wildfire risk. Several heli-hydrant sites have already been installed and are in use for both training and emergency response and have demonstrated effectiveness. Eckhart noted strong support from CAL FIRE and participating agencies for the continued expansion of the system.

Mr. Swanson confirmed for Director Williams that contingency costs were included in the estimate. Director Ramirez asked about ongoing maintenance, and Mr. Eckhart explained each agency would maintain facilities located on its property. Director Slawson asked about construction methods, and Swanson confirmed the District would perform its portion of the work in-house.

Director Covington expressed support for the project and the partnership but noted that an easement or right-of-way agreement with SGPWA would be required and should be coordinated with the reimbursement agreement. Director Hoffman raised concerns regarding potential vandalism or theft and suggested consideration of security measures, as well as public outreach to inform the community about the project's fire protection benefits.

The Board approved a request for funds in the amount of \$101,000.00 for labor and material costs associated with a joint water system connection with the San Geronio Pass Water Agency to serve a proposed heli-hydrant station and future well site located on APN 404-010-016 by the following roll-call vote:

MOVED: Covington	SECONDED: Slawson	APPROVED 5-0
AYES:	Covington, Hoffman, Ramirez, Slawson, Williams	
NOES:	None	
ABSTAIN:	None	
ABSENT:	None	

3. Request for Extension of Will-Serve Letter for Riverside County Assessor's Parcel No. (APN) 403-030-023, located at the end of the dedicated cul-de-sac within Napoleon Street, in the Community of Cherry Valley

Civil Engineering Assistant Evan Ward presented a request to extend a Will-Serve Letter for 1.0 EDU for a proposed single-family residence located at APN 403-030-023, at the north end of the cul-de-sac on Napoleon Street in Cherry Valley. The project consists of an approximately 4,030 square-foot single-family home with a 913 square-foot detached dwelling unit. The original Will-Serve Letter had been approved in October 2023 but had since expired.

Existing water infrastructure is located in Napoleon Street; however, the applicant will be required to extend an 8-inch water main to the end of the cul-de-sac to serve the project, Ward explained. Water improvement plans have been prepared but are pending final County approval.

The Board approved the request for extension of the Will-Serve Letter for the property located at APN 403-030-023 within the community of Cherry Valley, subject to payment of all fees to the District and securing all required approvals from the County of Riverside and with conditions as enumerated by the following roll-call vote:

MOVED: Slawson	SECONDED: Ramirez	APPROVED 5-0
AYES:	Covington, Hoffman, Ramirez, Slawson, Williams	
NOES:	None	
ABSTAIN:	None	
ABSENT:	None	

4. Request for Extension of Will-Serve Letter for Riverside County Assessor’s Parcel No. (APN) 403-030-024, located at the end of the dedicated cul-de-sac within Napoleon Street in the Community of Cherry Valley

Mr. Ward presented a request to extend a WSL for 1.0 EDU for a proposed single-family residential development located at the north end of the cul-de-sac on Napoleon Street. The project consists of an approximately 3,975 square-foot single-family home with a 936 square-foot attached dwelling unit. Staff noted that the original WSL was approved in 2018, later extended in 2023, and has since expired.

Similar to the adjacent parcel, the applicant will be required to extend an 8-inch water main to the end of the cul-de-sac to receive service, with the obligation applying to whichever parcel proceeds first.

Director Covington inquired about the apparent existing structure on the property and whether it was already receiving water service. Ward clarified that the structure is new construction but is not currently served by the District because the required mainline extension has not been completed. He further explained that the home was constructed while the prior Will-Serve Letter was active, but no meter has been set and the structure remains unoccupied. Required approvals, including fire department review, are still pending, which is delaying completion of the water main extension and service connection.

The Board approved the request for extension of the Will-Serve Letter for the property located at APN 403-030-024 within the community of Cherry Valley, subject to payment of all fees to the District and securing all required approvals from the County of Riverside and with conditions as enumerated by the following roll-call vote:

MOVED: Slawson	SECONDED: Ramirez	APPROVED 5-0
AYES:	Covington, Hoffman, Ramirez, Slawson, Williams	
NOES:	None	
ABSTAIN:	None	
ABSENT:	None	

5. Request for Will-Serve Letter for the Marketplace at Oak Valley development located on Riverside County Assessor’s Parcel No. (APN) 414-090-017 at the northeast corner of Oak Valley Parkway and Desert Lawn Drive, in the City of Beaumont

This item was pulled from the agenda.

6. NOT ADOPTED: Resolution Amending the District's Policies and Procedures Manual: Policy 5075 Credit Card Usage

Finance Manager William Clayton presented proposed revisions to Policy 5075. The revisions are intended to align the policy with current practices, resolve prior inconsistencies with Policy 4070, strengthen internal controls, and incorporate governance best practices. Key changes include prohibiting issuance of District credit cards to Board members, clarifying that personal expenses are not allowed and must be reimbursed if incurred, requiring compliance with the District's purchasing policy, and making credit card issuance to staff optional based on operational need. The policy had been reviewed by legal counsel and recommended by the Finance and Audit Committee.

Jaggers provided additional context, stating the revisions reflect standard governance practices and emphasizing transparency in credit card use and review. He noted that all credit card transactions are subject to multiple levels of review.

Director Covington expressed concern with the prohibition on Board member credit cards and stated that flexibility may be needed for travel-related expenses. He also suggested adding provisions addressing disputed transactions and disciplinary actions, and questioned whether certain penalty language in the policy was overly broad. Director Ramirez agreed that limited access for Board members could be beneficial and noted several items that may require clarification.

Board members discussed practical challenges associated with travel reimbursements and the potential benefits of having access to District credit cards in limited circumstances. Staff acknowledged the comments and suggested revisiting the policy to address Board concerns, including potential options for controlled or limited credit card access and additional clarifications.

President Williams directed staff to return the item to the Finance and Audit Committee for further review and refinement.

7. Authorize the General Manager to Initiate Negotiations with the BCVWD Employee Association for a Successor Memorandum of Understanding

Human Resources and Risk Manager Ren Berioso presented a request to authorize the General Manager to initiate negotiations with the BCVWD Employee Association for a successor Memorandum of Understanding (MOU). The current MOU is scheduled to expire on December 31, 2026, and negotiations are being initiated in advance in accordance with the Meyers-Milias-Brown Act. The General Manager serves as the District's designated chief negotiator, he noted.

Berioso outlined the negotiation process including the establishment of negotiation protocols and timelines. A pre-negotiation meeting was held January 27, 2026. Both parties agreed on a framework for negotiations and identified a lead representative for the Employee Association. Formal negotiations were scheduled to begin the following day. Berioso assured that the Board would receive updates and may provide direction in closed session throughout the process, with any tentative agreement to be reviewed by legal counsel and ultimately presented to the Board for approval in open session.

Berioso indicated that negotiations may have a fiscal impact and emphasized the importance of completing economic components by mid-year to support budget planning. He recommended a target timeframe for Board consideration of a final agreement by September 2026 to align with the District’s budget development process.

Director Ramirez expressed support for the process and emphasized the importance of following the outlined steps. Director Covington noted that the item had been reviewed by the Personnel Committee and was brought forward to ensure full Board awareness and understanding of the negotiation process.

The Board authorized the General Manager and / or designee to proceed with Memorandum of Understanding negotiations with the recognized Employee Association for the current year in accordance with the Meyers-Millias-Brown Act and to provide direction to the Chief Negotiator or designee regarding the negotiation framework and priorities by the following roll-call vote:

MOVED: Covington	SECONDED: Hoffman	APPROVED 5-0
AYES:	Covington, Hoffman, Ramirez, Slawson, Williams	
NOES:	None	
ABSTAIN:	None	
ABSENT:	None	

8. Authorize the Advancement of Pipeline Replacement Project P-UEC-0002 and P-3620-0014, Use of Reserve Funds for Construction, and Resolution 2026-05 Authorizing an Amendment to the 2026-2030 Capital Improvement Budget for the Reprioritization of Various Replacement Pipeline Projects

Director Hoffman stated that he held property near the project location and recused himself, leaving the meeting room for the duration of the discussion.

General Manager Jagers introduced the item as the beginning of additional work on older Cherry Valley pipeline infrastructure, following prior Board discussion and public concerns regarding leaks and fire protection in the north end of Cherry Valley. He said that staff is also evaluating broader system planning issues in that area, including transmission mains, hydraulic balancing, and whether previously planned facilities remain appropriately sized under current demand and conservation conditions. Staff expects to return with further analysis and recommendations in the coming months regarding facilities, sizing, and the use of replacement and development funding.

Director of Engineering Swanson presented the two pipeline projects proposed for advancement. The first, Project P-UEC-0002, is a 10-inch riveted steel transmission main in Upper Edgar Canyon, approximately 100 years old and more than 4,000 feet in length, running generally from the area of the Upper Edgar tank toward the vicinity below Serendipity wedding venue. The line has experienced recent leaks, is an uncommon pipe size, and has become increasingly difficult to maintain. The second, Project P-3620-0014, is an 8-inch steel pipeline in the Lilac Lane / Avenida Miravilla area that serves several homes and has also become problematic due to recurring leaks. Staff explained that its alignment is still being evaluated, including whether it should remain in its current corridor or be relocated, and noted that the project map was conceptual rather than final. Staff reported estimated total costs of approximately \$1.30 million for P-UEC-0002 and \$682,549 for P-3620-0014, for a combined total of about \$1.98 million.

Swanson explained that neither project had been included for near-term construction in the current five-year Capital Improvement Budget, even though both appear in the longer-range Capital Improvement Program. To advance them now, staff proposed using reserve funds in the near term and deferring six lower-priority pipeline replacement projects currently planned between 2027 and 2030. Jagers stated that, because the Capital Improvement Budget is currently funded at 65 percent under the rate study, the deferred projects would free up future rate-based capital collections sufficient to replenish reserves over time. The approach is an internal payback model that would allow the District to address urgent replacement needs without an immediate rate increase or issuance of debt. Environmental, geotechnical, and design work would be the next steps if authorization were granted, and staff would continue to look for opportunities to reduce costs, including possible rehabilitation methods and hydraulic refinements.

A fire had occurred the previous day in the Lincoln and Jonathan area and the Fire Department had advised the District that existing facilities there had provided adequate pressure and flow for that incident. Swanson stated that the event reinforced the need to continue reviewing older Cherry Valley infrastructure and fire flow conditions, especially under summer demand conditions.

In response to Director Williams, Swanson clarified that the pipeline project number itself was correct, but the descriptive name in the agenda materials needed to be corrected in the final amendment.

Director Covington stated that the capital improvement budget has long functioned as a roadmap rather than a fixed schedule and noted that the Board has repeatedly adjusted projects and funding over time in response to changing conditions, including prior work associated with Grand Avenue and other unplanned needs. He indicated that he was comfortable relying on field staff and engineering staff to identify which pipeline projects had become most urgent within that larger framework. At the same time, he sought clarification regarding the proposed alignment shown for the Lilac Lane/Avenida Miravilla replacement. Swanson responded that the map was conceptual, and generally reflected the existing line, and a proposed future alignment subject to further evaluation. Covington indicated support for reprioritizing projects based on operational need, but underscored the importance of understanding exactly what infrastructure was being proposed, how it fit within the adopted capital plan, and how frequently the District was shifting projects and funding to respond to emerging conditions. He expressed concern that the scope and configuration of the work was still conceptual rather than fully developed.

Director Slawson stated that he supported the item and said he appreciated the District's responsiveness to customer concerns and information brought forward by residents. Vice President Ramirez focused on the proposed use of reserves and asked how the District would monitor reimbursement of those reserve funds over time. Staff explained that the Board would authorize fixed amounts for the two projects and that, as future capital replacement revenues are collected for the projects being deferred, those funds would effectively repay the reserves. Finance staff would track the process through the budget and year-end reconciliation process. Director Ramirez stated that he wanted to ensure the District had an appropriate mechanism in place for restoring the reserve funds once they were used. In response, Jagers discussed the District's broader reserve management practices.

Swanson acknowledged that the proposal was intended to be prudent and responsive rather than final, and reminded the Board about the concerns voiced by residents. Additional work remained to refine project sizing, confirm alignments, and potentially identify lower-cost approaches. He also reminded the Board that the District had made significant effort in recent

years chasing pipeline work in Beaumont because of paving coordination with the City and that it was appropriate for Cherry Valley infrastructure needs to receive greater attention now.

The Board of Directors:

1. *Approved advancing Project P-UEC-0002 (10-inch Riveted Steel Main Replacement) for immediate design and construction at an estimated total cost of \$1,296,563;*
2. *Approved advancing Project P-3620-0014 (8-inch Steel Main Replacement) for immediate design and construction at an estimated total cost of \$682,549;*
3. *Authorized the use of District reserve funds for design and construction of Project P-UEC-0002 and P-3620-0014 in the near term;*
4. *Approved deferring six future pipeline replacement projects currently scheduled for construction between 2027 and 2030 beyond FY 2030 to allow planned future capital funding contributions to be redirected toward replenishment of reserves; and*
5. *Adopted Resolution 2026-05: Authorizing an Amendment to the 2026-2030 Capital Improvement Budget for the Re-Prioritization of Various Replacement Pipeline Projects*

by the following roll-call vote:

MOVED: Slawson	SECONDED: Williams	APPROVED 4-0-1
AYES:	Covington, Ramirez, Slawson, Williams	
NOES:	None	
ABSTAIN:	None	
ABSENT:	Hoffman	

9. Consideration of Attendance at Upcoming Events and Authorization of Reimbursement and Per Diem

The Board discussed the following events:

DAY	EVENT	Estimated Cost	Vote?	COVINGTON	HOFFMAN	RAMIREZ	SLAWSON	WILLIAMS
11-Feb	CSDA Workshop: Governance Foundations	\$ 265.00						MAYBE
18-Feb	CSDA Workshop: Budget Preparation	\$ 265.00				YES		YES
24-Feb	CSDA in-person Workshop: Navigating gov	\$ 1,247.85						
25-Feb	Urban Water Institute (Indian Wells)	\$ 2,729.00		YES		MAYBE	YES	YES
4-Mar	Beaumont Chamber Breakfast	\$ 25.00		YES	YES		YES	YES
4-Mar	CSDA Webinar: SB 827 Financial Training	\$ -			YES	YES		YES
4-Mar	CSDA Workshop: Setting direction / outreach	\$ 265.00			YES			MAYBE
10-Mar	CSDA Webinar: Blue Ribbon Leadership	\$ -			YES	YES	YES	YES
11-Mar	WEF Lower Colorado River Tour SOLD OUT	\$ 2,614.20						
18-Mar	SDRMA Spring Education Day (Sacramento)	\$ 1,425.35						
26-Mar	WEF Water 101 (Sacramento)	\$ 2,835.50		YES			YES	YES
26-Mar	Chamber Citizen of the Year		NO VOTE					

(APR = Approved by vote) (NOT = Not approved)

(REQ = Vote required for approval)

*Director Ramirez requested to be registered for all webinars

Director Covington recommended that the travel plan for the March 26 Water Education Foundation Water 101 workshop in Sacramento be amended to show three nights at the Marriott Courtyard Natomas.

Due to a conflict between the Board meeting on February 26, 2026 and the Urban Water Institute conference, President Williams called a special meeting for Tuesday, February 24 at 6 p.m. and canceled the meeting of February 26.

10. Consent Calendar

The Board approved the Consent Calendar items with one motion:

- a. Review of the December 2025 Budget Variance Reports*
- b. Review of the December 31, 2025 Cash/Investment Balance Report*
- c. Review of Check Register for the Month of January 2026*
- d. Review of January 2026 Invoices Pending Approval*
- e. Minutes of the Regular Meeting of November 12, 2025*

by the following roll-call vote:

MOVED: Covington	SECONDED: Slawson	APPROVED 5-0
AYES:	Covington, Hoffman, Ramirez, Slawson Williams	
NOES:	None	
ABSTAIN:	None	
ABSENT:	None	

11. Reports / Presentations / Information Items

Director Covington requested that the next *Quarterly Report: Review of District Contract Expenditures* include the status of those contracts.

The Board received and filed the following reports

- a) Annual Disclosure of Director or Employee Reimbursements over \$100 (GC 53065.5)*
- b) Quarterly Report: Grant Activity Update*
- c) Quarterly Report: Review of District Contract Expenditures*
- d) Year-To-Date Analysis of Electric Cost to Pump Groundwater*
- e) Quarterly Report - Chandler*
- f) Revenues and Expenses Related to District Residences*

by the following roll-call vote:

MOVED: Slawson	SECONDED: Hoffman	APPROVED 5-0
AYES:	Covington, Hoffman, Ramirez, Slawson, Williams	
NOES:	None	
ABSTAIN:	None	
ABSENT:	None	

12. Reports For Discussion and Possible Action

a. Ad Hoc Committees

- i. Sites Reservoir: No report.
- ii. Bogart Park: Director Covington reported there is an Ad Hoc Committee meeting tomorrow at 4 p.m.
- iii. Water Re-Use 3x2: Director Slawson reported there is a meeting scheduled for Monday, February 16. The SGPWA changed their representation to two rather than three members. The consultant on the project is expected to have a report in approximately two months.

General Manager Jagers added BCVWD has responded to the negotiation framework and discussions are now focused primarily on timing and cost, with direction shifting toward developing a formal agreement rather than an MOU. Staff reviewed the City of Beaumont's recycled water nexus study to prepare for upcoming rate discussions, including issues related to recharge opportunities and legal liabilities associated with recycled water sales. While discussions have been productive, key issues remain under evaluation, and preparation is ongoing for future negotiations, particularly regarding pricing and avoiding potential duplicate costs to developers.

b. Standing Committees (*President Williams referred to the written report*)

- i. Finance & Audit Committee
- ii. Personnel Committee

c. Directors' Reports

Reports were provided as follows:

- CSDA On-Demand Webinar – AI in 2025: Legal Landscape and Strategies Imperatives for Special Districts on December 23, 2025 (Ramirez)
- CSDA On-Demand Webinar: Special Districts Resilience Summit on December 24, 2025 (Ramirez)
- CSDA On-Demand Webinar: Demystifying LAFCOs on December 27, 2025 (Ramirez)
- CSDA On-Demand Webinar: 2025 Annual Employment Law Update on December 29, 2025 (Ramirez)
- CSDA Webinar – Brown Act Update 2026 on January 20, 2026 (Hoffman, Ramirez, Slawson)
- Beaumont Chamber of Commerce Breakfast on February 4, 2026 (Hoffman, Williams)
- CSDA Webinar – Five Step Fiscal Sustainability Plan on February 10, 2026 (Hoffman, Ramirez, Williams)

d. Directors' General Comments: None.

e. General Manager's Report. Mr. Jaggars reported:

- Watermaster Meeting / Yucaipa Aquifer Storage and Recovery
 - The program is to fully advanced treat and inject and then recover water. Monies are being expended. Permitting and regulatory actions are still in the fledgling stage
 - Regulatory and liability considerations remain key issues affecting progress.
- Water Supply (2025)
 - 16,200 AF ordered; ~13,398 AF produced.
 - Net production lower after adjustments.
 - Edgar Canyon: Increased production (~1,200 AF annually) due to wet conditions.
 - Trends (2018–2025): Stable annual use despite ~4,200 new connections, indicating strong conservation.
 - Trends support prior fee updates; District managing costs effectively while prioritizing responsible use of funds.

f. Legal Counsel Report: Mr. Flower confirmed a requirement for a quorum of the Board to be located within the District's boundaries to use the Just Cause provision for teleconferencing.

13. Topic List for Future Meetings:

	Item requested	Date of request	Requester
1	Update on Grand Avenue pipeline project	1/22/26	Covington
2	Making Conservation a California Way of Life (update)		Jaggars
3	Alternative energy (update)	2/11/26	Ramirez

14. Announcements

President Williams pointed out the announcements:

- District Offices closed Monday, Feb. 16 in observance of Presidents Day
- Personnel Committee: Tuesday, Feb. 17 at 5:30 p.m.
- Engineering Workshop: ~~Thursday, Feb. 26~~ at 6:00 p.m. Tuesday, Feb. 24
- Finance & Audit Committee meeting: Thursday, Mar. 5 at 3:00 p.m.
- Regular Board Meeting: Wednesday, Mar. 11 at 6 p.m.

15. Closed Session: 8:25 p.m.

President Williams announced the Closed Session items:

- a. CONFERENCE WITH REAL PROPERTY NEGOTIATORS
Pursuant to California Government Code Section 54956.8
Property: APN 407-170-008 and 407-170-029
Agency Negotiator: Dan Jaggars, General Manager
Under Negotiation: Price and terms of payment

- b. CONFERENCE WITH REAL PROPERTY NEGOTIATORS
Pursuant to California Government Code Section 54956.8
Property: APNs 414-070-001, 414-070-002, 414-070-007, 428-020-004,
418-240-011 and 419-770-007
Agency Negotiator: Dan Jagers, General Manager
Under Negotiation: Price and terms of payment
- c. CONFERENCE WITH REAL PROPERTY NEGOTIATORS
Pursuant to California Government Code Section 54956.8
Property: APNs 408-080-009, 408-080-010, 408-080,011, 408-080-012
Agency Negotiator: Dan Jagers, General Manager
Under Negotiation: Price and terms of payment
- d. CONFERENCE WITH REAL PROPERTY NEGOTIATORS
Pursuant to California Government Code Section 54956.8
Property: APN 407-150-016
Agency Negotiator: Dan Jagers, General Manager
Under Negotiation: Price and terms of payment
- e. URGENCY ITEM ADDED
CONFERENCE WITH LEGAL COUNSEL – ANTICIPATED LITIGATION
Pursuant to Government Code §54956.9(d)(2) (one case)

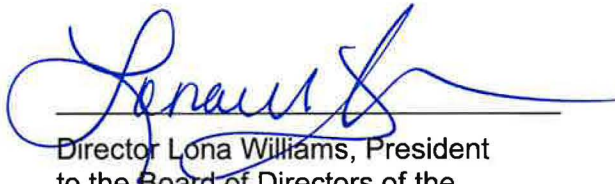
Reconvene in Open Session: 9:15 p.m.

16. Report on Action Taken During Closed Session

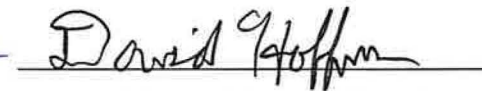
President Williams announced that no reportable action was taken.

17. Adjournment: *President Williams adjourned the meeting at 9:16 p.m.*

ATTEST:



Director Lona Williams, President
to the Board of Directors of the
Beaumont-Cherry Valley Water District



Director David Hoffman, Secretary
to the Board of Directors of the
Beaumont-Cherry Valley Water District