

**Cameron Estates Community Services District AMENDED AGENDA**  
**Regular Meeting: Thursday, November 16, 2017, 7:00 p.m.**  
**Light of the Hills Lutheran Church, 3100 Rodeo Road, Cameron Park**  
**Education Building Conference Room**

**Public Comment:** The public shall have the right to comment on any items appearing on the agenda during consideration of the item. Public comment will be limited to 3 minutes per speaker.

1. **Call to Order/Roll Call:** President Doris Miller, Vice President Eva Robertson Director James Sholl, Director James Bergsten, Director Joshua Clark.
  
2. **Approval of Agenda**  
Board Discussion/Public Comment/Board Action
  
3. **Consent Calendar** (all items on the Consent Calendar are to be approved by one motion unless a Board Member requests separate action on a specific item).
  - a. **Approval of Minutes:** Regular meeting September 21, 2017  
*Attachment: Minutes-September 21, 2017*
  - b. **Financial Reports:** accepted as presented from County for September, 2017, October, 2017  
*Attachments: Revenue and Expenditure Report; General Ledger, September 2017, October 2017*
  - c. **Approval of Bills:** Vouchers; September 26, October 19, November 1, 6, 16, 2017  
*Attachments: Vouchers; September 26, October 19, November 1, 6, 16, 2017*  
Board Discussion / Board Action
  
4. **PUBLIC HEARING: Board Consideration of Approval of the Deubel Property Initial Study/Mitigated Negative Declaration (IS/MND) and Mitigation Monitoring and Reporting Program (MMRP) and Notice of Determination.**

The Board will hold a Public Hearing, take public comments, and thereafter discuss possible approval of the Deubel Property Annexation IS/MND and MMRP prepared by Raney Planning and Management Inc, consider approval of proposed Resolution 2017-05 approving the IS/MND and MMRP, and proposed Notice of Determination.

*Attachments: Notice of Public Hearing to Adopt IS/MND regarding Annexation by CECSO; Notice of Intent to Adopt IS/MND regarding Deubel Property Annexation; Deubel Property Annexation IS/MND with Errata sheet; LAFCO letter; the MMRP; Resolution 2017-05 Approving the IS/MND and MMRP; and Notice of Determination.*

Board Discussion/Public Comment/Board Action
  
5. **Board Consideration of Approval of Annexation of Deubel Property and Approval of Annexation Agreement with Deubel Properties LP**

The Board will consider adoption of Resolution 2017-06 approving the Annexation Application and the approval of Annexation Agreement between the District and Deubel Properties.

*Attachments: Redline and Final Annexation Agreement (including Exhibits A: Map; B: Subdivision Improvement Agreement; C: Assignment Agreement); Resolution 2017-06 Approving Annexation and Approving Annexation Agreement*

Board Discussion/Public Comment/Board Action

6. **CECSD 2017 and 2018 Road Work Project**

Board will discuss road work and strategy and priorities for work in 2018

*Attachment: Cameron Estates road assessment conducted by Directors Miller and Clark.*

Board Discussion/Public Comment/Board Action

7. **Gate Monitoring**

The Board will discuss a schedule for the Directors to monitor the 3 gates when malfunctions occur.

*Attachment: none*

Board Discussion/Public Comment/Board Action

8. **Mini Storage Gate**

The Board will discuss whether to replace the motors on the Mini Storage gates, or whether to replace the whole mechanism similar to the mechanisms on the Strolling Hills Gates.

*Attachment: Estimates from Automatic Gate Company*

Board Discussion/Public Comment/Board Action

9. **Open Public Forum**

The Public has the opportunity to comment on subject matter relevant to CECSD business

10. **Director and Staff Reports**

Directors and staff may make brief announcements or reports for the purpose of providing information to the public or staff, or to schedule a matter for a future meeting. The Board cannot take action on any item not on the agenda.

- a. Directors Reports
- b. General Manager's Report

**Adjournment**

**Next Regular Board Meeting: January 18, 2018**

**NOTE: For copies of support documentation to the agenda contact CECSD office at 677-5889/cecsd@att.net. Costs are \$.10 per copy. You can also access the agenda item documents at the CECSD website: cameronestates.net. Americans with Disabilities Act: if you need a disability related modification or accommodation to participate in this meeting, please contact Karen Moonitz at the above contact numbers. Requests must be made as early as possible, and at least one full business day before the start of the meeting. In accordance with The Brown Act Section 54954.2(a) this agenda was posted 72 hours prior to the meeting.**