

MINUTES OF THE BOARD OF DIRECTORS OF SERRANO WATER DISTRICT

The Board of Directors of the Serrano Water District met in a Special Board Meeting on Tuesday, September 15, 2026. The meeting was held at the District Office located at 18021 Lincoln Street, Villa Park, California.

CALL TO ORDER: President Mills called the meeting to order at 8:32 a.m.

ROLL CALL:

BOARD MEMBERS PRESENT:

Greg Mills	President
Robbie Pitts	Vice President (<i>via zoom</i>)
Frank Bryant	Board Member
Brad Reese	Board Member (<i>via zoom</i>)
Jerry Haight	Board Member

BOARD OF MEMBERS ABSENT:

None

STAFF PRESENT:

Andrew D. Wiesner, P.E.	General Manager
Jennifer Westrum	Administrative Assistant
Jeremy Jungreis	Legal Counsel
Scott Nelsen, CGFM	Starting Line Advisory (<i>via zoom</i>)

GUESTS PRESENT:

Patrick O'Hara	Villa Park Resident
Fred Fascinelli	Villa Park Resident
Manooch Khanbeigi	Villa Park Resident

PUBLIC COMMENT

Mr. Khanbeigi introduced himself to the Board and stated that he resides at 9681 Janice Circle. He explained that he would like to construct an accessory dwelling unit (ADU) on his property but was informed by the City of Villa Park that Serrano Water District holds an easement that runs through the property.

President Mills moved Agenda Item No. 11 out of sequence to allow the Board to discuss the easement at this time.

CONSIDERATION OF QUITCLAIMING A WATER DITCH EASEMENT AT 9681 JANICE CIRCLE VILLA PARK

General Manager Wiesner reviewed the staff report and explained that the District's pipeline system on Janice Circle is adequately looped and that the easement at 9681 Janice Circle is no longer needed for current or anticipated future operations. He confirmed that no District infrastructure is located within the water ditch easement.

Following discussion, Director Haight moved to approve quitclaiming the water ditch easement located at 9681 Janice Circle in Villa Park. Director Bryant seconded the motion, which was unanimously approved, with Directors Mills, Pitts, Reese, Haight, and Bryant voting in favor.

CONSIDERATION OF BOARD MINUTES

The Board reviewed the minutes of the Special Board meeting held on August 18, 2026. Director Haight moved to approve the minutes as presented. Director Bryant seconded the motion, and the motion passed with a unanimous vote.

GENERAL MANAGER'S REPORT

General Manager Andrew Wiesner reviewed meetings and activities for the month of August. Mr. Wiesner highlighted two conferences that he attended with several members of the Board: the Urban Water Institute Annual Conference and the California Special Districts Association 2026 Annual Conference. He reported that both conferences were informative and provided valuable opportunities to network with industry professionals and connect with potential new vendors.

General Manager Wiesner provided the following capital project construction updates:

Well No. 6: Well development activities continued throughout August. The drilling rig was subsequently removed, and pumping equipment was installed for test pumping. Pump development began the week of August 31 with drawdown and constant-rate testing scheduled for the week of September 14. The remaining work includes water-quality sampling, a video survey, disinfection, and demobilization.

Smith Reservoir: The engineering consultant finalized the Preliminary Design Report and is preparing the 60% design submittal, which is expected by the end of September.

Capital Mainline: The design consultant incorporated the District's comments on the Preliminary Design Report and is preparing the 90% design submittal, which is expected by the end of September.

IRWD Intertie: The District reviewed and provided comments on the 90% design submittal. Irvine Ranch Water District (IRWD) addressed the applicable comments and is proceeding with preparation of the Bid Set Submittal.

General Manager Wiesner further provided an update on the District's grant and loan reimbursements. He reported that the District recently received a \$213,000 reimbursement from the Environmental Protection Agency (EPA). In addition, The Orange County Water District (OCWD) has reimbursed the District 1.5 million so far this year in connection with the Well No. 6 construction loan.

Mr. Wiesner further reported that the Orange County Grand Jury received the District's response and posted it on their website. He also reviewed dates of several upcoming events, including the Association of California Water Agencies (ACWA) Fall Conference from December 1-3 2026, the Villa Park Dry Land Boat Parade on December 13, and the District's Staff Appreciation Event on December 17.

FINANCIAL REPORT

Financial Consultant Scott Nelsen reviewed the July financial reports, explaining that the monthly revenue figures were not available for review at the earlier August Board meeting.

Mr. Nelsen noted that July marked the beginning of the new fiscal year, with revenues and expenses expected to be approximately 8% of the annual budget. Operating revenues were slightly ahead of target at 12% of budget, reflecting increased water demand during the hot summer months.

Director Haight moved to approve the monthly disbursements totaling \$1,394,600.89. Director Pitts seconded the motion, which passed unanimously, with Directors Mills, Reese, Bryant, Haight, and Pitts voting in favor.

WATER REPORT

General Manager Wiesner presented the August Water Report. He reported that hot weather contributed to increased water sales during the month. With the drilling phase of the Well No. 6 project nearing completion, the District expects to operate Well No. 5 more consistently.

2026 BIENNIAL REVIEW OF THE SERRANO WATER DISTRICT CONFLICT OF INTEREST CODE-RESOLUTION NO. 2026-09-01

Attorney Jeremy Jungreis reviewed the District's proposed Conflict of Interest Code update. He explained that Board members who manage public investments are required to file their Statements of Economic Interests (Form 700) electronically with the Fair Political Practices Commission (FPPC). The change was effective January 1, 2026, and added these officials to the list of filers required to file with the FPPC. Local agencies are also required to review their conflict of interest codes in even-numbered years.

Director Haight moved to adopt Resolution No. 2026-09-01, approving the 2026 biennial review and update of the Serrano Water District Conflict of Interest Code. Director Bryant seconded the motion, and it passed unanimously.

REVIEW OF PROPOSED UPDATES TO THE DISTRICT'S RULES AND REGULATIONS

General Manager Wiesner presented a draft update to the District's Rules and Regulations, along with a memorandum outlining the proposed changes. He explained that the update reorganized portions of the document. The most substantial revisions were to Section 3, concerning discontinuation of water service. Section 4, concerning water service agreements, was also revised.

The Board requested further review of Section 4 to address potential future development in Villa Park.

REVIEW OF PROPOSED UPDATES TO THE DISTRICT'S SCHEDULE OF FEES AND CHARGES

General Manager Wiesner reported that the District maintains miscellaneous fees and charges for customer services and to recover costs associated with activities by customers, contractors, and developers. The District periodically reviews these charges to determine whether they reflect the cost of providing the services. He noted that the fees in the current

table remained unchanged and that no increases were proposed. Staff recommended that the Board review the table and identify any changes it considered appropriate.

CENTER DRIVE AND SANTIAGO BOULEVARD WATER MAIN REPAIR

Staff investigated a suspected leak at Center Drive and Santiago Boulevard and determined that it was located within the intersection approximately ten feet below ground, adjacent to or beneath an 8-foot-by-9-foot stormwater box culvert. Staff isolated the leak using system valves without interrupting water service to any customer.

Following discussion, Director Pitts moved to authorize the General Manager to contract with an on-call contractor for an amount not to exceed \$200,000 to repair the water main break at the intersection of Center Drive and Santiago Boulevard. Director Haight seconded the motion, which passed unanimously, with Directors Mills, Bryant, Reese, Pitts, and Haight all voting in favor.

CORRESPONDENCE

None

DIRECTORS' COMMENTS AND REPORTS

Director Haight asked when the policies and procedures for employees and Board members would be updated. General Manager Wiesner stated that he has been reviewing the District's policies individually. He planned to review the Procurement Policy next, followed by the policies and procedures for employees and Board members, which he expected to address within the next couple of months.

ATTORNEY'S REPORT

Attorney Jungreis reported on the Water Issues Committee meeting. He stated that the groundwater basin was in good condition and that groundwater levels in the area were rising. He noted that the Basin Production Percentage (BPP) could increase, depending on winter conditions. In response to his question about whether the District could pump above the current 85% BPP, General Manager Wiesner stated that the District had the capacity to pump up to 90%.

Attorney Jungreis also discussed the Association of California Water Agencies (ACWA) conference scheduled for early December in Anaheim. He asked Board members about their availability for dinner, which was planned for Monday, November 30.

At 9:41 a.m., the Board announced that it would be entering into a closed session.

RECESS TO CLOSED SESSION

A. CONFERENCE WITH LEGAL COUNSEL – EXISTING LITIGATION

Government Code § 54956.9(d)(1): *Vittorio Roggero v. Serrano Water District*,
Case No. 30-2025-01469424-CU-WT-CJC.

The Board reconvened in open session at 9:58 a.m. No reportable action was taken.

ADJOURNMENT

The meeting was formally adjourned at 9:58 a.m. The next regular monthly Board meeting is scheduled for October 27, 2026, at 8:30 a.m.

Jennifer Westrum
Administrative Assistant