



**DISTRICT PROPERTIES COMMITTEE MEETING AGENDA  
TRABUCO CANYON WATER DISTRICT  
32003 DOVE CANYON DRIVE, TRABUCO CANYON, CA  
ADMINISTRATIVE FACILITY, CONFERENCE ROOM  
AUGUST 29, 2022 AT 5:00 PM**

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**COMMITTEE MEMBERS**

Stephen Dopudja, Committee Chair  
Ed Mandich, Committee Member  
Don Chadd, Alternate Committee Member

**DISTRICT STAFF**

Fernando Paludi, General Manager  
Michael Perea, District Secretary

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**AGENDA NOTE:**

*Trabuco Canyon Water District (District) will make this meeting available by telephone audio as follows:*

***Telephone Audio: 1 (669) 900-6833***

***Access Code: 818 1243 1650***

*Persons desiring to monitor the Committee meeting agenda items may download the Executive Committee meeting agenda and documents on the internet at [www.tcwd.ca.gov](http://www.tcwd.ca.gov). You may submit public comments by email to the Committee at [mperea@tcwd.ca.gov](mailto:mperea@tcwd.ca.gov). In order to be part of the record, emailed comments on meeting agenda items must be received by the District, at the referenced e-mail address, not later than 1:00 p.m. (PDT) on the day of the meeting.*

**CALL MEETING TO ORDER**

**VISITOR PARTICIPATION**

*Members of the public wishing to address the Committee regarding a particular item on the agenda are requested to complete a speaker card and submit it to staff. The Committee Chair will call on the visitor following the Committee's discussion about the matter. Committees do not constitute a quorum of the Board of Directors and Committee Members cannot make decisions on matters. The Committee makes recommendations only to the Board of Directors. Members of the public will be given the opportunity to speak to the Committee prior to making a recommendation on the matter. For persons desiring to make verbal comments and utilizing a translator to present their comments into English reasonable time accommodations, consistent with State law, shall be provided. Please limit comments to three minutes.*

**ORAL COMMUNICATION**

*Members of the public who wish to make comment on matters not appearing on the agenda are invited to identify themselves and encouraged to make comment at this time. The Committee Chair will call on the visitor following the Committee's discussion about the matter. Committees do not constitute a quorum of the Board of Directors and Committee Members cannot make decision on matters. The Committee makes recommendations only to the Board of Directors. Under the requirements of State Law, Committee Members cannot take action on items not identified on the agenda and will not make decisions on such matters. The Committee Chair may direct District Staff to follow up on issues as may be deemed appropriate. For persons desiring to make verbal comments and utilizing a translator to present their comments into English reasonable time accommodations, consistent with State law, shall be provided. Please limit comments to three minutes.*

**COMMITTEE MEMBER COMMENTS**

**REPORT FROM THE GENERAL MANAGER**

**TRABUCO CANYON WATER DISTRICT  
DISTRICT PROPERTIES COMMITTEE MEETING AGENDA | AUGUST 29, 2022**

**ADMINISTRATIVE MATTERS**

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**ITEM 1: APPROVAL OF DISTRICT PROPERTIES COMMITTEE MEETING RECAP**

**RECOMMENDED ACTION:**

*Approve the following District Properties Committee Meeting Recap and recommend that the Board receive and file the same (Consent Calendar):*

1. April 14, 2022

**DISCUSSION MATTERS**

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**ITEM 2: PRESENTATION TO THE COMMITTEE FROM ORANGE COUNTY FIRE AUTHORITY (OCFA)**

**RECOMMENDED ACTION:**

*Committee to receive presentation at the time of the meeting, and take action(s) as deemed appropriate.*

**OTHER MATTERS**

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**ITEM 3: REPORTS OR COMMENTS FROM THE GENERAL MANAGER AND/OR STAFF**

**RECOMMENDED ACTION:**

*Hear other matters from the General Manager and/or Staff.*

**ADJOURNMENT**

**AVAILABILITY OF AGENDA MATERIALS**

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*Agenda exhibits and other writings that are disclosable public records distributed to all or a majority of the members of the Trabuco Canyon 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 at the District Administrative Facility, 32003 Dove Canyon Drive, Trabuco Canyon, California (District Facility). If such writings are distributed to members of the Board less than 72 hours prior to the meeting, they will be available in the lobby area of the District Facility at the same time as they are distributed, except that, if such writings are distributed immediately prior to or during the meeting, they will be available in the Boardroom at the District Facility.*

**COMPLIANCE WITH THE REQUIREMENTS OF CALIFORNIA GOVERNMENT CODE SECTION 54954.2**

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*In compliance with California law and the Americans with Disabilities Act, if you need special disability-related modifications or accommodations, including auxiliary aids or services in order to participate in the meeting, or if you need the agenda provided in an alternative format, please contact the District Secretary at (949) 858-0277 at least 48 hours in advance of the scheduled meeting. Notification 48 hours prior to the meeting will assist the District in making reasonable arrangements to accommodate your request. The District office is wheelchair accessible.*

[www.tcwd.ca.gov](http://www.tcwd.ca.gov)



**TRABUCO CANYON WATER DISTRICT  
DISTRICT PROPERTIES COMMITTEE MEETING | AUGUST 29, 2022**

**DISCUSSION MATTERS**

**ITEM 1: APPROVAL OF DISTRICT PROPERTIES COMMITTEE MEETING RECAP**

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The District Properties Committee Meeting Recap for the following meeting(s) is attached for Committee review.

**RECOMMENDED ACTION:**

*Approve the following District Properties Committee Meeting Recap and recommend that the Board receive and file the same (Consent Calendar):*

1. April 14, 2022

**CONTACTS (staff responsible): PALUDI/PEREA**



## **TRABUCO CANYON WATER DISTRICT DISTRICT PROPERTIES AD HOC COMMITTEE MEETING RECAP | APRIL 14, 2022**

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### **DIRECTORS PRESENT**

Vice President Stephen Dopudja, Committee Chair  
Director Ed Mandich, Committee Member

### **STAFF PRESENT**

Fernando Paludi, General Manager  
Michael Perea, Assistant General Manager  
Lisa Sangi, Executive Assistant

### **CONSULTANTS PRESENT**

None

### **PUBLIC PRESENT**

Steve Cameron, Foremost Pacific Group  
Michael Canfield, Foremost Pacific Group  
John Schatz

### **CALL MEETING TO ORDER**

Committee Chair/Vice President Dopudja called the April 14, 2022 District Properties Ad Hoc Committee Meeting to order at 5:00 PM.

### **VISITOR PARTICIPATION**

No visitor participation was received.

### **ORAL COMMUNICATION**

No oral communication was received.

### **COMMITTEE MEMBER COMMENTS**

No comments were received.

### **REPORT FROM THE GENERAL MANAGER**

No comments were received.

### **ITEM 1: CONSIDERATION OF PROPOSALS FOR BIOLOGICAL RESOURCES ASSESSMENT AND MAPPING SERVICES**

Mr. Paludi presented this matter for Committee consideration, and he reported that District staff issued a request for proposals (RFP) for biological resources assessment and mapping services for the District's property in Trabuco Canyon. Mr. Perea provided a brief review of the RFP scope of work, and he summarized the proposals received. Discussion occurred concerning certain language in the District's standard agreement form. Mr. Perea recommended Psomas Engineering for the Biological Resources Assessment and Mapping Services.

**TRABUCO CANYON WATER DISTRICT  
DISTRICT PROPERTIES COMMITTEE MEETING | APRIL 14, 2022**

**RECOMMENDED ACTION:**

The Committee Recommend the Board of Directors authorize the General Manager to contract with Psomas Engineering for Biological Resources Assessment and Mapping Services for a not to exceed amount of \$13,925 with a 10% contingency for a total of \$15,318 (Action Calendar).

**OTHER MATTERS**

**ITEM 2: PRESENTATION TO THE COMMITTEE FROM FOREMOST PROPERTIES**

Mr. Paludi introduced Mr. Canfield, Mr. Cameron, and Mr. Schatz to the Committee. Mr. Cameron provided a brief presentation concerning their owned property adjacent to the District's property, and he highlighted certain potential improvements to both properties. Discussion occurred concerning certain limits and challenges associated with improvements to the properties.

**RECOMMENDED ACTION:**

Committee to receive presentation at the time of the meeting. No action was taken.

**ADJOURNMENT**

Vice President Dopudja adjourned the April 14, 2022 District Properties Committee Meeting at 5:50 PM.

DRAFT

**TRABUCO CANYON WATER DISTRICT  
DISTRICT PROPERTIES COMMITTEE MEETING | AUGUST 29, 2022**

**OTHER MATTERS**

**ITEM 2: PRESENTATION TO THE COMMITTEE FROM ORANGE COUNTY FIRE AUTHORITY (OCFA)**

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The Orange County Fire Authority (OCFA) has reached out to Trabuco Canyon Water District (District) staff to review the potential impacts of a proposed wildland resource center/facility designed to provide additional critical support and resources in response to the increased threat of wildland fires within and surrounding the District's service area. More information to be presented at the time of the meeting.

**RECOMMENDED ACTION:**

Committee to receive presentation at the time of the meeting, and take action(s) as deemed appropriate.

**CONTACTS (staff responsible): PALUDI/PEREA**

**TRABUCO CANYON WATER DISTRICT  
DISTRICT PROPERTIES COMMITTEE MEETING | AUGUST 29, 2022**

**OTHER MATTERS**

**ITEM 3: REPORTS OR COMMENTS FROM THE GENERAL MANAGER AND/OR STAFF**

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Other matters may have arisen after the posting of the agenda and will be brought forward for discussion and/or information at the time of the meeting.

**RECOMMENDED ACTION:**

*Hear other matters from the General Manager and/or Staff.*

**CONTACTS (staff responsible): PALUDI/PEREA**