



TRABUCO CANYON WATER DISTRICT DISTRICT PROPERTIES COMMITTEE MEETING RECAP | JULY 1, 2024

DIRECTORS PRESENT

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

STAFF PRESENT

Fernando Paludi, General Manager
Michael Perea, Assistant General Manager
Roseann Lejsek, Administrative Assistant

CONSULTANTS PRESENT

Claire Collins, District General Legal Counsel – Hanson Bridgett, LLC

PUBLIC PRESENT

None

CALL MEETING TO ORDER

Director Mandich called the July 1, 2024 District Properties Ad Hoc Committee Meeting to order at 5:43 p.m.

VISITOR PARTICIPATION

No visitor participation was received.

ORAL COMMUNICATION

No oral communication was received.

COMMITTEE MEMBER COMMENTS

None

REPORT FROM THE GENERAL MANAGER

None

DISCUSSION MATTERS

ITEM 1: APPROVAL OF DISTRICT PROPERTIS COMMITTEE MEETING RECAP

Mr. Paludi presented the Executive Committee Meeting Recap(s) for Committee consideration in accordance with the agenda.

MOTION: Approve the Executive Committee Meeting Recap(s) and recommend the Board of Directors receive and file the same (Consent Calendar) – Director Dopudja

SECOND: Director Mandich

AYES: Directors Mandich & Dopudja

NOES: None

ABSTAIN: None

MOTION PASSED/FAILED: Passed 2 – 0

**TRABUCO CANYON WATER DISTRICT
DISTRICT PROPERTIES COMMITTEE MEETING | JULY 1, 2024**

ITEM 2: DISCUSSION AND POSSIBLE ACTION(S) REGARDING POTENTIAL USES OF DISTRICT PROPERTY

Mr. Paludi introduced this matter for Committee consideration, and he asked staff to provide a brief update on the process thus far as well as the District's next steps. Mr. Perea reported that the District-owned properties have been listed on the California Department of Housing and Community Development's (HCD) Surplus Land Portal for a minimum of sixty days as required by law, and that no public interest has been received for either property. Ms. Collins reported that the next step will be to place deed restrictions on each of the District-owned properties. Ms. Collins stated that deed restrictions are required to ensure that if housing is built on the land, that a percentage of the dwellings on the site are designated as affordable housing. Ms. Collins recommended that staff agendaize this item at the July Regular Board Meeting with a recommendation that the General Manager execute deed restrictions on said properties. Discussion occurred regarding appraising each property and moving forward with finding a broker.

MOTION: Provide an update on this matter to the Board of Directors at the following regular meeting and recommend the General Manager execute a deed restriction on each of the properties. (Action Calendar).

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

There were no reports or comments presented to the Committee.

MOTION: No action was taken.

ADJOURNMENT

Director Dopudja adjourned the July 1, 2024 District Properties Committee Meeting at 6:02 p.m.