

RELIABLE SINCE 1921

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Board of Directors
Brian Goebel, President
Cori Hayman, Vice President
Kenneth Coates, Director
Tobe Plough, Director
Floyd Wicks, Director
**General Manager and
Board Secretary**
Nick Turner

APPROVED
SPECIAL MEETING MINUTES
of the
BOARD OF DIRECTORS
MONTECITO WATER DISTRICT
583 SAN YSIDRO ROAD, MONTECITO, CALIFORNIA

TUESDAY, SEPTEMBER 29, 2026
9:30 A.M.

AGENDA

1. CALL TO ORDER, ROLL CALL, DETERMINATION OF QUORUM

President Goebel called the meeting to order at 9:31 a.m.

Directors present (In Person):

Directors Ken Coates, Brian Goebel, Cori Hayman, Tobe Plough, and Floyd Wicks participated in person.

Staff present (In Person and via Zoom):

Nick Turner, General Manager
Adam Kanold, Asst. GM/Engineering Mgr.
Laura Camp, Public Information Officer
Christina Perry, Administrative/HR Assistant
Ray Willefert, Financial Analyst/IT Specialist

Aidan Dodge, Office Technician II
Roy Coronado, Office Technician II
Dennis Hanson, Assistant Engineer

Counsel present (In Person):

Walt Wendelstein, Wendelstein Law Group PC, District Counsel

Consultants present (In Person and via Zoom):

Karl Meier, Wood Rodgers, Inc. (via Zoom)
Brett Bovee, WestWater Research (via Zoom)

Others present in person):

Peter Kiesecker, Solomon Hills
Ben Humphrey, Solomon Hills
Peter L. Candy, Hollister & Brace
Evelyn Spence, Noozhawk
Aaron Hanke, County of Santa Barbara
Tom Schultz, Santa Barbara News-Press

Paymon
Aliabadi
Rick Porter
Davin Mantell
Steve Lyons

Donna Senauer
Nicholas Solakian
Randy Solakian

Others present via Zoom:

Becca Summers	Joe Childs	Dylan Conway
James McClintock	Marjorie Larkin	Laurie
Terrain Consulting	Marshall Miller	Gwen
Roger Thompson	Lisa Palmer	Ben
John Demourkas	Shannon Reese	gcook

2. PLEDGE OF ALLEGIANCE

All in attendance recited the Pledge of Allegiance.

3. PUBLIC FORUM

No public comments were made.

4. CONSENT CALENDAR

The following items were approved or accepted by vote on one motion:

- A. Meeting Minutes of August 25, 2026
- B. Ratification of Disbursements for August 2026
- C. Investment of District Funds and Cash Position as of August 31, 2026
- D. Waterworks Reports for August 2026
- E. Authorization for Remote Teleconference Meetings by Eligible Subsidiary Bodies of Montecito Water District
- F. Amendment No. 1 to the Agreement with Wanger Jones Helsley PC for special legal services for the Alder Creek Flume Reconstruction Project
- G. Approval of Permanent Easement at 2965 East Valley Road for Water Main Extension and Fire Hydrant Installation
- H. Approval of Access Agreement on 1240 Toro Canyon Road for Operation and Maintenance of the Highline Transmission Main

Director Plough moved to approve the Consent Calendar. The motion was seconded by Director Wicks and carried after a roll call vote with Directors Coates, Goebel, Hayman, Plough, and Wicks in favor.

5. DISTRICT OPERATIONS AND GENERAL MANAGER REPORTS

- A. ACTION ITEM: Consideration of the approval of a Letter of Intent between the District and Solstra Communities California, LLC concerning the permanent sale of a portion of the District's State Water Project Interests for the planned Solomon Hills Development

Mr. Turner presented the item.

The Board received and considered public feedback on the proposed partial sale of the District's State Water contract interests.

Following discussion by the Board, Director Coates moved to approve the recommendations as detailed in the agenda item memorandum. The motion was seconded by Director Plough and carried after a roll call vote with Directors Coates, Goebel, Hayman, Plough, and Wicks in favor.

The Board paused for a break at 11:09 a.m. and returned at 11:23 a.m.

Additional public comment was heard prior to Item 5-B

3. PUBLIC FORUM (continued)

Comment received from Nicholas and Randy Solakian concerning a property damage claim.

5. DISTRICT OPERATIONS AND GENERAL MANAGER REPORTS (continued)

- B. ACTION ITEM: Approval of Construction Contract Change Order No. 1 with Pacific Hydrotech for the Park Lane Reservoir Seismic Retrofit and Replacement Project

Mr. Kanold presented the item.

Director Coates moved to authorize the General Manager to execute construction contract Change Order No. 1 with Pacific Hydrotech for construction services for the Park Lane Reservoir Seismic Retrofit and Replacement Project for a not-to-exceed amount of \$515,211.06. The motion was seconded by Director Plough and carried after a roll call vote with Directors Coates, Goebel, Hayman, Plough, and Wicks in favor.

- C. ACTION ITEM: Approval of Amendment No. 4 to the Professional Services Contract with Tetra Tech for Design Services for the ASADRA Reservoir Seismic Retrofit and Replacement Projects

Mr. Turner presented the item.

Director Coates moved to authorize the General Manager to execute Amendment No. 4 to the professional services contract with Tetra Tech for design services for the Additional Supplemental Appropriation for Disaster Relief Act (ASADRA) Reservoir Seismic Retrofit and Replacement Project for a not-to-exceed amount of \$309,920. The motion was seconded by Director Plough and carried after a roll call vote with Directors Coates, Goebel, Hayman, Plough, and Wicks in favor.

- D. INFORMATIONAL: Continued discussion of the Cachuma Operations and Maintenance Board's Sheffield Tunnel Pipeline Rehabilitation Project

Mr. Turner presented the item and responded to questions from the Board.

President Goebel requested a future review of distribution system resiliency by the Operations and Customer Relations Committee.

- E. ACTION ITEM: Adoption of Modified Job Description for the Engineering Manager Position

Mr. Turner presented the item and responded to questions from the Board.

Director Coates moved to adopt the Modified Job Description for the Engineering Manager Position with amendments as directed by the Board. The motion was seconded by Director Wicks and carried after a roll call vote with Directors Coates, Goebel, Hayman, Plough, and Wicks in favor.

- F. ACTION ITEM: Adoption of Modified Job Description for the Business Manager Position
Mr. Turner presented the item and responded to questions from the Board.

Director Plough moved to adopt the Modified Job Description for the Chief Financial Officer, formerly the Business Manager Position with amendments as directed by the Board. The motion was seconded by Director Coates and carried after a roll call vote with Directors Coates, Goebel, Hayman, Plough, and Wicks in favor.

Items 5-H and 5-I were moved for consideration before Item 5-G

- H. INFORMATIONAL: Customer Relations and Public Information Update

Ms. Camp presented the item and responded to questions from the Board.

- I. INFORMATIONAL: General Manager Report

Mr. Turner presented the item and responded to questions from the Board.

- G. INFORMATIONAL: Recognizing Adam Kanold, Assistant General Manager / Engineering Manager, for 10 years of dedicated service to the District

President Goebel read a statement expressing appreciation and gratitude for Adam Kanold's dedication and service.

The Board paused for a break at 12:34 p.m. and returned at 1:11 p.m.

6. DISTRICT BUSINESS REPORT

- A. INFORMATIONAL: Cash Flow Forecast through August 31, 2026

Mr. Turner presented the item.

7. LEGAL MATTERS

- A. Recent and Pending Legal Matters Review – Oral Report

No report.

The Board recessed to Closed Session at 1:15 p.m.

The Board returned to Open Session at 3:22 p.m.

- B. CLOSED SESSION: Pursuant to Government Code §54956.9(d)(4) Conference with Legal Counsel – Initiation of Litigation; 2 cases

As to Item 7-B, the Board received two updates from Counsel and no action was taken.

- C. CLOSED SESSION: Pursuant to Government Code §54956.9(d)(1) Conference with Legal Counsel – Existing Litigation, Montecito Water District v. Miradero LLC, Santa Barbara Superior Court Case No.26CV00403

As to Item 7-C, the Board received an update from Counsel and no action was taken.

- D. CLOSED SESSION: Pursuant to Government Code §54956.9(d)(2), Anticipated Litigation – 4 cases.

As to Item 7-D, the Board received an update on two cases and no action was taken. The Board gave direction to staff on two cases, and no action was taken.

- E. CLOSED SESSION: Pursuant to Government Code §54956.8 (corrected) Conference with Real Property Negotiators

Property: 2770 Bella Vista Drive

Agency Negotiator: Nicholas Turner, General Manager

Negotiating Parties: District and Potential Buyers

Under Negotiation: Price and Terms of Payment

As to Item 7-E, the Board received an update, and no action was taken.

- F. CLOSED SESSION: Pursuant to Government Code §54957.6 Conference with Labor Negotiators

Agency designated representative: Nicholas Turner, General Manager

Employee organization: SEIU

As to 7-F, the Board received an update and direction was given to the labor negotiator, and no action was taken.

8. DIRECTOR AND COMMITTEE REPORTS

- A. President's Report: Director Goebel reported no new items.
- B. Operations & Customer Relations Committee: Director Wicks reported that no meeting was held.
- C. Finance Committee: Director Hayman reported that no meeting was held.
- D. Strategic Planning Committee: Director Coates reported that no meeting was held.
- E. Central Coast Water Authority: Director Coates reported that DWR's reconciliation of past charges remains ongoing.
- F. Cachuma Operation and Maintenance Board: Director Hayman did not attend the most recent COMB meeting.
- G. Cachuma Conservation Release Board: Director Plough reported no new items.
- H. Santa Barbara County Chapter of the California Special Districts Association: Director Wicks did not attend the annual meeting.
- I. ACWA JPIA: Director Wicks reported that he will attend the ACWA JPIA Membership Summit starting November 30th, followed by the ACWA 2026 Fall Conference.
- J. CalDesal: Director Wicks reported he attended a meeting on August 24, 2026, and there are no new items to report.
- K. Ad hoc Committee - Water Rights Opportunities: Director Coates reported that all relevant items were previously addressed.

- L. Directors' List of Compensable and Reimbursable Meetings (Government Code §53232.1 and §53232.3): President Goebel and Director Coates reported meetings attended in August.

9. DIRECTOR REQUESTS

Director Coates requested the California Local Agency Investment Fund (LAIF) rate and current 2 Year U.S. Treasury yield be added to future Investment Reports.

10. ADJOURNMENT

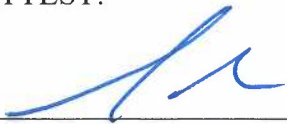
The meeting was adjourned at 3:27 p.m.

APPROVED:



Brian Goebel, Board President

ATTEST:



Nicholas Turner, Secretary