AGENDA MINUTES
Board of Directors Meeting
Strathmore Public Utility District
Thursday, June 11, 2026 – 6:30 P.M.
19626 Orange Belt Drive, Strathmore, CA 93267
P.O. Box 425 Strathmore, CA 93267

Meeting in person at:
Strathmore Public Utility District Office: 19626 Orange Belt Dr. Strathmore, CA 93267

ATTENDEES:
Christina Lightner, President
Nicholas Martinez, Vice President
Allaney Briggs, Treasurer
Dennis Keller, District Engineer
Julia Lew, District Counsel

Absent: Adrian Ordonez, Board Clerk/Manager
Adele Sanchez, Bookeeper/Secretary

QUORUM? Y_X__ N___

1. CALL TO ORDER: 6:34 P.M.

2. PUBLIC COMMENT:
None.

3. APPROVAL OF MINUTES:
a. Review of minutes from the Board's special meeting on Thursday, May 1, 2026.
Motion to approve minutes: LIGHTNER Second: BRIGGS (3-0 APPROVED)

b. Review of minutes from the Board's regular meeting on Thursday, May 14, 2026.
Motion to approve minutes: LIGHTNER Second: BRIGGS (3-0 APPROVED)

4. FINANCIAL REPORT:
The Board reviewed the Report.

5. APPROVAL OF BILL AND PAYROLL PAYMENTS:
Review of District bills and payroll through July 1, 2026.
Motion: LIGHTNER Second: MARTINEZ (3-0 APPROVED)

6. TERMINATION AND/OR ABANDONMENT OF SERVICES:
(a) Review of extensions or waivers of payments requested in writing by delinquent customers.

Account # 20042-00 Motion to grant customer request to waive a late fee (?): LIGHTNER Second: BRIGGS (3-0 APPROVED)

(b) Review list of customers with delinquent accounts.
Motion to terminate services: LIGHTNER Second: MARTINEZ (3-0 APPROVED)

(c) Review of accounts eligible for initiation of abandonment proceedings.
Account No._____
Motion to initiate abandonment proceedings: LIGHTNER Second: BRIGGS (3-0 APPROVED)

7. WATER USAGE/SUPPLY 2025-2026 & WATER FORECAST 2026-2027:
Monthly usage: **40** acre feet **103** Year-to-date: acre feet.
Engineer Keller will updated the Board with the water supply forecast for the upcoming year 2026-2027.

8. VIOLATION NOTICES EXCESSIVE WATER USAGE:

a. Information only: On May 19, 2026, staff replaced the water meter at 22501 Ave 196 (APN: 215-300-020-000) as directed. During a concurrent property inspection, staff identified an open water valve. Mr. Davis stated he was unaware of the valve's purpose; consequently, staff shut it off. Upon rereading the meter on May 21, 2026, staff recorded an elevated daily consumption rate of approximately 478 gallons.

a. Property 23101 Ave 194, APN: 215-025-012-000 Staff continued monitoring the property for excessive water consumption throughout May, 2026. Total monthly usage reached 84,400 gallons, which is approximately ten times the standard residential rate, but represents a nearly 50% reduction from April, 2026, levels. Staff requests direction regarding next steps for enforcement or mitigation. It was noted that the Board previously authorized termination of service and that staff should proceed.

9. PLAINVIEW MUTUAL WATER COMPANY BILLING SERVICE AGREEMENT
Strathmore PUD and Plainview MWC entered into a billing and collection services agreement on February 24, 2014. Per the final 5-year extension, the Agreement was effective through February 24, 2024, but the District has continued to provide the services. The District can consider whether it wishes to discontinue services or enter into a new Agreement with the MWC. Motion considered to send 60-day termination notices per the contract.
Motion: LIGHTNER Second: MARTINEZ (3-0 APPROVED)

10. WATER STORAGE TANK VENT REPAIR:
Perigo Welding is currently manufacturing the components required to repair the storage tank vent. Because the surrounding base metal has rotted away, the team plans to fabricate a 48-inch donut ring to serve as a solid mounting area. The existing 36-inch vent remains salvageable and will be reused. Installation is scheduled for completion on or about June 12th.

11. WATER CAPACITY RIGHT WAITING LIST REQUEST:

a. Marisela Corona has submitted a request to be placed on the waiting list for water and wastewater capacity rights at 19907 Orange Belt Drive. The applicant is requesting three (3) water and wastewater services to accommodate three apartments that historically existed on the property prior to her acquisition, but does not have valid capacity rights for four (4) dwellings. The property currently holds the rights to one (1) water and sewer service. This request is presented to the Board for consideration and potential action. If the District cannot accommodate her request Ms. Corona is seeking written support/approval for a variance to drill a well, to provide water to her tenants. Board considered a motion to add her to the wait list for the 3 additional requested capacity rights (water and wastewater), with clarification to be provided to the customer that she can only have 1 water and wastewater service until the additional rights become available to her.
Motion: LIGHTNER Second: MARTINEZ (3-0 APPROVED)

b. Al Teran is in the process of purchasing the apartments located at 19634 Orange Belt Drive in preparation he has submitted a request to be placed on the waiting list for water and wastewater capacity rights at 19634 Orange Belt Drive. The applicant is requesting two (2) water and wastewater services to accommodate five apartments that historically exist on the property, but the current owner does not hold valid capacity rights for five (5) services. The property currently holds the rights to three

(3) water and sewer service. This request is presented to the Board for consideration and potential action. The Board considered a motion to add him to the wait list for the two additional water and wastewater capacity rights with clarification to be provided to the customer that he can only have the 3 water/wastewater services until additional capacity rights become available to him
Motion: LIGHTNER Second: MARTINEZ (3-0 APPROVED)

12. TULARE COUNTY WATER SUPPLY:

The County is currently processing Strathmore's formal request regarding unassigned water allocations. Initial confirmation was secured last week with Craig Wallace of the Lindsay Strathmore Irrigation District, verifying their capacity and willingness to act as a partner. The Distict needs to provide formal documentation, such as a letter signed by our engineer, verifying internal capacity for additional water, specifically regarding treatment room and storage availability. and compliance. (regarding county water; The County has not yet assigned this water and does not anticipate doing so for several months.) Motion to authorized the letter from the District Engineer.
Motion: LIGHTNER Second: MARTINEZ (3-0 APPROVED)

13. TULARE MOSQUITO ABATEMENT DISTRICT COMPLIANCE REQUEST:

On May 29th, the Tulare Mosquito Abatement District presented a compliance letter to the District. Staff have reviewed the request and are actively working toward resolution and compliance.
Motion: _____ Second: _____ INFORMATION ONLY

14. WATER TREATMENT PLANT ADDRESS:

Following recent correspondence with the Tulare County Planning and Development Department, the District has confirmed that the official address for the Strathmore Water Plant is 19630 Wallace Road, Strathmore, CA. This address was formally recorded on May 7, 1993. Staff are currently evaluating this information to determine the necessary next steps.
Motion: _____ Second: _____ INFORMATION ONLY

15. WASTEWATER TREAMENT PLANT/PROVOST AND PRITCHARD PRELIMINARY ENGINEERING REPORT:

District Manager received an update from Kirk at P&P. Arlene at Self-Help emailed P&P stating to move forward with the selected option on the wastewater project. According to their canvasing of Plainview, the community agrees with the wastewater project and are aware of the cost associated with the monthly bill for sewer. P&P will be scheduling a meeting with Self-Help, the state and Strathmore PUD.

16. STRATHMORE PUD AND LINDSAY-STRATHMORE ID AGREEMENT DISCUSSION:

Discussion regarding the operation and maintenance of the water treatment plant between Strathmore Public Utility District and Lindsay-Strathmore Irrigation District. District Counsel Lew will also update on the reimbursement from LSID.
Motion: _____ Second: _____ INFORMATION ONLY – Engineer noted that he had additional information that would be addressed at another time.

17. PROP 218 BUDGET:

District staff has mailed and posted Prop 218 notices to the public and on the District website. The public hearing is scheduled for June 25, 2026 at the Strathmore Middle School.

18. APPLICATION FOR ANNEXATION:

The District has received an application for annexation of defined lands from Porterville Citrus, Inc. The Board will discuss the request and steps necessary to proceed with steps necessary to request annexation and authorization from LAFCO. The fee and deposit structure will be discussed. A motion was considered to commence annexation proceedings and accept a feed deposit of $5,000.00 for the annexation proceeding costs to the District.

Motion: LIGHTNER Second: MARTINEZ (3-0 APPROVED)

19. APPLICATION FOR UTILITY SERVICE:

The District has received an application for defined water service and industrial sanitary sewer service from Porterville Citrus, Inc. Discussion will occur with respect to the agreement in process with the Lindmore Irrigation District for provision of water supply and interim ETSA coverage, if necessary. The District engineer provided that water would need to be provided via a treatment and wheeling agreement with Lindmore.

20. MANGANESE NOTIFICATION:

Staff will review with the Board notification requirements to customers related to well No. #2 Manganese levels, The Board will be asked to provide direction regarding the State requirements. (Information only at this meeting.) The District Engineer also discussed the PFAS testing notification received.

21. EMPLOYEE COMPENSATION INCREASE:

Consideration of approving increases in annual compensation for and/or all District employment positions. This was tabled to the next regular meeting.

22. UPDATE/ REPORTS: none.

23. CLOSED SESSION ITEM:

Time in: 7:38 p.m. Time out: 8:09 p.m.

CONFERENCE WITH LEGAL COUNSEL CONCERNING SIGNIFICANT EXPOSURE TO LITIGATION. [GC 54956.9(d)(2): one case, facts not known to potential plaintiff

CONFERENCE WITH LEGAL COUNSEL CONCERNING POTENTIAL INITIATION OF LITIGATION. [GC 54956.9(d)(4)] Two cases.

CONFERENCE WITH REAL PROPERTY NEGOTIATORS [GC 54956.8]
Property: Water Tower, Strathmore California.
Agency Negotiator: Adrian Ordonez and Julia Lew. Negotiating Parties: Strathmore Public Utility District and TowerPoint.
Under Negotiation: Terms for purchase agreement.

CONFERENCE WITH REAL PROPERTY NEGOTIATORS [GC 54956.8]
Property: 22235 Ave 196, Strathmore California.
Agency Negotiator: Adrian Ordonez and Julia Lew. Negotiating Parties: Strathmore Public Utility District and Steve Perigo.
Under Negotiation: Terms for lease agreement.

Annual Personnel Evaluations (Gov. Code Section 54957). Positions: all District employment positions

Conference with Labor Negotiators (Gov. Code Section 54957.6), Agency Representatives: Adrian Ordonez and Julia Lew. Employee groups: all unrepresented employees

Action taken: No reportable action taken.

24. ADJOURNMENT:

Motion: LIGHTNER Second: MARTINEZ (APPROVED 3-0)
Time: 8:09 p.m.