

MINUTES
Board of Directors Meeting
Strathmore Public Utility District
Thursday, November 13, 2025 – 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

Zoom meeting call in:

16699006833

Meeting ID: 897 6337 2474

Passcode: 899066

ATTENDEES:

Christina Lightner, President (via zoom)

Nicholas Martinez, Vice President

Allaney Briggs, Treasurer

Adrian Ordonez, Board Clerk/Manager

Adele Sanchez, Bookkeeper/Secretary

Dennis Keller, District Engineer

Julia Lew, District Counsel

Jay Langner, Eco Green Solutions Representative (Item 20)

Kirk Koester, P&P Representative (Item 15 via zoom)

Denise England, Tulare County RMA (item 13 & 16 via zoom)

Alexandra Yates, Tulare County RMA (item 13 & 16 via zoom)

Jaribu Nelson, District Audit (item 7 via zoom)

QUORUM? Yes

1. CALL TO ORDER: 6:37 P.M.

2. PUBLIC COMMENT:

No public present.

3. APPROVAL OF MINUTES:

Review of minutes from the Board's regular meeting on Thursday, October 23, 2025.

Motion to approve minutes: MARTINEZ Second: BRIGGS 3-0 PASSED UNANIMOUS

4. FINANCIAL REPORT:

Presented by MRS. SANCHEZ.

5. APPROVAL OF BILL AND PAYROLL PAYMENTS:

Approval of district bills and payroll through November 1, 2025.

Motion: MARTINEZ Second: BRIGGS 3-0 PASSED UNANIMOUS

6. **TERMINATION AND/OR ABANDONMENT OF SERVICES:**

(a) Review list of customers with delinquent accounts.

Motion to terminate services: MARTINEZ Second: BRIGGS 3-0 PASSED UNANIMOUS

7. **AUDIT 2024/2025:**

Jeribu Nelson has requested to present the board with the 2024/2025 audit report. The Board may or may not approve the audit. The 2024/2025 audit is an unmodified clean opinion for the audit report. Motion to approve the 2024/2025 audit with correction of wording change noted.

Motion: MARTINEZ Second: BRIGGS 3-0 PASSED UNANIMOUS

8. **19640 ORANGE BELT DRIVE SERVICE REQUEST**

Mr. Ceballos is requesting capacity for 8 residential units (four (4) one (1) bed, one (1) full bathroom and kitchen and four (4) two (2) bed, one (1) full bathroom and kitchen. Motion to approve the request of 8 units.

Motion: MARTINEZ Second: BRIGGS 3-0 PASSED UNANIMOUS

9. **23101 AVE 194 WATER VIOLATION DISPUTE:**

Customer received a violation notice for excessive water usage in the amount of 131,100 gallons for the month of July. Staff was not permitted access to the entire property to investigate for possible leaks. Staff is seeking direction or seeking approval from board to permanently terminate water service to the property.

Staff to provide information to district counsel.

10. **SUSPECTED UNAUTHORIZED SERVICE CONNECTIONS:**

Staff has discovered suspected illegal connections within the district boundaries. 19907 Orange Belt Drive, legal service connections one (1) possibly using four (4), 19634 Orange Belt Drive legal service connections three (3) possibly using five (5), 23072 Bruce Drive legal service connections one (1) possibly using two (2) District counsel is working on drafting a letter to property owners.

11. **WATER USAGE/SUPPLY 2025-2026:**

Monthly usage: 27 acre feet 300 Year-to-date: acre feet.

Engineer Keller updated the Board with the water supply forecast for the upcoming year 2024-2025. 100 acre feet are remaining for the water year. 55% of the district's water allocation is being banked in the San Luis Reservoir for the year.

12. **PORTERVILLE CITRUS EXPANSION PROPOSAL:**

Porterville Citrus is proposing an expansion of their current facility located on Meredith Dr. The expansion is outside of the SPUD boundaries. They have requested water from the District, but the District currently has no water to provide. PCI is exploring options for water to the expansion project. Engineer Keller and Manager Ordonez have been in meetings with PCI and County representatives. Some options being explored are: water transfer from Lindmore to SPUD, PCI well install with treatment, County of Tulare providing water to Strathmore for the project. Lindmore has agreed to the proposal of a wheeling agreement to provide water for the project. There is potential of payment in dollars or water for the district.

13. **TULARE COUNTY WATER SUPPLY REQUEST:**

The County of Tulare is looking into the possibility of providing water for various communities through a water allotment that is being returned to them. The District has a possibility of receiving some water by making a proposal request to the county. The Board can give engineer Keller direction for the request. The county only identifies a handful of communities to be able to receive the water. District staff provided a preliminary draft with the Horton 80 units, the current waiting list, and 40 additional single family homes. The county's preliminary answer is the request is not a too big of an ask. The board will think over the decision of what amount of water they would consider requesting.

14. **APN 215-320-016 WATER SERVICE WHEELING AGREEMENT:**
Lindsay-Strathmore ID manager Craig Wallace has provided the District with a redline draft for review. Counsel Lew has reviewed the draft and will update the Board with her comments. Counsel Lew has provided Mr. Wallace with her comments for his review. The Lindsay-Strathmore board approved the agreement and will provide any changes to the district for review and approval.
15. **WASTEWATER TREATMENT PLANT UPDATE:**
Provost & Pritchard has provided a second draft and remaining questions for our review. The draft has updated information on cost and monthly payments for SPUD and Plainview. A breakdown of the options has been provided for the board to be able to select an alternative for the project. Engineer Keller updated the board with information before the selection. P&P's recommendation is for a new facility to be built in the current location of the Strathmore wastewater facility with future allowance of receiving wastewater discharge from Plainview. The district needs to consider if the state will allow only percolation and evaporation or if reclamation is a requirement. The board has to consider if they will annex Plainview into the district or if they are willing to wait for Plainview to form a joint powers agreement and connect at a future date. Motion to authorize the recommendation of building a new standalone wastewater facility at the current location with an annexation option for Plainview.
Motion: MARTINEZ Second: BRIGGS 3-0 PASSED UNANIMOUS
16. **STORAGE TANK ROOF REPAIR PROJECT:**
Engineer Keller will update the Board on the progress of the project. The County wants a potential action to amend the ARPA agreement. The Board may or may not award the project to the bidder of their choice. The District only received one bid in the amount of \$1,736,850.00. The county has future money in the queue around February which could be utilized to build a new storage tank. Engineer Keller asked the county if the grant monies could be utilized to purchase the cathodic protection in lieu of the storage tank roof repair. The county will check with the CAO to inquire if the request can be changed. Motion to reject the bid.
Motion: MARTINEZ Second: BRIGGS 3-0 PASSED UNANIMOUS
17. **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 is still working on the draft.
18. **WASTEWATER PLANT WATERLINE REPLACEMENT/WALLACE WATERLINE DELETION:**
Engineer Keller has provided two options for the wastewater line project.
A new water line leading to the current wastewater treatment plant that will also service Strathmore Machinery, CMC Propane, Perigo Welding and two single family dwellings on Ave 196. The District can either bore under Ave 196 south to the wastewater plant or the County has given a date in 2026 for open saw cut approval.
Deletion of a section of water line that currently connects Wallace Road Cul-de-sac to Road 230 located in between customers' homes. Motion to send both projects to bid.
Motion: MARTINEZ Second: BRIGGS 3-0 PASSED UNANIMOUS
19. **WATER/WASTEWATER RATE STUDY:**
Rate study due November 2025 Keller will provide a update on the rate study and possible timeline for a proposition 218 rate increase. Engineer Keller will have the draft report in the December meeting.

20. ENERGY AUDIT, LIGHTING, PUMPS, HVAC:

Jay Langer of EcoGreen Solution, would like to assist the district with an energy audit including our lighting, pumps, motors, compressors. To assist the District in becoming energy efficient. EcoGreen has provided staff with names of other District's the company has worked with and flyer regarding their services. Motion to authorize an energy audit to be conducted.

Motion: LIGHTNER Second: MARTINEZ 3-0 PASSED UNANIMOUS

21. UPDATE/ REPORTS:

WTP INTERNET ACCESS UPGRADE: TKS has reached out regarding the upgrade of the internet equipment. His partner fell and broke his hip at this time Tim is manning the store front and only going out on emergency calls.

OFFICE ROOF REPAIR: The office roof was repaired for leaks along the front of the building.

22. CLOSED SESSION ITEM:

Time in: 8:33 p.m. Time out: 9:20 p.m.

CONFERENCE WITH LEGAL COUNSEL CONCERNING SIGNIFICANT EXPOSURE TO LITIGATION. [GC 54956.9(d)(2): Two cases, 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.

Action taken: No reportable action.

23. ADJOURNMENT:

Motion: MARTINEZ Second: BRIGGS 3-0 PASSED UNANIMOUS

Time: 9:20 p.m.

Note: California Government Code § 54957.5 requires all public agencies to make available to the public any documents provided to at least a majority of the agency's elected officials or distributed to those officials within seventy-two hours of a regular meeting. Copies of such documents shall be made available to the public no later than the time they are distributed at the following address: 19626 Orange Belt Drive, Strathmore, CA 93267.