

MINUTES
Board of Directors Meeting
Strathmore Public Utility District
Thursday, August 14, 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

ATTENDEES:

Christina Lightner, President
Nicholas Martinez –Vice President
Allaney Briggs, Vice President
Adele Sanchez, Bookkeeper/Secretary
Dennis Keller–District Engineer
Julia Lew, District Counsel

Absent: Adrian Ordonez, Board Clerk/Manager

QUORUM? Yes

1. CALL TO ORDER: 6:36 P.M.

2. PUBLIC COMMENT:
None.

3. APPROVAL OF MINUTES:
Review of minutes from the Board’s regular meeting on Thursday, July 10, 2025.
Motion to approve minutes: LIGHTNER Second: MARTINEZ 3-0 PASSED UNANIMOUS

4. FINANCIAL REPORT:
Presented by MRS. SANCHEZ.

5. APPROVAL OF BILL AND PAYROLL PAYMENTS:
Review of District bills and payroll through September 1, 2025.
Motion: LIGHTNER Second: BRIGGS 3-0 PASSED UNANIMOUS

6. TERMINATION AND/OR ABANDONMENT OF SERVICES:
(a) Review of extensions or waivers of payments requested in writing by delinquent customers.
(b) Note acct 40055-00 seek quote regarding termination of Sewer service.

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

7. WATER USAGE/SUPPLY 2025-2026:
Monthly usage: **49** acre feet **187** Year-to-date: acre feet.
Engineer Keller will update the Board with the water supply forecast for the upcoming year 2025-2026.
Information only Keller noted the district is back on schedule.

8. **APN 215-320-016 WATER SERVICE WHEELING AGREEMENT:**
Lindsay-Strathmore manager Craig Wallace has reviewed and would like to discuss the wheeling agreement terms with the District, Craig called wanted to meet, but it was on the agenda, so maybe Adrian has some information to add. [Tabled](#)
9. **19867 GUTHRIE COURT VIOLATION DISPUTE:**
Customer is disputing \$100.00 violation fee for excessive runoff. Please see attached violation. (Not in attendance, no action to reverse.)
10. **23101 AVE 194 WATER VIOLATION DISPUTE: TABLE**
23101 Ave 194 received a violation notice for excessive water usage in the amount of 131,100 gallons for the month of July. The tenant has responded with a letter to the board. Please see attached.
11. **FUELING STATION PHASE 2/STARBUCKS ADDITION WILL SERVE LETTER:**
George Kassab has requested a will serve letter for sewer only for the addition of a Starbucks Coffee located on the corner of Hwy 65 and Avenue 196. He will provide water through his well and plans to connect sewer service to his lateral on the property leading to the district sewer main. Sewer capacity rights fees will need to be established and paid before he is allowed to connect. Plans have been provided to the district and Mr. Keller. The board may or may not provide a will serve letter.
Motion to confirm the ETSA approved the request, (Keller noted he needs plans to calculate fees) authorize the District to approve a capacity rights fee: LIGHTNER Second: MARTINEZ 3-0 PASSED UNANIMOUS
12. **WASTEWATER TREATMENT PLANT UPDATE:**
Manager Ordonez met with P&P representatives and Self-Help to discuss the project. P&P has requested information from the district which staff is working to compile. The next staff meeting will be in August which P&P hopes to have the preliminary engineering report ready for review. *No Action*
13. **STORAGE TANK ROOF REPAIR PROJECT: No action**
Liquid Vision Technology inspected the storage tank on July 2, 2025. They will have a final report submitted later in the month. The project will most likely go out to bid in the month of July. Engineer Keller will update the board with progress of the project. *Structural engineers have reviewed the video (very grainy) engineers will move forward with what they can see, while also seeking a clearer video. Keller anticipates he will be ready to seek bids in about 2 months (October).*
14. **STRATHMORE PUD AND LINDSAY-STRATHMORE IRRIGATION DISTRICT AGREEMENT DISCUSSION: TABLED**
Discussion regarding the operation and maintenance of the water treatment plant between Strathmore Public Utility District and Lindsay-Strathmore Irrigation District. *Direct staff to provide Keller with an amount that LSID responsible to pay for the Canal Storage, (Sanchez confirmed LSID is up to date with depreciation contribution.)*
15. **PERSONNEL POLICY REVIEW: TABLED**
Discussion regarding review of District personnel policy and addition of holidays. Mrs. Lew provided a draft for review and finalization of the policy.
16. **RESOLUTION FOR ADOPTION OF FEE SCHEDULE: TABLED**
Approval for adoption of resolution for fee schedule. Motion to approve or deny the fee schedule.
17. **BUDGET 2025/2026: TABLED**

Ms. Sanchez has provided the board with the 2025/2026 water plant, water and sewer budget. The board may or may not approve the budget.

18. **WATER TREATMENT PLANT INTERNET SERVICE: TABLED**

District staff is requesting internet service for the water treatment plant. The current internet service is slow and the equipment being used is aged. The internet service is used for computer work in the water treatment plant and for the remote connection to the scada system. **Direct staff to seek quote for update antenna internet connection current antenna was installed around 2012, when the SCADA software was replaced.**

19. **WATER/WASTEWATER RATE STUDY PROPOSAL:**

Specialized Utility Services Program has provided a proposal for a water and wastewater rate study. Attached is the scope of work provided with a service fee not to exceed \$28,160. The board may or may not authorize entering into an agreement. **Motion to decline proposal, (Keller Provided a counter proposal 18k less service rendered) in same motion to authorize the District to approve Keller's proposal to be completed by November 2025: LIGHTNER Second: MARTINEZ 3-0 PASSED UNANIMOUS**

20. **CLOSED SESSION ITEM:**

Time in: 7:48 p.m. 8:12 Time out: 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)] One case.

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 action

21. **ADJOURNMENT:**

Motion to adjourn: LIGHTNER Second: MARTINEZ 3-0 PASSED UNANIMOUS

Time 8:12 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.

Future agenda item: *Waterline at HWY 65 & Ave 196 reconnecting Strathmore Machinery, Perigo, CMC & the Sewer Plant*