

**OLYMPIC VALLEY PUBLIC SERVICE DISTRICT  
BOARD OF DIRECTORS MEETING MINUTES #902  
OCTOBER 25, 2022**

*Agenda with board packet and staff reports is available at the following link:  
<https://www.ovpsd.org/board-agenda-october-2022>*

**A. Call to Order, Roll Call and Pledge of Allegiance.** President Cox called the meeting to order at 8:30 a.m.

**Directors Present:** Dale Cox, Katy Hover-Smoot, Bill Hudson, Fred Ilfeld, and Katrina Smolen.

**Directors Absent:** None.

**Staff Present:** Thomas Archer, District Counsel; Jessica Asher, Board Secretary; Brandon Burks, Operations Manager; Chris DeDeo, Fire Captain; Mike Geary, General Manager; Dave Hunt, District Engineer; Danielle Mueller, Finance & Administration Manager; and Allen Riley, Fire Chief.

**Others Present:** Bob Barnett; Marcia Barnett; Sally Brew; Dee Bryne, Palisades Tahoe; Gate DeMattei; Jeff Dowling, Registered Professional Forester; Chief Brian Estes, CAL FIRE; Janean Foote; Patrick Fraser, Palisades Tahoe; Matt Furtado, CAL FIRE; Kurt Gooding; Patty Heck; Ed Heneveld; Cheryl Koffler; Kurt Latipow, AP Triton; Chief Steve Leighton, North Tahoe Fire Protection District; Mike Martin, Palisades Tahoe; Tim Maybee, AP Triton; Michelle McInteyre, Placer County LAFCO; Carol Millie; Chief Steve Mueller, CAL FIRE; Randall Parr, AP Triton; April Shackelford; David Stepner; Manfred Steuerwald, Resort at Squaw Creek; Clay Steward, AP Triton; Edward Torres; William Urich.

Alexa Kinsinger led the Pledge of Allegiance.

**B. Community Informational Items.**

- B-1** Friends of Squaw Creek (FOSC) – Mr. Heneveld said that FOSC is working on a name change.
- B-2** Friends of Squaw Valley (FOSV) – Mr. Heneveld said that FOSV is working on a name change.
- B-3** Olympic Valley Design Review Committee (OVDRC) – None.
- B-4** Olympic Valley Municipal Advisory Council (OVMAC) – Mr. Stepner provided a brief update on the Board of Supervisors meeting scheduled for this afternoon (10/25) related to the Palisades Tahoe Village Project. There was a brief discussion about the fence next to the Catholic church.
- B-5** Squaw Valley Mutual Water Company (SVMWC) – Mr. Stepner provided an update on summer construction projects.
- B-6** Squaw Valley Property Owners Association (SVPOA) – None.
- B-7** Mountain Housing Council of Tahoe Truckee (MHC) – Director Ilfeld provided a summary of legislation related to housing initiatives and discussed that while the priority statewide has been for lower-income, *affordable housing*, locally, assistance is needed for those making a median wage as well, i.e., *achievable housing*.
- B-8** Tahoe-Truckee Sanitation Agency (T-TSA) – Director Cox reviewed the T-TSA Board Meeting summary and provided a brief update related to the health insurance plans offered by the agency and the need for maintenance and replacement of the boiler system.

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DATE: 11/15/22

- B-9** Capital Projects Advisory Committee (CAP) – Ms. Mueller said the CAP will meet this Thursday (10/27) at 4:30 to review applications for the FY 2022-23 Allocation of Transient Occupancy Tax (TOT) funds and determine which applicants to invite to interview.
- B-10** Firewise Community – Mr. Stepner said the last green waste day was successful and the program is over for the season.

**C. Public Comment/Presentation.**

None.

**D. Financial Consent Agenda Items.**

Directors Hudson and Ilfeld convened with staff on October 24, 2022, from approximately 1:00 – 1:30 p.m. to review items D-1 through D-18, and other finance-related items on the agenda. Ms. Mueller provided a summary of the meeting.

Public Comment – None.

Director Ilfeld made a motion to approve the financial consent agenda which was seconded by Director Hudson. The motion passed.

Cox – Yes | Hover-Smoot – Yes | Hudson – Yes | Ilfeld – Yes | Smolen - Yes

**E. Approve Minutes.**

**E-1 Minutes for the Board of Directors Regular Meeting of September 27, 2022.**

The Board reviewed the item, accepted public comment, and approved the minutes for the Board of Director meeting of September 27, 2022.

Public Comment – None.

Director Hover-Smoot made a motion to approve the minutes of the Board of Director meeting of September 27, 2022, which was seconded by Director Ilfeld. The motion passed unanimously.

Cox – Yes | Hover-Smoot – Yes | Hudson – Yes | Ilfeld – Yes | Smolen - Yes

**F. Old & New Business.**

**F-1 Eastern Placer County Regional Ambulance Study.**

The Board reviewed the item, accepted public comment, and received a presentation from A.P. Triton, LLC summarizing the Regional Ambulance Study.

Chief Riley reviewed the staff report. A.P. Triton provided a presentation summarizing the work.

Michelle McIntyre, Placer County LAFCO, clarified one conclusion presented by AP Triton “*Of particular note is that LAFCO is precluded from approving an application for activation of a latent power unless it is determined that the district will have sufficient revenues to carry out the proposed new or different services,*” saying that the result of the activation of additional powers must be revenue neutral or vastly improve services and must provide sufficient revenue to continue the services long-term.

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DATE: 11/15/22



The consultants responded to questioning about the average 8-minute response time, which they said was better than the state standard and a positive time, particularly for a rural system. There was a discussion about call volume for Alpine Meadows vs. Olympic Valley and the seasonal implications of the call volume. Chief Riley and Chief Leighton, North Tahoe Fire Protection District, discussed how the regional partners operate in a consolidated manner and discussed the fluidity of the system and how equipment and personnel are dynamically positioned to best respond to the next emergency. In response to questioning from the Board, it was noted that age demographics were not included in this study but how age, and more importantly, severity, are evaluated to ensure a patient is brought to the appropriate trauma facility.

Public Comment –

Mr. Heneveld, a former Emergency Room physician, said he thinks there is room for improvement in ambulance service and asked that the JPA continue coordination with Tahoe Forest Hospital District on patient outcomes. He asked if the region might be better served if the fire departments were fully consolidated regionally. Chief Leighton responded by saying how the regional fire departments work as mutual partners in an operationally consolidated manner. Director Hudson said Palisades Tahoe is working to expand the ski patrol advanced life support (ALS) program.

#### **F-2 Fuels Management Program.**

The Board reviewed the item and accepted public comment.

Chief Riley reviewed the staff report. There was a brief discussion about the status of funding for the Alpine Meadows and Olympic Valley Fire Protection Project and that best management practices will be implemented for the S-Turns Fuel Reduction Project.

Public Comment –

Mr. Heneveld suggested that Mike Fenton, who has provided considerable service related to the Green Waste Days, be recognized individually. There was a brief discussion about the funding from Tahoe Truckee Community Foundation's Forest Futures Program which granted funding to the S-Turns Project.

#### **F-3 Olympic Valley Fuel Reduction Project - Feather River Forestry Professional Services Agreement.**

The Board reviewed the item, accepted public comment, approved the professional services agreement with Feather River Forestry, and authorized the General Manager to execute all contractual documents.

Mr. Geary reviewed staff report.

Public Comment – None.

Director Ilfeld made a motion to approve the professional services agreement with Feather River Forestry and authorized the General Manager to execute all contractual documents. The motion was seconded by Director Hudson. The motion passed unanimously.

Cox – Yes | Hover-Smoot –Yes| Hudson – Yes | Ilfeld – Yes | Smolen - Yes

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DATE: 11/15/22

Director Hudson made a motion to open the Public Hearing for Ordinance 2022-03, which was seconded by Director Hover-Smoot. The motion passed.

Cox – Yes | Hover-Smoot – Yes | Hudson – Yes | Ilfeld – Yes | Smolen – Yes

**F-4 PUBLIC HEARING: Ordinance 2022-03 “Amending and Adopting 2022 California Fire Code.”**

The Board reviewed the items, accepted public comment, adopted Resolution 2022-23, Findings of Fact Based on Local Conditions to Support Local Amendments, and adopted Ordinance 2022-03 “Amending and Adopting the 2022 California Fire Code.”

Chief Riley reviewed the staff report, provided background on the process to amend and adopt the 2022 California Fire Code, which is done every three years, and explained the proposed revisions.

Public Comment – None.

Director Hudson made a motion to close the Public Hearing for Ordinance 2022-03, which was seconded by Director Hover-Smoot. The motion passed.

Cox – Yes | Hover-Smoot – Yes | Hudson – Yes | Ilfeld – Yes | Smolen – Yes

Director Hudson made a motion to adopt Resolution 2022-23, Findings of Fact Based on Local Conditions to Support Local Amendments. The motion was seconded by Director Smolen. A roll call vote was taken, and the motion passed unanimously.

Cox – Yes | Hover-Smoot – Yes | Hudson – Yes | Ilfeld – Yes | Smolen - Yes

Director Hudson made a motion to adopt Ordinance 2022-03 “Amending and Adopting the 2022 California Fire Code.” The motion was seconded by Director Ilfeld. A roll call vote was taken, and the motion passed unanimously.

Cox – Yes | Hover-Smoot – Yes | Hudson – Yes | Ilfeld – Yes | Smolen - Yes

**F-5 Appoint Representative to Tahoe Truckee Sanitation Agency**

The Board reviewed the items, accepted public comment, adopted Resolution 2022-24, appointing Dale Cox to the Tahoe Truckee Sanitation Agency for a four-year term.

Ms. Asher reviewed the staff report.

Public Comment – None.

Director Hudson made a motion to adopt Resolution 2022-24, appointing Dale Cox to the Tahoe Truckee Sanitation Agency for a four-year term. The motion was seconded by Director Hover-Smoot. A roll call vote was taken, and the motion passed unanimously.

Cox – Yes | Hover-Smoot – Yes | Hudson – Yes | Ilfeld – Yes | Smolen - Yes



**F-6 Resort at Squaw Creek Phase 2 Water and Sewer Infrastructure - Irrevocable Offer of Dedication.**

The Board reviewed the items, accepted public comment, and adopted Resolution 2022-25 authorizing execution of an Irrevocable Offer of Dedication (IOD) of water and sewer facilities, a water line easement, and a sewer pipeline easement from Resort at Squaw Creek.

Ms. Kinsinger reviewed the staff report. There was a discussion about the two-year warranty period and warranty bond. The execution of IOD will initiate a two-year warranty period; despite that the vertical phase 2 development has not been constructed, the infrastructure has been in service and thus it should be apparent in the provided period if anything is operating inadequately. Staff discussed the Board’s concerns about having new assets but not yet having user fees from the vertical development for maintenance of the system. Mr. Geary said he did not have concerns and that if the development did not proceed, the lines could be easily decommissioned.

**Public Comment –**

There was a brief discussion with Mr. Steuerwald, Resort at Squaw Creek General Manager. However, due to his recent hiring he was not able to provide detail about the project and why the IOD has been delayed.

Director Hover-Smoot made a motion to adopt Resolution 2022-25 authorizing execution of an Irrevocable Offer of Dedication of water and sewer facilities, a water line easement, and a sewer pipeline easement from Resort at Squaw Creek. The motion was seconded by Director Ilfeld. A roll call vote was taken, and the motion passed unanimously.

Cox – Yes | Hover-Smoot – Yes | Hudson – Yes | Ilfeld – Yes | Smolen - Yes

**F-7 Resort at Squaw Creek Phase 2 - Development Agreement – 5th Amendment.**

The Board reviewed the items, accepted public comment, adopted Resolution 2022-26 approving the fifth amendment to the Resort at Squaw Creek - Phase 2 Development Agreement with Exhibit A Technical Memorandum, and authorized the General Manager to execute all necessary contract documents.

There was a request to delay the item given the breadth of material to review, however, following the presentation by Mr. Geary the Board moved forward with the consideration of executing the fifth amendment to the development agreement.

The Water and Sewer Service Agreement, i.e., Development Agreement (DA), has a 15-year development term that expires in 2023. If the agreement is not extended, on November 6<sup>th</sup>, the Resort will have defaulted in not delivering Well 18-3R and associated treatment facilities and the pressure reducing valve (PRV). Extending the DA will also provide an additional two-years to complete the development.

Mr. Geary reviewed the staff report and provided a presentation, which was included in the Board Exhibit.

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DATE: 11/15/22

Much of the conversation focused on frustrations that the development has been continuously delayed, that the 1985 Environmental Impact Report may be outdated, and that the community feels in limbo and has not received the benefits promised in the DA. Staff made clear that while the negotiated terms of the DA do provide mitigations to the community and District that are beneficial, mitigations are not needed unless there is development and the development schedule is outside the District's control. Staff asked that the Board consider if approving the fifth amendment and extension creates any additional negative impacts.

Other items discussed included that the District would contract with a consultant for monitoring of the mitigation measures; that the irrigation roll back provision is positive; the location and design of the proposed infrastructure; the community benefit fund and ensuring it is legal and if it could have an escalator as development is delayed; and reimbursement of District expenses related to the project.

Public Comment –

A member of the public said he feels the development agreement should include some consequences for lack of development.

Director Hudson made a motion to adopt Resolution 2022-26 approving the fifth amendment to the Resort at Squaw Creek - Phase 2 Development Agreement with Exhibit A Technical Memorandum and authorized the General Manager to execute all necessary contract documents. The motion was seconded by Director Ilfeld. A roll call vote was taken, and the motion passed unanimously. Cox – Yes | Hover-Smoot –Yes| Hudson – Yes | Ilfeld – Yes | Smolen - Yes

**F-8 Residential Bear Box Incentive Program.**

The Board reviewed the items, accepted public comment, and adopted Resolution 2022-27 authorizing the District to implement a rebate program to incentivize the installation of bear boxes.

Mr. Geary reviewed the staff report.

Public Comment – None.

Director Hover-Smoot made a motion to adopt Resolution 2022-27 authorizing the District to implement a rebate program to incentivize the installation of bear boxes. The motion was seconded by Director Cox. A roll call vote was taken, and the motion passed.

Cox – Yes | Hover-Smoot –Yes| Hudson – Yes | Ilfeld – Yes | Smolen - Absent

**G. Management Status Reports.**

**G-1 Fire Department Report**

Chief Riley reviewed the report.

**G-2 Water & Sewer Operations Report**

Mr. Donohue reviewed the report.

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DATE: 11/15/22



**G-3 Engineering Report**

Ms. Kinsinger reviewed the report and provided an update on the West Tank Coating Project, the Olympic Valley Groundwater Management Plan Six-Year Review and Report, and the Painted Rock Water Line Extension Project.

**G-4 Administration & Office Report**

Ms. Asher reviewed the report. The Board provided direction that Kat Smolen will fill the committee seats previously held by Ms. Mercer until new committees are assigned in December.

**G-5 General Manager Report**

Mr. Geary reviewed the report.

**G-6 Legal Report (verbal)**

None.

**G-7 Directors' Comments (verbal)**

Director Cox briefly discussed the ambulance service report.

**H. Community Wildfire Protection Plan (CWPP) – Consultant Presentation and Community Meeting with Guided Tour**

The Board reviewed the item and accepted public comment. Deer Creek Resources presented the public draft of the CWPP and guided a walking tour within the neighborhood on Christy Lane and Lanny Lane to review observations and recommendations.

Zeke Lunder, Deer Creek Resources, provided an overview of the consultant’s work to develop the Plan, provided the goals of the Plan, and discussed the wildfire scenarios that would most likely impact the Valley. He reviewed the Project list and highlighted how defensible space within the neighborhoods and along the evacuation routes, and home hardening, are the highest priority needs for Olympic Valley. He noted the challenges associated with having so many homes that are not occupied full-time. He also discussed the LiDAR Fuels data and how it serves as a proxy for hazard within the community. Jeff Dowling, registered professional forester, discussed forest health and how it is intertwined with fuels management. Managing tree density not only protects a community from wildfire but also creates a healthier forest where small trees are not taking resources from larger trees or harboring harmful insects. He discussed the cultural, watershed, and biological mitigations needed to do fuels reduction work and how it is hard to mitigate for all factors in order to accomplish goals.

**Public Comment –**

The public noted the importance of County participation to remove vegetation along the County right-of-way. There was a discussion about the fire hazard of specific vegetation, and if vegetation restrictions are helpful. Mr. Dowling said that discontinuity is most important and there are advantages and disadvantages of different species, though aspen trees generally are a lower hazard than fir and pine trees. Mr. Dowling noted that permits for tree removal on private property are only required if the product will be commercialized. There was brief discussion about the Palisades Tahoe Village development and the advantage large parking lots offer for sheltering in place as a worst-case scenario. Chief Estes, CAL FIRE, discussed how law enforcement manages evacuations.

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Mr. Lunder and Mr. Dowling led the group on a walking tour within the neighborhood, showing aspects of the Plan in the community.

**I. Adjourn.**

Board Secretary, Jessica Asher, adjourned the meeting following the walking tour at approximately 4:00 P.M.

By, J. Asher

**APPROVED**  
SIGNATURE: J. Asher  
DATE: 11/15/22