



**COSTA MESA SANITARY DISTRICT
MINUTES OF BOARD OF DIRECTORS SPECIAL MEETING
APRIL 20, 2016**

CALL TO ORDER

The Board of Directors of the Costa Mesa Sanitary District met in special session on April 20, 2016 at 10:00 A.M. at 628 W. 19th Street, Costa Mesa.

ROLL CALL

DIRECTORS PRESENT: Michael Scheafer, Arthur Perry, Robert Ooten, Arlene Schafer, James Ferryman

DIRECTORS ABSENT: None

STAFF PRESENT: Scott Carroll, General Manager; Alan Burns, District Counsel; Marc Davis, District Treasurer; Wendy Davis, Finance Manager; Noelani Middenway, District Clerk.

OTHERS PRESENT: None.

PUBLIC COMMENTS – None

President Scheafer opened public comments. Seeing no one, President Scheafer closed public comments.

ADJOURN TO CLOSED SESSION

President Scheafer adjourned to closed session at 10:00 A.M. to confer with real property negotiators for the purchase of 628 W. 19th Street, Costa Mesa.

Mr. Burns entered the meeting at 10:01 A.M.

Conference with Real Property Negotiators

Property: 628 W. 19th Street, Costa Mesa

Agency Negotiators: Scott Carroll and Jack Faris

Negotiating parties:

1. Daniel Webb, MacJones Holdings LLC;
2. Mohammad Gharavi Ghouchani;
3. Livia de los Rios
4. Peter J. Shea

Under Negotiation: Price and terms of payment

RECONVENE TO OPEN SESSION

President Scheafer reconvened to open session at 10:28 A.M. and indicated that the Board of Directors gave staff direction to negotiate with Peter J. Shea on the sale of the property at 628 W. 19th Street.

Director Ferryman asked if the District has disclosed that the property is under-parked.

Vice President Perry suggested that Jack Faris, Voit Real Estate, notify the potential buyers.

Discussion followed regarding the shortage of parking and the District's responsibility to notify potential buyers.

Director Ferryman noted that the District's Headquarters should legally have 17 parking spaces, but it has a variance from the City of Costa Mesa to have only 15 parking spaces.

There were no additional questions or comments.

ADJOURNMENT

There being no further business to come before the Board, President Scheafer adjourned the meeting at 10:32 A.M.

Robert Ooten
Secretary

Michael Scheafer
President