De Luz Community Services District

MINUTES
REGULAR MEETING
OF THE BOARD OF DIRECTORS
May 20, 2026
6:00 p.m.

A. CALL TO ORDER & ROLL CALL

This regular meeting of the Board of Directors of the De Luz Community Services District was held at the DLCSD office, 41606 Date Street, Suite 205, Murrieta, CA on May 20, 2026. The meeting was also held electronically by Zoom. The meeting was called to order by Treasurer D'Alessandri at 6:00 p.m. Those present at the meeting were as follows:

Directors Present:

Robert D'Alessandri, Treasurer
Paula Carroll, Director
Gina Rawson, Director

Directors Absent:

Debbie Roberts, President
Charles Bowman, Vice President

Staff Present:

James Emmons, General Manager/Secretary
Ward Simmons, General Counsel
Theresa Snyder, Finance Manager
Isabel Gavidia, Administrative Supervisor
Ana Banford, Administrative Assistant
Nicholas Gieseman, Field Supervisor
Dane Carroll, Field Worker

The flag salute was led by Treasurer D'Alessandri.

B. SHERIFF:

Deputy Mata presented the Sheriff's Report and provided an update on recent law enforcement activities. He highlighted several notable calls for service throughout the District, including solar and credit card fraud, a suspicious person, an illegal trash dump, an avocado theft, and a chimney and brush fire. Additionally, he reported an incident at a rental property. His detailed report is available on the website.

C. PUBLIC COMMENT:

Mr. Blood, a De Luz resident, addressed the Board regarding the current condition of La Cruz Road and inquired about potential repairs or upgrades. Additionally, Mr. Blood expressed concerns over ongoing tax payments to Rancho California Water District. The Board of Directors noted the matter to be a subject of further review.

D. LEGISLATIVE TOPICS:

Syrus Devers, District Advocate informed the Board that he continues to monitor bills regarding illegal dumping, including SB 1218 (vehicle registration holds for dumping citations), and SB 1230 (increases fines for illegal dumping from $1,000 to $3,000). Additionally, he reported that following the submission of support letters to the Chair of the Senate Appropriations Committee, both bills were moved off the suspense file and have transitioned to the Senate floor for a vote.

E. INFORMATION ONLY:

The statement of Investment Policy and the Financial Statements were received by the Board.

F. CONSENT CALENDAR:

Motion was made by D'Alessandri, seconded by Carroll to approve the Consent Calendar as follows:

1. Minutes of April 15, 2026, Regular Board Meeting
2. General Fund & Sheriff Special Tax Claims for April 2026
3. Purchase Order No(s): 26-01

AYES: Carroll, D'Alessandri, Rawson
NOES:
ABSENT: Roberts, Bowman
ABSTAIN:

The motion was approved 3-0.

G. FINANCIAL MATTERS – FISCAL YEAR BUDGET 2026-2027

The Board reviewed the project 2026-2027 Benefit Fee levy based on the projected expenses for general administrative and roadwork. Finance Manager Snyder summarized the proposed budget which states that these are preliminary figures, and final numbers will be brought to the Board for Public Hearing and consideration at the June 17, 2026, meeting.

Introduction and first reading of Ordinance No. 26-01, Adopting the Sheriff Special Tax Rate and Written Report for Fiscal Year 2026-2027.

Motion was made by D'Alessandri, seconded by Carroll, that Ordinance 26-01, be introduced by title only; that further reading be waived, and that Ordinance 26-01 be passed to second reading at the June 17, 2026, meeting.

AYES: Carroll, D'Alessandri, Rawson
NOES:
ABSENT: Roberts, Bowman
ABSTAIN:

The motion was approved 3-0.

The Board considered Resolution No. 26-05, Setting a Public Hearing for the Fiscal Year 2026-2027 budget for June 17, 2026, at 6:00 p.m. at the District Office.

Motion was made by D'Alessandri, seconded by Carroll to adopt Resolution No. 26-05: Setting a Public Hearing and Directing the Publication of a Notice of Hearing upon the Budget of the District for the Fiscal Year 2026-2027.

AYES: Carroll, D'Alessandri, Rawson
NOES:
ABSENT: Roberts, Bowman
ABSTAIN:

The motion was approved 3-0.

The Board considered Resolution No. 26-04, Setting a Public Hearing for the Fiscal Year 2026-2027 Budget for June 17, 2026, at 6:00 p.m. at the District Office.

Motion was made by D'Alessandri, seconded by Carroll to adopt Resolution No. 26-04: Setting a Hearing Upon and Directing the Publication of a Notice of Hearing upon the Budget of the District for the Fiscal Year 2026-2027.

AYES: Carroll, D'Alessandri, Rawson
NOES:
ABSENT: Roberts, Bowman
ABSTAIN:

The motion was approved 3-0.

H. ROADWAY REHABILITATION

Deputy District Engineer Crim briefed the Board on the phased work plan and technical specifications for the project scheduled for mid-June 2026.

The Board awarded the Contract for Calle Capistrano and Sycamore Mesa Road project to R.J. Noble Company.

Motion was made by D'Alessandri, seconded by Carroll, to award the Contract as follows:

AYES: Carroll, D'Alessandri, Rawson
NOES:
ABSENT: Roberts, Bowman
ABSTAIN:

The motion was approved 3-0.

I. ROAD MAINTENANCE/FIELD CREW REPORT

Maintenance Supervisor Gieseman provided an update on several projects. He reported that weed abatement was completed across several District roadways, including Sandia Creek Drive, Tomasito Circle, Buenos Campos Drive, Skyrocket Drive, Avenida Del Oro, El Chaval Place, Dos Rios Road, and La Cruz Drive. Additionally, the field crew removed a fallen tree on Avenida Tierra and finalized pothole patching on Camaron Road and La Cruz Drive. Dylan Dixon completed tree work on Dos Rios Road, while Candee Construction finalized drainage and repair work on the culverts located on Via Tornado and Via Novillo. Gieseman briefed the Board on the completion of Street Name Sign painting throughout the District. This project is 80% complete.

J. COMMITTEE REPORTS

ENGINEERING COMMITTEE REPORT

Treasurer D'Alessandri advised that the Engineering Committee meeting was not held in the Month of May.

FINANCE COMMITTEE REPORT

Treasurer D'Alessandri reported that the Committee met on May 19, 2026, and stated the General Fund and Sheriff Fund were presented previously. He reported that the LAIF interest rate reminded the same, at approximately 3.8%, and advised that we are still waiting on outstanding FEMA funds.

LEGISLATIVE COMMITTEE REPORT

General Manager Emmons reported that updates were given by Syrus Devers, Agenda item D. There is no further information at this time.

K. GENERAL MANAGER'S REPORT

General Manager Emmons provided a brief update on the results of the Measure A vote on May 5,2026. The final count was 57% YES, 43% NO. The mandated 66.7% affirmative vote was not achieved.

L. LEGAL COUNSEL MATTERS

Legal Counsel Simmons had no report for this session. He noted there has been no action on Sandia Creek Winery.

M. CLOSED SESSION

The Board met in Closed Session pursuant to the provision of Government Code Section 54957.

The Board reconvened in open session.

N. OPEN SESSION

Treasurer D'Alessandri announced that no action was taken in Closed Session.

ADJOURNMENT

There being no further business, Treasurer D'Alessandri adjourned the meeting at 7:56 p.m.

Robert D'Alessandri, Treasurer
De Luz Community Services District

Attest:

James E. Emmons, Secretary
De Luz Community Services District