

Jackson Law Offices

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Fort Bragg, CA 95437
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James A. Jackson

Telephone: (707) 962-0222

March 14, 2024

Ryan Rhoades
MCCSD
P.O. Box 1029
Mendocino, CA 95460

VIA E-MAIL

Re: MCCSD Legal Services Proposal

Dear Mr. Rhoades:

I have represented small public districts on the Mendocino Coast for more than 30 years, and currently serve as General Legal Counsel to the Mendocino City Community Services District. This letter is submitted in response to the MCCSD RFQ for legal services. To the best of my knowledge this submittal complies with all requirements of the RFQ.

Executive Summary: I have lived and practiced law on the Mendocino Coast for more than 35 years. During that time, I have represented a half-dozen local public agencies, as well as hundreds of local businesses and residents in various types of legal matters. I accordingly have a deep understanding of the needs of local government and the people it serves.

Personal Background: I have lived on the Mendocino Coast since 1987. My first job was working as a planner for the MCCSD prior to passing the California Bar Exam. Following that, I worked for six years for a local law firm which became known as Graham, Cone, McKinney, Roberts & Jackson. In 1994, my former partner Jone Lemos and I formed Jackson Law Offices. I presently work as a sole practitioner with offices in Fort Bragg. I am generally available to participate in meetings with MCCSD staff and directors. Given my long time residence on the Mendocino Coast I am very familiar with the area and its people.

Legal Experience: I have a high level of expertise in many of the issues affecting the operation of a public district such as yours. Areas of expertise include the Brown Act, Public Records Act, Public Contract Law, Public Agency Ordinances, Resolutions, Policies, and Procedures, Proposition 218, Conflict of Interest and Ethics, Risk Avoidance, Grant Management and Compliance, Contracting, and Environmental Law. I am generally familiar with groundwater law and the Sustainable Groundwater Management Act, including an understanding of the California Department of Water Resources' role in groundwater management, implementation, and enforcement. I am also generally familiar with California law regarding water rights, groundwater banking, use of reclaimed and recycled water, wastewater treatment, and discharge compliance. I worked as a litigation attorney for about 30 years, but no

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longer handle contested matters. In recent years, my work has been primarily transactional and as general counsel to area companies and public districts. I am generally familiar with CEQA, but I do not consider myself to be an expert in this area of law. I believe human resource issues should be handled by experts in that area of law. I am also a trained mediator and formerly worked with the Mendocino County Superior Court Mediation Program.

Public Agency Experience: I have worked for numerous local agencies. In many cases, the persons with whom I worked have left the agency or passed away, but I believe the following individuals may still be available to discuss my work for their district:

Mendocino City Community Services District: I began representing the MCCSD in 2004 and continue to represent this district. Superintendent Ryan Rhoades and District Secretary Katie Bates, P.O. Box 1029, Mendocino, CA 95460; (707) 937-5790; mccsd@mcn.org.

Noyo Harbor District: I began representing this district in 2010 and continue to represent the district. Chairman Jim Hurst, 19101 S. Harbor Drive, Fort Bragg, CA 95437; (707) 485-2724, harbor2@mcn.org.

Mendocino Coast Recreation & Park District: I represented this district between 2004, and 2022. I no longer represent this district. Director Cesar Yanez, 300 S. Lincoln Street, Fort Bragg, CA 95437; (707) 964-0347, cesar@mcn.org

Mendocino Coast Healthcare District: I worked on an interim basis for the MCHD in 2023. Chair Lee Finney, 775 River Drive, Fort Bragg, CA 95437; (443) 569-9756, lfinney@mcdh.org.

Gualala Community Services District: I provided legal services to the district from 1989 until 2010. During my representation, I primarily worked with Board Chair Robert Sundstrom who is now deceased. One former Board member who still lives and works in the Gualala area is Robert Juengling, 42455 CA-1, Sea Ranch, CA 95497; (707) 884-4757, (707) 684-0041, robert@oceanicland.com.

Mendocino County Wastewater District No. 2: I advised Chairman Richard McCoy during the years 2004-2011. I worked almost exclusively with Mr. McCoy, who is deceased.

Westport Water District: I briefly advised a member of the Board of Directors at his personal cost regarding district governance issues. I do not recall the dates.

I am not presently aware of any potential conflicts of interest which would interfere with my representation of the MCCSD.

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Billing Rate: My billing rate is \$295.00 per hour. I provide detailed monthly bills in 1/10 of an hour increments. I bill monthly net 30. I would personally perform any and all services requested by the MCCSD. I respond promptly to calls and correspondence and can generally make myself available for meetings on short notice.

My federal tax ID number is 68-0334987. I hold business licenses with the City of Fort Bragg and County of Mendocino.

The form of Legal Services Agreement is acceptable to me.

Thank you for the opportunity to provide you with this submittal. I have also attached a copy of my resumé. Please do not hesitate to contact me if you need any additional information.

Respectfully submitted,


James A. Jackson

JAJ/jp
Enclosure

JAMES A. JACKSON
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Fort Bragg, CA 95437
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jackson@mcn.org

LEGAL EXPERIENCE

- January 1994 -
Present
- JACKSON LAW OFFICES**
Fort Bragg, CA
Specialties include estate planning, real estate law, business law, and representation of public districts.
- August 1988-
January 1994
- GRAHAM, CONE, McKINNEY, ROBERTS & JACKSON**
Mendocino, CA
Firm specialized in civil trial and appellate litigation.
- April 1988-
November 1988
- MENDOCINO CITY COMMUNITY SERVICES DISTRICT**
Mendocino, CA
Planner for the District. Responsibilities included liaison between the Board of Directors and a Citizens Advisory Committee, and preparation of a ground water management planning report.
- September 1985-
December 1987
- SRA TECHNOLOGIES**
Alexandria, VA
Staff Attorney and Environmental Consultant. Primary clients included the United States Environmental Protection Agency and the United States Department of Defense.
- May 1984-
May 1985
- UNITED STATES ENVIRONMENTAL PROTECTION AGENCY**
Office of Enforcement and Compliance Monitoring
Washington, DC
Projects included developing case reporter system for administrative decisions under TSCA, FIFRA and RCRA, development of an integrated environmental enforcement act.
- June 1983-
May 1984
- KOHN, MILSTEIN, COHEN & HAUSFELD**
Washington, DC
Firm specialized in complex litigation, including class actions, antitrust, and securities regulation.

BUSINESS MANAGEMENT EXPERIENCE

May 1978-
August 1982

Employed as Production Planner, Production Manager and Assistant to Director of Operations for a number of industrial enterprises in the New York metropolitan area. Responsibilities included supervision of production personnel, purchase and inventory of raw materials, and long-range planning.

EDUCATION

Legal

August 1982-
May 1985

George Washington University Law School
Washington, DC
Juris Doctorate

Undergraduate

September 1975-
May 1978

Montclair State University
Upper Montclair, New Jersey
Bachelor of Arts, cum laude, Philosophy

BAR ADMISSIONS

Maryland Court of Appeals (inactive)	1985
California Supreme Court	1988
United States District Court, Northern District of California	1989
United States Supreme Court	1995