

MENDOCINO CITY COMMUNITY SERVICES DISTRICT
P. O. BOX 1029
MENDOCINO, CA 95460
Business Phone (707) 937-5790 Treatment Plant (707) 937-5751

AGENDA

REGULAR MEETING

Monday, September 28, 2026

5:00 PM Regular Meeting

Wastewater Treatment Plant, 10500 Kelly St., Mendocino, Ca 95460

The meeting will be held in person at the above address and via teleconference. To participate by ZOOM call 1 (669)-900-6833, Meeting ID: 288 936 0093, Passcode: 044968

Or log in online URL:

<https://us06web.zoom.us/j/2889360093?pwd=cE40NFd2T1JScFg4WFQ2SCtod0V3QT09&omn=82770773912>

Meeting ID: 288 936 0093

Password: 4BezrR

- 1) CALL TO ORDER
 - 2) APPROVAL OF AGENDA
 - 3) PUBLIC EXPRESSION: non-agenda items
 - 4) COMMUNICATIONS
 - 5) FINANCIAL REPORT
 - Discussion and Possible Action to Approve District Disbursements
 - a) August Disbursements
 - 6) CONSENT AGENDA
 - All matters on the Consent Agenda are to be approved by one action without discussion unless a Board Member requests separate action on a specific item.
 - a) Approval of minutes from 8-31-2026
 - b) Approval to use the MCCSD Palette Dr parcel for the Mendocino Film Festival on an annual basis until 2030
 - 7) DISCUSSION AND POSSIBLE ACTION REGARDING ANY CONSENT AGENDA ITEM NEEDING SEPARATE ACTION
 - 8) NEW BUSINESS
 - a) Presentation and Discussion with Carollo Engineers related to preliminary engineering report alternatives for plant redundancy
 - b) General Plant Operations and Collection System update
 - 9) DISTRICT SUPERINTENDENT'S REPORT
 - Monthly Report
-

10) GROUNDWATER MANAGEMENT

Monthly Groundwater Management Report

11) ADJOURNMENT

STANDING COMMITTEES: For 2026

Finance:----- Andrea Shepard and Michael Klinger

Personnel:----- Alex Fields and Matthew Miksak

Plant Operations:----- Jim Sullivan and Michael Klinger

Street Lighting:----- Alex Fields

Groundwater Management:----- Andrea Shepard and Jim Sullivan

Pursuant to Americans with Disability Act (ADA Title II), MCCSD will make reasonable arrangements to ensure accessibility to the meeting. If you need special assistance to participate in this meeting, please contact the business office at 707- 937-5790.

Mendocino City Community Services District

Budget vs. Actuals: Budget_FY27_P&L - FY27 P&L

July 2026 - June 2027

	TOTAL			
	ACTUAL	BUDGET	OVER BUDGET	% OF BUDGET
Income				
GENERAL REVENUES				
General Property Taxes	11,651.40	142,000.00	-130,348.60	8.21 %
Interest Income	10,108.02	25,000.00	-14,891.98	40.43 %
Late Fee Income	819.18	8,000.00	-7,180.82	10.24 %
Total GENERAL REVENUES	22,578.60	175,000.00	-152,421.40	12.90 %
OPERATING REVENUE				
Fees to Read Water Meters	1,960.00	10,080.00	-8,120.00	19.44 %
Groundwater Mgmnt Charge	101,735.23	296,848.00	-195,112.77	34.27 %
Hills Ranch Income	1,000.00	3,000.00	-2,000.00	33.33 %
Parts Sales (inventory)	518.60	1,000.00	-481.40	51.86 %
Sewer Charges	477,789.24	1,323,717.00	-845,927.76	36.09 %
Total OPERATING REVENUE	583,003.07	1,634,645.00	-1,051,641.93	35.67 %
Total Income	\$605,581.67	\$1,809,645.00	\$ -1,204,063.33	33.46 %
GROSS PROFIT	\$605,581.67	\$1,809,645.00	\$ -1,204,063.33	33.46 %
Expenses				
00 PERSONNEL AND BENEFITS				
CalPers Unfunded Liability	22,807.81	57,700.00	-34,892.19	39.53 %
Payroll Benefits Gen'l	32,064.00	141,756.00	-109,692.00	22.62 %
Payroll TaxGen'l	7,501.86	28,565.00	-21,063.14	26.26 %
Retirement Admin	4,609.30	28,565.00	-23,955.70	16.14 %
Wages Admin	60,017.21	226,504.00	-166,486.79	26.50 %
Wages Operators	38,046.33	130,554.00	-92,507.67	29.14 %
Workers Compensation	7,621.01	25,088.00	-17,466.99	30.38 %
Total 00 PERSONNEL AND BENEFITS	172,667.52	638,732.00	-466,064.48	27.03 %
01 DISPOSAL				
Dryer fuel Biosolids	11,170.55	25,000.00	-13,829.45	44.68 %
Solids Disposal Fees	333.85	2,000.00	-1,666.15	16.69 %
Total 01 DISPOSAL	11,504.40	27,000.00	-15,495.60	42.61 %
01 GROUNDWATER MGMT				
Legal FeesGWM		5,000.00	-5,000.00	
Legal NoticesGWM		1,000.00	-1,000.00	
Professional SvcsGWM		4,000.00	-4,000.00	
Repairs & MaintGWMEExtraction		10,000.00	-10,000.00	
SuppliesGWMEExtraction		5,000.00	-5,000.00	
Vehicle Fuel GWM	503.63	3,000.00	-2,496.37	16.79 %
Total 01 GROUNDWATER MGMT	503.63	28,000.00	-27,496.37	1.80 %
01 SEWER				
Lab Supplies	2,986.00	25,000.00	-22,014.00	11.94 %
Legal Fees		5,000.00	-5,000.00	
Outfall Inspection & Other Costs		40,000.00	-40,000.00	
Professional Svcs	1,881.30	4,000.00	-2,118.70	47.03 %

	TOTAL			
	ACTUAL	BUDGET	OVER BUDGET	% OF BUDGET
Repairs & Maint	30,369.77	150,000.00	-119,630.23	20.25 %
Safety Supplies	280.46	7,000.00	-6,719.54	4.01 %
State Permit Fees		14,000.00	-14,000.00	
Supplies	14,654.42	50,000.00	-35,345.58	29.31 %
Training	75.00	8,000.00	-7,925.00	0.94 %
Utilities	34,270.29	120,000.00	-85,729.71	28.56 %
Total 01 SEWER	84,517.24	423,000.00	-338,482.76	19.98 %
02 GEN AND ADMIN				
Accounting & AuditingGen'l	5,253.75	18,500.00	-13,246.25	28.40 %
County Permit Fees	2,899.42	8,500.00	-5,600.58	34.11 %
InsuranceGen'l	13,531.45	51,357.00	-37,825.55	26.35 %
Legal FeesGen'l	3,062.50	65,000.00	-61,937.50	4.71 %
Professional SvcsGen'l	115.75	2,000.00	-1,884.25	5.79 %
SuppliesGen'l	1,349.60	10,000.00	-8,650.40	13.50 %
Telephone	2,746.92	10,000.00	-7,253.08	27.47 %
Total 02 GEN AND ADMIN	28,959.39	165,357.00	-136,397.61	17.51 %
04 Collections System				
Repairs & Maintenance	246,563.00	260,000.00	-13,437.00	94.83 %
Total 04 Collections System	246,563.00	260,000.00	-13,437.00	94.83 %
Total Expenses	\$544,715.18	\$1,542,089.00	\$ -997,373.82	35.32 %
NET OPERATING INCOME	\$60,866.49	\$267,556.00	\$ -206,689.51	22.75 %
NET INCOME	\$60,866.49	\$267,556.00	\$ -206,689.51	22.75 %

MENDOCINO CITY COMMUNITY SERVICES DISTRICT

Post Office Box 1029

Mendocino, CA 95460

(707) 937-5790 (t)

mccsd@mcn.org

MENDOCINO CITY COMMUNITY SERVICES DISTRICT BOARD MEETING

ACTION MINUTES – August 31, 2026

BEFORE THE BOARD OF DIRECTORS

FAIR STATEMENT OF PROCEEDINGS

(PURSUANT TO CALIFORNIA COMMUNITY SERVICES DISTRICT LAW

Government Code §61000)

AGENDA ITEM NO. 1 – CALL TO ORDER – 5:04 p.m.

Board Present: Directors Andrea Shepard, Alex Fields, Michael Klinger, Jim Sullivan, and Matthew Miksak

Staff Present: Ryan Rhoades, District Superintendent, Katie Bates, District Secretary, Keith Linden, Operator

Public Present: Jim Gragg, Mary Falkenrath, Dan Potash, Maggie O'Rourke, Teddy Winslow, Merrie Winslow

AGENDA ITEM NO. 2. – APPROVAL OF AGENDA

Board Action: Upon motion by Director Sullivan, and 2nd by Director Miksak to approve the Agenda. IT IS ORDERED to approve the agenda. The Motion carried by the following vote:

AYE: 5

AGENDA ITEM NO. 3- PUBLIC EXPRESSION: non-agenda items

Jim Gragg discussed the County's Coastal Groundwater Study and handed out an executive summary to the Board of Directors.

Maggie O'Rourke expressed concern re: the MUSD water storage project.

Teddy Winslow asked MCCSD to communicate with customers re: any upcoming construction that may affect roads or businesses.

AGENDA ITEM NO. 4- COMMUNICATIONS

Received about 10 indirect letters re: MUSD water project

AGENDA ITEM NO. 5- FINANCIAL REPORT

a) June DISBURSEMENTS

Board Action: Upon motion by Director Shepard and 2nd by Director Sullivan, IT IS ORDERED to approve June disbursements. The Motion carried by the following vote:

AYE: 5

b) July DISBURSEMENTS

Board Action: Upon motion by Director Shepard and 2nd by Director Miksak, IT IS ORDERED to approve July disbursements. The Motion carried by the following vote:

AYE: 5

AGENDA ITEM NO. 6— CONSENT AGENDA

- a) Approval of minutes from 6-29-2026
- b) Approval of annual payment to CalPERS for the Unfunded Liability contribution
- c) Approval to use the MCCSD Palette Dr parcel for the Murder, She Wrote festival May 20– May 23, 2027
- d) Approval of additional recycled water user agreement with Mendocino Little River Cemetery District
- e) Approval of additional recycled water user agreement with Mendocino Fire Protection District
- f) Approval of additional recycled water user agreement with Department of Parks and Recreation

Item 6c is pulled from the Consent Agenda so that Directors Shepard and Fields could recuse themselves from voting on the item.

Board Action: Upon motion by Director Shepard and 2nd by Director Sullivan, IT IS ORDERED to approve the Consent Agenda with exception to item 5c. The Motion carried by the following vote:

AYE: 5

*Directors Shepard and Fields leave the building

Board Action: Upon motion by Director Klinger and 2nd by Director Miksak, IT IS ORDERED to approve the Consent Agenda item 5c. The Motion carried by the following vote:

AYE: 3

ABSENT: 2 (Shepard and Fields)

AGENDA ITEM NO. 7- DISCUSSION AND POSSIBLE ACTION REGARDING ANY CONSENT AGENDA ITEM NEEDING SEPARATE ACTION

NONE

AGENDA ITEM NO. 8- NEW BUSINESS

- a) Discussion and Possible Action to approve the purchase of two (2) replacement Flygt sludge pumps

Board Comment: Director Klinger

Staff Comment: Ryan Rhoades

Board Action: Upon motion by Director Fields and 2nd by Director Shepard, IT IS ORDERED to authorize the purchase of two Flygt Model NP 3102.070 sludge pumps and associated equipment from Xylem Water Solutions USA, Inc. pursuant to Quote #2026-FFB-0340, dated August 14, 2026, for an amount not to exceed \$32,518.00,

including freight, and to waive applicable competitive bidding requirements pursuant to MCCSD Ordinance 08-3, Section 6, in the event they are not covered by the recycled water grant. The Motion carried by the following vote:

AYE: 5

AGENDA ITEM NO. 9- DISTRICT SUPERINTENDENT'S REPORT

Board Comment: Jim Sullivan and Michael Klinger
Public Comment: Jim Gragg
Staff Comment: Ryan Rhoades

AGENDA ITEM NO. 10- GROUNDWATER MANAGEMENT

Ryan Rhoades reads report
Public Comment: Jim Gragg

AGENDA ITEM NO. 11- ADJOURNMENT

5:50 p.m.

NOTICE: PUBLISHED MINUTES OF THE MENDOCINO CITY COMMUNITY SERVICES DISTRICT MEETINGS

- *Effective May 11, 2020, the Board of Directors' minutes will be produced in "action only" format.*
- *Minutes are considered draft until adopted/approved by the Board of Directors*
- *Please reference the District's website to obtain additional resource information for the Board of Directors: www.mccsd.com.*

Thank you for your interest in the proceedings of the Mendocino City Community Services District

Board of Directors

STANDING COMMITTEES:

Finance:----- Andrea Shepard and Michael Klinger

Personnel:----- Matthew Miksak and Alex Fields

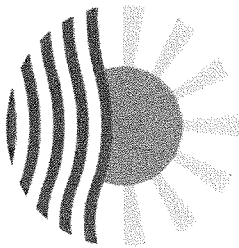
Plant Operations:----- Jim Sullivan and Michael Klinger

Street Lighting:----- Alex Fields

Groundwater Management:----- Jim Sullivan and Andrea Shepard

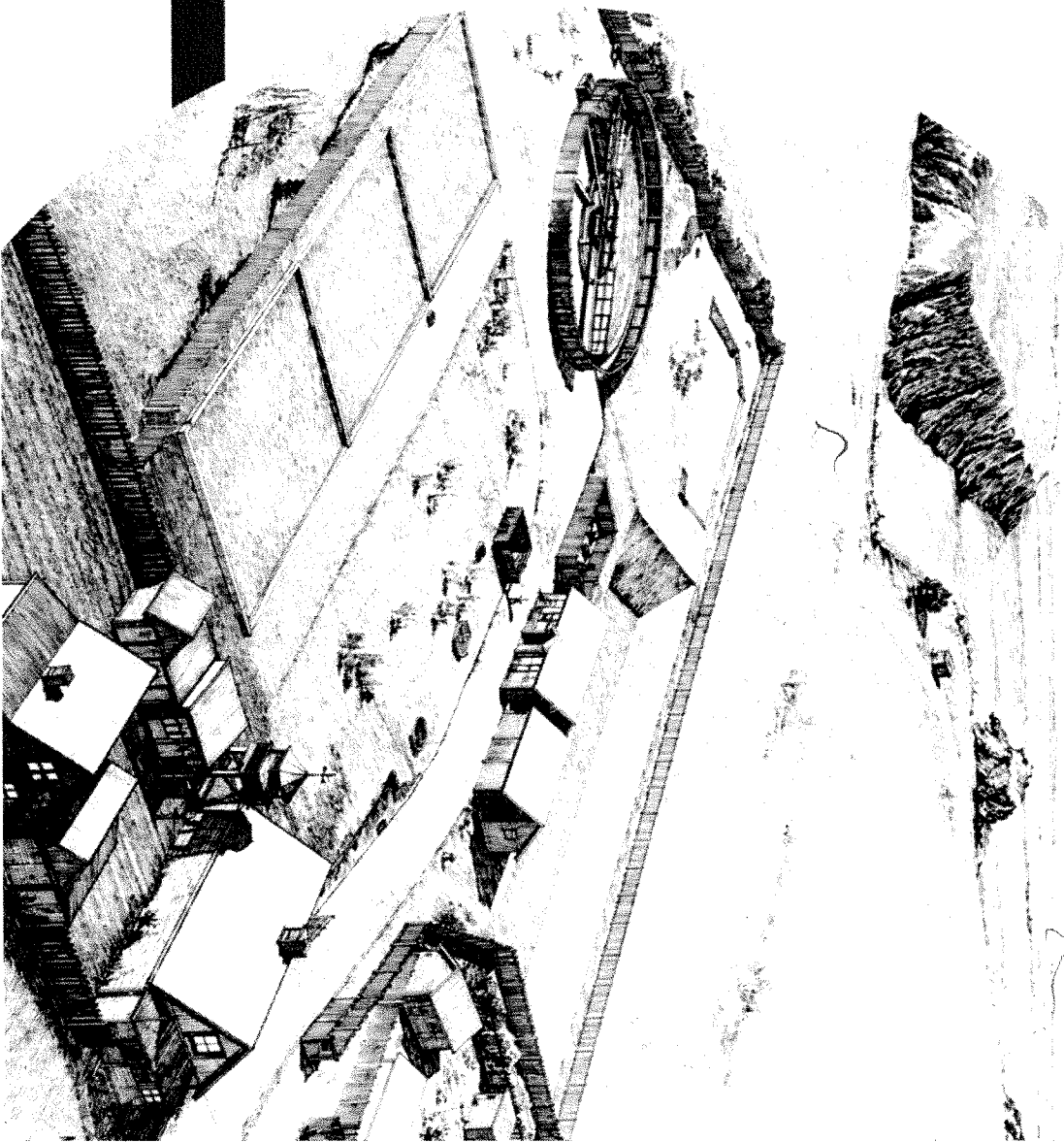
Respectfully submitted,

Katie Bates



Mendocino, CA

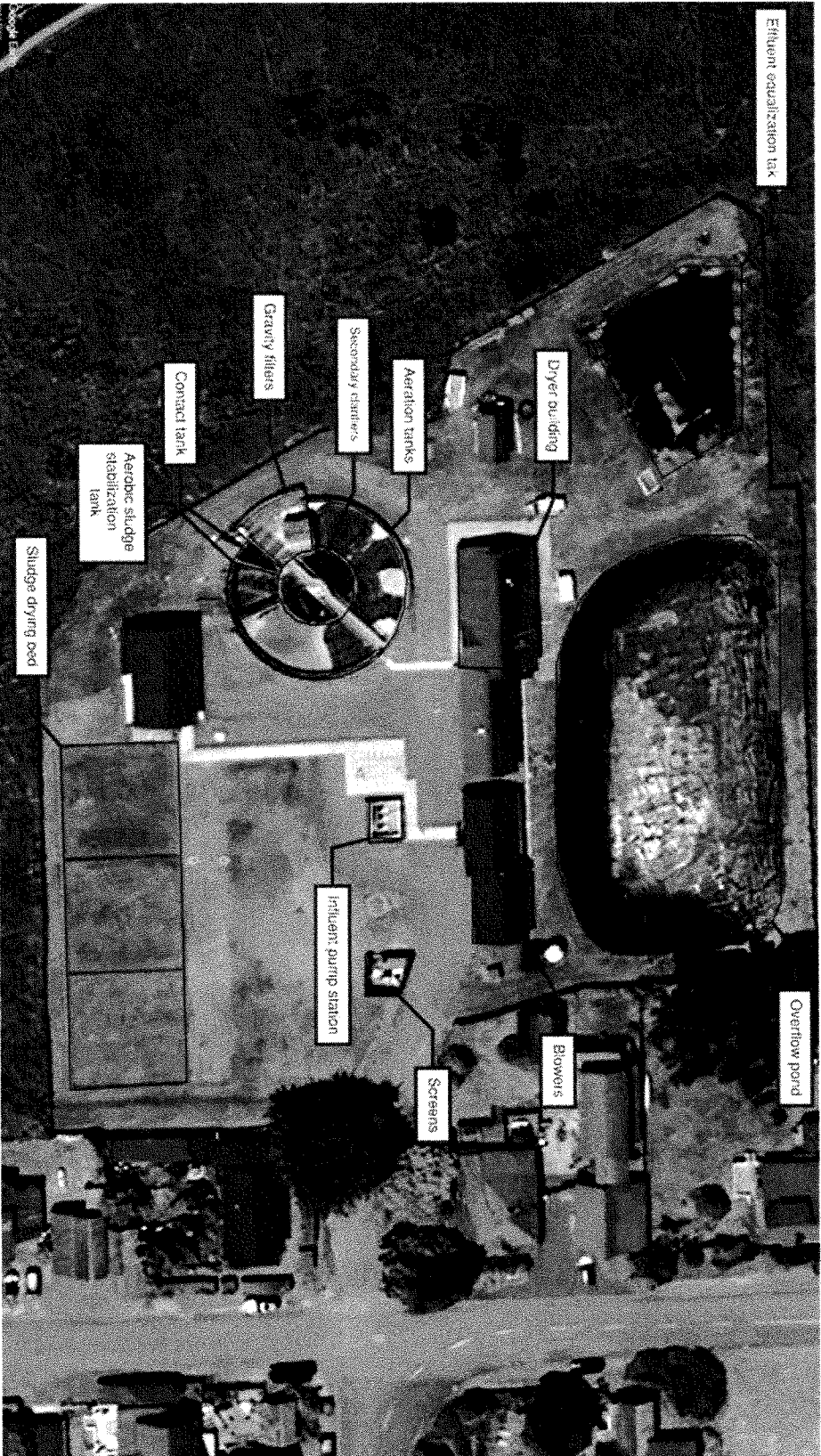
Alternative Analysis



AGENDA

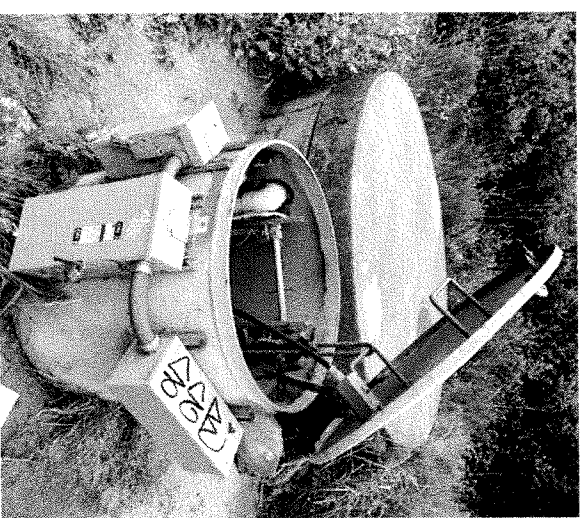
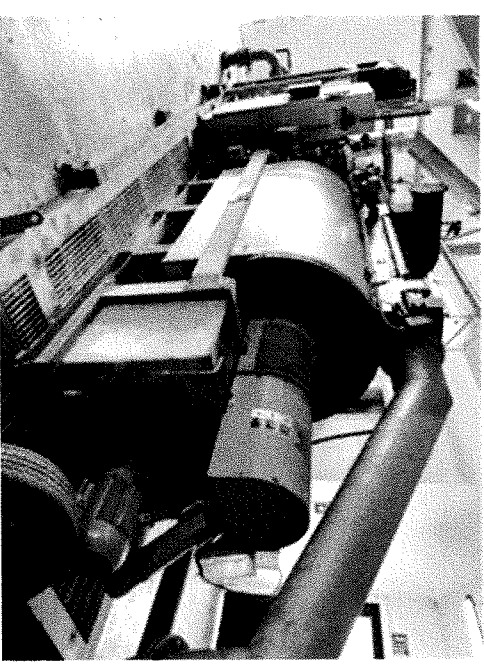
- 01** NEED FOR THE PROJECT
- 02** ALTERNATIVE 1: Rehabilitation and Operational Continuity Approach
- 03** ALTERNATIVE 2: Rehabilitation and Optimized Modern Configuration
- 04** ALTERNATIVE 3: Rehabilitation and High-Quality Effluent for Reuse
- 05** COST COMPARISON AND MULTI-CRITERIA EVALUATION
- 06** NEXT STEPS

Need for the Project

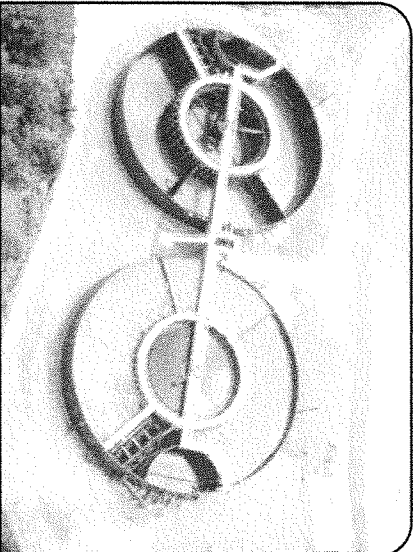


Need for the Project

- Aging treatment and collection system infrastructure
- Limited redundancy creates operational risk
- Critical equipment nearing end of service life
- Lift station safety and maintenance concerns
- Wet weather flow management challenges
- Future regulatory and recycled water requirements



— Overview of Alternatives



Alternative

1

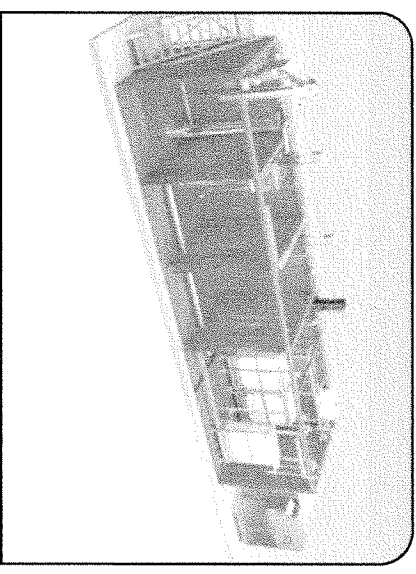
Rehabilitation and
Operational Continuity
Approach



Alternative

2

Rehabilitation and
Optimized Modern
Configuration



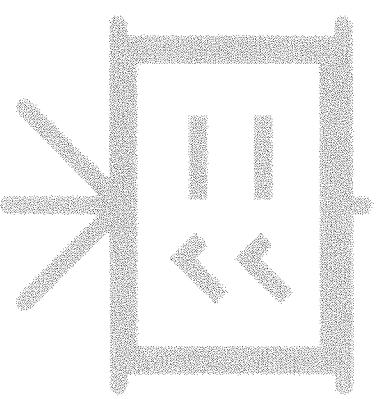
Alternative

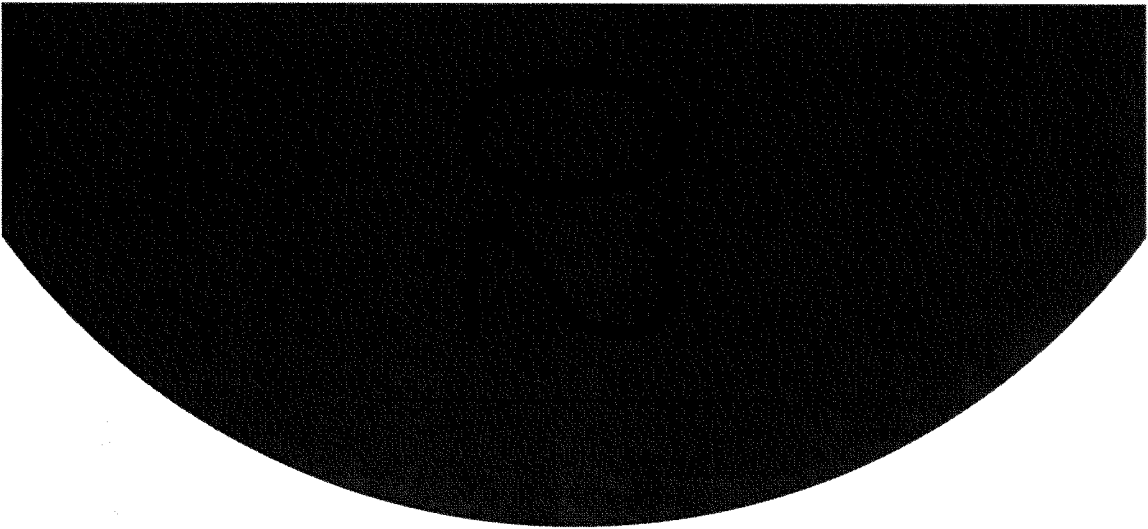
3

Rehabilitation and
High-Quality Effluent

Project Objectives

- Increase treatment process **redundancy**
- Replace aging infrastructure and equipment
- Enhance **operator safety**
- Improve wet weather flow management
- Support future water reuse and regulatory requirements





Alternative 1:

Rehabilitation of Existing Package Plant and Operational
Continuity Approach

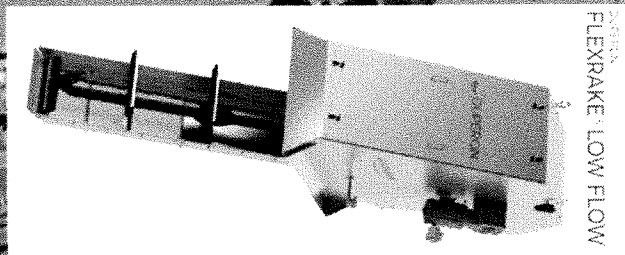
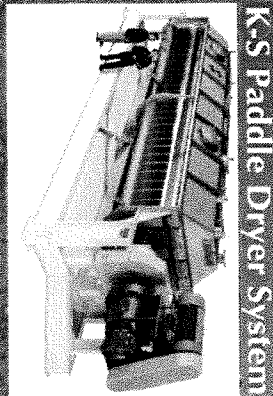
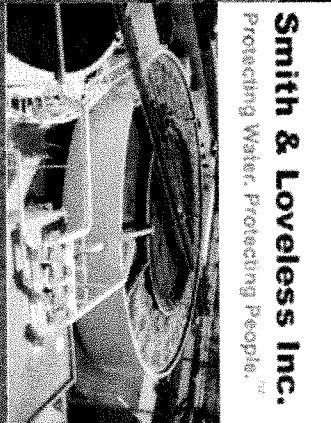
— Alternative 1 Description

- Rehabilitate the existing treatment facilities and add a second package treatment train.
- Increase process redundancy and operational reliability.
- Expand overflow storage capacity to improve wet weather resiliency.
- Maintain familiar treatment processes and operations for staff.
- Allow phased implementation while maintaining plant operations.

Alternative 1: Rehab and Operational Continuity - Layout

LEGEND OF IMPROVEMENTS

- ① Lift station upgrades (not shown)
- ① New overflow pond
- ② New screening
- ③ New concentric package plant
- ④ New solids dryer

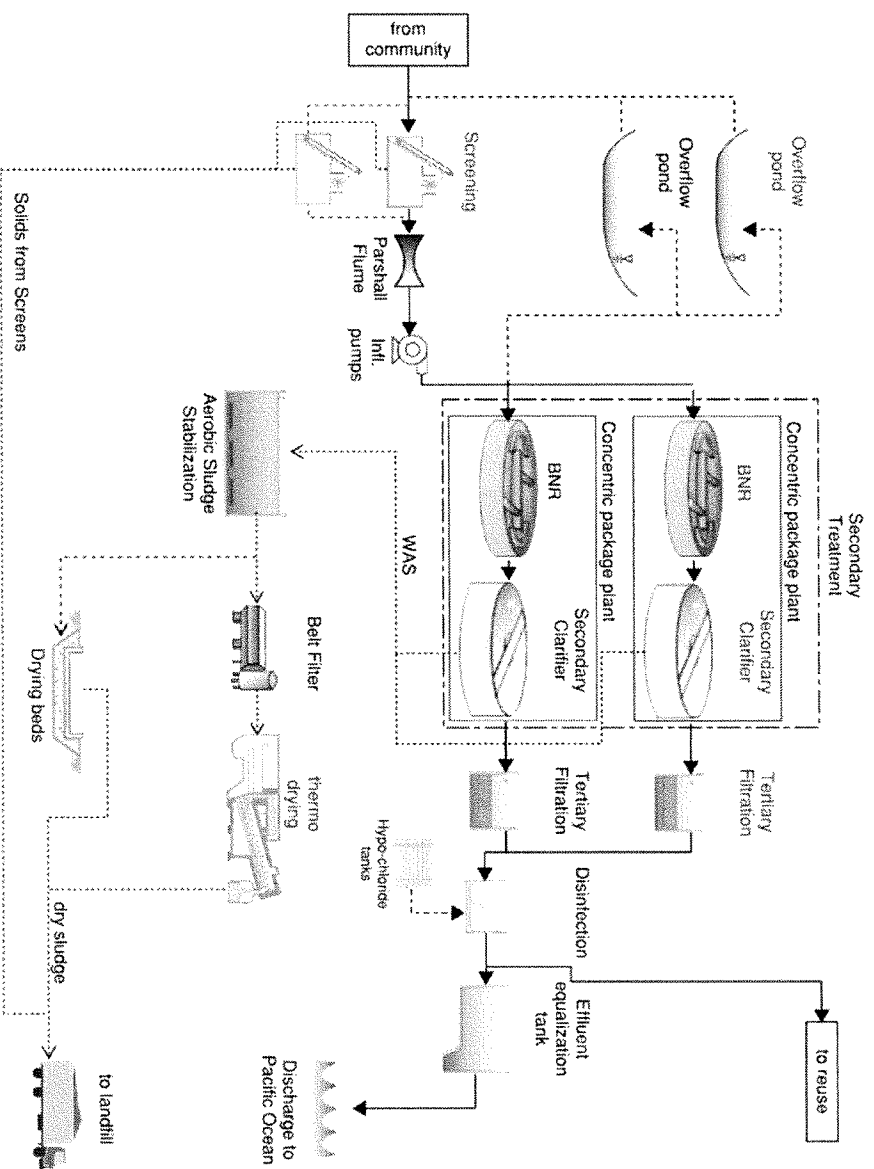


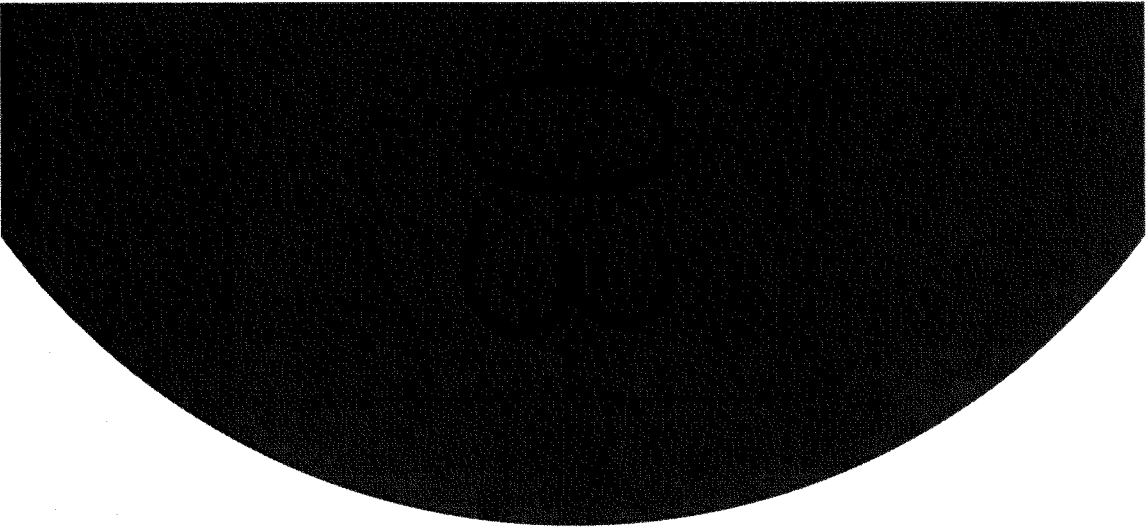
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200 ft



Alternative 1: Rehab and Operational Continuity





Alternative 2:

Rehabilitation of Existing Package Plant and
Optimized Modern Configuration

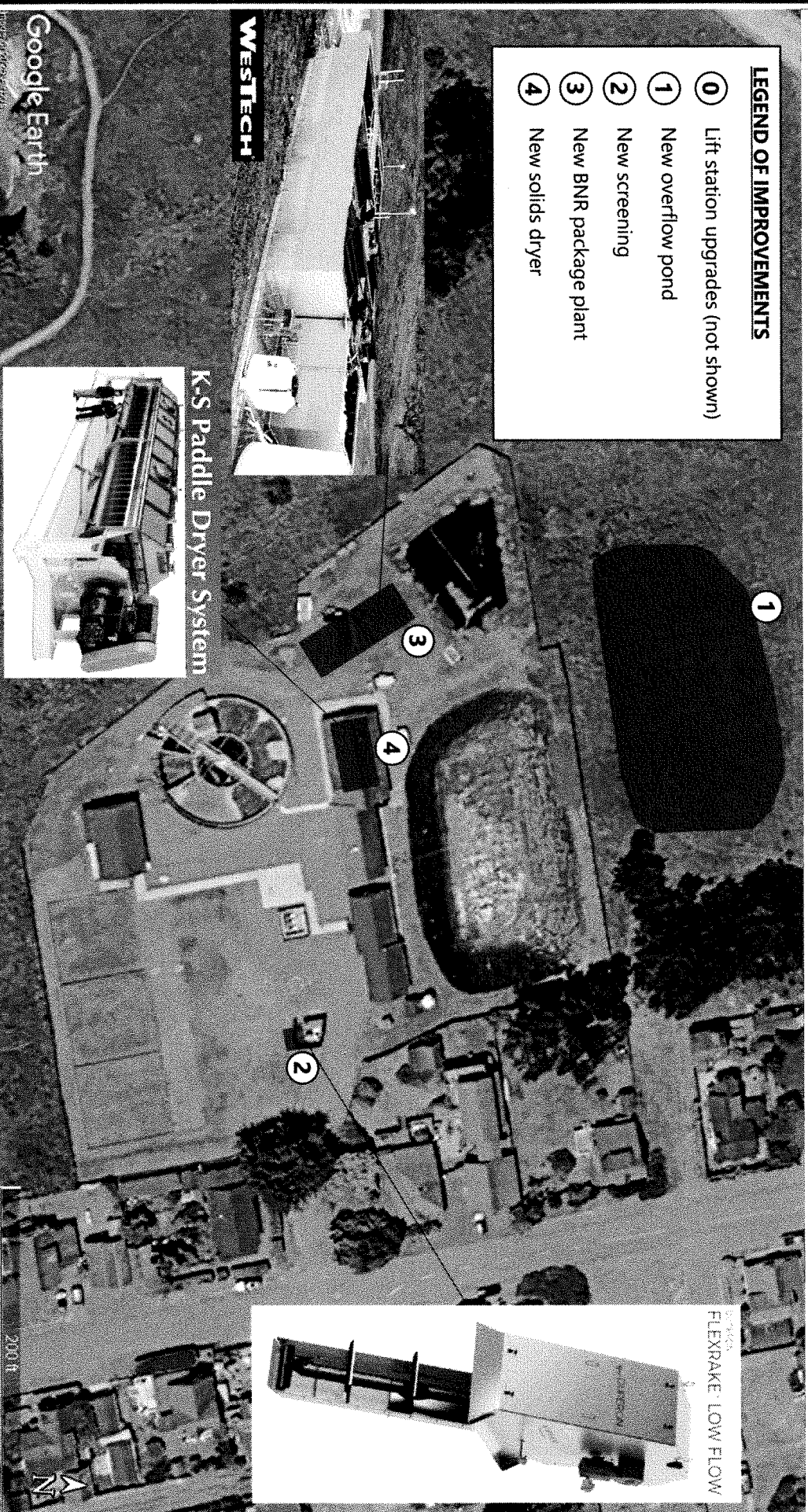
— Alternative 2 Description

- Rehabilitate the existing facilities and add a new treatment train using a different treatment technology.
- Increase system reliability through process diversification.
- Improve operational flexibility and reduce dependence on a single treatment process.
- Evaluate upgrades to solids handling facilities, including sludge dryer and digester.
- Enhance long-term maintainability and resilience.

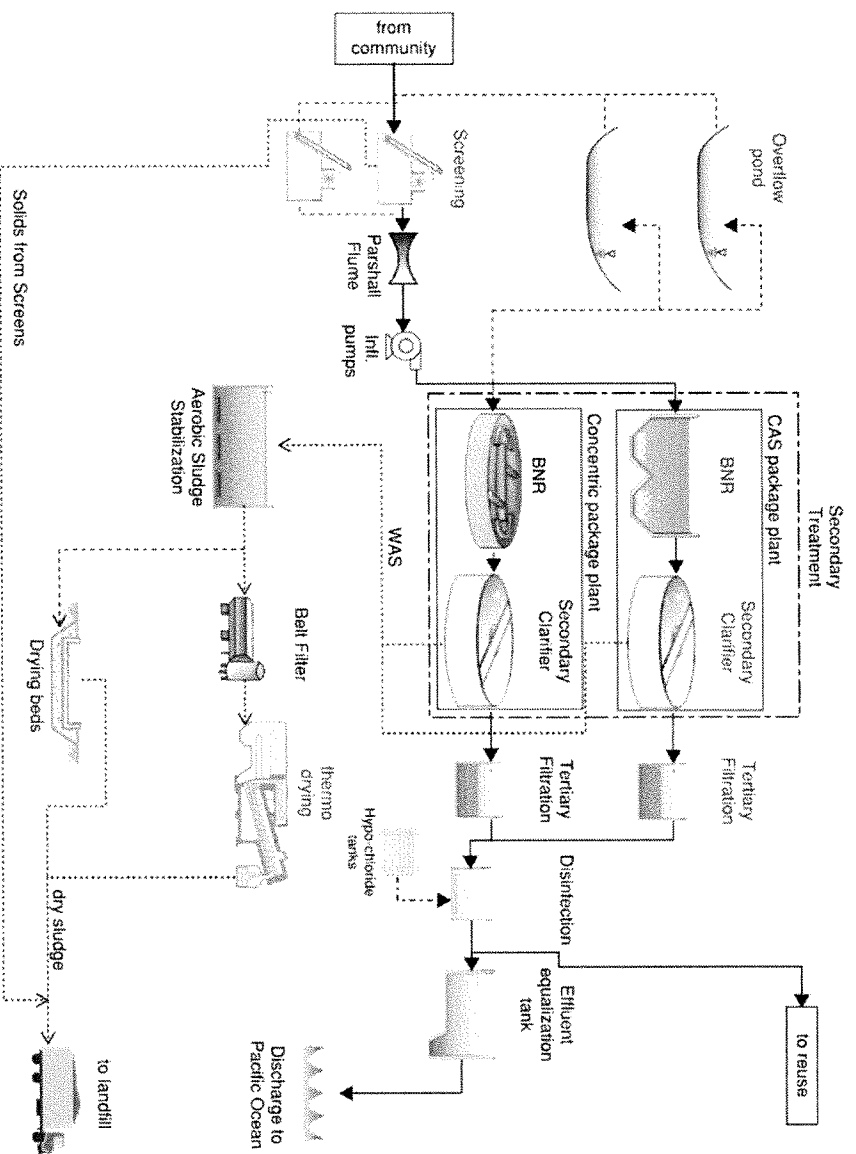
Alternative 2: Rehab and Optimized Modern Configuration - Layout

LEGEND OF IMPROVEMENTS

- ① Lift station upgrades (not shown)
- ① New overflow pond
- ② New screening
- ③ New BNR package plant
- ④ New solids dryer



Alternative 2: Rehab and Optimized Modern Configuration



Alternative 3:

Rehabilitation of Existing Package Plant and High-Quality Effluent



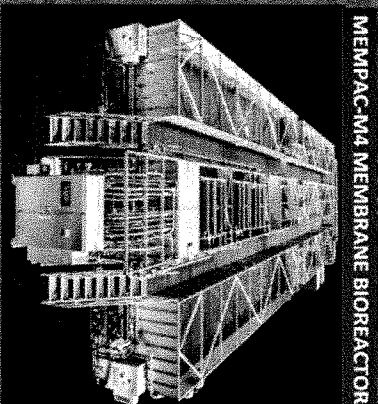
— Alternative 3 Description

- Rehabilitate the existing facilities and construct a new advanced treatment system.
- Provide the highest level of treatment performance and reliability.
- Support future recycled water reuse opportunities and Title 22 compliance objectives.
- Improve nutrient removal capabilities and effluent quality.
- Position the District for long-term regulatory and community needs.

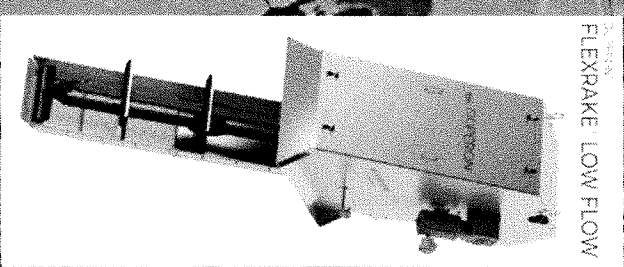
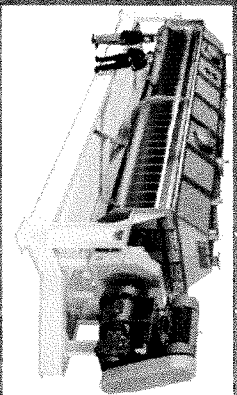
Alternative 3: Rehab and High-Quality Effluent - Layout

LEGEND OF IMPROVEMENTS

- ① Lift station upgrades (not shown)
- ② New overflow pond
- ③ New screening
- ④ New MBR package plant
- ⑤ New solids dryer



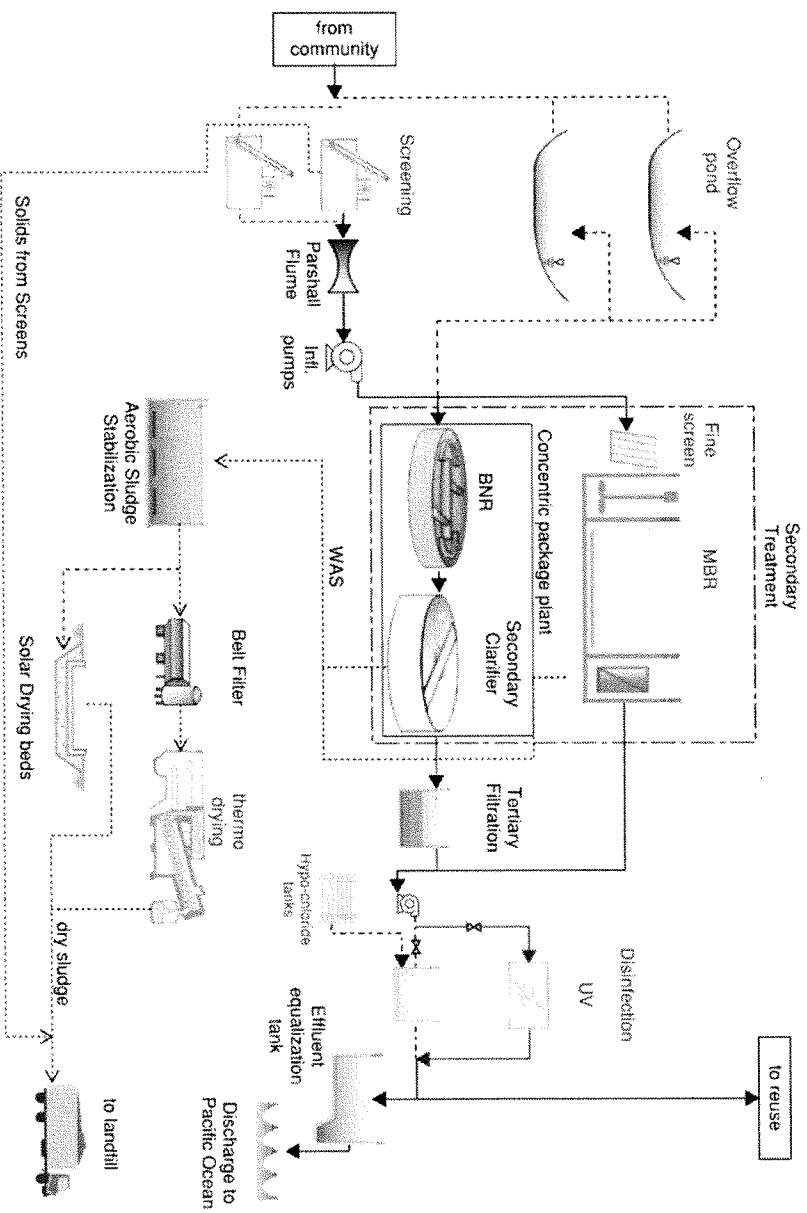
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2007

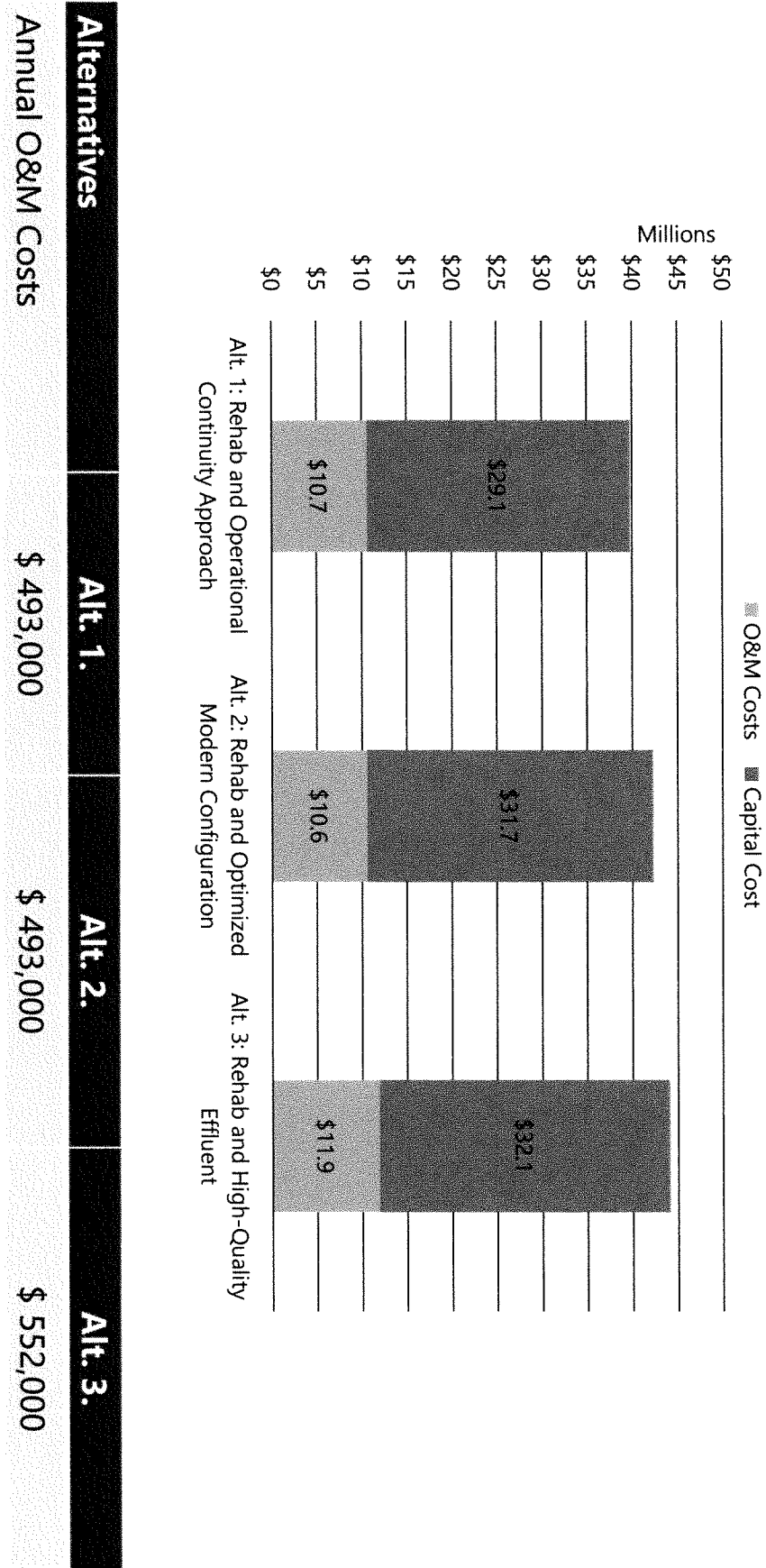


Alternative 3: Rehab and High-Quality Effluent (Updated PFD)



Cost Comparison and Multi-Criteria Evaluation

Comparison of Life Cycle Costs - NPV



Non-Monetary Evaluation Criteria

- Assumed: All alternatives provide adequate capacity and treatment for current and future conditions and meet regulatory requirements in the discharge permit.

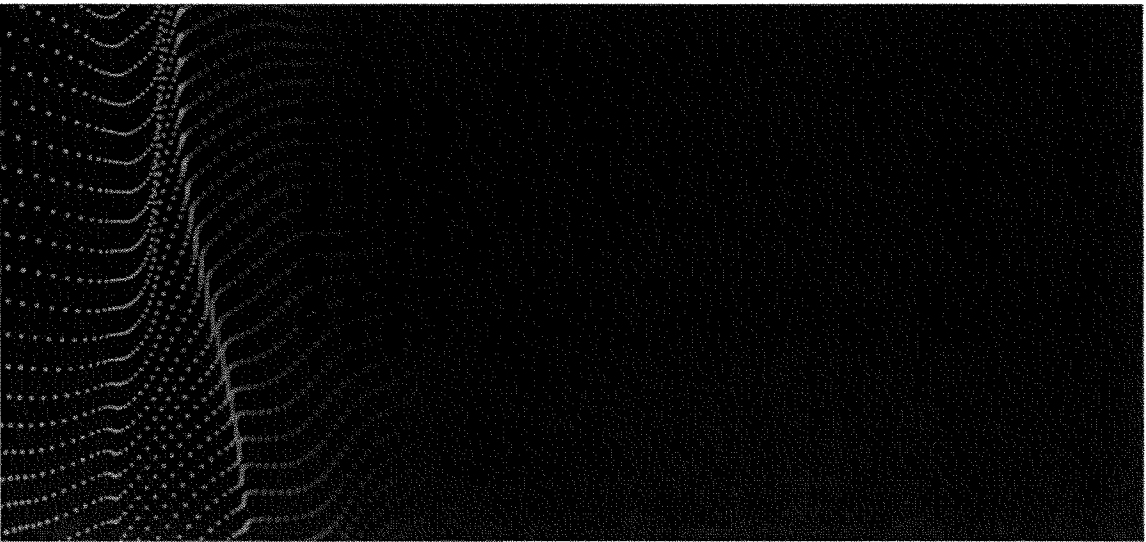
Criteria	Description	Weight
Footprint	Fits on existing site. Minimizes area.	25%
Robustness	Treats variable influent flows and loads.	10%
Constructability	Easy to construct with minimal disruption to existing plant operations.	25%
O&M Complexity	Minimizes required operator hours and certifications.	20%
Effluent Quality	Compatibility with reuse application	20%
TOTAL WEIGHT		100%

Non-Monetary Evaluation Criteria

- Alternatives are ranked on each criterion from 1 (worst) to 3 (best), as shown in the table.
- Rankings are weighted and summed to calculate a total weighted score.
- The highest total weighted score is the most favorable.

Criteria	Weight	Alternative 1	Alternative 2	Alternative 3
Footprint	25%	2	2	3
Robustness	10%	2	3	3
Constructability	25%	2	2	2
O&M Complexity	20%	3	2	1
Effluent Quality	20%	1	2	3
TOTAL WEIGHTED SCORE		2.0	2.1	2.4

Next Steps



Next Steps

- **Oct 30** - Proposed Alternative and Recommendations (Section 6 and 7)
- **Nov 27** - Draft PER submittal
- **Dec 21** - Final PER

Supporting Slides

Overflow Pond Sizing

Design Criteria

Design Parameter	Unit	2026	2046	Design Basis
Population, Connected to Sewer	People	966	1,166	Assumed the annexation of Surfwood Homes Community to the MCCSD sewer system (~200ppl)
Average Dry Weather Flow (ADWF)	gpd	66,761	80,583	69 gpcd x Population. 69 gpcd is based on current dry weather flow and population data
Peak Dry Weather Flow (PDWF)	gpd	106,333	128,349	Current PDWF based on historical data (2023-2025). Future PDWF = Population x ADF per capita flow x PDWF/ADF peaking factor (x1.6).
Annual Average Flow (AAF)	gpd	99,051	119,559	Current AAF based on historical data (2023-2025) with AAF/ADWF peaking factor (x1.5). Future AAF = $AAF_{(2026)} + (ADWF_{(2046)} - ADWF_{(2026)})$.
Max Month Flow	gpd	208,667	251,870	Current MMF based on historical data (2023-2025) with MMF/ADWF peaking factor (x3.1). Future MMF = $MMF_{(2026)} + (ADWF_{(2046)} - ADWF_{(2026)})$.
Peak Wet Weather Flow (PWWF)	gpd	404,000	487,644	Current PWWF based on historical data (2023-2025) with PWWF/ADWF peaking factor (x6.1). Future PWWF = $PWWF_{(2026)} + (ADWF_{(2046)} - ADWF_{(2026)})$.
BOD Average Dry Weather Load (ADWL)	ppd	235	284	Based on historical dry weather data from 2023-2025.
TSS Average Dry Weather Load (ADWL)	ppd	203	245	Based on historical dry weather data from 2023-2025.

➤ Source: #9 Flow Data -> Coli10percent

Overflow Pond Sizing- Scale Factor

- This pond is irregular trapezoidal pond, therefore, assumptions for calculation:
- The same pond shape
- The same side slopes
- The same depth (6 ft)

Future pond sizing based on Future PWWF

Fill time (hr)	Fill time (day)	Required pond Size (ft3)	Area Ratio	Required Top Surface Area (ft2) – Just capacity
24	1	65,193	1.037	16,463
48	2	130,386	1.466	32,927
72	3	195,579	1.796	49,390
168	7	456,351	2.743	115,245

Note: Because the original pond area was estimated from side lengths only, these dimensions should be considered **planning-level estimates**.

➤ Source: #2 Drawings, WWTP -> Original MCCSD Treatment Plants Plans -> G-6

Overflow Pond Footprint

- Existing pond: 6-ft operating depth (HWL) and 5-ft freeboard
- Future pond concepts assume the same operating depth and freeboard.
- Smaller pond footprints may be feasible based on geotechnical conditions and final side-slope criteria



➤ Source: #2 Drawings, WWTP -> Original MCCSD Treatment Plants Plans -> G-6

Cost Breakdown

Cost Estimating Assumptions – O&M Costs

- **O&M costs include:**
 - » Admin Expenses
 - Repair / Maintenance
 - O&M (Annual repairs & maintenance; Supplies Tools & Services, Other Operating Expenses, Biosolids disposal)
 - Insurance
 - » Energy
 - » Staff
 - Admin wages (includes benefits)
 - Operator wages
 - Training and education
 - » Other O&M
 - Chemical Cost - coagulant
 - Chemical Cost - chlorine
 - Chemical Cost - de-chlorine
 - Chemical Cost - Lime
 - Chemical Cost - MBR cleaning
 - Biosolids - dryer fuel
 - Biosolids disposal
- Annual escalation rates of:
 - » Construction escalation rate 6.0%
 - » Electricity escalation rate 2.0%
 - » Fuel escalation rate 2.0%
 - » Salary escalation rate 1.7%
 - » Admin Expense and O&M escalation rate 2.0%
- Discount rate of 2.2%
- Taxes, Construction Allowances
 - » Taxes 7.875%
 - » E&IC Allowance 15%
 - » Construction Contingency 35%
 - » Equipment Installation 30%
 - » General Conditions, Contractor Markups 10%
 - » GC Overhead, Profit, Bonds, Mob 20%
- Engineering & Administrative Costs 20%

– Cost Estimating Assumptions – O&M Costs

	Parameter Name	Value	Units
Admin Expenses	Laboratory analysis	\$ 21,200	\$/year
	Repair / Maintenance	\$ 19,000	\$/year
	O&M (Annual repairs & maintenance; Supplies Tools & Services, Other Operating Expenses, Biosolids disposal)	\$ 81,000	\$/year
	Insurance	\$ 15,000	\$/year
	Sum of Admin Expenses	\$ 121,200	\$/year
Energy	Alt 2: Rehab and Operational Continuity Approach	\$ 98,059	\$/year
	Alt 3: Rehab and Optimized Modern Configuration	\$ 98,059	\$/year
	Alt 4: Rehab and High-Quality Effluent for Reuse	\$ 156,894	\$/year
	Admin wages (includes benefits)	\$ 171,900	\$/year
	Operator wages	\$ 99,400	\$/year
Staff	Training and education	\$ 1,000	\$/year
	Sum of Staff Expenses (Salaries, benefits and training)	\$ 272,300	
	Chemical Cost - coagulant	\$ 2,300	\$/year
	Chemical Cost - chlorine	\$ 28,100	\$/year
	Chemical Cost - de-chlorine	\$ 7,800	\$/year
Other O&M	Chemical Cost - Lime	\$ 3,100	\$/year
	Chemical Cost - MBR cleaning	\$ 2,000	\$/year
	Biosolids - dryer fuel	\$ 25,000	\$/year
	Biosolids disposal	\$ 33,500	\$/year

Alt. 1 Project Costs Breakdown

ITEM	DESCRIPTION	QTY	UNIT	UNIT COST	TOTAL
SUMMARY OF CONSTRUCTION COSTS	Lift Station Upgrades and Retrofit	1	Lump Sum	\$60,000	\$ 60,000
	Station A - 30 GPM @ 30TDH	1	Lump Sum	\$70,000	\$ 70,000
	Station B - 150 GPM @ 85TDH	2	EA	\$85,000	\$ 170,000
	Wet well retrofits	2	EA	\$12,000	\$ 24,000
	Control Panels - Duplex NEMA 3r	1	Lump Sum	\$256,000	\$ 256,000
	Earthwork (~153,000 ft3)	1	Lump Sum	\$92,000	\$ 92,000
	D8 Dozer, Class C (Hard Dig), Grade, Cut, Fill & Compact, 600' Haul	1	Lump Sum	\$20,000	\$ 20,000
	Lining (~19,000 ft2 of 80 MIL HDPE LINER, NOT TEXTURED)	1	Lump Sum	\$181,000	\$ 181,000
	Pipe, valves, MHS	1	Lump Sum	\$250,000	\$ 250,000
	Screens - 1/4 inches opening, inclination 75 degrees	1	Lump Sum	\$3,950,000	\$ 3,950,000
CONSTRUCTION ALLOWANCES	Screens channel and wet well	1	Lump Sum	\$3,627,000	\$ 3,627,000
	Concentric CAS-BNR Package Plant (Includes piping, valves, pumps)	1	Lump Sum	\$686,000	\$ 686,000
	Solids - drying	1	Lump Sum	\$1,305,000	\$ 1,305,000
	Paddle Thermo Dryer System (Includes Controls in non-classified environment, feed and distribution system, heat recovery system, Start-up assistance, and Freight)	1	Lump Sum	\$3,045,000	\$ 3,045,000
	SUBTOTAL EQUIPMENT AND ITEMIZED DIRECT COSTS				\$ 8,700,000
	Taxes	7.88%			\$ 686,000
	EI&C allowance	15%			\$ 1,305,000
	Construction Contingency - estimating, design development	35%			\$ 3,045,000
	SUBTOTAL DIRECT COSTS				\$ 13,736,000
	General Conditions Allowance	10%			\$ 1,374,000
GENERAL CONDITIONS, CONTRACTOR MARKUPS, TAXES, AND ESCALATION	General Conditions Overhead, Profit, Bonds, Mobilization	20%			\$ 2,748,000
	TOTAL CONSTRUCTION COST				\$ 17,858,000
	SUMMARY OF ENGINEERING AND ADMINISTRATIVE COSTS				
	Engineering, Permitting, and Construction Mgmt	20%			\$ 3,572,000
	TOTAL PROJECT COST ESTIMATE* =				\$ 21,430,000

Alt. 2 Project Costs Breakdown

ITEM	DESCRIPTION	QTY	UNIT	UNIT COST	TOTAL
Lift Station Upgrades and Retrofit	Station A - 30 GPM @ 30'TDH	1	Lump Sum	\$60,000	\$60,000
	Station B - 150 GPM @ 85'TDH	1	Lump Sum	\$70,000	\$70,000
	Wet well retrofits	2	EA	\$85,000	\$170,000
	Control Panels - Duplex, NEMA 3r	2	EA	\$12,000	\$24,000
	Earthwork (~153,000 ft3)	1	Lump Sum	\$256,000	\$256,000
Overflow Pond Expansion	D8 Dozer, Class C (Hard Dig), Grade, Cut, Fill & Compact, 600' Haul	1	Lump Sum	\$92,000	\$92,000
	Lining (~19,000 ft2 of 80 MIL HDPE LINER, NOT TEXTURED)	1	Lump Sum	\$20,000	\$20,000
	Pipe, valves, MHS	1	Lump Sum	\$20,000	\$20,000
Screens	Screens - 1/4 inches opening, inclination 75 degrees	1	EA	\$181,000	\$181,000
	Screens channel and wet well	1	Lump Sum	\$250,000	\$250,000
Packaged CAS-BNR Treatment Plant	Packaged CAS-BNR Treatment Plant (includes piping, valves, pumps)	1	Lump Sum	\$4,591,000	\$4,591,000
	Spare Parts	1	Lump Sum	\$227,000	\$227,000
Solids - drying	Paddle Thermo Dryer System (includes Controls in non-classified environment, feed and distribution system, heat recovery system, Start-up assistance, and Freight)	1	Lump Sum	\$3,627,000	\$3,627,000
SUBTOTAL EQUIPMENT AND ITEMIZED DIRECT COSTS					\$9,568,000
CONSTRUCTION ALLOWANCES	Taxes	7.88%			\$754,000
	EI&C allowance	15%			\$1,436,000
	Construction Contingency - estimating, design development	35%			\$3,349,000
	SUBTOTAL DIRECT COSTS				\$15,107,000
GENERAL CONDITIONS, CONTRACTOR MARKUPS, TAXES, AND ESCALATION	General Conditions Allowance	10%			\$1,511,000
	General Conditions Overhead, Profit, Bonds, Mobilization	20%			\$3,022,000
TOTAL CONSTRUCTION COST					\$19,640,000
SUMMARY OF ENGINEERING AND ADMINISTRATIVE COSTS	Engineering, Permitting, and Construction Mgmt	20%			\$3,928,000
	TOTAL PROJECT COST ESTIMATE* =				\$23,568,000

Alt. 3 Project Costs Breakdown

ITEM	DESCRIPTION	QTY	UNIT	UNIT COST	TOTAL
Lift Station Upgrades and Retrofit	Station A - 30 GPM @ 30TDH	1	Lump Sum	\$60,000	\$60,000
	Station B - 150 GPM @ 85TDH	1	Lump Sum	\$70,000	\$70,000
	Wet well retrofits	2	EA	\$85,000	\$170,000
	Control Panels - Duplex NEMA 3r	2	EA	\$12,000	\$24,000
	Earthwork (~153,000 ft ³)	1	Lump Sum	\$256,000	\$256,000
Overflow Pond Expansion	D8 Dozer, Class C (Hard Dig), Grade, Cut, Fill & Compact, 600' Haul	1	Lump Sum	\$92,000	\$92,000
	Lining (~19,000 ft ² of 80 MIL HDPE LINER, NOT TEXTURED)	1	Lump Sum	\$20,000	\$20,000
	Pipe, valves, MHs	1	EA	\$181,000	\$181,000
Screens	Screens - 1/4 inches opening, inclination 75 degrees	1	Lump Sum	\$250,000	\$250,000
MBR package plant with equalization	MBR package plant with equalization	1	Lump Sum	\$3,410,000	\$3,410,000
	Fine Screening	1	Lump Sum	\$217,000	\$217,000
	Spare Parts	1	Lump Sum	\$169,000	\$169,000
Solids - drying	Paddle Thermo Dryer System (Includes Controls in non-classified environment, feed and distribution system, heat recovery system, Start-up assistance, and Freight)	1	Lump Sum	\$3,627,000	\$3,627,000
UV Disinfection	Closed-Vessel Low-Pressure, High-Output (LPHO) UV System	1	Lump Sum	\$827,000	\$827,000
SUBTOTAL EQUIPMENT AND ITEMIZED DIRECT COSTS					\$9,456,000
CONSTRUCTION ALLOWANCES	Taxes	7.88%			\$ 745,000
	EIR&C allowance	15%			\$ 1,419,000
	Construction Contingency - estimating, design development	35%			\$ 3,310,000
	SUBTOTAL DIRECT COSTS				\$14,930,000
GENERAL CONDITIONS, CONTRACTOR MARKUPS, TAXES, AND ESCALATION	General Conditions Allowance	10%			\$ 1,493,000
	General Conditions Overhead, Profit, Bonds, Mobilization	20%			\$ 2,986,000
TOTAL CONSTRUCTION COST					\$19,409,000
SUMMARY OF ENGINEERING AND ADMINISTRATIVE COSTS	Engineering, Permitting, and Construction Mgmt	20%			\$ 3,882,000
	TOTAL PROJECT COST ESTIMATE* =				\$23,291,000

Memo

To: MCCSD Plant Operations Committee
From: District Superintendent
cc: Matt Kennedy
Date: September 22, 2026
Re: Operations Update

-Current operations at the WWTP and collections system are functioning as designed.

-MCCSD had no permit violations during the first or second quarters of 2026.

-MCCSD has not transferred any recycled water since October of 2022

-Recycled water system upgrade project is well underway. Much of the new distribution system and most of the new fire hydrants have been installed. Most of the trench re-paving has been completed. But more paving work is still outstanding/to be completed. Boring under Hwy 1 is happening this week and next. Construction of the new Cl2 contact basin is underway at the WWTP. Re-lining of the equalization basin is scheduled for the week of 9/28. De-watering, cleaning, inspection, and installation of the new baffle in the aeration basin was successfully completed in July 2026. GHD is still working on the design of the distribution line extension down Lansing and Main St. including some additional service connections. Replacement of air distribution piping still needs to happen along with the installation of analytical equipment, circulation pumps, mixers in the treatment unit, and construction of the new recycled water storage tank.

-Operators responded to ten (10) alarm call outs during the first quarter of 2026 and 13 during the second quarter. Of the 23 total alarms, 15 alarms occurred during normal working hours. 14 were for power surges or outages, five (5) were for burner failure on the dryer but this is a routine alarm during dryer operations.

-All three blowers are currently functional. On 8/11/26 the Aerzen blower received both annual service and a replacement cooling fan, placing it back in operation for the first time in a number of months. This blower is best at maintaining a steady dissolved oxygen level, critical for our production or recycled water.

-The 50 Hp blower is our winter season work horse, as it is less sensitive to power surges and will often self-restart after a surge. If funding allows, the rec water project might purchase a replacement for the 40 Hp blower to back of Aerzen when rec water production resumes.

-All three influent pumps are functional, and we have a spare pump and motor on site for emergencies.

-Pump 1 was replaced in 2023, and pumps 2 and 3 were replaced in 2009.

-Pump 3 received a replacement motor in January of 2026.

-A new influent level transducer was installed in June of 2026, and we have a spare in storage. A couple of the second quarter alarms were due to the failure of the old transducer.

-A proposed plant maintenance project to extend the 4" influent discharge piping to connect one or two additional pumps, has not yet been completed but remains on the list. This would reduce the reliance on pump 3 in emergencies and allow for more operational flexibility. We are in the process of gathering information and discussing if this is a project operators might be able to complete in-house.

-The headworks bar screen has worked well in 2026, after a manufacturer visit in March. Due to historical problems with the current unit, we continue to look at adding a second unit for redundancy. A second unit is estimated to be around \$160,000 including installation. The existing unit is a prototype and was installed in 2011 at a cost of \$94,000. The auger motor and gear box tend to fail about once every two years (\$1,500). We keep a spare motor on hand to minimize down time. The lift motor was replaced in 2025. (To my knowledge this was the first time the lift motor has been replaced). The rec water project could not fund a second unit.

The bar screen is the first point of treatment. It is essentially a rake in the influent water channel that removes debris larger than two inches to protect downstream equipment. It also removes a lot of plastics and other items that should not be flushed. It is a critical piece of the treatment plant and currently lacks redundancy.

-The treatment unit air distribution piping remains a relatively high concern/priority for replacement. It is almost all original equipment from 1975. The pipes are iron and exposed to the corrosive environment of both the coast and wastewater. These airlines are almost all planned for replacement as part of the rec water upgrades this winter and spring. I am optimistic that the air distribution piping will hold up until replacement. The 10" transmission airline was replaced in 2024 after the failure in November of 2023. It is stainless steel, accessible and should last another 50 years. The 4" backwash airline from the blower room to the treatment unit is also scheduled for replacement in the coming months as part of the rec water project.

-The coarse air diffusers inside the aeration basin were all removed, cleaned, improved with clean outs and new flaps in July of 2026, then re-installed.

-Effluent filter valves. All four (4) ¼ turn butterfly valves were replaced by RF MacDonald in November of 2025.

-Effluent pumps. Pump #1 was rebuilt and re-installed in September 2025. Pump #2 is currently being rebuilt. It is expected to be back in the next couple of months.

-Effluent pump discharge valves. The check valve and gate valve for Eff Pump #2 were replaced by operators in May of 2026. Once Eff Pum #2 comes back the valves for Pump #1 will also be replaced. The new valves are at the WWTP.

-Operators replaced the digester sludge line check valves in April of 2026.

-Digester sludge pumps burned up during de-watering operations of July 2026. Replacement pumps have been ordered, and install is planned for mid-October.

-Removal of old sludge lines. There are some old 6" iron sludge line pipes that go from the digester to the drying beds. These pipes have not regularly been used since 1991. Operators removed about 10 ft of above ground line to reduce trip hazards and improve access. There is currently no plumbed connection between the digester and drying beds.

-The sludge dewatering belt press. This was purchased in 1990. It is old, but currently a very reliable machine, that operators are comfortable working with and working on. Operators conduct regular maintenance including, greasing the many roller bearings, replacing belts, checking and replacing hydraulic oil, replacing the drive pulley, and regular washing. Operators are still able to locate parts as needed for replacement. Operations would be significantly impacted if this machine went out of service for a prolonged period of time (greater than 2 months). At this time I do not see this machine going out of service for more than two months as a high likelihood. I believe we should be thinking about and planning for replacement in the next 5-10 years, but that schedule could be adjusted as conditions change. Parts are still available and operators are comfortable working on this equipment, that makes it a lower priority for replacement at the moment.

-The sludge conveyor belt. This equipment is currently functioning without issue. The conveyor belt has been in service since 1991. The belt is a little worn and if this piece of equipment went out of service longer than a couple months, it would severely impact operations. Most parts can still be sourced. Operators have a spare drive motor in storage. A replacement belt can also be ordered as needed. Storing additional spare parts on site is recommended, but space for a spare belt is limited. Staff have not been able to locate any in-state companies willing to service this equipment. Figuring out a replacement gear drive has proved challenging since the old spec plates have rusted off, but we are close.

-Fenton Biosolids Dryer. This unit was installed in 2005. It is currently functioning well but is 21 years old. The district is still paying on an Ibank loan for this equipment through 2036. The boiler side of the unit is serviced by RF McDonald. Service is as needed but generally on at least an annual basis. RF McDonald replaced the NY Blower unit and reconstructed the boiler refractory in June of 2026. The next job will likely be routine replacement of the heating oil next year. The current PER in progress by Carollo Engineering includes a replacement dryer.

Over the past few years various parts including 3 different motors, fans, bearings, water jets, and computer modules have been replaced. When the unit was purchased the representative wrote a letter stating that we should expect far more than 30 years of life from this machine considering our limited use and the fact that it is kept inside a building. The manufacturer's intended use was 16 hrs per day 5 days a week. Approximately 4,000 hrs per year. MCCSD's average use over the past 4 years has been 750 hrs per year.

-The equalization pond liner is scheduled for replacement the week of 9/28/26.

-The backup plant generator had a new starter and replacement batteries installed in February of 2026, and the mobile backup generator received an oil change and load test at that time. All generators are in good working order.

-In the collection's system, Ghilotti Construction replaced 950 ft of 8" sewer main on Little Lake Rd. between Hwy 1 and Lansing Streets in May of 2026. MCCSD operators began annual sewer main cleaning in September of 2026 and are expected to finish in early October. No significant issues have been found or reported so far. Roy's sewer service is returning the week of 9/28 to conduct camera work of areas recently cleaned. The only recent concern is higher than normal run hour at the Main St. lift station. PG&E completed electrical repairs in the area a couple months ago, but this lift station runs on very old equipment, that is hard to service, and even harder to find parts. A complete lift station overhaul is under design by Carollo Engineers but with an unexplained issue both last Christmas and this September, I believe something more needs to be done in the short term. Fort Bragg electric is conducting a site visit the week of 9/28 to brainstorm and estimate both short term (5 year) and long-term upgrades.

September 2026 Superintendent's Report

Wastewater Treatment Plant:

- Operators performed routine repair and maintenance to the WWTP in September of 2026.
- Ghilotti Construction has been busy the month of September at the WWTP, working on the new CL2 Basin and Equalization basin liner.
- There was one (1) after-hours alarm callouts for the month as of September 25, 2026.
- Operators rebuilt the door to the chlorine injection shed.
- The monthly CASGEM groundwater report was turned in on September 25, 2026, to the County.

Outfall:

- Alpha Diving says they hope to complete our annual inspection dive by the end of next month.

Biosolids:

- No biosolids were transported in September as of 9/25/26.

Recycled Water:

- MCCSD did not produce or transfer any recycled water for the month.

Grants and Projects:

-Ghilotti has completed most of the trench re-paving on the recycled water lines. Little Lake Rd. paving from Hwy 1 to Lansing is still to be completed. The boring work under Hwy 1 started on 9/22 and is expected to come completed by 10/5, maybe sooner. Excavation work at the WWTP for the new C12 basin, and equalization basin is completed.

-Carollo Engineers continue work on their preliminary engineering report for treatment plant redundancy alternatives and lift station upgrades. On Friday 9/25 they presented alternative ideas to the Plant Operations Committee.

Safety Meeting and Plant Safety Inspections:

The 30-minute monthly safety meeting was held on September 25, 2026. The topic was *Defensive Driving*. No safety incidents were reported for the period.

Sanitary Sewer Collection System:

Operators started annual sewer main cleaning on September 14. They should finish in early October. There are no Sanitary Sewer overflows to report for the period April 12, 2023- September 25, 2026.

Memo

To: MCCSD Board of Directors
From: District Superintendent
cc: Seph Petta
Date: September 25, 2026
Re: Groundwater Management Report

The 2025-26 Rain Year

October 1, 2025, was the beginning of the 2025-26 rain year. Average annual precipitation in Mendocino is 39.41 inches, and average rainfall in September is 0.66" inches. 0.79" inches of rainfall have been measured in the District for August, as of September 25, 2026 (Figure 1, Table 1).

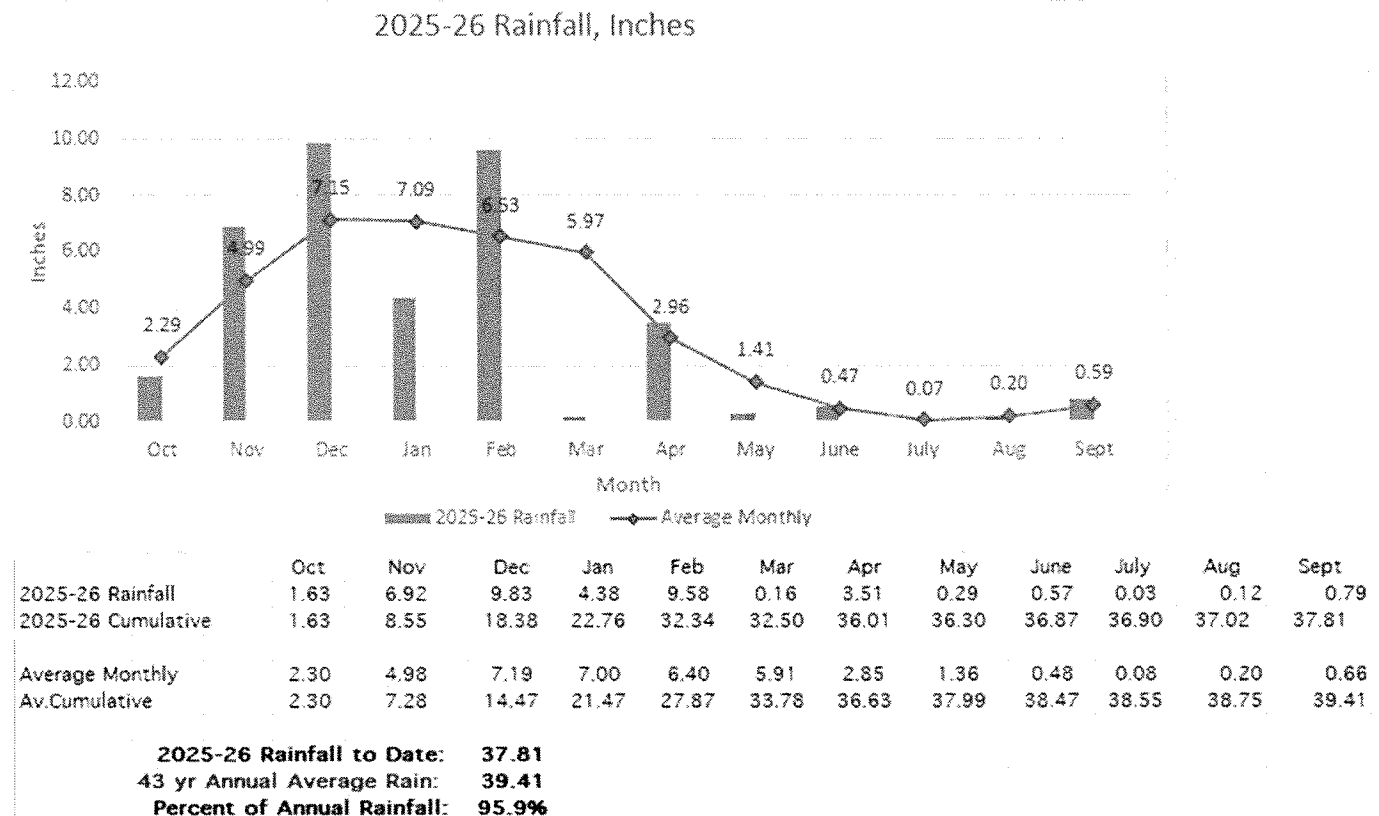


Figure 1, Table 1

Total Rainfall for Rain Year 2024-25 was 43.18" inches. Mendocino received 110% of normal annual rainfall during the last water year. By September 25, 2026, total rainfall since October 1, 2025, was 37.81 inches, 96% of average annual rainfall.

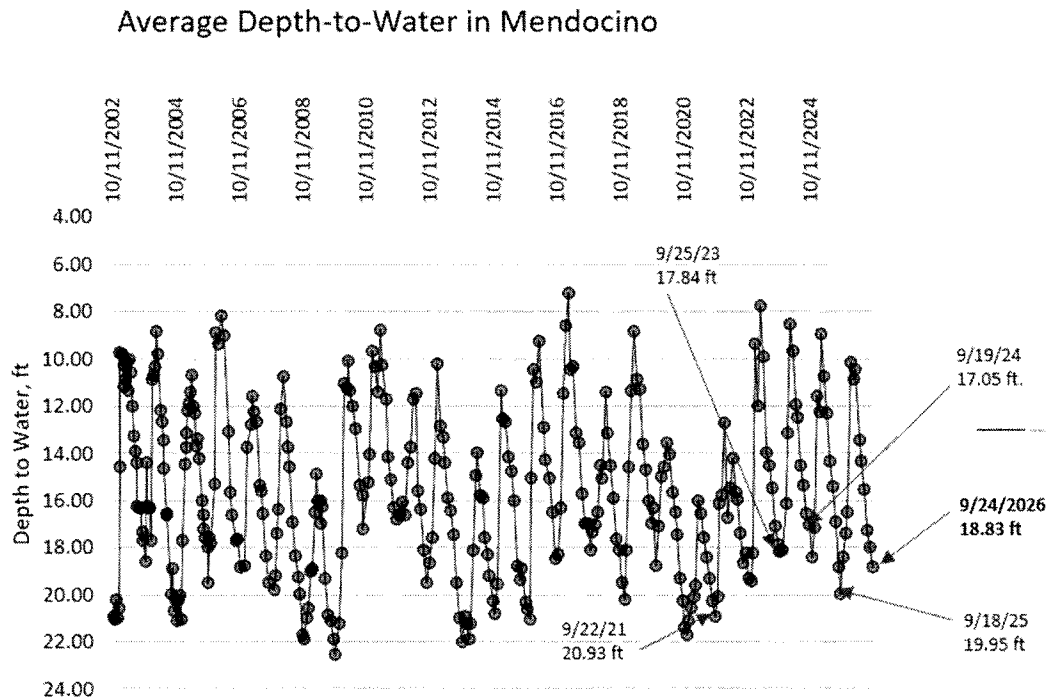
			DAILY TOTAL RAINFALL										
	2025-26											Elevation 72 Feet	
												Latitude 39.306°	
	Data From : Community Service District						10AM					Longitude -123.800°	
Day	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	
1	0.01	0.02	0.04	0.26	0.01		0.35					0.22	
2				1.44		0.02			0.01			0.5	
3		1.39		0.58	0.01	0.03						0.01	
4		0.70		1.71				0.05			0.03		
5	0.01	0.15		0.15			0.01			0.01	0.01		
6		0.56											
7			0.02	0.15	0.39	0.01							
8			0.01		0.01	0.01	0.03	0.01	0.46				
9			0.01	0.01			0.15						
10	0.25		0.02		0.44		0.14	0.01				0.02	
11			0.01	0.01			1.16				0.01		
12	0.14	1.36	0.01	0.01		0.01	0.01						
13	0.45	0.46		0.01		0.01					0.02		
14				0.01	1.43				0.03				
15	0.01	0.24	0.13		2.44	0.02	0.02						
16	0.01	2.02	0.85	0.01	0.20				0.02				
17		0.02	0.01		0.54	0.01			0.04		0.02		
18			0.41	0.01	0.82	0.01			0.01				
19			1.10	0.02	0.05		0.62				0.02		
20	0.01		2.27				0.8			0.02			
21			0.83		0.08		0.21	0.01					
22			0.25		0.02								
23	0.02		0.78		1.38			0.05					
24	0.24		0.56		1.76			0.01			0.01	0.04	
25	0.40		0.89					0.06					
26	0.08		0.63										
27								0.03					
28							0.01	0.06					
29			0.01			0.01							
30													
31			0.99			0.02							
Sum	1.63	6.92	9.83	4.38	9.58	0.16	3.51	0.29	0.57	0.03	0.12	0.79	
Count	12	10	21	14	15	11	12	9	6	2	7	5	
Max	0.45	2.02	2.27	1.71	2.44	0.03	1.16	0.06	0.46	0.02	0.03	0.50	
Rainy Days		124					Water year Total Rainfall					37.81	

Table 1 2025-26 Rainfall Record

September 2026 Depth-to-Water (DTW)

The average DTW measurements District-wide in the 24 monitoring wells on September 24, 2026, was 18.83 ft. DTW averages are about 0.85 ft. lower than August of 2026. The DTW averages in the five drought monitoring wells reported an average of 21.99 ft., which is 1.26 ft lower than August of 2026. DTW averages are about one (1) foot better than September 2025, and 2.1 ft better than a drought year like August 2021.

Figure 2 Average Depth-To-Water Chart



Following the Water Shortage Contingency Plan, May 31, 2026, was the most recent water shortage evaluation date. Rainfall totals at that time were (36.3") 96% of average for the rain year to date, indicating there is no water shortage within the District currently. January 31, 2027, is the next water shortage evaluation date.

Groundwater Management Notification for the Month:

3-Overage notification letter was mailed out for the month.

5-Violation 1 letters for failure to report a water meter reading

1-Violation 2 letters for failure to report a water meter reading for two consecutive months

0-Violation 3 letters for failure to report a water meter reading for three consecutive months