



AGENDA

Please turn off all cell phones while meeting is in progress.

STALLION SPRINGS COMMUNITY SERVICES DISTRICT
27800 STALLION SPRINGS DRIVE, TEHACHAPI, CA 93561

BOARD OF DIRECTORS SPECIAL BOARD MEETING
FRIDAY, DECEMBER 21, 2018 @ 7:30 AM

- 1) **Flag Salute**
- 2) **Call to Order**
- 3) **Roll Call:**

Directors present:
Directors absent:
- 4) **Reserved for President's Comments and Addendum.**
- 5) **PUBLIC PRESENTATIONS** – This portion of the meeting is reserved for persons desiring to address the Board on any matter not on this agenda and over which this Board has jurisdiction. "Please be advised however, the Brown Act prohibits action on items that are not listed on the Agenda, or properly added to the Agenda under the provisions of the Brown Act. The Board may set such items for consideration at some future Board meeting." Speakers are limited to three (3) minutes. PLEASE STEP TO THE PODIUM TO MAKE YOUR PRESENTATION. STATE YOUR NAME AND ADDRESS FOR THE RECORD, before making your presentation. Thank you.
- 6) **BOARD MEMBER ITEMS** – This portion of the meeting is reserved for Directors to present to the Board and to the public, information, announcements and items that have come to their attention. No formal action will be taken. A Board member may request that an item be placed, for consideration, at a future Board meeting.

ADA compliance statement: In compliance with the Americans with Disability Act, if you need special assistance to participate in this meeting, please contact the General Manager, David Aranda, at 661-822-3268. Notification 48 hours prior to the meeting will enable the District to make reasonable arrangements to ensure accessibility to this meeting.

Posted: December 19, 2018

- 7) Approval of Purchase and Sale Agreement and Joint Escrow Instructions between BORNT EQUIPMENT LEASING, LLC, as Seller, and the STALLION SPRINGS COMMUNITY SERVICES DISTRICT, as Buyer, for two parcels of land totaling 38.89 acres commonly known as 20030 Pellisier Road, Tehachapi, CA.

- 8) Motion to adjourn

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27800 STALLION SPRINGS DRIVE, TEHACHAPI, CA 93561
(661) 822-3268, FAX (661) 822-1878, sscsd@stallionspringscsd.com

AGENDA SUPPORTING INFORMATION

Agenda #7

- Subject:** Approval of Purchase and Sale Agreement and Joint Escrow Instructions between Bornt Equipment Leasing, LLC. As seller and The Stallion Springs Community Services District, as Buyer, for two parcels of land totaling 38.89 acres commonly known as 20030 Pellisier Road, Tehachapi, CA
- Submitted by:** David Aranda, General Manager
- Meeting Date:** Special Meeting Friday, December 21, 2018 at 7:30 p.m.
- Background:** The Board approved sending Bornt a letter of Intent to purchase the parcels as noted. Bornt agreed to the letter of intent and so our attorneys worked with Bornt's attorney in developing a Purchase and Sale Agreement that is being presented today for approval.
- Should anyone desire more background information on the property, the General Manager can provide that, but it has been discussed extensively over the past month at two board meetings.
- Our attorneys did a good job of protecting the interests of the District in regard to water rights and should there be an unseen problem over the next six months.
- Upon approval of the agreement the District has 45 days for due diligence (I have already ordered a surveying of the property) and escrow would close in a total of 60 days. Upon approval of this agreement, the District will deposit \$50,000 into the escrow account.
- Recommendation:** Staff requests that the "Board approve the PSA and delegate to the General Manager authority to approve all required due diligence and also to execute any closing and transfer documents, including accepting the grant deed required to consummate the transaction contemplated in the PSA".