



**BOARD OF DIRECTORS
EAST BAY MUNICIPAL UTILITY DISTRICT**

375 - 11th Street, Oakland, CA 94607

Office of the Secretary: (510) 287-0440

AGENDA
REGULAR CLOSED SESSION

Tuesday, August 26, 2025

11:00 a.m.

Boardroom

375 11th Street

Oakland, CA 94607

*****Please see appendix for public participation instructions*****

ROLL CALL:

PUBLIC COMMENT: The Board of Directors is limited by State law to providing a brief response, asking questions for clarification, or referring a matter to staff when responding to items that are not listed on the agenda.

ANNOUNCEMENT OF CLOSED SESSION AGENDA:

1. Existing litigation pursuant to Government Code section 54956.9(d)(1):
 - a. *Adam Berchem v. East Bay Municipal Utility District*
WCAB Case No: ADJ13469512
2. Conference with Real Property Negotiators pursuant to Government Code section 54956.8 regarding terms of payment for the lease of property in Orinda formerly known as the California Shakespeare Theater. East Bay Municipal Utility District Negotiators: Andrew L. Lee, Director of Customer & Community Services; Alice E. Towey, Director of Water & Natural Resources; Matt Elawady, Manager of Real Estate Services; and Michelle L. Workman, Manager of Natural Resources. Negotiating parties: East Bay Municipal Utility District and Siesta Valley Entertainment, LLC.

(The Board will discuss Closed Session agenda items in Conference Room 8)

REGULAR BUSINESS MEETING
1:15 p.m.

*****Please see appendix for public participation instructions*****

ROLL CALL:

BOARD OF DIRECTORS:

- Pledge of Allegiance
- Recognizing National Hispanic Heritage Month and EBMUD's Fuerza Latina Affinity Group

ANNOUNCEMENTS FROM CLOSED SESSION:

PUBLIC COMMENT: The Board of Directors is limited by State law to providing a brief response, asking questions for clarification, or referring a matter to staff when responding to items that are not listed on the agenda.

COMMITTEE REPORTS:

- Finance/Administration
- Planning
- Legislative/Human Resources

CONSENT CALENDAR: (Single motion and vote approving 8 recommendations including 1 resolution)

1. Approve the Regular Meeting Minutes of August 12, 2025.
2. File correspondence with the Board.
3. Authorize an agreement beginning on or after August 26, 2025, with Black & Veatch Corporation in an amount not to exceed \$999,780 for the planning phase of the Nutrients Master Plan Update Project.
4. Authorize an agreement beginning on or after August 26, 2025 with Luhdorff & Scalmanini Consulting Engineers in an amount not to exceed \$454,564 for preparation of the East Bay Plain Subbasin Groundwater Sustainability Plan Periodic Evaluation and Amendment and to support GSP implementation.
5. Authorize an agreement beginning on or after August 26, 2025 with TruePoint Solutions, LLC for \$666,398 for five years, with five options to renew for additional one-year periods for a total amount, including option years, not to exceed \$1,109,540 for implementation of backflow prevention system software and ongoing support.
6. Authorize a 36-month lease with Cranbrook Realty Investment Fund, LP, commencing on September 1, 2026, for a 12,517 square foot office and warehouse space (Units J & K) in the Lodi Wine & Business Center, located at One Winemaster Way, Lodi, CA, 95240 for a total cost not to exceed \$385,000.

CONSENT CALENDAR: (Continued)

7. Approve the June and July 2025 Monthly Investment Transactions Reports.
8. Approve revisions to the following District policies: Policy 1.14 – Customer Assistance Policy; Policy 4.01 – Employee Earnings and Payroll Determination; Policy 4.24 – Internal Audit; Policy 5.01 – Prohibiting Confidentiality of Settlement Agreements; Policy 6.05 – Use of Social Media; Policy 6.07 – Prevention of Workplace Harassment; Policy 6.11 – Performance Management; Policy 6.14 – Tuition Reimbursement for Employee Education; Policy 8.04 – Establishing Wastewater Capacity Fees; and Policy 9.01 – Fire Control and Fuels Management on Watershed Lands. (Resolution)

DETERMINATION AND DISCUSSION:

9. Approve the proposed Fiscal Year 2026 Financing Plan.
10. Approve revisions to Policy 6.04 – Ethics of the EBMUD Board of Directors. (Resolution)
11. Adopt a resolution to authorize a member of the East Bay Municipal Utility District Board of Directors or a senior staff member to be appointed to represent the District on the Siesta Valley Foundation Board of Directors. (Resolution)
12. General Manager’s Report.

DIRECTOR COMMENTS:

13. Other Items for Future Consideration.
14. Director Comments.

ADJOURNMENT:

The next Regular Meeting of the Board of Directors will be held at 1:15 p.m. on Tuesday, September 9, 2025.

Disability Notice

If you require a disability-related modification or accommodation to participate in an EBMUD public meeting please call the Office of the Secretary (510) 287-0404. We will make reasonable arrangements to ensure accessibility. Some special equipment arrangements may require 48 hours advance notice.

Document Availability

Materials related to an item on this agenda that have been submitted to the EBMUD Board of Directors within 72 hours prior to this meeting are available for public inspection in EBMUD’s Office of the Secretary at 375 11th Street, Oakland, California, during normal business hours, and can be viewed on our website at www.ebmud.com.

BOARD CALENDAR

Meeting dates, times, and locations are subject to change

Date	Meeting	Time/Location	Topics
Tuesday, August 26, 2025	Finance/Administration Committee	9:30 a.m. Boardroom	<ul style="list-style-type: none"> • Fiscal Year 2026 Insurance Summary • Monthly Investment Transactions Report • Quarterly Financial Reports: <ul style="list-style-type: none"> • Quarterly Payroll, Disbursement and Real Estate Summary Reports for the Water and Wastewater Systems for Quarter Ended June 30, 2025 • Quarterly Investment Report — June 30, 2025 • Proposed Fiscal Year 2026 Financing Plan • Revisions to District Policies • Revisions to Policy 6.04, Ethics of the EBMUD Board of Directors
	Board of Directors	11:00 a.m. Boardroom	<ul style="list-style-type: none"> • Closed Session
			1:15 p.m. Boardroom
Monday, September 1, 2025	Labor Day Holiday		<i>Offices closed</i>
Tuesday, September 9, 2025	Planning Committee	TBD Boardroom	
	Legislative/Human Resources Committee	TBD Boardroom	
	Board of Directors	11:00 a.m. Boardroom	<ul style="list-style-type: none"> • Closed Session
		1:15 p.m. Boardroom	<ul style="list-style-type: none"> • Regular Meeting
Tuesday, September 23, 2025	Finance/Administration Committee	TBD Boardroom	
	Board of Directors	11:00 a.m. Boardroom	<ul style="list-style-type: none"> • Closed Session
			1:15 p.m. Boardroom

2025 Board Committee Members

Finance/Administration	Lewis {Chair}, Katz, Oddie
Legislative/Human Resources	Gómez {Chair}, Oddie, Smith
Planning	Chan {Chair}, Gómez, Lewis
Sustainability	Smith {Chair}, Gómez, Katz



APPENDIX

**Closed Session and Regular Business Meetings
11:00 a.m. and 1:15 p.m.**

*EBMUD public Board meetings will be conducted in person and accessible via Zoom.
These meetings are recorded, live-streamed, and posted on the District's website.*

Online*

<https://ebmud.zoom.us/j/97065086667?pwd=eUdZSGh5SG82akZiRDF2UDg2b0IyUT09>

Webinar ID: 970 6508 6667

Passcode: 238500

By Phone*

Telephone: 1 669 900 6833

Webinar ID: 970 6508 6667

Passcode: 238500

International numbers available: <https://ebmud.zoom.us/j/97065086667>

*To familiarize yourself with Zoom, please visit <https://support.zoom.us/hc/en-us/articles/201362193-Joining-a-Meeting>

Providing public comment - *The EBMUD Board of Directors is limited by State law to providing a brief response, asking questions for clarification, or referring a matter to staff when responding to items that are not listed on the agenda.*

- Each speaker is allotted 3 minutes to speak; the Board President has the discretion to amend this time based on the number of speakers
- The Secretary will track time and inform each speaker when the allotted time has concluded
- Comments on **non-agenda items** will be heard at the beginning of the meeting
- Comments on **agenda items** will be heard when the item is up for consideration
- The Secretary will call each speaker in the order received

In person

- Fill out and submit a blue speaker card which is available in the meeting room

Via Zoom

- Use the raise hand feature in Zoom to indicate you wish to make a public comment
<https://support.zoom.us/hc/en-us/articles/205566129-Raising-your-hand-in-a-webinar>
- If you participate by phone, press *9 to raise your hand
- When prompted by the Secretary, please state your name, affiliation if applicable, and topic

Submitting written comments or materials

- Email written comments or other materials for the Board of Directors to SecOffice@ebmud.com
- Please indicate the meeting date and agenda item number or non-agenda item topic in the subject line of the email. Contact information is optional.
- **Please email by 4 p.m. the day prior to the scheduled regular meeting;** written comments and other materials submitted to the Board of Directors will be filed in the record.

To view the livestream of Board meetings, please visit:
<https://www.ebmud.com/about-us/board-directors/board-meetings/>

This page is intentionally left blank.