

ERNIE WIPF
CHAIR

JULIE BAWCOM
VICE-CHAIR

THERESA MCNERLIN
DIRECTOR

DARWIN DICK
DIRECTOR

CANDACE HORSLEY
DIRECTOR

UKIAH VALLEY SANITATION DISTRICT PUBLIC HEARING

THURSDAY August 5, 2021 AT 6:00PM

LOCATION: TELECONFERENCE VIA ZOOM

Call in number: 1-669-900-6833

Meeting ID: 849 8877 3389

Zoom Link: <https://us02web.zoom.us/j/84988773389>

*Note: Except for public expression, unless otherwise noted, all items are considered for action. The Board welcomes participation in the Board meetings. If you are joining the meeting via Zoom and wish to make a comment on an item, press the "raise a hand" button. If you are joining the meeting by phone, press *9 to indicate a desire to make a comment. The chair will call you by name or phone number when it is your turn to comment. Speakers will be limited to 3 minutes. If you choose not to observe the meeting via Zoom and wish to make a comment on a specific agenda item, please submit your comment via email to the Board Secretary at aa@uvsd.org at least one hour before the meeting. All public comments submitted to the Board Secretary will be read verbatim for up to 3 minutes.*

In compliance with the Americans with Disabilities Act, if you are a disabled person and you need disability-related modifications or accommodation to participate in this meeting, then please contact Chelsea Teague, Board Secretary at 707-462-4429. Requests must be made as early as possible, and at least one-full business day before the start of the meeting. The times indicated for agenda items are estimated and the Board reserves the right to address items either earlier or later than scheduled.

1. CALL TO ORDER

2. APPROVAL OF THE AGENDA

3. PUBLIC EXPRESSION OF NON-AGENDIZED ITEMS

The Board welcomes participation in the Board meetings. Comments shall be limited so that everyone may be heard. This item is limited to matters under the jurisdiction of the Board which are not on the posted agenda and items which have not already been considered by the Board. The Board limits testimony on matters not on the agenda to 3 minutes per person and not more than 10 minutes for a particular subject at the discretion of the Chair of the Board. No action will be taken. Individuals wishing to address the Board on items on the agenda will be given an opportunity to do so when the item is addressed by the Board.

4. OLD BUSINESS

None

ERNIE WIPF
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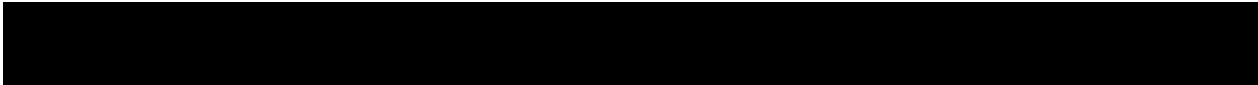
5. NEW BUSINESS

- A. DISCUSSION AND POSSIBLE ACTION RE: Public Hearing Regarding Resolution Adopting the Report Proposing to Have Delinquent Sewer Charges Collected on the Property Tax Roll for Fiscal Year 2021-22 and Directing the Clerk of the Board to File Said Report with the Mendocino County Auditor-Controller to Place Said Charges on the Tax Roll

Recommended Actions:

1. Receive the Report
2. Open the Public Hearing to receive all written and oral objections or protests to the Report
3. Close the Public Hearing and consider taking action to adopt, revise, change, reduce, or modify any charge or overrule any or all objections
4. It is recommended that the District Manager or his or her designee be authorized to remove or modify any assessment from the approved Report should all or part of the delinquent sewer service charges be paid prior to the Report being referred to the County Auditor-Controller for placement onto the tax roll

6. ADJOURNMENT



Ukiah Valley Sanitation District
151 Laws Avenue
Ukiah, CA 95482

STAFF REPORT
August 5, 2021

To: Board of Directors
From: Wing-See Fox
Meeting Date: August 5, 2021

Item #5A: Public Hearing Regarding Resolution Adopting the Report Proposing to Have Delinquent Sewer Charges Collected on the Property Tax Roll for Fiscal Year 2021-22 and Directing the Clerk of the Board to File Said Report with the Mendocino County Auditor-Controller to Place Said Charges on the Tax Roll

Overview

The Ukiah Valley Sanitation District Board of Directors (District Board) has elected to collect delinquent sewer service charges via the tax roll as permitted by Health and Safety Code sections 5473 et seq. and pursuant to the District's Ordinance No. 13. Health and Safety Code sections 5473 and 5473a authorize the District to collect delinquent sewer charges via the property tax roll by preparing and filing a written report of delinquent sewer service charges (Report), giving notice, and holding the required public hearing. Delinquent charges are those that have not been paid for 6 months or longer.

Purpose of Hearing

The purpose of tonight's meeting is to conduct a public hearing in accordance with the requirements of Health and Safety Code sections 5473 et seq. This requires the District to annually prepare a Report to be filed with the Clerk of the Board.

Delinquency Report

The Report must contain a description of each parcel of real property receiving services and the amount of the charge for each parcel for the year. This Report is attached as Exhibit A to the Resolution. District staff has pulled past due reports from their billing system. Based on these reports, notices of delinquent amounts and the public hearing were mailed to property owners of the properties receiving sewer service with outstanding delinquent amounts. Since the notices were sent, some payments have been made. Any delinquent accounts that are paid prior to the adoption of this Resolution will be removed from the information forwarded to the County.

Notice

The District must provide notice of the filing of the Report and the public hearing at which the collection of delinquent charges on the property tax roll will be considered. A Notice of the Public Hearing for this issue has been published twice in the Ukiah Daily Journal. District staff has also noticed by mail the property owners of record for the delinquent sewer accounts in accordance with the Administrative Procedures for the Collection of Delinquent Sewer Account Charges of Closed Sewer Accounts.

Public Hearing

At the public hearing, the Board must hear and consider all objections and protests to the Report. Pursuant to the provisions of Health and Safety Code section 5473.2, if the Board finds that protest is made by a majority of the owners of the properties described in the Report, then the Report shall not be adopted and the delinquent charges shall be collected separately from the tax roll and shall not constitute a lien against the parcel of land. After the hearing, the Board may revise, change, reduce, or modify any change, or overrule any or all objections. The Board must make a determination upon each charge in the Report.

Filing of Adopted Report with County Auditor-Controller

If the Report is adopted as submitted or as modified, the Clerk of the Board shall file with the Mendocino County Auditor-Controller, before or on August 10, 2021, a copy of the Report with a statement endorsed on the Report that the Report was adopted by the District Board, and the County Auditor-Controller shall enter the amount of the delinquent sewer service charges denoted within the Report against the respective parcels of land as they appear on the current assessment roll.

Penalties Not Added to Delinquent Sewer Service Charges

Health and Safety Code section 5473.10 permits the District to apply a basic penalty of not more than 10% for nonpayment of the delinquent charges and, in addition, it may assess a penalty not exceeding 1.5% per month for nonpayment of the delinquent charges and the base penalty. However, due to the COVID-19 pandemic, the District has not been assessing penalties for late payments. Accordingly, penalties were not assessed against the properties with delinquent amounts to be placed on the property tax rolls.

Lien Against Property

The amount of the charge shall constitute a lien against the parcel which the charges have been imposed, as of noon on the first Monday in March immediately preceding the date of levy.

Fiscal Impact

Collection of \$110,530.01 in delinquent sewer service charges by placing the charges on the tax roll.

Recommended Actions

1. Receive the Report
2. Open the Public Hearing to receive all written and oral objections or protests to the Report
3. Close the Public Hearing and consider taking action to adopt, revise, change, reduce, or modify any charge or overrule any or all objections.
4. It is recommended that the District Manager or his or her designee be authorized to remove or modify any assessment from the approved Report should all or part of the delinquent sewer service charges be paid prior to the Report being referred to the County Auditor-Controller for placement onto the tax roll

Ukiah Valley Sanitation District
151 Laws Avenue
Ukiah, CA 95482

Respectfully submitted,



WING-SEE FOX
Interim District Manager

RESOLUTION 2021-01

RESOLUTION OF THE CITY COUNCIL OF THE UKIAH VALLEY SANITATION DISTRICT ADOPTING THE REPORT PROPOSING TO HAVE DELINQUENT WATER AND SEWER CHARGES COLLECTED ON THE PROPERTY TAX ROLL FOR FISCAL YEAR 2021-22 AND DIRECTING THE BOARD CLERK TO FILE SAID REPORT WITH THE MENDOCINO COUNTY AUDITOR-CONTROLLER TO PLACE SAID CHARGES ON THE TAX ROLL

WHEREAS, pursuant to Ordinance No. 13 and Article 4 of Chapter 6 of Part 3 of Division 5 of the California Health and Safety Code, commencing with Sections 5470 et seq., the Board of Directors (“Board”) of the Ukiah Valley Sanitation District (“District”) is authorized to have delinquent sewer charges (“Delinquent Charges”) collected on the tax roll in the same manner, by the same persons, and at the same time as, together with and not separately from, the general taxes of the District; and

WHEREAS, the City has prepared and filed a written report (“Report”) attached hereto as Exhibit A containing a description of each parcel of real property within the City to which the Delinquent Charges are applicable (the “Identified Parcels”) and the amount of the Delinquent Charges for each such Identified Parcel; and

WHEREAS, the Board Clerk caused a notice of the filing of said Report and setting the time and place for a public hearing on August 5, 2021 regarding said Report and to consider whether to place the Delinquent Charges on the property tax roll, as required in Health and Safety Code sections 5473 et seq.; and

WHEREAS, such notice was published in the paper once a week for two weeks, with at least 5 days in between the two publications, pursuant to Health and Safety Code sections 5473 et seq. and Government Code section 6066; and

WHEREAS, such notice was mailed to each person to whom any parcel or parcels of real property described in said Report is assessed in the last equalized assessment roll available on the date the Report was prepared pursuant to Health and Safety Code section 5473.1; and

WHEREAS, a public hearing was held on August 5, 2021 by the City Council to hear and consider all objections and protests to the Report on the Delinquent Charges; and

WHEREAS, at the public hearing called for such purpose, there was not a protest of the majority of owners of separate parcels of property described in the Report; and

WHEREAS, the Board finds that it is in the best interests of the District to collect the Delinquent Charges on the property tax roll, which shall constitute a lien against the Identified Parcels in accordance with Health and Safety Code sections 5473 et seq.

NOW THEREFORE, the Board of Directors of the Ukiah Valley Sanitation District, County of Mendocino, State of California does hereby resolve as follows:

1. The above recitals are true and correct.
2. The Board hereby finds and determines that protests have not been made by the owners of a majority of the Identified Parcels in the Report.
3. The Delinquent Charges set forth in the Report, attached hereto as Exhibit A, and incurred by property owners of the Identified Parcels described in the Report are hereby confirmed and the Report is hereby adopted.
4. The Board hereby elects to collect the Delinquent Charges in Exhibit A, on the property tax roll, in the same manner, by the same persons, and at the same time as, together with and not separately from, its general taxes.
5. Pursuant to the authority set forth in Health and Safety Code sections 5473 et seq., on or before August 10, 2021, the Board Clerk is hereby authorized and directed to file with the Auditor-Controller for the County of Mendocino a copy of the Report, with a statement endorsed on the Report over his or her signature that the Report has been adopted by the Board of Directors. Once such action is taken, the amount of the Delinquent Charges shall constitute a lien against the lot or parcel of land against which the Delinquent Charges have been imposed, and the tax collector shall include the amount of the Delinquent Charges on bills for taxes levied against the respective lots and parcels of land.
6. If any section, subsection, clause or phrase in this Resolution or the application thereof to any person or circumstances is for any reason held invalid, the validity of the remainder of this Resolution or the application of such provisions to other persons or circumstances shall not be affected thereby. The Board hereby declares that it would have passed this Resolution and each section, subsection, sentence, clause, or phrase thereof, irrespective of the fact that one or more sections, subsections, sentences, clauses or phrases or the application thereof to any person or circumstance be held invalid.
7. This Resolution shall take effect immediately upon its adoption.

PASSED AND ADOPTED by the Board of Directors of the Ukiah Valley Sanitation District, County of Mendocino, State of California, this 5th day of August 2021 by the following vote:

AYES:
NOES:
ABSENT:
ABSTAIN:

Ernie Wipf, Board Chair

ATTEST:

Chelsea Teague
Board Secretary

APPROVED AS TO FORM:

Joanna Gin
General Counsel

Exhibit A
[see attached]

APN	Total Amount to be Assessed	Acct #	Service Address	Property Owner Name
001-460-39-00	\$1,038.31	101349	548 Empire Drive	BIRJINIO HERNANDEZ
001-490-21-00	\$617.31	103885	1134 Incline Drive	LARRY OLSON
003-480-31-00	\$1,124.11	104777	1319 Yokayo Drive	SAM SOUSA
003-582-20-00	\$1,282.51	105831	757-B Waugh Lane	GEORGES NATSOULIS
003-121-06-00	\$416.71	107117	1101 Helen Avenue	CHRISTINA AND ADRIAN GUERRERO
001-490-90-00	\$614.70	107274	1045 Zephyr Cove Court	DAVID REYES
003-110-17-00	\$695.11	109082	521 Redwood Avenue	LAI YIN LEONG
003-550-29-00	\$780.91	112239	1268 Yokayo Court	KEVIN MACDOUGALL
001-470-41-00	\$946.31	113635	1190 N. Bush Street	JOE SANTOS
003-181-68-00	\$1,058.70	113967	805 Cindee Drive	BUILDING BETTER NEIGHBORHOODS, INC.
003-110-77-00	\$1,096.71	114855	1092 Helen Avenue	MICHAEL ROBERTS
003-480-82-00	\$952.51	115388	1326 S. Dora Street	GARY NOBLE
001-460-01-00	\$1,381.51	115396	1391 N. Bush Street	MIREYA RUIZ
003-062-07-00	\$621.84	116026	1087 Albright Pl.	JAMES AND JUDY JOHNSON
001-470-04-00	\$648.24	116958	1271 N. Bush Street	FRIEDA SILVERIA
003-110-47-00	\$773.33	118873	548 Redwood Avenue	FRANCISCO AND REBECCA CASTRO
003-490-54-00	\$1,422.91	120125	512 Canyon View Court	NESTOR AND ELIZABETH SANTOS
003-472-24-00	\$866.71	120372	1392 Beacon Way	MICHAEL SMITH
001-470-55-00	\$15,859.08	120386	515 Capps Lane	RCI SIERRA SUNSET LLC
001-470-55-00	\$267.35	120402	515 Capps Lane	RCI SIERRA SUNSET LLC
001-480-34-00	\$778.23	120541	617 Empire Drive	MICHAEL MONTANO
001-460-14-00	\$445.11	12079	1370 N. Bush Street	FERNANDO FAVILA
001-460-70-00	\$941.17	121922	545 Donner Court	JING GAO
001-460-27-00	\$1,124.11	122545	528 Empire Drive	GUADALUPE LOPEZ
003-090-46-00	\$467.51	123077	21 Betty Street	REED SMITH
003-090-29-00	\$874.11	123558	17 Lorraine Street	ANGEL OROZCO
003-550-13-00	\$695.11	15841	1250 S. Dora Street	WILLIAM WADA
003-550-42-00	\$374.29	21256	195 Doolan Drive	LILLIE FORSTER
003-181-09-00	\$2,193.31	39100	771 Cindee Drive	ANTONIO AND ALICIA TINAJERO
001-460-23-00	\$581.51	50520	533 Empire Drive	GONZALO MAGDALENO
003-480-28-00	\$1,467.31	58064	1375 Yokayo Drive	DOUGLAS AND ROBERTA POTTER
001-470-69-00	\$444.56	63085	1040 Crystal Bay Court	MIKE AND TINA EATON
003-571-15-00	\$1,038.31	70668	39 Lorraine Street	PABLO AND MARIA ANGULO
003-181-53-00	\$1,195.71	76608	812 Cindee Drive	MARCO RODRIGUEZ
003-430-21-00	\$1,794.06	81237	211 Jefferson Lane	ANDREW DUMAN
003-390-14-00	\$865.93	85185	125 Thompson Avenue	MARIA ALVAREZ
184-070-09-00	\$691.52	88229	141 Norgard Lane	ESTEBAN AND MARIA FAUSTO

003-350-32-70	\$1,156.44	89018	220 Blue Bonnet Drive	MARIO CEJA
003-390-19-00	\$1,572.99	89059	110 Tedford Avenue	DEBBIE SWAYZE
N/A	\$460.29	89361	1008 Luff Court	BETTY VERDUGO
184-120-11-00	\$859.91	89502	2900 S. State Street	SOLEDAD NAVARRO
170-081-11-00	\$2,993.21	91270	575 Zinfandel Drive	DUANE HOSTERMAN
178-250-64-05	\$1,606.59	91963	2525 Appolinaris Drive	DANIEL AND JOSEFINA REYNOSO
178-250-78-05	\$502.98	92020	2501 St. Yorre Court	KARIE KROEGER
180-130-37-00	\$421.64	92198	2270-C S. State Street	SALVADOR VASQUEZ
003-430-03-00	\$1,185.27	92252	1803 S. Dora Street	ARNOLD HARRIS
170-072-09-00	\$1,200.06	92273	721 Malaga Drive	JOSHUA AND JENNIE SMITH
178-250-08-05	\$736.31	92301	2441 St. Yorre Court	NANCY AND RYAN COOLEY
170-092-24-00	\$330.21	92365	201 Lovers Lane	STEPHANIE JENSEN
169-260-66-00	\$406.66	92367	3971 Seiji Way	CURTIS MULLER
184-054-03-00	\$608.58	92497	145 Fairview Court	DENISE GALLIEN
180-210-16-00	\$320.82	92578	301 Crestview Drive	KENNETH AND LYNN WOOD
003-410-32-00	\$518.82	92665	215 Laws Avenue	JOAQUIN ELIGIO
003-430-74-00	\$950.74	92714	1515 Monroe Street	CATALINA EROSTICO
003-440-30-00	\$1,088.32	92769X	209 Rosemary Lane	ROXANNE BATEMAN
170-083-10-00	\$654.43	92774	1661 Carrigan Lane	FRANCESCA AND MARK GREENE
003-400-17-00	\$442.86	92808	213 Tedford Avenue	BUILDING BETTER NEIGHBORHOODS, INC.
184-041-10-00	\$481.23	92813X	116 Meadowbrook Drive	CRYSTAL ZENG
184-051-02-00	\$855.52	92814	236 Valley View Road	STEVE BURNS
169-132-08-00	\$1,499.46	92815	459 River View Drive	MARIA RIVERA-BELTRAN
170-092-22-00	\$1,357.79	92816	1782-B Tanya Lane	JOSE GARCIA
169-131-23-00	\$1,794.06	92819	501 Briarwood Drive	BRAD AND KRISTA RAMSEY
169-080-13-00	\$1,675.26	92824	380 Lake Mendocino Drive	ALBERTA CANCLINI
170-093-15-00	\$1,649.70	92825	181 Zinfandel Drive	TOY AND MAI GONG
003-410-40-00	\$984.72	92828	1702 S. Dora Street	CARLINE F WILLIAMS
170-093-16-00	\$1,367.66	92829	161 Zinfandel Drive	BENJAMIN AND STASIA LAUGHLIN
180-210-05-00	\$312.46	92830	310 Crestview Drive	MAURICIO CAMPOS
184-043-06-00	\$818.86	92832	80 Whitmore Lane	ANDREW AND JUDY HENDRY
003-400-20-00	\$501.05	92833	207 Tedford Avenue	LOUIE AND GERALDINE MONTOYA
003-400-03-00	\$634.05	92836	300 Tedford Avenue	VIRGINIA CLIVER
184-042-08-00	\$1,794.06	92838	87 Meadowbrook Drive	SHERRY FLICKER
184-053-01-00	\$403.06	92839	183 Oak Knoll Road	GRAHAM AND KELLY MACMILLAN
003-440-05-00	\$1,081.26	92841	103 Canyon Drive	ERIK AND JACKIE HARMON
184-032-10-00	\$2,982.06	92842	2730 Oak Court Road	CHRISTOPHER AND COURTNEY HAMILTON
003-420-34-00	\$898.99	92845	1490 S. State Street	CELSE CEJA
003-430-45-00	\$2,142.52	92847	1791 Adams Street	KATHERINE GRAHAM

170-220-36-00	\$2,150.46	92852	1500 Chardonnay Court	ROBIN HELLER
170-060-0400	\$1,400.00	92854	810 Malaga Drive	LESLIE AND RORY BARTOLOMIE
003-410-11-00	\$297.64	92860	108 Faull Avenue	RANDALL AND SHARON FORBES
003-350-15-00	\$2,928.59	92882	200 Blue Bonnet Drive	FRANCISCO LOPEZ-CEJA
180-220-23-00	\$1,357.79	92884	261 Crestview Drive	FRANCISCO AND ISABEL ALVAREZ
178-250-50-05	\$1,021.19	92885	2411 Catalan Court	MICHELLE MILLER
170-140-20-00	\$10,908.48	92887	1430 N. State Street	JIVAN HOSPITALITY INC
003-390-34-00	\$778.23	92890	113 Tedford Avenue	SECRETARY OF VETERANS AFFAIRS
TOTAL	\$110,530.01			

Ukiah Valley Sanitation District
Administrative Procedures for the Collection of Delinquent Sewer Charges of Closed Sewer Accounts

In accordance with the provisions of District Ordinance No. 13, delinquent sewer service charges of sewer accounts that are delinquent for six months or longer shall be forwarded to the Mendocino County Auditor for the placement onto the tax roll as a special assessment. Under special circumstances, as described herein, District Staff may disconnect the sewer lateral from the sewer main if delinquent charges remain unpaid by following the procedures as described herein. Delinquent sewer service charges from sewer accounts which have been closed by the City of Ukiah (billing agent) and referred to the District shall be deemed to be delinquent for six months or longer.

Referral to the County Auditor

After receiving the monthly reports of closed delinquent sewer accounts from the billing agent, District staff shall notify by mail (the Notice) the property owner of record associated with each delinquent sewer account. The Notice shall state the amount of the delinquent sewer charges for the closed account, it shall include a statement that the delinquent amount must be paid in full within 30 days to avoid penalties and it shall give a specific date for the 30 day deadline period. The Notice shall also provide information about the public hearing process, referral of the delinquent charges to the tax roll and the availability of payment plans.

If the account has not been paid in full after the specified deadline, a base penalty in the amount of 10% of the delinquent sewer service charges shall be added to the amount due and a monthly penalty of 1.5% of the delinquent amount plus the base penalty will be added each month until the delinquent account is placed on the Report of Delinquent Sewer Service Charges (the Delinquent Report) and referred to the public hearing. As required by law, a public hearing will be held prior to referral to the Auditor, where the property owners may appeal to the Board. The Board may modify the Delinquent Report at the public hearing or approve it as is.

At any point prior to referral of the Delinquent Report to the Auditor, the process for placement of the delinquent charges onto the tax roll for a given property may be stopped by paying the total amount due associated with the property. Pursuant to direction from the Board, the penalties may be waived if the account is paid in full prior the Delinquent Report being transmitted to the County Auditor. The District Manager shall have the authority to modify the Delinquent Report after the Board's Approval of the Delinquent Report to reflect the payment of delinquent charges shown thereon prior to the Delinquent Report being submitted to the County Auditor-Controller. The District will provide the Report of Delinquent Sewer Accounts to the Mendocino County Auditor no later than August 10th of each year or some other deadline set by the County.

Payment Plans

If a payment plan is requested, the account holder or property owner will be allowed to make payments on the delinquent account over a period of 12 months with a \$60 administrative fee attached to the first payment. Prior to implementation of the payment plan, an Agreement must be fully executed by the debtor and the District and, in the event that the debtor is not the property owner, the District shall notify the property owner that the District has agreed to enter into a Payment Plan Agreement. The property owner shall be offered the opportunity to object to the issuance of the payment plan and if the objection is received by the District within a deadline provided by the District, the Payment Plan Agreement shall not be executed. The District Manager shall have the authority to execute Payment Plan Agreements on behalf of the District.

All payments are due on or before the 20th of each month, as specified in the fully executed Payment Plan Agreement. If a payment is not made, the Plan is immediately in default and any remaining delinquent amount will be added to the Report of Delinquent Sewer Service Charges for referral to the County Auditor and placement on the tax roll.

All customers with payment plans must keep current sewer service bills up to date. If another account becomes delinquent and is closed by the City of Ukiah, the payment plan will be considered null and void and any remaining balance will be added to the Report of Delinquent Sewer Service Charges to be referred to the County Auditor.

Disconnection of Properties with Special Circumstances

Under Special Circumstances as defined herein, properties may be disconnected from the sewer main if delinquent sewer service charges from closed accounts are not paid within a grace period that contains at least 30 calendar days. The Notice of Intent to Disconnect shall be mailed to the property owner (if known) and the sewer account holder by registered mail, return receipt requested. If the property is in foreclosure, the Mortgage Trustee and the Beneficiary shall also be notified by registered mail return receipt requested.

For disconnection, any of the following circumstances must be met: (1) The property associated with the delinquent sewer service charges is not assessed property taxes because it is exempt from property taxes, (2) the property associated with the delinquent sewer service charges is in foreclosure as evidenced by a legal Notice in a newspaper, or (3) the sewer service account has been delinquent for more than six consecutive months (not including accounts already referred to the tax roll) and has accrued more than \$1,000 in delinquent sewer service charges.

The grace period shall include at least one regularly scheduled District Board meeting at which the property owner or sewer account holder may appeal the administrative action to disconnect the property from the sewer main. The property owner and/or sewer account holder shall have at least 10 days after the Notice of Intent to Disconnect has been mailed by registered mail to submit a

written request for an appeal. Request for appeals must be received no later than by noon on the Thursday before the regularly scheduled Board meeting.

The District shall notify the delinquent property owner and the current resident/account holder that the sewer service is subject to disconnection from the public sewer by excavation if the delinquent account is not paid in full within the given grace period. The District shall record with the Office of the County Recorder of Mendocino County a certificate specifying the District's intention to disconnect the sewer service by excavation, the amount of any delinquent fees together with interest and penalties thereon, the name of the owner of record of the property to which services were rendered by the District, and the legal description of the property. At the same time, Notice of Intent to Disconnect will be provided to the Mendocino County Health Department that the residence will become uninhabitable due to lack of sewer service.

After the expiration of the grace period, the District Manager shall (1) notify Underground Service Alert (USA) that excavation of the sewer line will be taking place, (2) shall make arrangements with a contractor to perform the work, and (3) shall obtain the necessary encroachment permits from the City of Ukiah or County of Mendocino.

If, prior to excavation of the sewer line, full payment of the delinquent account, including fees, penalties, and administrative costs incurred (as determined by the District) is received, the disconnection process shall be stopped.

If the property owner wishes to appeal the process, he/she may submit a letter of explanation to the Board of Directors of the District, to be heard at the next regularly scheduled Board meeting. (Board meetings are held on the third Thursday of each month at 5:30 pm.)

Reconnection following excavation

In order to reconnect the sewer lines following disconnection, the property owner must pay in full: the delinquent sewer account plus fees and penalties, the contractor's cost for excavation and reconnection (estimated), District administrative costs incurred for the process, and a deposit of \$1,500.

Upon receipt of full payment, the District will engage the contractor to perform the work and secure the necessary permits. Reconnection will occur at the earliest possible date according to the availability of staff and contractors.

The costs for reconnection are estimated prior to the completion of work, and, therefore, any difference between the estimated and actual costs will be calculated by the District after completion of the project. If there is a balance due as a result of underpayment, an invoice will be sent to the property owner with 30 days to pay in full. If there was an overpayment, the District will refund the balance to the property owner within 30 days of project completion.

Multi-Unit Residential Properties with Delinquent Sewer Accounts

In the case of a multi-unit residential property with a sewer account delinquent for more than six months or is in foreclosure, the District shall consider additional means of collection, including but not limited to the filing of a lawsuit against the property owner of record. The administrative procedures for disconnection as described above shall not apply to multi-unit residential properties and the District Manager shall submit a recommended action to the Board of Directors for consideration.

If the multi-unit parcel consists of units that can be segregated (have individual laterals), those residents shall be offered the opportunity to become individual sewer account holders.

Approved by Board of Directors on October 20, 2011



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HEALTH AND SAFETY CODE - HSC

DIVISION 5. SANITATION [4600 - 6127] (*Division 5 enacted by Stats. 1939, Ch. 60.*)

PART 3. COMMUNITY FACILITIES [4600 - 6127] (*Heading of Part 3 amended by Stats. 1970, Ch. 420.*)

CHAPTER 6. General Provisions with Respect to Sewers [5400 - 5474.10] (*Chapter 6 enacted by Stats. 1939, Ch. 60.*)

ARTICLE 4. Sanitation and Sewerage Systems [5470 - 5474.10] (*Article 4 added by Stats. 1945, Ch. 979.*)

5470. The following words wherever used in this article shall be construed as defined in this section, unless from the context a different meaning is intended, or unless a different meaning is specifically defined and more particularly directed to the use of such words:

- (a) Assessment Roll. "Assessment roll" refers to the assessment roll upon which general taxes of the entity are collected.
- (b) Auditor. "Auditor" means the financial officer of the entity.
- (c) Clerk. "Clerk" means the clerk of the legislative body or secretary of the entity.
- (d) Chambers. "Chambers" refers to the place where the regular meetings of the legislative body of the entity are held.
- (e) Entity. "Entity" means and includes counties, cities and counties, cities, sanitary districts, county sanitation districts, county service areas, sewer maintenance districts, and other public corporations and districts authorized to acquire, construct, maintain and operate sanitary sewers and sewerage systems.
- (f) Rates or Charges. "Rates or charges" shall mean fees, tolls, rates, rentals, or other charges for services and facilities furnished by an entity in connection with its sanitation or sewerage systems, including garbage and refuse collection.
- (g) Real Estate. "Real estate" includes:
 - (1) The possession of, claim to, ownership of, or right to possession of land; and
 - (2) Improvements on land.
- (h) Tax Collector. "Tax collector" means the officer who collects general taxes for the entity.

The amendment of this section made by the 1972 Regular Session of the Legislature does not constitute a change in, but is declaratory of, the preexisting law.

(Amended by Stats. 2015, Ch. 269, Sec. 18. (SB 184) Effective January 1, 2016.)

- 5471.** (a) In addition to the powers granted in the principal act, any entity shall have power, by an ordinance or resolution approved by a two-thirds vote of the members of the legislative body thereof, to prescribe, revise and collect, fees, tolls, rates, rentals, or other charges for services and facilities furnished by it, either within or without its territorial limits, in connection with its water, sanitation, storm drainage, or sewerage system.
- (b) In addition to the powers granted in the principal act, any entity shall have power, pursuant to the notice, protest, and hearing procedures in Section 53753 of the Government Code, to prescribe, revise, and collect water, sewer, or water and sewer standby or immediate availability charges for services and facilities furnished by it, either within or without its territorial limits, in connection with its water, sanitation, storm drainage, or sewerage system.
- (c) The entity may provide that the charge for the service shall be collected with the rates, tolls, and charges for any other utility, and that any or all of these charges may be billed upon the same bill. Where the charge is to be collected with the charges for any other utility service furnished by a department or agency of the entity and over which its legislative body does not exercise control, the consent of the department or agency shall be obtained prior

to collecting water, sanitation, storm drainage, or sewerage charges with the charges for any other utility. Revenues derived under the provisions in this section, shall be used only for the acquisition, construction, reconstruction, maintenance, and operation of water systems and sanitation, storm drainage, or sewerage facilities, to repay principal and interest on bonds issued for the construction or reconstruction of these water systems and sanitary, storm drainage, or sewerage facilities and to repay federal or state loans or advances made to the entity for the construction or reconstruction of water systems and sanitary, storm drainage, or sewerage facilities. However, the revenue shall not be used for the acquisition or construction of new local street sewers or laterals as distinguished from main trunk, interceptor, and outfall sewers.

(d) If the procedures set forth in this section as it read at the time a standby charge was established were followed, the entity may, by ordinance or resolution adopted by a two-thirds vote of the members of the legislative body thereof, continue the charge pursuant to this section in successive years at the same rate. If new, increased, or extended assessments are proposed, the entity shall comply with the notice, protest, and hearing procedures in Section 53753 of the Government Code.

(Amended by Stats. 2016, Ch. 366, Sec. 16. (SB 974) Effective January 1, 2017.)

5472. After fees, rates, tolls, rentals or other charges are fixed pursuant to this article, any person may pay such fees, rates, tolls, rentals or other charges under protest and bring an action against the city or city and county in the superior court to recover any money which the legislative body refuses to refund. Payments made and actions brought under this section, shall be made and brought in the manner provided for payment of taxes under protest and actions for refund thereof in Article 2, Chapter 5, Part 9, of Division 1 of the Revenue and Taxation Code, insofar as those provisions are applicable.

(Added by Stats. 1949, Ch. 865.)

5472.5. The rates may be collected with the rates for any other utility service furnished by a department or agency of that entity over which the legislative body thereof does not exercise control, or with a publicly or privately owned public utility, with the written consent and agreement of that department or agency or public utility owner, which agreement shall establish the terms and conditions upon which the collections shall be made. The agreement, in the discretion of the department or agency or public utility owner making the collections, also may provide that those rates shall be itemized, billed upon the same bill, and collected as one item, together with, and not separately from, the other utility service charge.

(Added by renumbering Section 5472 (as amended by Stats. 1953, Ch. 862) by Stats. 1981, Ch. 714.)

5473. Any entity which has adopted an ordinance or resolution pursuant to this article or an order pursuant to Section 6520.5 may, by such ordinance or resolution or by separate ordinances or resolutions approved by a two-thirds vote of the members of the legislative body thereof, elect to have such charges collected on the tax roll in the same manner, by the same persons, and at the same time as, together with and not separately from, its general taxes. In such event, it shall cause a written report to be prepared each year and filed with the clerk, which shall contain a description of each parcel of real property receiving such services and facilities and the amount of the charge for each parcel for the year, computed in conformity with the charges prescribed by the ordinance or resolution.

Any ordinance or resolution adopted pursuant to this section authorizing the collection of charges on the tax roll shall remain in effect for the time specified in the ordinance or resolution or, if no time is specified in the ordinance or resolution, until repealed or until a change is made in the rates charged by the entity.

The powers authorized by this section shall be alternative to all other powers of any entity, and alternative to other procedures adopted by the legislative body thereof for the collection of such charges.

The real property may be described by reference to maps prepared in accordance with Section 327 of the Revenue and Taxation Code, and on file in the office of the county assessor or by reference to plats or maps on file in the office of the clerk.

(Amended by Stats. 2016, Ch. 366, Sec. 17. (SB 974) Effective January 1, 2017.)

5473a. Any entity may make the election specified in Section 5473 with respect only to delinquent charges and may do so by preparing and filing the written report, giving notice and holding the hearing therein required only as to such delinquencies.

(Added by Stats. 1953, Ch. 1259.)

5473.1. The clerk shall cause notice of the filing of said report and of a time and place of hearing thereon to be published pursuant to Section 6066 of the Government Code prior to the date set for hearing, in a newspaper of general circulation printed and published within the entity if there is one and if not then in such paper printed and published in the county within which the greater part of such district is located.

Before any entity may have such charges collected on the tax roll for the first time following the effective date of this section, the clerk shall cause a notice in writing of the filing of said report proposing to have such charges for the forthcoming fiscal year collected on the tax roll and of the time and place of hearing thereon, to be mailed to each person to whom any parcel or parcels of real property described in said report is assessed in the last equalized assessment roll available on the date said report is prepared, at the address shown on said assessment roll or as known to said clerk. If the legislative body adopts the report, then the requirements for notice in writing to the persons to whom parcels of real property are assessed shall not apply to hearings on reports prepared in subsequent fiscal years but notice by publication as herein provided shall be adequate.

(Amended by Stats. 1957, Ch. 357.)

5473.2. At the time stated in the notice, the legislative body shall hear and consider all objections or protests, if any, to said report referred to in said notice and may continue the hearing from time to time. If the legislative body finds that protest is made by the owners of a majority of separate parcels of property described in the report, then the report shall not be adopted and the charges shall be collected separately from the tax roll and shall not constitute a lien against any parcel or parcels of land.

(Amended by Stats. 1953, Ch. 862.)

5473.3. Upon the conclusion of the hearing, the legislative body may adopt, revise, change, reduce or modify any charge or overrule any or all objections and shall make its determination upon each charge as described in said report which determination shall be final.

(Amended by Stats. 1953, Ch. 862.)

5473.4. On or before August 10 of each year following the final determination upon each charge, the clerk shall file with the county auditor a copy of the report prepared pursuant to Section 5473 with a statement endorsed on the report over his or her signature that the report has been finally adopted by the legislative body of the entity and the county auditor shall enter the amounts of the charges against the respective lots or parcels of land as they appear on the current assessment roll. Where any of the parcels are outside the boundaries of the entity they shall be added to the assessment roll of the entity for the purpose of collecting the charges. If the property is not described on the roll, the county auditor may enter the description on the roll together with the amounts of the charges, as shown in the report.

(Amended by Stats. 2015, Ch. 269, Sec. 19. (SB 184) Effective January 1, 2016.)

5473.5. Except as provided in Section 5473.8, the amount of the charges shall constitute a lien against the lot or parcel of land against which the charge has been imposed as of noon on the first Monday in March immediately preceding the date of levy.

(Amended by Stats. 1973, Ch. 861.)

5473.6. The tax collector shall include the amount of the charges on bills for taxes levied against the respective lots and parcels of land.

(Added by renumbering Section 5473.5 by Stats. 1953, Ch. 862.)

5473.7. Thereafter the amount of the charges shall be collected at the same time and in the same manner and by the same persons as, together with and not separately from, the general taxes for the entity, and shall be delinquent at the same time and thereafter be subject to the same delinquency penalties.

(Added by renumbering Section 5473.6 by Stats. 1953, Ch. 862.)

5473.8. All laws applicable to the levy, collection, and enforcement of general taxes of the entity, including, but not limited to, those pertaining to the matters of delinquency, correction, cancellation, refund, and redemption, are applicable to the charges authorized pursuant to this article, except that if any real property to which these charges relate has been transferred or conveyed to a bona fide purchaser for value or a lien of a bona fide encumbrancer for value has been created and attaches thereon during the year prior to the date on which the first installment of the general taxes that include the charges appears on the assessment roll, then the lien which would otherwise be

imposed by Section 5473.5 shall not attach to the real property and the charges relating to that property shall be transferred to the unsecured roll of collection.

(Amended by Stats. 2012, Ch. 330, Sec. 17. (SB 1090) Effective January 1, 2013.)

5473.9. The tax collector may, in his discretion, issue separate bills for such charges and separate receipts for collection on account of such charges. The county shall be compensated for services rendered in connection with the levy, collection and enforcement of such charges for an entity other than the county in an amount to be fixed by agreement between the board of supervisors and the legislative body of the entity. The compensation shall not exceed five dollars (\$5) for each account handled, or 1 percent of all money collected, whichever is greater. The compensation shall be paid into the county salary fund.

(Amended by Stats. 1969, Ch. 318.)

5473.10. The entity may provide for a basic penalty of not more than 10 percent for nonpayment of the charges within the time and in the manner prescribed by it, and in addition may provide for a penalty of not exceeding 1 and one-half percent per month for nonpayment of the charges and basic penalty. It may provide for collection of the penalties herein provided for.

(Amended by Stats. 1985, Ch. 341, Sec. 1.)

5473.11. (a) An entity shall notify the assessee shown on the latest equalized assessment roll whenever delinquent and unpaid charges for services which would become a lien on the property pursuant to subdivision (b) remain delinquent and unpaid for 60 days.

(b) The amount of the unpaid charges may, in the discretion of the entity, be secured at any time by filing for record in the office of the county recorder of any county, a certificate specifying the amount of the unpaid charges and the name and address of the person liable for those unpaid charges. From the time of recordation of the certificate, the amount required to be paid together with interest and penalty constitutes a lien upon all real property in the county owned by the person or afterwards, and before the lien expires, acquired by him or her. The lien shall have the force, priority, and effect of a judgment lien and shall continue for 10 years from the date of the filing of the certificate unless sooner released or otherwise discharged. The lien may, within 10 years from the filing of the certificate or within 10 years from the date of the last extension of the lien in the manner herein provided, be extended by filing for record a new certificate in the office of the county recorder of any county and from the time of this filing the lien shall be extended to the real property in this county for 10 years unless sooner released or otherwise discharged.

(Amended by Stats. 2012, Ch. 330, Sec. 18. (SB 1090) Effective January 1, 2013.)

5474. An entity shall have the power by ordinance or resolution approved by two-thirds vote of the members of the legislative body thereof to fix fees or charges for the privilege of connecting to its sanitation or sewerage facilities and improvements constructed by the entity pursuant to Sections 5463 and 5464, to fix the time or times at which the fees or charges shall become due, to provide for the payment of the fees or charges prior to connection or in installments over a period of not to exceed 30 years, to provide the rate of interest, not to exceed 12 percent per annum, to be charged on the unpaid balance of the fees or charges, and to provide that the amount of the fees or charges and the interest thereon shall constitute a lien against the respective lots or parcels of land to which the facilities are connected at the time and in the manner specified in Sections 5473.5 and 5473.8. Prior to making the fees or charges a lien against the land, the legislative body shall give notice to the owners of the lots or parcels of land affected, and the notice shall set forth all of the following:

(a) The schedule of fees or charges to be imposed by the entity.

(b) A description of the property subject to the fees or charges, which description may be by reference to a plat or diagram on file in the office of the clerk of the legislative body, or to maps prepared in accordance with Section 327 of the Revenue and Taxation Code, and on file in the office of the county assessor.

(c) The time or times at which the fees or charges shall become due.

(d) The number of installments in which the fees or charges shall be payable.

(e) The rate of interest, not to exceed 12 percent per annum, to be charged on the unpaid balance of the fees or charges.

(f) That it is proposed that the fees or charges and interest thereon shall constitute a lien against the lots or parcels of land to which the facilities are furnished.

(g) The time and place at which the legislative body will hold a hearing at which persons may appear and present any and all objections they may have to the imposition of the fees or charges as a lien against the land.

(Amended by Stats. 2016, Ch. 366, Sec. 18. (SB 974) Effective January 1, 2017.)

5474.1. The notice shall be published pursuant to Section 6063 of the Government Code prior to the date set for hearing. At least 10 days prior to the date of hearing written notice thereof shall be mailed to all persons owning land subject to such fees or charges, whose names and addresses appear on the last equalized assessment roll.

(Amended by Stats. 1961, Ch. 754.)

5474.2. At the time stated in the notice the legislative body shall hear and consider all objections or protests, if any, to the imposition of the fees or charges as set forth in said notice and may continue the hearing from time to time.

(Added by Stats. 1953, Ch. 578.)

5474.3. Upon the conclusion of the hearing, the legislative body may adopt, revise, change, reduce or modify the fees or charges or may overrule any or all objections and make its determination, which determination shall be final.

(Added by Stats. 1953, Ch. 578.)

5474.4. On or before August 10 of each year following the final determination, the legislative body shall certify to the county auditor a list of the lots or parcels of land, as they appear on the current assessment roll, subject to any fees or charges and the amounts of the installments of those fees or charges and interest to be entered against the lots or parcels on the assessment roll. In the event a lot or parcel connected to the facilities is subsequently divided into two or more lots or parcels as shown on the current assessment roll, the legislative body shall designate the lot or parcel that remains connected to the facilities and against which the installments of the fees or charges and interest are to be entered.

(Amended by Stats. 2015, Ch. 269, Sec. 20. (SB 184) Effective January 1, 2016.)

5474.5. The county auditor shall enter on the current assessment roll the amounts of the installments of any fees or charges and interest and, except as provided in Section 5474.6, the amounts thereof shall constitute a lien against the lot or parcel of land against which levied as of noon on the first Monday in March immediately preceding the date of entry.

(Amended by Stats. 2015, Ch. 269, Sec. 21. (SB 184) Effective January 1, 2016.)

5474.6. (a) The tax collector shall include the amounts of the installments of fees or charges and the interest on bills for taxes levied against the respective lots and parcels of land. Thereafter, all laws applicable to the levy, collection and enforcement of taxes of the entity, including penalties and interest thereon and cancellation or refund thereof, shall be applicable to those installments of fees or charges and interest, except that, if any real property to which the fees or charges relate has been transferred or conveyed to a bona fide purchaser for value or a lien of a bona fide encumbrancer for value has been created and attaches thereon during the year prior to the date on which the first installment of the general taxes that include the fees or charges appears on the assessment roll, then the lien which would otherwise be imposed by Section 5474.5 shall not attach to the real property and the fees or charges and interest shall be transferred to the unsecured roll for collection.

(b) The amount of the unpaid installments of fees or charges and interest may, in the discretion of the entity, be secured at any time by filing for record in the office of the county recorder of any county, a certificate specifying the amount of the fees or charges and interest and the name and address of the person liable therefor. From the time of recordation of the certificate, the amount required to be paid together with interest and penalty constitutes a lien upon all real property in the county owned by the person or afterwards, and before the lien expires, acquired by him or her. The lien shall have the force, priority, and effect of a judgment lien and shall continue for 10 years from the date of the filing of the certificate unless sooner released or otherwise discharged. The lien may, within 10 years from the filing of the certificate or within 10 years from the date of the last extension of the lien in the manner herein provided, be extended by filing for record a new certificate in the office of the county recorder of any county and from the time of this filing the lien shall be extended to the real property in this county for 10 years unless sooner released or otherwise discharged.

(Amended by Stats. 2012, Ch. 330, Sec. 19. (SB 1090) Effective January 1, 2013.)

5474.7. The tax collector may, in his discretion, issue separate bills for such installments of fees or charges and interest. The county shall be compensated for services, if any, rendered in connection with the levy, collection and enforcement of such installments of fees or charges and interest in an amount to be fixed by agreement between the board of supervisors and the legislative body of the entity. The compensation shall not exceed 1 percent of all money collected for the entity.

(Amended by Stats. 1961, Ch. 754.)

5474.8. Fees or charges imposed by an entity by ordinance or resolution adopted pursuant to Section 5474 may differ in amount or method of computation from fees or charges imposed by any other ordinance or resolution of such entity adopted pursuant to Section 5474.

(Amended by Stats. 2016, Ch. 366, Sec. 19. (SB 974) Effective January 1, 2017.)

5474.9. Revenues derived from fees or charges imposed pursuant to Section 5474 shall be used only for the acquisition, construction, reconstruction, maintenance and operation of sanitation or sewerage facilities, to pay municipalities for sewer service collection charges, to repay principal and interest on bonds issued for construction or reconstruction of such sanitation or sewerage facilities and to repay federal or state loans or advances made to entities for the construction or reconstruction of sanitation or sewerage facilities; provided, however, that such revenue shall not be used for the acquisition or construction of new local street sewers or laterals as distinguished from main trunk, interceptor and outfall sewers.

(Amended by Stats. 1961, Ch. 754.)

5474.10. The authority for the imposition of fees or charges by entities pursuant to Section 5474 shall be in addition to the authority granted to such entities by any other law authorizing such entities to establish fees, tolls, rates, rentals or other charges.

(Amended by Stats. 1961, Ch. 754.)

NOTICE OF PUBLIC HEARING
CONCERNING DELINQUENT SEWER CHARGES
UKIAH VALLEY SANITATION DISTRICT

NOTICE IS HEREBY GIVEN that the Ukiah Valley Sanitation District Board of Directors will conduct a public hearing on Thursday, August 5, 2021, beginning at 6:00 p.m. or shortly thereafter **by teleconference via Zoom**, <https://us02web.zoom.us/j/84988773389>, Meeting ID: 849 8877 3389, to consider the adoption of a report that describes the amount of delinquent sewer charges to be imposed on parcels of property within the District and to be collected on the property tax roll. To dial into the meeting by phone, call (669) 900-6833. At the hearing, the Board will hear and consider all objections or protests to the Report of Delinquent Sewer Charges on file in the Office of the District Manager located at 151 Laws Avenue, Ukiah, California. If the Board finds that a protest is made by a majority of the property owners subject to sewer charges described in the report protest, then the report will not be adopted, and the fees will be collected separately from the tax roll and will not constitute a lien against any parcel or parcels of land. Upon conclusion of the hearing, the Board of Directors may adopt, revise, change, reduce or modify any charge or overrule any or all objections and shall make its determination upon each charge as described in said delinquency report which determination shall be final. If the said delinquency report is adopted, the delinquent charges contained therein shall be submitted to the County Auditor for placement on the tax roll for collection.

Ukiah Daily Journal

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UKIAH VALLEY SANITATION DISTRICT
ATTN: ACCOUNTS PAYABLE
151 LAWS AVENUE #B
UKIAH, CA 95482

PROOF OF PUBLICATION (2015.5 C.C.P.)

STATE OF CALIFORNIA COUNTY OF MENDOCINO

I am a citizen of the United States and a resident of the County aforesaid; I am over the age of eighteen years, and not a party to or interested in the above entitled matter. I am the principal clerk of the printer of the Ukiah Daily Journal, a newspaper of general circulation, printed and published daily in the City of Ukiah, County of Mendocino and which newspaper has been adjudged a newspaper of general circulation by the Superior Court of the County of Mendocino, State of California, under the date of September 22, 1952, Case Number 9267; that the notice, of which the annexed is a printed copy (set in type not smaller than non-pareil), has been published in each regular and entire issue of said newspaper and not in any supplement thereof on the following dates, to wit:

07/21/2021, 07/28/2021

I certify (or declare) under the penalty of perjury that the foregoing is true and correct.

Dated at Ukiah, California,
July 27th, 2021



Molly E. Lane, LEGAL CLERK

Legal No. **0006593602**

5257-21

7-21,28/21

NOTICE OF PUBLIC HEARING CONCERNING DELINQUENT SEWER CHARGES UKIAH VALLEY SANITATION DISTRICT

NOTICE IS HEREBY GIVEN that the Ukiah Valley Sanitation District Board of Directors will conduct a public hearing on Thursday, August 5, 2021, beginning at 6:00 p.m. or shortly thereafter by teleconference via Zoom, <https://us02web.zoom.us/j/84988773389>, Meeting ID: 849 8877 3389, to consider the adoption of a report that describes the amount of delinquent sewer charges to be imposed on parcels of property within the District and to be collected on the property tax roll. To dial into the meeting by phone, call (669) 900-6833. At the hearing, the Board will hear and consider all objections or protests to the Report of Delinquent Sewer Charges on file in the Office of the District Manager located at 151 Laws Avenue, Ukiah, California. If the Board finds that a protest is made by a majority of the property owners subject to sewer charges described in the report protest, then the report will not be adopted, and the fees will be collected separately from the tax roll and will not constitute a lien against any parcel or parcels of land. Upon conclusion of the hearing, the Board of Directors may adopt, revise, change, reduce or modify any charge or overrule any or all objections and shall make its determination upon each charge as described in said delinquency report which determination shall be final. If the said delinquency report is adopted, the delinquent charges contained therein shall be submitted to the County Auditor for placement on the tax roll for collection.