

**MINUTES OF A REGULAR MEETING OF
BIG BEAR MUNICIPAL WATER DISTRICT
HELD ON THURSDAY, September 17, 2026**

1. OPEN SESSION

President Bradford opened the regularly scheduled Board meeting at 1:00 PM at the Big Bear Municipal Water District located at 40524 Lakeview Drive, Big Bear Lake, CA 92315 on Thursday September 17, 2026.

BOARD MEMBERS PRESENT:

Tom Bradford, President
Steve Ludecke, Vice President
Craig Brewster, Director
Mark Lee, Director

2. PLEDGE OF ALLEGIANCE

Tom Bradford, President

3. PUBLIC FORUM

None.

4. REPORTS

- A. General Manager Jared Cheek reported that counsel is on via teams call due to being turned around due to an accident on the highway. Launch activity over Labor Day weekend was lower than expected due to weather, and year-to-date launch counts are trending approximately 17% below last year, which is consistent with what we've seen so far this season.

He viewed the City's General Plan update; they are working on a draft. Vice President Ludecke asked if there was anything to note, Mr. Cheek responded that their sphere of influence extends into the lake off the land and up into the national forest. He said the City is facilitating this update but it affects the valley.

Staff met with TMDL coordinator for permittees of the Big Bear Lake TMDL and will continue to work together soon.

A special board workshop was held regarding overnight parking for recreational users. The Board directed staff to develop an administrative policy for overnight parking that supports recreational use while minimizing invasive species exposure.

Mr. Cheek also reported that the SAWHA property acquisition has closed and that their first budget review meeting is scheduled for the following week. The annual Kool Kids event was a success, the District hosted approximately 150 fourth-grade students. The Board commended staff and thanked Big Bear Marina for a successful event and expressed support for continuing the program.

Lake conditions remain stable, with a lake elevation of approximately 63'2", seasonal dissolved oxygen levels are consistent with the time of year, and algae concentrations remain primarily in protected bays.

- B. Director Brewster reported that the Lake Improvement Committee discussed the handling of an abandoned Southwest Gas pipeline located on the lake bottom. Due to significant sediment accumulation over the pipeline, the Committee recommended that Southwest Gas cut and abandon the line in place rather than remove it, which would cause greater disturbance to the lakebed.

President Bradford inquired whether the pipeline could potentially be used for lake aeration. General Manager Cheek noted that the pipeline has been in place since approx. the 1960s and that Southwest Gas has been pursuing closure of the project for several years. Southwest Gas proposed cutting the pipeline ends at depths specified by the District.

Vice President Ludecke expressed concerns regarding any residual materials that may remain in the pipeline. Mr. Cheek explained that the line would be purged with air prior to abandonment. Vice President Ludecke also raised concerns about exposed pipe ends and requested clarification regarding the burial depth. Mr. Cheek recommended burying the pipeline ends at approximately 18 feet below the water surface, and the Board concurred.

Director Brewster also reported that a shoreline alteration application has been submitted for the Cluster Pines/Marina Point area. The applicant is proposing to regrade the shoreline and place approximately 2,700 cubic yards of rock along the shoreline. Staff noted that the project would require approvals from the appropriate state regulatory agencies and the U.S. Army Corps of Engineers before more District review or involvement. The item was presented as an informational update to make the Board aware.

5. CONSENT CALENDAR

PUBLIC FORUM

None.

- A. Minutes of a Regular Meeting on September 3, 2026.
- B. Minutes of a Special Meeting on September 11, 2026.
- C. Warrant List dated 09/11/2026 in the amount of \$64,704.93.

Discussion:

With a motion made by Vice President Ludecke and seconded by Director Brewster, the consent calendar was approved unanimously:

AYES: Bradford, Brewster, Lee, Ludecke

NO: -

ABSTAIN: -

6. BUSINESS

A. CONSIDER APPROVAL OF THE PURCHASE AND INSTALLATION OF WINDOWS FOR WEST PUBLIC LAUNCH RAMP

PUBLIC FORUM

None.

DISCUSSION

- a. General Manager Jared Cheek presented a proposal to replace three windows at the West Public Launch Ramp facility. The existing windows and locks are no longer fully functional and require replacement to restore the building to operational standards. The project includes installation of new windows and is being presented for Board consideration due to its classification as a capital improvement.

Staff solicited three quotes for the work; two vendors submitted responsive bids and one vendor did not respond. The bids received were based on comparable scope and specifications, for a like for like comparison.

With a motion made by Vice President Ludecke and seconded by Director Lee, the motion to approve the Purchase and Installation of the windows for West Public Launch Ramp with Contingency was passed:

AYES: Bradford, Brewster, Lee, Ludecke

NO: -

ABSTAIN: -

B. CONSIDER APPROVAL OF TEMPORARY DRAINAGE EASEMENT FOR MOONRIDGE HOTEL DEVELOPMENT

PUBLIC FORUM

None.

DISCUSSION

- a. General Manager Jared Cheek presented a request for a temporary drainage easement associated with the proposed Moonridge Hotel development located near the former Bit & Spur site. He explained that stormwater from the project drains toward Rathbun Creek and that the District owns a landlocked parcel adjacent to the creek through which the drainage improvements would pass.

Mr. Cheek noted that the drainage improvements need to be completed before the onset of fall and winter weather. Due to the unique characteristics of the property and easement, establishing a fair valuation has been challenging. Staff therefore recommended granting a temporary drainage easement to allow the project to proceed while valuation details are finalized.

Mr. Cheek emphasized that the proposal does not involve the sale of District property, but rather the temporary right to access and utilize a portion of the property for drainage

purposes. Legal counsel confirmed that a temporary easement structure would be appropriate.

Vice President Ludecke suggested authorizing the General Manager to determine appropriate compensation and execute the agreement. Vice President Ludecke then moved to approve the temporary drainage easement and authorize the General Manager to negotiate compensation and execute the easement agreement.

With a motion made by Vice President Ludecke and seconded by Director Brewster, the motion to approve temporary drainage easement and authorize the General Manager to negotiate compensation and execute easement agreement was passed:

AYES: Bradford, Brewster, Lee, Ludecke

NO: -

ABSTAIN: -

7. ITEMS REMOVED FROM CONSENT CALENDAR

None.

8. ANNOUNCEMENTS

None.

9. DIRECTOR COMMENTS

Vice President Ludecke commented that the annual Kool Kids event was a great success and, as in past years, provided a valuable experience for the kids.

President Bradford echoed those sentiments, stating that Kool Kids is a great program and expressed his appreciation for the District's continued commitment to hosting the event.

10. CLOSED SESSION

None.

11. ADJOURN

There being no further business, the meeting was adjourned at 1:37 PM.

DATE AND TIME OF NEXT MEETING:

Date: 10/01/2026
Location: 40524 Lakeview Drive
Big Bear Lake, CA 92315
Time: 1:00 PM



Elsa Donoho, Office Manager
Secretary to the Board of
Big Bear Municipal Water District



[SEAL]