Agenda Item: 5

Date: November 18, 2026

Los Osos Community Services District
STAFF REPORT

TO: Board of Directors, LOCSD

FROM: Greg Kwolek, General Manager

SUBJECT: November General Manager Report

WILL SERVE POLICY UPDATES APPROVED

At their meeting on Thursday, November 5, the Board of Directors approved changes recommended by staff. Highlights included defining and adding a "Conditional Intent-to-Serve" step in the process and added language to address Title 19 and other development requirements.

Additionally, the policy changes clarify the General Manager's role and the information that will be presented to the Board annually at the June Board meeting to support any findings to be made regarding new development in the upcoming year. Since the BMC metrics and growth recommendation may not be available until later in the year, the proposed language change is to remove the specified June meeting reference and restates without reference to a specific month that after all information is received, including the BMC findings, the BMC recommended growth rate, climatic information, and other metrics for the Water Shortage Contingency Plan ("WSCP") and planning stages. District staff will present it to the Board for review prior to the end of the year for the next calendar year for consideration of which Stage of water contingency the Board will select for the following year, within 60 days of the Board meeting, where this is presented.

2025 -2026 YTD "WILL SERVES" ISSUED

Will Serves Issued (actual connection to water system)

None

Intent-To-Serves Issued

	APN	Dev Type	Date Issued	# on waitlist
1	038-732-012	SFH	4/23/2025	3
2	038-462-042	SFH	6/24/2025	72
3	038-192-034	SFH	5/7/2026	2
4	038-462-043	SFH	5/15/2026	5

Conditional Intent-To-Serves Issued

	APN	Dev Type	Date Issued	# on waitlist
1	038-733-012	SFH	9/24/2025	53
2	038-052-022	SFH	12/23/2025	8
3	038-734-001	SFH	2/27/2026	20
4	038-732-006	SFH	3/4/2026	36
5	038-132-035	SFH	10/5/2026	119
6	038-162-023	SFH	10/27/2026	12

Continue To Serves (Existing) Issued

25 total

ASM: _LD _ AGM/DE: ____

DGC: ____ GM: _GK

EL NIÑO WINTER AND EMERGENCY PLANNING

Staff presented an updated draft of the District's Emergency Operations Plan Annex for Board review at their last meeting. Further review is planned for the Emergency Services Advisory Committee and response partners. The draft addresses coordination, emergency response responsibilities, and resources for flooding, power outages, and disruptions to District services. Staff plans to review the Annex each fall to keep it current.

Of particular relevance to the UAC, the District is a member of CalWARN, a mutual assistance network through which water and wastewater utilities can request personnel, equipment, and other resources during emergencies. This provides an additional source of support if an emergency exceeds the District's available resources.

County Office of Emergency Services Director Scotty Jalbert also presented to the Board on what to expect this winter and the County's preparations. District staff is checking emergency equipment, supplies, and rain gear and continuing coordination with CAL FIRE and County OES.

Emergency power is available at the South Bay Well and the 8th Street Upper and Lower wells. The 8th Street backup power also serves the water yard. The District's trailer-mounted generator can power an additional well but is not available to power other facilities.