

THE FOLLOWING MINUTES WERE PREPARED BY THE BOARD SECRETARY

AND ARE SUBJECT TO APPROVAL OF THE BOARD OF DIRECTORS

DRAFT STATUS

The June 10, 2024, meeting of the Park Stockdale Civic Association Board of Directors was called to order by President, Jim Carnal, at 7:08 p.m.

Present: Tom Bell, Jim Carnal, Matt Coleman, Kiki Contreras, Roxanne Fackler, Ana Flores, Barbara Kamena Pat Nolan, Josh Saravia, and Susan Tuttle

Absent: Eli Hamm

Audience Participation:

Resident / Handyman Adam Johnson attended the meeting to discuss the sprinkler irrigation issues by the tennis courts and the office. The main water line on the tennis side is bad. Two bids have been received. The repair requires a dig-out, new bed, straight pipe, and new controls. Mr. Bell stated we need to obtain a bid from Maranatha. Mr. Johnson has reviewed their work and does not believe Maranatha is up to the job. He was impressed by Stockdale Landscape and recommends their professionalism.

On the office side there is corrosion on the anti-siphoning part, deteriorating pipes and invading tree roots. Some trees are not getting enough water. Mr. Johnson will obtain more bids. We still need bids for the area around the Redwood Ash trees.

Ms. Tuttle made a motion to accept the \$815 bid from Stockdale Landscaping unless we receive a better bid from Maranatha.

Ms. Nolan seconded the motion.

Yes: Unanimous

Mr. Johnson suggested the Board consider purchasing three 'Lifetime Tables' and chairs to go by the pool. Together with umbrellas they cost \$210 each plus tax. There is not much seating and/or shade by the pool. The Board sponsored end of summer family BBQ could use tables.

Ms. Contreras made a motion to purchase the 'Lifetime Tables' with chairs and umbrellas at \$210 plus tax.

Ms. Flores seconded the motion.

Yes: Ms. Contreras, Ms. Fackler, Ms. Flores, Ms. Kamena, Ms. Nolan, Mr. Saravia, and Ms. Tuttle

No: Mr. Bell, Mr. Coleman

Mr. Johnson requested he be paid at \$19 hour. He was previously paid minimum wage. He uses his own tools. Mr. Johnson also requested a list of projects to be prioritized.

Comments/Concerns from Administrative Assistant:

Ms. Flores brought the next quarter dates requested by BFMC, July 11, 26, August 8, 22, and September 5, 19. Ms. Kamena stated that they do not mop the hall floor. There was a question whether their contract included a cleaning deposit. Evidently they have never been charged for failure to clean the floor.

Ms. Tuttle made a motion to charge a \$50 cleaning deposit for BFMC and to inform them of the policy.

Ms. Kamena seconded the motion.

Yes: Mr. Bell, Mr. Coleman, Ms. Contreras, Ms. Fackler, Ms. Flores, Ms. Kamena, and Ms. Tuttle

No: Ms. Nolan, Mr. Saravia

Minutes:

The May minutes were reviewed. Mr. Coleman requested several issues be corrected, including how he is addressed, by first name or 'Mr.' and errors on voting names. Mr. Coleman declined to approve the minutes until he personally saw the corrections.

Mr. Saravia made a motion to approve the May minutes with the stated corrections.

Ms. Tuttle seconded the motion.

Yes: Ms. Contreras, Ms. Fackler, Ms. Flores, Ms. Nolan, Mr. Saravia and Ms. Tuttle.

No: Mr. Bell, Mr. Coleman

Abstain: Ms. Kamena

Treasurer's Reports:

The March, April and May Treasurer's reports were presented. Ms. Contreras met with Destiny, the Accountant and they reviewed the errors. The Accountant corrected all three reports.

Ms. Tuttle made a motion to approve the March Treasurer's report.

Ms. Nolan seconded the motion.

Yes: Mr. Coleman, Ms. Contreras, Ms. Fackler, Ms. Flores, Ms. Kamena, Ms. Nolan, Mr. Saravia, and Ms. Tuttle

No: Mr. Bell

Ms. Tuttle made a motion to approve the April Treasurer's report.

Ms. Flores seconded the motion.

Yes: Unanimous

Ms. Tuttle made a motion to approve the May Treasurer's report.

Ms. Nolan seconded the motion.

Yes: Unanimous

Pool and Building Maintenance:

The pool passed inspection.

Recreation Room :

Discussion ensued regarding using the Rec Room to store the new tables for the pool.

Park and Playground:

A homeless couple took up residence in the southwest corner of the park. A neighbor called BPD and the homeless couple was removed. They cleaned up their possessions.

Website:

Mr. Carnal posted pool hours, including early lap swimming for adults.

Mr. Carnal brought up the issue of the Webmaster who owns the website name. We originally agreed to pay him \$20 month for maintenance. Webmaster has not billed and we currently owe about \$4,000. Mr. Carnal discussed the issue and made a suggestion we would pay \$200 yearly. The Webmaster agreed.

Ms. Tuttle made a motion to pay \$200 yearly for use of the website.

Ms. Contreras seconded the motion.

Yes: Unanimous

Tennis/Pickleball:

Tennis pro, Regina purchased a canopy for the tennis court area for \$109.93. She requested to be reimbursed.

Ms. Tuttle made a motion to reimburse Regina for the canopy at \$109.93.

Ms. Kamena seconded the motion.

Yes: Unanimous

Community Activities

The family potluck pool BBQ is scheduled for September 7. Addition of three picnic tables will be helpful for the crowd.

Purchase of a pull-down screen and projector for movies in the park are still under consideration.

Community Safety and Security

Discussion regarding the alarm ensued. It continues to go off around 9:30 am. People have been called to turn it off. Sometimes someone has been here to catch it before it went off. Ms. Flores contacted the alarm company for costs to upgrade. They suggested a 3 yr. contract, same rate plus 6 mos., and \$99 installation. Mr. Bell mentioned the restriction for 1 yr. contracts by Davis Stirling Act. It was decided to table the issue until alarm is repaired.

Pool Management:

Things are missing at the pool; a pole, net, and lifeguard's equipment. There is also sticky candy by the lifeguard's station, problems cleaning it. Someone will talk with the lifeguards. It was also suggested a text chain for the lifeguards.

The kids pool drain is broken. It is the wrong size, should be 6 inch instead of 8 inch. Mr. Johnson will fix.

The refrigerated water fountain is still broken. Discussion ensued regarding repairs or a new fountain. New fountain is \$500. Mr. Johnson will research.

Mr. Johnson also found a source to purchase the bleach from Pool Corp. at a much cheaper price. Bleach must be 12 ½ % and must be delivered.

Mr. Saravia made a motion to purchase a new double refrigerated water fountain up to \$1400 if needed.

Ms. Tuttle seconded the motion.

Yes: Unanimous

Unfinished / Old Business:

The move to Spectrum phone has not happened yet. Waiting for the alarm issue to be resolved.

The broken ceiling tiles are not repaired yet. Mike Rand will not be able to borrow the tall ladder. Mr. Johnson suggested renting the ladder. He will repair the ceiling tiles.

Mr. Hamm purchased the new computer from COSTCO. It is in the office. He will set it up and transfer the files when he returns from vacation.

New Business:

Ms. Contreras made a motion to go into closed session to discuss Mr. Johnson's salary.

Ms. Fackler seconded the motion.

Yes: Unanimous

Mr. Carnal recommended the salary increase be retroactive to the hire date.

Ms. Tuttle made a motion to return to open session.

Ms. Contreras seconded the motion.

Yes: Unanimous

Mr. Bell made a motion to make the salary \$19 hr. for the handyman position; and retroactive to Mr. Johnson's hire date.

Ms. Tuttle seconded the motion.

Yes: Mr. Bell, Ms. Kamena, Ms. Contreras, Ms. Fackler, Ms. Flores, Ms. Nolan, Mr. Saravia and Ms. Tuttle.

No: Mr. Coleman

Mr. Coleman made a motion to adjourn.

Ms. Kamena seconded the motion.

Yes: Unanimous

Meeting adjourned at 9:27 p.m.