

LA SELVA BEACH RECREATION DISTRICT
Minutes for the May 10, 2023, Regular Meeting

New Resolutions and Motions Passed:

Motion: The District authorizes DM to rent a storage pod on a monthly basis for the duration of the Clubhouse project at a cost up to \$4,000. Moved Young, second Rhodes. Passed 4-0

Motion: The District accepts the Clubhouse Renovation base bid of Contractor A, subject to Frank Dickinson's review of bid and contractor qualifications, with the following alterations : accept deduct Alt A; accept add Alts C, E, and G, for a total of \$639,280. Moved Rhodes, Second Young. Passes 4-0.

Motion : Should the selected low bidder prove unresponsive following Dickinson's research, the District will reject all current bids for the Clubhouse Renovation Project. Moved Young, second Rhodes. Passes 4-0.

Motion: The District approves the re-structure of the DM position to co-managers of Eden Serrano and Madelyn Serrano, and authorizes Eden to send paperwork to the County to set up Maddy's employment. Moved Young, second Rhodes, Passes 4-0.

Motion: The District moves to adopt Resolution 2023 -1, requesting the use of all available Park Dedication Fees. Moved Rhodes, second Young. 4-0.

Motion: The District accepts the County offer to audit the four fiscal years ending June 2023 for \$18,400. Moved Stephens, second Young. Passes 4-0.

1.0 MEETING AND ORGANIZATION

1.1 Establish Quorum & Roll Call

Meeting called to order at 7:05 by Director Ashley Winn; Maintenance Tony Young; Treasurer Philip Stephens; Secretary Jim Rhodes; District Manager Eden Serrano. Quorum established.

2.0 PUBLIC FORUM

2.1 Public Comment

Susanne Paradis received clarification that Director Winn's presentation of loan proposal to the I.A. was approved by the Board but was only an informal introduction of the idea. Jim Ross commented on the ADA mistakes made four years ago on the bathroom renovation. Lou Denti inquired about holding a concert on the Florido Lawn in September. The Board does not formally sanction events on the public parks, but Denti will keep them informed of developments.

2.2 Landscaping

District Manager Serrano reported that grass on the lawns grew long until a mower was repaired. No trash problems at Triangle Park. Normal maintenance.

3.0 REGULAR BUSINESS

3.1 Minutes

The Minutes for the April Regular Meeting were presented. **Move to accept April minutes by Young, second Winn. Passed 4-0.**

3.2 Financials

The financials for April 2023 were presented and approved.

The Board accepts these figures for April 2023

G/L : 556,007.88 Revenues : 73,700.85 Expenditures : 10,018.26

Moved Rhodes, second Young. Passes 4-0.

3.3 District Manager Report

Serrano presented his report with the following elaborations:

There seems to be no acceptable location for the playground port-o-potty. A resident sent the board a letter objecting to its present setting. There does not appear reason to place it in Triangle park. Discussion tabled.

Rental rates and the methods and details for renting recreation equipment will be under consideration during renovation and discussed at a later date. Serrano has looked into renting a storage container to hold Clubhouse items during the renovation, and says it can be set on the cottage driveway.

Motion: The District authorizes DM to rent a storage pod on a monthly basis for the duration of the Clubhouse project at a cost up to \$4,000. Moved Young, second Rhodes. Passed 4-0.

The tennis backboard at playground is all rotted, will need to be replaced after the Clubhouse renovation. The District will not sponsor a community pantry by the I.A. shed near the Florido lawn.

4.0. CONTINUING BUSINESS

4.1 Clubhouse Renovation

Frank Dickinson discussed the two blind bids received for the project, explained the alteration options and offered recommendations on them. Before a bid can be awarded he will need to review the bids and contractor qualifications.

Motion: The District accepts the Clubhouse Renovation base bid of Contractor A, subject to Frank Dickinson's review of bid and contractor qualifications, with the following alterations : accept deduct Alt A; accept add Alts C, E, and G, for a total of \$639,280. Moved Rhodes, Second Young. Passes 4-0.

Notes:

Alt A : above 10 ' on walls *deduct* to 5/8" resawn plywood only without pine.

Alt C: *add* insulation

Alt E: in boardroom, *add* to replace 1/2" plywood with 5/8"

Alt G: *add* to install new vinyl underlayment in ACE room.

With the blind bid accepted, the bid was revealed to be from C2 Builders. The next steps barring complications include posting the apparent low bidder, emailing both bidding contractors, awaiting potential bid protest, awarding bid and signing contract. It is hopeful that work can begin in June and finish in early December.

Motion : Should the selected low bidder prove unresponsive following Dickinson's research, the District will reject all current bids for the Clubhouse Renovation Project. Moved Young, second Rhodes. Passes 4-0.

Dickinson went over the terms for his continuing on as construction administrator, suggesting weekly or biweekly meetings, review of submittals and payments. He will inspect the worksite 2-3 times a week. Estimated hours over the 35 week period at his hourly rate would be in the range of \$30,000 to \$40,000.

Projection of available funds was discussed. It was agreed that the District would likely ask the I.A. Board to put the loan request to a vote of its membership, \$85,000 at 4.5%, but it might not be needed. This option can be delayed until the July or possible even October Quarterly meeting.

4.2 District Manager Position

The Board discussed splitting the DM position between the Serranos.

Motion: The District approves the re-structure of the DM position to a co-management of Eden Serrano and Madelyn Serrano, and authorizes Eden to send paperwork to the County to set up Maddy's employment. Moved Young, second Rhodes, Passes 4-0.

4.3 Park Dedication Fees

There appear to be some funds available to the District.

Motion: The District moves to adopt Resolution 2023 -1, requesting the use of all available Park Dedication Fees. Moved Rhodes, second Young. 4-0.

4.4 Audit

Treasurer Stephens discussed his talk with the County auditors. The main deficiency was lack of LSBRD to produce financial papers, which is difficult for a District this size without employing a bookkeeper. The County offered to do the next audit and cover 4 years at once rather than the usual 2 in order to catch up from their delay in getting the past audit completed. While their rates have gone up, getting 4 years done at once will provide a discount.

Motion: The District accepts the County offer to audit the four fiscal years ending June 2023 for \$18,400. Moved Stephens, second Young. Passes 4-0.

5.0 FUTURE MEETINGS

5.1 Next regular meeting
June 14, 2023.

6.0 ADJOURN REGULAR MEETING

6.1 The meeting was adjourned at 9:21 pm.

Minutes submitted by Secretary Jim Rhodes

Minutes approved June 14, 2023



Jim Rhodes, Secretary

BOARD 2023.05 Minutes