

## LA SELVA BEACH RECREATION DISTRICT

Minutes for the August 4, 2021, Regular Meeting

At LSB Clubhouse and on Zoom

### ***New Resolutions and Motions Passed:***

**Motion: The District grants use of the Clubhouse for District Manager Serrano's reception. Moved Winn, second by Young, passed 4-0.**

**Motion; The District will request all renters to follow the strictest health guidelines of CDC, State, or County that are current on the day of their event. Moved Rhodes, second Winn, passed 4-0.**

### 1.0 MEETING AND ORGANIZATION

#### 1.1 Establish Quorum & Roll Call

Called to order at 7:08 p.m. by Ashley Winn. Directors in attendance: Chair Ashley Winn, Secretary Jim Rhodes, Maintenance Tony Young; Treasurer Greg Bailey; District Manager Eden Serrano. Quorum established.

### 2.0 PUBLIC FORUM

#### 2.1 Public Comment

Susan Marx of CERT announced a Zoom meeting with Supervisor Zach Friend on November 22 at 2 p.m. focused on a vegetation management plan led by local Michelle Simon. Concern over trees, hazards from fire and wind, eucalyptus along Mar Monte will be addressed. This will be important for all residents and not solely those property owners with trees. People can contact Simon to get on the Zoom invite.

#### 2.2 Landscaping

Jeff Powers was present to report on the progress of the Florido lawn project, now partially graded. Currently it is being watered so that soil can settle and compact. Following that will be trenching, then irrigation installation, testing for coverage, laying of gopher wire, sod installation. Afterwards tree installation. Could be done by late August. The board agreed that there was no need for the cost of a mowband concrete strip that was in the design. Powers felt the decomposed granite sections should be looser rather than hard, to be like it is at Triangle Park. The backflows for lawn and Clubhouse/cottage were discussed. They test fine now and should be ok for a few years, and it was decided to await signs of trouble and not to look into it at this point and possibly cause problems.

Powers suggested that the lawn/parking lot be bordered by more cercis trees that now line the cottage driveway, supplemented by manzanita plants; he provided pictures. Access to Clubhouse/Library will be restricted from the parking lot, relegated to the walkway by driveway and an opening at the Playa end of the lawn. The Board ok'd this decision.

### 3.0 REGULAR BUSINESS

#### 3.1 Minutes

The Minutes for the July Regular Meeting were approved by unanimous consent.

### 3.2 Financials

The financials for July were presented and accepted by consent.

**The Board approves these figures for July:**

**G/L : 435,194.45      Revenues : 11,911.16      Expenditures : 27,876.05**

### 3.3 District Manager Report

District Manager Serrano's request for a sponsored wedding reception for himself and Maddy was discussed. The Clubhouse usage can be granted as a fringe benefit but there was a discussion on whether this was an inappropriate special privilege or could be seen as such. **Motion: The District grants use of the Clubhouse for District Manager Serrano's reception. Moved Winn, second by Young, passed 4-0.**

Serrano asked that the District purchase a truck for various hauling needs around the facilities. It was deemed a costly purchase and will not be taken up at this time. Renting of trucks or hiring Ben Leguillon for hauling will be utilized.

Work will be done on injured cercis trees by the driveway. Serrano will contact PG&E about a dead tree they marked in Robin's Park and see what the plan is on removal. The Board authorized Serrano to contact Nigel Belton about setting up an arboreal review; perhaps the drought has bumped up the 5 year schedule on tree maintenance.

### 3.4 Clubhouse Renovation

Scott Haggblade attended to explain and show his engineering ideas. The two issues are gravity load and lateral load. The main choice on the gravity load is between beams or trusses for bolstering the rafters of the main hall. Both provide equal support, so the question is aesthetics and cost. The trusses might be considered more aesthetic to some, but would likelier be more expensive. The Board authorized Haggblade to move ahead with plans for the beam model.

The decision on the corridor beam (roughly front door to kitchen) is whether to keep the two current posts and add horizontal beam support, or add one new post, which might be significantly costlier if a new foundation is required. Easier to add to the current beam than to remove and replace. More evaluation on this area will lead to a later decision. Roof can be strengthened with nails next time the roof is replaced.

The kitchen wall facing the courtyard can be repaired by adding posts and a beam, and the posts can be designed to match the flower posts by Clubhouse windows now facing the Fire Station. Lifting up the overhang too much can cause damage.

Main hall walls need strengthening for lateral support, which can be placed on either side of walls; some paneling may need to be removed and replaced, perhaps the door to the ACE office may be filled in for more support. The wall facing the playground can be added to from outside.

Peter Bagnall joined on Zoom to discuss ADA needs. The Board authorized him to work on designs to correct the restroom space deficiencies, door and office corridor issues, and the kitchen sink and counter. He will continue to work on the problem of the slope of the ramp to the kitchen from the main hall--perhaps eliminating one door to the courtyard; and excessive cross slope on walkway from Florido--perhaps adding a flower bed to direct away from the problem area. He will give thought to the idea of a ramp at the Estrella side, leading from sidewalk to front door, and explore with the County the

issue of accessible parking on that street. He will provide an estimate for the cost of working on these plans at next meeting.

#### 4.0 CONTINUING BUSINESS

- 4.1 Florido Resurfacing  
Postponed.

#### 5.0 NEW BUSINESS

- 5.1 Covid Policies

The concern of the Delta Covid variant was discussed, and whether the District should move to get ahead of the threat. It was agreed to request that renters follow the strictest recommendations current as of the day of event. **Motion; The District will request all renters to follow the strictest health guidelines of CDC, State, or County that are current on the day of their event. Moved Rhodes, second Winn, passed 4-0.**

#### 6.0 FUTURE MEETINGS.

- 6.1 Next regular meeting, September 8, 2021 via Zoom Conferencing.

#### 7.0 ADJOURN REGULAR MEETING

- 7.1 The meeting was adjourned at 9:49 p.m.

Minutes submitted by Secretary Jim Rhodes  
Approved September 8, 2021



Jim Rhodes, Secretary