

# East Garrison Community Services District

## Minutes Advisory Committee

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Tuesday, January 15, 2019

6:00 PM

East Garrison Fire Station  
13630 Sherman Blvd, East Garrison

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### **CALL TO ORDER**

The meeting was called to order at 6:00 PM

### **ROLL CALL**

Teri Short, Chair  
Brian Nelson, Vice Chair  
Richard Nieuwstad, Secretary  
Phil Sakakihara, Member  
Efrem Valentin, Member  
Melanie Beretti, RMA Service Manager  
Bryan Flores, RMA Special Districts Management Analyst II

### **ADDITIONS & CORRECTIONS TO THE AGENDA**

- Chair Short read aloud some basic rules of conduct at public meetings.
- Committee requested an update at a future meeting about private versus public roads use

### **1. APPROVAL OF MINUTES**

ACTION:

A motion was made by Vice Chair Nelson, seconded by Member Sakakihara to:

Approve the October 16, 2018 EGCSO Advisory Committee Regular Meeting Minutes as amended.

Passed by the following vote:

AYES: Short, Nelson, Sakakihara and Valentin

NOES: Nieuwstad

### **2. PUBLIC COMMENT**

- A member of the public inquired about the formation of EGCSO and the Advisory Committee
- A member of the public commented about speeding traffic on Watkins Gate Rd.
- A member of the public inquired about traffic calming measures
- A member of the East Garrison HOA requested written staff reports for agenda items
- The Developer's project manager commented about request for a crosswalk at the intersection of Watkins Gate Rd. and West Camp St.
- The East Garrison HOA President informed the Committee that the HOA Executive Committee voted to have Jon Ingraham and Craig Bronzan represent the HOA at the Committee meetings
- Various members of the public inquired about use the historic chapel and planning for the retail area in Phase 3

**3. COMMENTS, REQUESTS & ITEMS FROM COMMITTEE MEMBERS**

- Vice Chair Nelson commented that the RMA Planning website has a multitude of resources and historical documents regarding the East Garrison development.

**4. FINANCIAL UPDATE**

- Staff reported out on FY18/19 and FY19/20 budgets, three-year forecasting, potential addition of a buildings and grounds worker, initiation of a reserve study and reserve fund, that a draft reserve policy would be brought to Committee prior to BOD of EGCSD.
- The Committee made various comments regarding the Sheriff Transfer-Out Allocation, utility (water) use, Mello-Roos calculations and end-of-year projections.

**ACTION:**

A motion was made by Vice Chair Nelson, seconded by Member Sakakihara to:

Receive a report on the East Garrison Community Services District budget for Fiscal Year 2018-19.

Receive verbal update from RMA staff on East Garrison Mello-Roos Tax informational document.

Receive verbal update from RMA staff on Fiscal Year 2019/2020 EGCSD Budget.

Passed by the following vote:

AYES: Short, Nelson, Sakakihara and Valentin

NOES: Nieuwstad

**5. EGCSD AD HOC COMMITTEE FOR PARK RULES UPDATE**

- Secretary Nieuwstad presented a brief update of the Ad Hoc Committee's progress and entered into the public record a draft resolution for formation of a EGCSD Advisory Parks Commission, a draft amendment to the *Urban Services Agreement* and draft rules and regulations of EGCSD Parks use.

**ACTION:**

A motion was made by Member Valentin, seconded by Vice Chair Nelson to:

Receive verbal update from Ad Hoc Committee on progress of developing proposed Phase One and Two neighborhood parks rules from the EGCSD Ad Hoc Committee for Development of Park Rules and Regulations.

Passed by the following vote:

AYES: All

**6. NEIGHBORHOOD PARKS TRANSFER UPDATE**

- Staff reported on the progress of transferring the Neighborhood Parks from the HOA to EGCSD, EG Conditions of Approval item to provide for public parks, history of the transfer, comments from the Committee and public and the timeline for BOD of the EGCSD action.
- The Committee made comments regarding the applicability of Title 14.12 (County Park Rules), authority for setting park use fees for special events, Neighborhood Parks maintenance and if the Neighborhood Parks could remain owned by the HOA with an MOU for park use and public access to the Neighborhood Parks via private roads.
- The HOA representatives commented that the HOA would like the Neighborhood Parks transferred as soon as possible as it is impacting their budgeting process and dues collection.

**ACTION:**

A motion was made by Member Sakakihara, seconded by Secretary Nieuwstad to:

Receive verbal update from RMA staff regarding status of acceptance by EGCSD of Phase One and Two neighborhood parks, development of parks specific rules and amending of the Temporary Maintenance Agreement.

Passed by the following vote:

AYES: All

#### **7. EGCSD DEPARTMENTAL UPDATE**

- Staff reported on the maintenance and operation of EGCSD property, infrastructure and facilities and provided an update on the management of the Temporary Maintenance Agreement.
- Member Sakakihara inquired about the HOA installing WiFi equipment on County light poles. Staff responded that they would provide a contact from County Central IT for Member Sakakihara.

ACTION:

A motion was made by Vice Chair Nelson, seconded by Member Sakakihara to:

Receive verbal update from RMA staff regarding EGCSD public infrastructure and facilities and Temporary Maintenance Agreement.

Passed by the following vote:

AYES: All

#### **8. ADJOURNMENT**

ACTION:

A motion was made by Vice Chair Nelson, seconded by Chair Short to:

Adjourn the meeting at 8:20 PM.

Passed by the following vote:

AYES: All