



Uptown Whittier Improvement Association
Board of Directors Meeting
Historic Train Depot
7333 Greenleaf, Whittier, CA 90601
Thursday, May 9, 2019, 8:30 a.m.

Current Lists of UWIA Board Members: Jeff Collier or Conal McNamara (Temporary Vice President), Jim Dunkelman (Treasurer), Ronald Jeffery, Stephen Ortiz or Irene McCallister, Monica Oviedo (Secretary) or Steven Rodriguez, Milt Pate, Melinda Pina (President), Frank Rinaldi, Mark St. Julien, and Nick Teel

Present: Conal McNamara, Jim Dunkelman (Treasurer), Ronald Jeffery, Stephen Ortiz, Monica Oviedo, Milt Pate, Melinda Pina (President), Frank Rinaldi, Mark St. Julien, Nick Teel

Absent:

Guests: Josue Alvarado, Ed Ortiz, Andrew Yanez, Irene McCallister, Ricardo Diaz

Consultant/

Staff: Brent Haskell – GM Properties Inc.

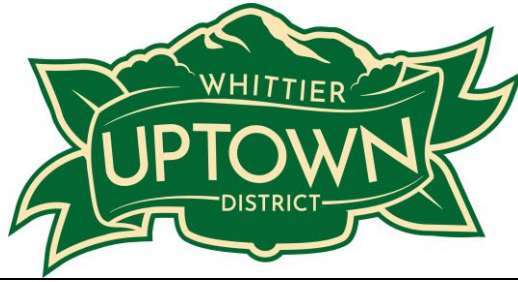
MINUTES:

<i>Item</i>	<i>Discussion</i>	<i>Action Taken?</i>
1&2. Call to Order and Introductions, and Flag salute	Melinda Pina, the President, called the meeting of the property owners and guests present to order at 8:31 a.m.	1. No Action Taken
2. Flag Salute	Josue Alvarado led the Board and guests in the flag salute.	2. No Action Taken
3. Introductions of Guests, Announcements	Melinda opened the floor for any introductions, announcements, and public comment. There was as follows:	3. No Action Taken

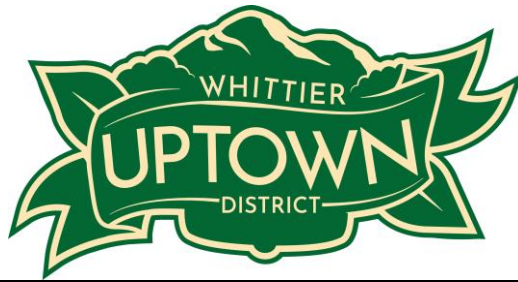
UPTOWN WHITTIER IMPROVEMENT ASSOCIATION



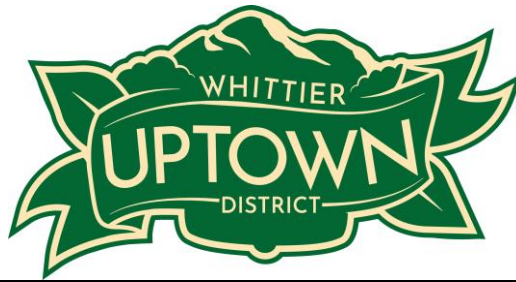
<p>4. Public Comment</p>	<p>Jose Alvarado stated the city budget is 3 million in the red. The 2019 – 2020 budget is balanced with reserves and finalizing the parking lot and streetscape plan later this year. Further discussion on plans from the city regarding streetscape. The city council meeting is May 28th. A Task Force meeting is to be setup to clarify what UWIA would like to see in the streetscape plan prior to May 28th. The Task Force includes Mark St. Julien, Nick Teel, Jim Dunkelman, and Melinda Pina.</p>	<p>4. GM to email the Task Force on three days to select a meeting date before the city council May 28th meeting.</p>
<p>5. Approval of the April 11, 2019 Board Minutes</p>	<p>Corrections need to be made as follows:</p>	<p>Jim Dunkelman motioned to approve the April 11, 2019 Minutes. Conal McNamara 2nd. All in favor. None opposed. Motion passed.</p>
<p>6. Committee Tasks</p>		
<p>a. Executive Committee:</p>	<p>Melinda went through the following items:</p>	
<p>a.1. President report – Melinda Pina</p>	<p>a.1. Melinda Pina discussed seeking recommendations for a Vice President. No one volunteered. Conal McNamara stated he noticed the Board is shrinking. Conal and Jeff Collier want to make sure that the city helps and does whatever the Board needs to succeed. The city would be willing to help. In doing so Conal would help by filling in as Vice President for a temporary period of time. Further discussion on conflict of interest by having a representative from the city on the Executive Committee. Stephen Ortiz</p>	<p>a.1. Nick Teel motioned for Conal McNamara to be a Vice President on a temporary basis. Mark St. Julien 2nd. Approved: Eight Apposed: One Motion passed.</p>



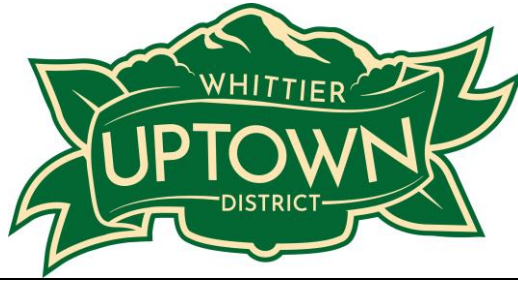
<p>a.2. Finance report – Jim Dunkelman</p> <p>a.4. Other</p>	<p>stated having the city on the Executive Committee creates an imbalance of property owners vs entities. Discussion about the time required of an Executive Committee member. It varies from week to week. Melinda asked if there were any other persons interested. No one replied.</p> <p>Melinda asked the Board to take a look at the first sentence in the Mission Statement example.</p> <p>The Board discussed the Whittier State of the City Address on May 23, 2019. Seven to eight people interested.</p> <p>Melinda asked the Board to email Brent with any recommendations on legal counsel for UWIA.</p> <p>Jim discussed reconciling revenue and the difficulty of doing so with the DAT files. \$26,797.00 due from the delinquent assessments from the first year. \$11,908.00 collected that includes interest and penalties.</p>	<p>Table for State of the City Address on May 23, 2019.</p> <p>Jim Dunkelman motioned for the Board to attend and GM to reserve a table for 10 people. All in favor. Motion passed. GM to email the event to the Board.</p> <p>a.2. No Action Taken</p> <p>a.4. No Action Taken</p>
<p>b. Contractor Update</p>	<p>Melinda Pina went through the following items and stated to email questions to Brent Haskell and he will forward them onto the vendors:</p>	



<p>b.1. Aleco report – Carlos Lopez</p>	<p>See Attached Written Report.</p>	<p>b.1. No Action Taken</p>
<p>b.2. Coastal Landscape Services – Tyson Smith</p>	<p>See Attached Written Report.</p>	<p>b.2. No Action Taken</p>
<p>b.3. Olive – Cree Jones and Lauren Spinelli</p>	<p>See Attached Final Written Report</p>	<p>b.3. No Action Taken</p>
<p>c.1.-5. Sidewalk Operations Committee Update: Stephen Ortiz</p>	<p>c.2. Stephen Ortiz encouraged more participation in the city council meetings. Further discussion about organizing prior to council meetings. A city council sign-up sheet suggested to be given to the committee members for sign ups.</p> <p>c.3. Information cards to be handed out by Ambassadors should be assigned to DISI. Ricardo Diaz is okay with taking on the tasks.</p> <p>c.4. Discussion regarding Uptown Whittier Association and UWIA share Board members. Melinda Pina stated she is okay working with other associations but does not like having a vote on how money is spent. Melinda thinks collaboration is important but should be done on a committee level and not allowed to vote should Uptown Whittier Association sit on UWIA Committee. Questions asked if UWIA could have an Ambassador non-voting member. Josue Alvarado brought up potential legal liability possibilities if Boards are represented.</p>	<p>c.1. No Action Taken c.2. No Action Taken</p> <p>c.3. DISI Committee is taking on the creation of the information cards to be handed out by the Ambassadors.</p> <p>c.4. Motion to allow the District Manager to make changes to the day-to-day operations with rational and ratification. Stephen Ortiz Motioned. Frank Rinaldi 2nd. All in favor. Motion passed.</p>



	<p>c.5. Mark St. Julien discussed the possibilities at Committee level. Having more abilities to make decisions on without Board approval, then discussion on two points 1) having funds available at Committee level and 2) decision making at Committee level. It's hard to come up with parameters on decision making. Easy to set value/dollar limitations on Committee spending. Not talking about expanding contracts and adding expenses. The day-to-day operation times already established by the Board are what the Committee would like to be able to make decisions. Frank Rinaldi stated there is a need to set parameters and justification. Josue stated the district manager should be responsible for day-to-day operations.</p>	<p>c.5. All Committees to have some discretionary funds. Frank Rinaldi motioned. Ron Jeffery 2nd. All in favor. Motion passes.</p>
<p>d.1.-3. District Identity Committee Update: Ricardo Diaz</p>	<p>d.1. Ricardo Diaz stated student outreach is ongoing.</p> <p>d.2. Working on website. Hoping to have the first draft at the next meeting.</p> <p>d.3. Information cards to be worked on and will need approval by the Board on whatever is decided how money is spent. Melinda thinks collaboration is important but should be done on a Committee level and Uptown Whittier Association not allowed to vote. They sit on the DISI Committee. Question asked if UWIA could have an Ambassador non-voting member. Josue brought up legal liability possibilities if Boards are represented. Further discussion at Sidewalk level regarding two Boards and bringing discussion back to the Board. Mark discussed the possibilities at</p>	<p>d.1. No Action Taken</p> <p>d.2. No Action Taken.</p> <p>d.3. No Action Taken.</p>



	<p>Committee level. Having more abilities to make decisions without Board approval. Discussion on two points, having funds available at Committee level and decision making at Committee level. Hard to come up with parameters on decision making easy to set value/dollars limitations on Committee spending.</p>	
<p>e.1.-3. Land Use and Project Review Committee Update: Frank Rinaldi</p>	<p>e.1.-2. Frank Rinaldi stated the city did not submit an update on the valet parking proposal.</p> <p>e.3. Other</p>	<p>e.1.-2. No Action Taken</p> <p>e.3. No Action Taken</p>
<p>7. Other Board Items</p>		<p>7. No Action Taken</p>
<p>8. Next Meeting date</p>	<p>The next Board of Directors meeting will be on Thursday, June 13, 2019 at 8:30 a.m. at the Transportation Depot.</p>	<p>No Action Taken</p>
<p>9. Adjournment</p>	<p>The meeting was adjourned at 10:15 a.m.</p>	<p>No Action Taken</p>

Minutes taken by Brent Haskell and Stephanie Shamp, GM Properties