

**HOMESTEAD VALLEY COMMUNITY ASSOCIATION
BOARD MEETING MINUTES
February 5, 2019**

The meeting was called to order at 7:00pm with Leslie Dixon presiding.

ATTENDING: Leslie Dixon; Jim Scurich; Alan Cowan; Mike Derich; Scott Greenstone; Lindsay Tucker; Patricia Melchert; Alex Scalisi; Mary Walsh; Ashley MacDonald; David Ross (Executive Director)

ABSENT: Kris Cann; Josh Davis; Keith Chapman; Rachel Carlin

GUESTS: Summer Shapiro (Associate Director)

Opening comments in memory of Darrin Malvin. The HVCA has received \$5,883 in donations in memory of Darren.

1 MEETING AGENDA AND MINUTES

- 1.1 The Spend 30 minutes for regular meeting and the rest of the time spent discussing the pool
- 1.2 Motion to approve agenda. **Approved**
- 1.3 Motion to approve minutes. **Approved**

2 TREASURER’S REPORT (Scott Greenstone)

- 2.1 Ashley MacDonald has agreed to be the new treasurer. Scott Greenstone will continue working on financing of pool. Ashley and Scott will work together to present the treasurer’s report at next meeting.
- 2.2 The HVCA made \$10,000 more this year over last, which does not include money lent by HVCA to Firewise

3 DIRECTOR’S REPORT (David Ross)

- 3.1 The roofing started today and will be done by Thursday
- 3.2 Finalizing HVCA employee handbook.
- 3.3 The County responded to an inquiry by Herb’s Pool about possibly delaying work on the pool steps. The County said that the work could not be delayed and also added to scope of work related to the stairs. The work must be done before the pool open. The new estimate is \$2,950, \$550 more than the \$2,400 previously approved.
- 3.4 Motion to amend last month’s motion to raise limit to \$3,000 for anticipated pool work. **Approved.**
- 3.5 Summer Shapiro provided an update on the pool.
 - 3.5.1 We are starting with the hiring process. We have posted on social media and sent out flyers for swim instructors and lifeguards.

- 3.5.2 Discussion about a comparison of pay rates for staff with other community centers. Our hourly rate is approximately \$11.50-\$12.50/hr. Most other places are \$15/hr. and up. We are on the low end for lifeguards. We will be increasing pay.
- 3.5.3 Comment that other pools are more demanding than HVCA. Question about whether we will have difficulty recruiting. Comment that we feel that we have good leads, but no guarantees. Don't anticipate having a problem hiring lifeguards. Most lifeguards come via word of mouth. We do anticipate potential difficulty hiring swim instructors.
- 3.5.4 Discussion regarding having Summer certified as a lifeguard instructor. Will give her the ability to train lifeguards.
- 3.5.5 We have competitive pricing for swim lesson.
- 3.5.6 Marin Horizon is not doing summer camp this year. Funderblast will market swim lessons at the HVCA without taking any money. That will not take away from morning or general public time.
- 3.6 Discussion regarding rates for pool gate and rentals. Based on prior feedback, we increased the rate for parties. There will be a 6% increase for 2 persons or families. 3% increase for individuals. Not changing general public rate.
- 3.7 Idea of spring kick-off party for the pool April 20-21

4 REPORTS FROM OTHER HOMESTEAD VALLEY BOARDS AND COMMITTEES

- 4.1 CSA 14-Combine with discussion by pool committee (see below)
- 4.2 Land Trust-No report
- 4.3 Sanitary District-No report
- 4.4 Firewise-No report

5 HVCA COMMITTEE REPORTS

- 5.1 Communication-A thank you to Board members who worked on communications regarding Darren Malvin.
- 5.2 Business Development/Fundraising-Combine with discussion by pool committee (see below)
- 5.3 Events-No report
- 5.4 Pool/Meadow (Alan Cowan and Scott Greenstone)
 - 5.4.1 Not much to update from January. We are looking for follow-up with Roy Givens at County, and hope to schedule a meeting first week of March. We are looking for more favorable terms for a loan from County or for the County to kick in more money. Currently, we don't have enough cash flow for a better loan. We previously anticipated asking for \$100K from the County. We now are looking to ask for up to \$200K. We have been told 10 years is the maximum term for a County loan. If we can go to 15 years, we can get it done.
 - 5.4.2 Anticipated funding includes HVCA reserves for \$100K; CSA 14 for \$100K; \$100-\$200K from the County; capital campaign (approximately \$30K

pledged); potential donation from MHS. Another other option is to delay 1 year to 2021.

- 5.4.3 We will start talking to CSA 14 in the next couple of weeks.
- 5.4.4 We will start forming list of businesses for capital campaign contributions. Jane Scurich to approach foundations. Compile list of individuals in community likely to contribute.
- 5.4.5 \$106,000 estimate to prepare plans. Will bill monthly. Jim Chayka and Steve Petterle are reviewing the bid.
- 5.4.6 Motion to direct CSA 14 to ask for \$50K from contingency fund at February CSA 14 meeting to go toward contingencies for pool.
Approved.
- 5.4.7 Motion to have CSA 14 representatives inform county that we will be seeking another \$50K in next fiscal year. **Approved.**

5.5 Facilities-No report

5.6 Block Contacts- No report

6 OLD BUSINESS

6.1 Annual meeting—recap of 2018 and look ahead to 2019

- 6.1.1 We will do something to recognize memory of Darren. Suggestion for moment of silence and picture of Darren.
- 6.1.2 Will have service awards
- 6.1.3 Will put up names for renewal, including Darren. Will announce that Darren will be replaced by nominating committee.
- 6.1.4 Next meeting will vote on Executive Committee

7 NEW BUSINESS

7.1 No new business discussed.

MEETING ADJOURNED. The meeting was adjourned by Leslie Dixon at 8:40 p.m.

Respectfully submitted,
Mary Walsh, Secretary