

SOUTHGATE RECREATION & PARK DISTRICT  
BOARD OF DIRECTORS  
Regular Meeting Minutes  
April 16, 2019

The Regular Meeting of the Board of Directors of the Southgate Recreation & Park District was called to order by the Chair at 7:00 p.m. on Tuesday, April 16, 2019 at 8383 Florin Road, Sacramento, California 95828.

**I. Roll Call**

*Directors Present: Lisa Dills, Monti Hall, Manuel Mejia, Christine Thompson  
Absent: Preston Jackson, III*

*Staff Present: Juanita Cano, Raylene Gibbons, Paula Hansen, Paul Henderson, Eric Jones, Nancy Oh San, Ward Winchell*

*Also Present: Kim Byrens, Best Best & Krieger, Attorney at Law  
Curt De Crinis, Columbia Capital Management, LLC*

**II. Pledge of Allegiance**

**III. Open Forum**

- A. Introduction of Dan Giammona, Parks Manager
- B. Presentation of Resolution 18-66 Commending Guy Gray for 25 Years of Service

**IV. Communications**

- A. Incoming A – Y
- B. Outgoing 1 – 4

*Questions on incoming items F, H, K, O, R and outgoing item 3.*

**V. Items of Consent**

*Items of Consent are acted upon as one unit. Any item may be removed from the Items of Consent for discussion.*

- A. Ratification and Approval of Financials
  - 1. Approval of Claims
  - 2. Payroll & Deposits – March 31, 2019
- B. Approval of Minutes – April 2, 2019

*Questions on claims.*

*(Dills/Hall) Passed*

*Ayes: Lisa Dills, Monti Hall, Manuel Mejia, Christine Thompson  
Noes: None*

*Absent: Preston Jackson, III*

## **VI. Items of Action**

- A. Resolution 18-68 Authorizing Execution and Delivery of a Site and Facility Lease, a Lease Agreement, an Assignment Agreement, and Other Related Documents in Connection with the Financing of Park Improvements Through a Lease Financing Arrangement with the Southgate Improvement Finance Corporation and Certain Other Actions Relating Thereto

*Nancy Oh San, Accounting Manager, introduced Kim Byrens with Best Best & Krieger and Curt De Crinis with Columbia Capital Management, LLC, to give a presentation and Paula Hansen, Administration Manager, II gave a presentation.*

*(Hall/Dills) Passed*

*Ayes: Lisa Dills, Monti Hall, Manuel Mejia, Christine Thompson  
Noes: None*

*Absent: Preston Jackson, III*

- B. Resolution 18-69 Resolution of the Board of Directors of the Southgate Improvement Finance Corporation Authorizing Execution and Delivery of a Site and Facility Lease, a Lease Agreement, an Assignment Agreement, an Escrow Agreement and Other Related Documents in Connection with the Financing of Park Improvements Through a Lease Financing Arrangement with the Southgate Improvement Finance Corporation and Certain Other Actions Relating Thereto

*Nancy Oh San, Accounting Manager, gave a presentation.*

*(Hall/Dills) Passed*

*Ayes: Lisa Dills, Monti Hall, Manuel Mejia, Christine Thompson  
Noes: None*

*Absent: Preston Jackson, III*

- C. Resolution 18-70 Authorization of Signature for Checking Accounts at US Bank

*Nancy Oh San, gave a presentation.*

*(Dills/Hall) Passed*

*Ayes: Lisa Dills, Monti Hall, Manuel Mejia, Christine Thompson*  
*Noes: None*

*Absent: Preston Jackson, III*

- D. Authorization of a Lease Agreement with TCF Financing for Turfstar Toro Greensmaster 3300

*Paul Henderson, Golf Course Manager, gave a presentation. Questions on maintenance of the mower.*

*(Dills/Hall) Passed*

*Ayes: Lisa Dills, Monti Hall, Manuel Mejia, Christine Thompson*  
*Noes: None*

*Absent: Preston Jackson, III*

- E. Authorization of the Plans and Specification and Inviting Bids for Nicholas Park Playground Renovation

*Juanita Cano, Planner, gave a presentation. Questions on the grant and the total cost of project.*

*(Dills/Hall) Passed*

*Ayes: Lisa Dills, Monti Hall, Manuel Mejia, Christine Thompson*  
*Noes: None*

*Absent: Preston Jackson, III*

- F. Resolution 18-71 Authorizing the Acceptance of a Grant Deed from Lennar Homes of California, Inc. for a Portion of Don and Brenda Nottoli Park in the Vineyard Point Subdivision

*Eric Jones, Planner II, gave a presentation.*

*(Hall/Dills) Passed*

*Ayes: Lisa Dills, Monti Hall, Manuel Mejia, Christine Thompson*  
*Noes: None*

*Absent: Preston Jackson, III*

- G. Resolution 18-72 Authorizing the Acceptance of a Grant Deed from Family Real Property Limited Partnership for a Portion of Don and Brenda Nottoli Park in the Vineyard Point Subdivision

*Eric Jones, Planner, gave a presentation.*

*(Hall/Mejia) Passed*

*Ayes: Lisa Dills, Monti Hall, Manuel Mejia, Christine Thompson*

*Noes: None*

*Absent: Preston Jackson, III*

## **VII. Discussion & Direction**

- A. Construction Contract Change Orders 56R-1 Pursuant to the Developer's Requirement Agreement for Don and Brenda Nottoli Park with Lennar Homes of California

*Eric Jones, Planner II, gave a presentation. Direction was given to proceed.*

- B. Traffic Management Plan for Fletcher Farm Drive

*Juanita Cano, Planner, gave a presentation.*

- C. Traffic Management Plan for 49<sup>th</sup> Avenue/42<sup>nd</sup> Street

*Juanita Cano, Planner, gave a presentation.*

- D. Pat O'Brien Community Center, New Aquatic Center and Scott Hokama Support Facility Update

*Ward Winchell, General Manager, gave a presentation. Questions regarding the project and punchlist.*

## **VIII. Items of Information**

- A. Centerplate Executive Leadership Announcement

*Paul Henderson, Golf Course Manager, gave a presentation.*

- B. Jimmie R. Yee Park Opening – April 27, 2019

*Eric Jones, Planner II, gave a presentation.*

- C. Don & Brenda Nottoli Community Park Opening – May 18, 2019

*Eric Jones, Planner II, gave a presentation.*

D. Junior Giants Free Summer Baseball Program

*Ward Winchell, General Manager, gave a presentation.*

**IX. General Manager's Report on District Operations**

**X. Staff Announcements**

*None*

**XI. Board Reports**

*Director Lisa Dills attended the Sacramento County Groundwater Authority and the Parkway Estates North Neighborhood Association meeting on Wednesday, April 10, 2019, the Bunny Breakfast & Egg Hunt at Rizal Community Center and the Underwater Egg Hunt at Fruitridge Aquatic Center on Saturday, April 13, 2019.*

*Director Christine Thompson attended the Sacramento County Groundwater Authority on Wednesday, April 10, 2019.*

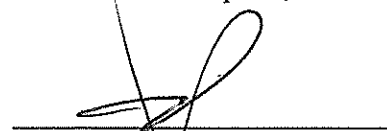
**XII. Adjournment**

The meeting was adjourned at 8:54 p.m. The next regular meeting of the Board of Directors is scheduled for Tuesday, May 7, 2019 at 7:00 p.m. at the Florin East Grammar School, 8383 Florin Road, Sacramento, California 95828.

APPROVED:



Christine Thompson, Chair



Preston Jackson, III, Clerk