

East Sacramento Improvement Association  
Regular Monthly Board Meeting  
October 3, 2011  
**MINUTES**

In attendance: Brian Augusta, David Diepenbrock, George Koufasimis, Ann Murphy, Paul Noble, Cyril Shah, Barbara Schor, and Tricia Stevens.

The meeting was called to order at approximately 5:30 p.m.

**Guest Presentations.**

1. Friends of East Sacramento (FES) discussed their proposal to privatize Clunie Clubhouse in order to keep the facility open after the City closes it due to on-going budget constraints. Their plan is to increase the rent charged for using the Rose Garden from \$120 to \$600 per hour, and to use the increased rent to support Clubhouse operations. In 2010, the City earned approximately \$20,000 from renting the Rose Garden, and has not increased the rents for many years. Following the restoration of the Rose Garden, which has largely been financed by FES, users may be willing to pay the proposed increased rental amount. FES believes that the Sierra 2 Center in Curtis Park provides a good model for the financing and operation of the Clunie Center. Additional revenue could also be generated from renting office space located in the Clunie Center, and operating a coffee/refreshment stand/cart in the atrium outside the Library. The Library will remain open and is not otherwise included in this proposal. The public pool likewise is outside the scope of the FES proposal. Changing a City ordinance that currently prohibits leasing City property to for-profit businesses could help obtain higher rents for the Clunie office space. As of October 3, FES had obtained commitments of \$750 from the East Sacramento Chamber of Commerce, MENA, ESPTF, and Boulevard Park Neighborhood Association. Mercy General Hospital has agreed to provide printing services.
2. Stonebridge Properties discussed their continuing work to obtain community input regarding the future development of 20 acres of land comprising the Sutter Memorial Hospital site. Stonebridge does not yet have a specific plan for the site, but it appears that all of the old structures will have to come down because seismic and building code upgrades would be cost prohibitive. Market demand and support for retail at that location is weak, and the neighborhood does not want to undermine existing retail on H. Street. Locating a high school at the site is one of the few uses that could generate increased traffic, and the site is smaller than a typical suburban campus with full athletic facilities.

**Business Session – ESIA members welcome- 6:00 pm**

3. Minutes for August 1, 2011. Approved without discussion.

4. Treasurer's report. No treasurer's report was provided at the meeting. However, Daniel provided bank statements on October 4 listing the following balances: \$3,181.22 in the checking account as of 8/31/11; \$11,4435.03 in one CD as of 9/23/11, and \$11,481.37 in the second CD as of 7/29/11.

### **Executive Board Session – *ESIA board members only***

#### **Old Business**

4. Progress on reinstating tax exempt status. This item was deferred for a future meeting.
5. Progress on costing traveling trophy for Orchid winners. This item was also deferred for a future meeting.

#### **New Business**

6. Proposed projects for NMCI Medical Clinic, 4019 McKinley Blvd, 625 35<sup>th</sup> St. No Board members expressed any objections to this proposal.
7. Proposed project for 1633 39<sup>th</sup> Street. The Board had no objections to this project.
8. New night or location for monthly Board meetings. Until further notice, ESIA will meet on Mondays at Cyril Shah's office, 3001 I Street, 2<sup>nd</sup> Floor Conference Room.
9. Discussion of presentation by Friends of East Sacramento. The Board voted unanimously to approve a \$750 contribution; Paul Noble will forward a related letter to Steve Cohn.
10. Preliminary discussion of the future of Sutter Memorial site. This item deferred in light of the presentation by Stonebridge Properties.
11. Maintenance of rose bushes at Fire Station 4. George and Cyril volunteered to take on this project.
12. Open. Phil Serna, who now represents our area on the Board of Supervisors, has expressed interest in getting more involved in the area. Board members agreed that we should invite Mr. Serna to our next general membership meeting.

The meeting adjourned at approximately 7:00 p.m.