

East Sacramento Improvement Association
Minutes of the June 12, 2017 Board Meeting
Alhambra Room, Clunie Clubhouse

Attending: Rich Clowdus, Jim Hastings, Brian Holloway, Karen Koch, Nick Kufasimas, Chris Little, Kathy Mannion, Ann Murphy, Tricia Stevens

Absent: Tom Griffith, Kyle Mickiewicz, Paul Noble

Vice President Nick Kufasimas called the meeting to order at 5:30 pm.

Guest Presentations – *Invited Guests and ESIA members welcome*

1. Cecily Hastings discussed the Sacramento Metropolitan Arts Commission and its role in guiding the Sacramento Arts Commission and the administration of Art in Public Places. A joint city/county agency, it is funded in part by a percentage of the city's transient occupancy tax (TOT), or hotel tax, and it directs funds to local artists and arts groups, as well as regionally promoting the arts. Art in Public Places is an ordinance specifying that 2% of every public construction project is designated to public art. Cecily has been on its board for six years and will be vacating her seat soon. SMAC has thirteen commissioners, twelve are appointed by the city council and the county supervisors. Cecily said SMAC, or others, like herself (past commissioners) would gladly play a role in the nascent plans to add "street art" such as tile or paint murals on H Street at the underpass, the "Gateway Project".
2. Architect Phil Harvey of Kuchman Architects outlined plans for a new 6-floor mixed-use development on the site of the former Geremia Pools building on 65th Street. The 1st floor would be commercial with five floors of residential (90 units) ranging from studios to 3-bedroom units. Not 'student-housing' but a good option given the Elvas underpass to CSUS is nearby. They plan to widen the sidewalk, it'll have many exterior design features and long-term bike storage in the garage – with 46 parking spaces. This exceeds the minimum requirement of 2 per residential unit, or 45 spaces. The general plan allows 2-7 stories here, which isn't reflected in the current zoning. The project will be going to the Planning Commission.
3. Citizens from La Purissima Way brought us up-to-date on a newly-purchased home that is being used almost every night for short-term/Airbnb rentals, once with as many as 11 occupants. Both factors, and the lack of an onsite manager, violate the city's 2016 ordinance. Per the city, very few Airbnb rentals are complying with the 90-day per year limits, nor are they registering their properties and paying the TOT tax. The city's enforcement ability, pre these neighbors, is limited. They have urged ESIA to support councilman Harris's efforts to have the city council review its 2016 policy and its current enforcement thereof.

Business Session - ESIA members welcome

1. Minutes of the last meeting, May 8, 2017, were reviewed. One change regarding discussion of the East Sac Gateway project – we need more information before making a decision. As amended, unanimously approved.

2. Treasurer's Report. Brian distributed a year-to-date 2017 report, unanimously accepted, motion by Jim, seconded by Chris. Ending balances at 5/31/17 were:

Checking	\$ 7,269
Savings	\$ 9,031
Paypal Acct.	\$ 480
CD	\$ 11,597
Total	\$ 28,377

4. Land Use Subcommittee. No report. Jim mentioned that the Burger King at 52nd & Folsom will soon be razed and replaced with a to-be-built Starbuck's. Chris and Brian explained that the drive-through entitlement goes with the property and therefore the new owner and use. Whether we need another Starbuck's was naturally questioned and concerns were raised that it would add to traffic in the area, specifically in the drive-through, simply because of its popularity. The consensus was that a business shouldn't be unfairly targeted because they are successful and we wouldn't take any official position on this site at this time, unless other issues come up down the road.
5. Lianne Remen from Assemblyman McCarthy's office told the board that they would like to host a few town halls this summer during the summer legislative break. We suggested that it's a great concept if there is a topic the public would be interested in exploring in-depth. Brian stressed that McCarthy should consider sidewalk hours, as do many of our city councilpersons.

Executive Session – *ESIA board members only*

Old Business

1. Rich reported that the website should be up-to-date.
2. Discussion of Cecily's SMAC report. The board also noted that there should be a significant monetary contribution from the up-coming McKinley Vault project toward public art. Nick, Tricia and Kathy volunteered to form a subcommittee that would explore public art in East Sac and in conjunction with councilman Harris's office.

New Business

1. Phil Harvey presentation. Rich commented that, at 6 stories, it is considerably taller than almost anything in East Sac, and certainly in the immediate area, including other apartment complexes and the new Hampton Inn and Suites at 65th & Q St. (4 floors). It does help the city boost its housing inventory in the face of a huge shortfall. A modest set-back from the street, with the widened sidewalk, as well as many design features, will help diminish its visual verticality. It is also situated on a large all-commercial block; as such its size will not impact any existing residents, and its location, near the Sac State underpass, is a definite plus. The board unanimously approved the project as presented.
2. Reimbursement to Paul for Orchid Award plaque. Unanimously approved.

3. ESIA table at Pops in the Park. Rich said he had not heard from the Kit Carson PTG regarding their interest, therefore we agreed not to staff the table this year.
4. Contact email addresses for the ESIA website. Rich brought up that our webhosts had set-up a Treasurer@eastsacimprovement.org address that will automatically direct emails to Brian's business email address. He explained that, for a very modest fee, they could set-up email addresses for each board member, such as Secretary@, Chris@, Tricia@ and that in each case emails to those addresses would automatically forward to their proscribed personal or business email address. These would be listed on the website, rather than each board member's private email address. The board expressed its unanimous support for this but deferred action until President Paul is consulted, at a future meeting. It was also agreed it would be good to have an info@ email address advertised on our website. This would forwarded to our President, or another designee, rather than to every board member.
5. Chris thanked the organization for supporting the Active 20/30 Club's 'cornhole' event that was recently held at Bertha Henschel Park. It was a rousing success.
6. Airbnb discussion. Tricia opined that how short-term rentals are regulated in the city does need to be re-addressed, with sufficient enforcement teeth, and the board supported councilman Harris's efforts in this regard. He asked the city manager in May to bring the ordinance back to the city council for another look.

The meeting was adjourned at 6:52 pm.
By Secretary Rich Clowdus