



**BOMBAY BEACH COMMUNITY SERVICES DISTRICT
BOMBAY BEACH, CALIFORNIA**

9590 Avenue "C", Niland, CA 92257
(760) 550-3264 or email: BombayBeach2015@gmail.com
<https://bombaybeachcsd.specialdistrict.org>

Special Called Meeting Minutes

Board of Directors

Michael Burnell – Chairperson
Krystal Worden – Vice Chair
Louis Knight
Gloria Town
William Rohler

Date: June 17, 2021
Time: 06:00 P.M.
Place: 9590 Ave. C Bombay Beach
Niland, CA 92257

1. CALL TO ORDER: The meeting was called to order at 6:03 p.m. by Director Burnell. The meeting was assembled in doors due to recent changes in public gathering Health Department guidelines.

2. A. Pledge of Allegiance to the Flag – The Pledge of Allegiance to the Flag was led by Secretary Sadorra.

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| B. Roll Call | |
| Director Burnell | Present |
| Director Worden | Present |
| Director Knight | Present |
| Director Town | Present |
| Director Rohler | Present |

Five of five Directors present. Quorum met.

Staff Present: Secretary: Augustine Sadorra

2. APPROVAL OF THE AGENDA: The Board will approve the agenda for June 17, 2021 Regular Meeting as is or delete/clarify any item on the agenda.

Motion made by Director Knight to approve the agenda for June 17, 2021 Special Called Meeting as presented. Motion seconded by Director Worden. Motion passed by unanimous vote of Board members present. (5 -0-0)

3. APPROVAL OF THE MINUTES: The Board will review and approve the meeting minutes of the Special Called Meeting from March 4, 2021. Motion made by Director Worden to approve the meeting minutes from the Special Called Meeting of March 4, 2021 as presented by staff. Motion seconded by Director Knight. Motion passed by unanimous vote of Board members present. (5-0-0)
4. FINANCIAL REPORT The Board will hear a report on the financial status of the District as of May 31, 2021.

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|----|---|----------------------|----------------------------|
| A. | County Auditor Account. | \$ 5,098.61 | |
| | Positive Balance in County Fund Account | <u>\$ 5,098.61</u> | |
| | | | |
| B. | Bank of America Accounts | | |
| | General Checking Account (ending 1946) | \$ 6,439.14 | |
| | Savings Account (6398) Bombay North | 22,711.10 | |
| | Savings Account (5949) | 65,747.77 | |
| | Savings Account (8163) | 91,720.34 | |
| | Bank Accounts Total | <u>\$ 186,618.35</u> | |
| | TOTAL CASH ASSETS | | <u>\$191,716.96</u> |

Motion to approve the financial report was made by Director Worden. Motion seconded by Director Burnell. Motion passed by unanimous vote of Board members present. (5-0-0)

5. OPEN FORUM /PUBLIC COMMENT: This is an opportunity for members of the public to address the Board on any subject matter within the Board’s jurisdiction, but not an item on the approved Agenda.
 1. Melva Keys – Commented that according to the Secretary of State website, Bombay Beach has an election for Directors this year. She also wanted the meeting minutes from the March 4, meeting amended to answer some questions made during that meeting.
 2. Larry Gales – Asked, how can the Board help local residents get “opportunities” to take advantage of the increase of the visitors and movie companies to Bombay Beach.
 3. Sonia Herbert – Asked to make the use of the Community Building available for local events, like dances and gatherings, for local residents.
 4. Ernest Hawkins – Commented that the weeds in the park need cleaning.
6. OLD BUSINESS – DISCUSSION/ACTION ON THE FOLLOWING:

- A. County Roads Department - The Board will hear an update on the results of the request to the County Roads Department for the repair of the public streets on Bombay Beach. (Knight) Director Knight reported that some street holes had been repaired by County.

A presentation by the County Public Works office was planned, however, the County office did not respond to messages sent out. There is a reportedly a street improvement plan that has been made for Bombay Beach. Direction was given to the secretary to contact Mr. Kelly to see if an update could be received from the County. Director Knight commented that the County had briefed the Bombay Beach Community that improvement plan would start in 18 months, it has been almost two years since that promise was made.

- B. Beautification of A Street and Plant a Tree Program – The Board will discuss ideas and inputs from the public on how to beautify A Street. (Introduced May 16, 2019) (Committee to beautify A Street)

Director Knight reported that he plans to plant mesquite and palm in the fall. Kim Branham commented that the Board has been talking about this beautification plan for two years, she stated the need to have others on the committed to plan and plant trees.

- C. Southern Border Broadband Consortium (SBBC). The Board will receive information on the viability of having a District Board Member attend SBBC meetings to enhance the possibility of bringing Broadband to Bombay Beach (tabled Nov 19, 2020)(Burnell)

Director Burnell requested to defer this item to someone else that could attend the meetings. Director Knight stated that he might be able to get a volunteer for the task. Kim Branham stated that she would be able to contact someone that was well versed in the subject to help the board in this project.

- D. Training Opportunities for Directors and Staff. Members of the Board are required to receive Sexual Harassment and Ethics Training within one year of assuming the position of Board Member and every two years thereafter. Directors Burnell, Worden, Knight and Town have completed training requirements. Director Rohler is required to complete mandatory training prior to December 2021.

7. NEW BUSINESS – DISCUSSION/ACTION ON THE FOLLOWING:

- A. The Board will hear an update on the 2021 Community Development Block Grant (CDBG) Program for Bombay Beach Neighborhood Clean up Program.

Motion to approve the use of Bombay North as a staging point for the County to use for the community cleanup was made by Director Worden. Motion seconded by Director Knight. Motion passed by unanimous vote of Board members present. (5-0-0)

- B. The Board will discuss and approve when the Board will meet again.

Meeting Calendar for the remainder of the Calendar Year. The Board suspended all Regular Board meeting for the rest of the calendar year due to the Covid-19 situation at the March 4 2021 Special Meeting.

During discussion comment were made that should there be a need to inform the public of any Board activity, a special meeting would be called.

Motion to set regular meetings for the remainder of 2021 as meeting on November 18, 2021 and December 16, 2021 was made by Director Burnell. Motion seconded by Director Worden. Motion passed by unanimous vote of Board members present. (5-0-0)

- C. 2020-2021 Financial Audit: The Board will approve the continued service of George Woo, CPA, to conduct the required annual financial review for 2020 – 2021 period.

Motion made by Director Knight to obtain the services of the CPA firm of George Woo in conducting the required Financial Audit. Motion seconded by Director Burnell. Motion passed by unanimous vote of Board members present. (5-0-0)

- D. The Board will discuss the reinstatement of rental from the American Legion. (Burnell)

During discussion, American Legion representative Cameron Leslie requested to renegotiate the rental price. The American Legion is paid up through the end of June 2021.

Motion made by Director Burnell to postpone this issue to the November 18, 2021 meeting where the American Legion can negotiate rental cost with the Board. Motion seconded by Director Rohler. Motion passed by unanimous vote of Board members present. (5-0-0)

- E. The Board will discuss the details of the Districts Cell Tower Contract. (Burnell). Director Knight reported that the addition of equipment space at the District cell tower facility will be put on hold.

- F. The Board will review and approve the Districts 2021-2022 Annual Budget.

Motion made by Director Burnell to approve the 2021-2022 budget. Motion seconded by Director Knight. Motion passed by unanimous vote of Board members present. (5-0-0)

Motion made by Director Burnell to adopt the Bombay Beach Community Services District Resolution 2021- 06-01, to formally adopt the 2021 - 2022 budget in the amount of \$65,145.00 as revenues and \$65,145.00 expenses. Motion seconded by Director Knight. Motion to adopt passed by unanimous vote of Board members present. (5-0-0)

Roll Call Vote:

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| Director Burnell | Aye |
| Director Worden | Aye |
| Director Knight | Aye |
| Director Town | Aye |
| Director Rohler | Aye |

- G. The Board will discuss the development of an Employee Handbook by ADP.

In discussion, Patricia Monroe wanted to receive a copy of the requirement for having an employee handbook. Secretary was directed to email her the information.

Motion made by Director Knight to postpone discussion to development of an Employee Handbook by ADP until the November 18, 2021 meeting. Motion seconded by Director Worden. Motion passed by unanimous vote of Board members present. (5-0-0)

8. COMMUNITY REPORTS:

- A. Committee to Improve Community Relations – Patricia Monroe made a verbal report. A meeting was set up for April 5, 2021. 20-25 people attended the meeting. There was an information disconnect. Comments were heard about non-profit job opportunities, the need to have a sheriff deputy stationed at Bombay Beach, need for a gas station and laundry matt. There were no volunteers that joined the committee. Signatures were collected to support the community clean-up grant.
- B. Fire Department – Director Knight reported that the fire department was doing good. Director Knight reported that the Community Building would be rented out

to a movie company between June 21, 2021 and July 23, 2021. Director Town wanted to verify that the womens club had availability to the building on July 11, 2021 for the breakfast.

- C. Women's Club – Director Town reported that the Womens club will have their breakfast on July 11, 2021. There is a plan to have summer activities for the children.
 - D. Local Activities – The American Legion will be open Thursday through Sunday between the hours of 2:00 P.M. and 8:00 P.M. or until mandatory closing at 2:00 AM.
 - E. Update on Neighborhood Watch Program (Burnell) – No update
9. DISCUSSION/APPROVAL TO ISSUE DEMANDS: It is recommended that the Board approve payment of accounts payable in the form of demands. Copy of list of demands is available upon request.

Motion made by Director Worden to approve accounts payable totaling \$ 1,643.85. Motion seconded by Director Burnell. Motion passed by unanimous vote of Board members present. (5-0-0)

10. The Board will go into CLOSED SESSION. § 54956.8 - CONFERENCE WITH REAL PROPERTY NEGOTIATORS – Property: 2189-2191 West 2nd St. Niland, CA 92257. APN: 002-202-005-001. Agency Negotiator: David Westlake, Landmark Dividend. Discussion with negotiator in regards to offer to purchase lease of the District Cell Tower. Discussion will concern price and terms of payment.

Motion made by Director Burnell to go into Closed Session, motion seconded by Director Worden. Motion passed by unanimous vote of Board members present. (5-0-0)

The Board went into closed session at 7:30 P.M.

The Board returned to open session at 7:45 P.M.

Report out of Closed Session: Director Burnell reported that the Board rejected the offer made by Landmark Divided and will not lease out the property.


11. BOARD DISCUSSION/DIRECTIVES: none
12. DIRECTOR REPORTS: The next regular meeting will be on November 18, 2021 at 6:00 P.M.

13. ADJOURNMENT: Motion made by Director Worden to adjourn. Motion seconded by Director Rohler. Motion passed by unanimous vote of Board members present. (5-0-0)

Meeting adjourned at 7:48 p.m.




Michael Burnell



Krystal Worden



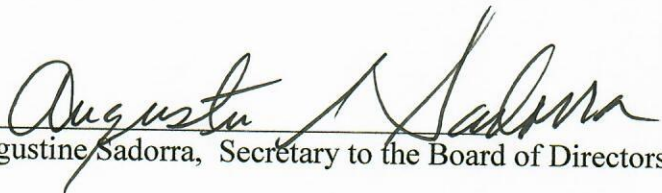
Louis Knight



Gloria B. Town



William Rohler

Attested to: 

Augustine Sadorra, Secretary to the Board of Directors