

**TALMADGE MAINTENANCE ASSESSMENT DISTRICT  
TALMADGE COMMUNITY ASSOCIATION**



**BOARD MEETING MINUTES – March 28, 2023**

Call to order: 6:34 PM                      Adjourn: 7:50 PM  
In person meeting at 4864 Adams Ave.

**Board members present:** Helmich, McLeod, Swanson, Royal, Lindahl, Smith, Flores and Clark.

**Board members absent:** Sanders.

Community Members Present: D. Moty, R. Teyssier

**Agenda:** Agenda adopted.

**February 2023 Meeting Minutes:** Adopted.

**Treasurer’s Report/Finance:** Reviewed budget versus actuals for the month. City cannot (probably will not) breakdown expense line items to show the individual items making up the total expense line. Elvis to ask why Special District Street Lighting line item is over budget. Bank of America TCA account balance stands at \$1,824.90

**City of San Diego Representative’s Report:**

**Elvis Martinez Parks & Rec:** Elvis submitted a written report. Will see if City’s metal fabrication shop can fix scroll atop Estrella Ave gate (which was damaged in windstorm). Little progress was made with Iron Express in part due to the transition to new company ownership. The previous owner passed away. Pursuing alternatives like the City’s fab shop.

**Council President Sean Elo Rivera Rep Francisco Peralta Vargas:** Absent

**Mayor’s Office Community Rep Lucero Maganda:** Absent

**Community Forum/Open Discussion/ Public Comment/ (Non-Agenda):**

**Non-Agenda Items:** Teyssier on OB Fish Pier committee. OB Pier needs to be rebuilt. Seeking public input via surveys and public meetings/workshops. Two presentations (Noon & 2pm) Saturday, April 1<sup>st</sup> @ Liberty Station Conference Center. \$8.4M made available by Toni Atkins. Check out [OBPierRenewal.com](http://OBPierRenewal.com)

**Action/Info Items:**

(A) 51<sup>st</sup>/Madison/Contour: Contractor waiting for either DG or flagstone. Nazie Mansury to ask about red curbing timeline.

(B) In person meeting space: Discussed various options/venues and their pros and cons as well as the obstacle insurance requirements create.

(C) Project Roundtable:

- i) Alley Lighting – newer LED technology gives us more bang for the buck. Erect test case in alley behind Royal’s house. Ari Isaak from KenTal provided several vendor leads. Helmich to pursue.
- ii) Communications – meeting signs / publicity: See Sub-Committee reports.
- iii) Decorative signposts: nothing new to report.

- iv) Identify 10 streetlights for repainting. Identify 1 new streetlight to apply clear coat, anti-graffiti coating to see results. Newer poles not as urgent as historic ones.
- v) Commissioned community art: Clark reaching out to Arts Commission regarding process. McLeod submitted suggested guidelines.
- vi) Trees: maintenance & new installations – Identify weak and dead trees.
- vii) Budget & Governance: Caltrans matching grant deadline April 28<sup>th</sup>. If a recurring project might be able to use for East Talmadge and Monroe Area.

**TMAD Sub- Committee Reports:** Communication: McLeod reiterated holding off on TMAD yard signs until regular/permanent physical meeting place nailed down. Discussion about logistics of hybrid meetings.

Helmich adjourned the meeting at 7:50 pm.