

**TALMADGE MAINTENANCE ASSESSMENT DISTRICT  
TALMADGE COMMUNITY ASSOCIATION**



**BOARD MEETING MINUTES – Nov 26, 2024 meeting**

Call to order: 6:31PM

Adjourn: 8:33PM

Goodbody Mortuary Conference Room

**Board members present:** Brian Helmich, Fred Lindahl, John Royal, Debbie Sanders, Cameron Lindsay-Hewett

**Board members absent:** Howard Smith, Norma Clark

A quorum was present.

**Parliamentary Items:**

- **Agenda** - Unanimously adopted
- **Minutes** - October 2024 approved. July 2024 approval postponed by Helmick to January 2025 meeting.
- **Treasurer's Report** - Royal reports the current TCA account balance of \$90.57

**Non Agenda Public Comment:**

- David Moty requested EBU allocation review of ADU's - is the City collecting in accordance with code 65.02? What Land Usage Factor applies? 3 years ago CD9 councilmember, Sean Elo-Rivera, is noted as stating he favors EBU's for ADU's.
- John Royal requested group review of alley lighting needs.

**Parks & Recreation Staff Report:** Joe Kearns

- Handout:
  - Poles discussion - storage at Rose Canyon were reallocated to unknown location; poles appear to be missing/untraceable. **Is City accountable for monetary reimbursement of 'lost' poles? > contractual agreement available?**
  - Trees - WCA scheduled to continue phase 2 of tree trimming in Dec 2024

**Action Items: Set F&2026 Budget and Assessment:** Pam Jordan

- Review/discussion:
  - Total supplies are 'comfortable'
  - Water rate increase anticipated; FY actuals TBD
  - Unallocated reserve to be used as needed for services
  - Landscaping, including traffic circle, and alley sweeping moved to individual line item, 512134B, **Misc Services** with allocation of \$4,000.00
  - Increase line item 512059F, Misc Street Light Poles Preventative Maintenance by \$15,000.00 for total of \$60,000.00
  - Allocate Misc Services > Street/Alley Sweeping of \$4,000.00 as line item 512059I

- Allocate Misc Services > Centennial Banners and Signage of \$20,000.00 as line item 512059J
- Increase line item 512132, UNALLOCTED RESERVE by \$10,000.00 for a total of \$35,000.00
- Helmich motioned approval of changes with second by Royal - unanimous approval

**Action Item: Election of 2025 Board Officers**

- TMAD Chair and TCA President > Brian Helmich
- TMAD Vice Chair and TCA Vice President > Howard Smith
- TMAD and TCA Secretary > Debbie Sanders w/ back up support of Cameron Lindsay-Hewett
- TMAD and TCA Treasurer > John Royal

Motion by Royal with second by Sanders - unanimous approval

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

- CD9** - Francisco Peralta Vargas - Not present
- Mayor's Office** - Fatima Maciel - Not present

**TMAD Sub-Committee Reports:**

- Roads & Walks/Beautification & Trees/Capital Projects/Master Plan:** no info
- Communications:** no info
- ByLaws & Membership:** no info
- Budget Forecast:** no info

**Agenda Items for next TMAD/TCA Meeting: Jan 28, 2025**

- Master Plan review and discussion
- Alley red curbing

**Adjournment:**

Unanimous approval at 8:33 PM

*Minutes noted by D. Sanders, TMAD Secretary  
Board approved 1/28/2025*