

HRB Meeting Agenda and Minutes

August 1, 2023 from 4 to 6 PM

HYBRID:

In Person: ICHA Board Room in our Community Center (1083 California Ave, Irvine, CA)

Online via Zoom: <https://us02web.zoom.us/j/86531586973>

PRESENTATIONS TO HRB BY RESIDENTS AND GROUPS

HRB welcomes participation at the Board meetings. To assist you in the ease of speaking/participating in our meetings, the following guidelines are provided.

- If you wish to speak on any agenda item or other matter, you can request to be placed on the agenda under the resident communication heading.
- The “resident communications” portion of the HRB meeting is set aside for residents or groups to raise issues that are not specifically on the agenda. To ensure time to hear all residents and address old and new business, the HRB will listen to your presentation, but not vote on any matters until further discussion in the Executive Session. Each presentation is limited to 5 minutes with 5 minutes for questions and answers. Total time allotted to non-agenda items will be limited to 20 minutes. The Board may use Executive Session to discuss and vote if a vote is needed; or the Board may: request further information from the resident and group to be provided at the next meeting; request that ICHA staff contact the resident if it is an ICHA matter; refer the issue to the ICHA Board; or refer the matter to the relevant subcommittee.
- Regarding items that are on the agenda, residents will be given an opportunity to speak for up to 5 minutes when the Board discusses that item.
- Residents attending meetings over Zoom should type their name into the chat and note whether they are there for an agenda item or for “resident communications.”

I. PRELIMINARY

A. CALL TO ORDER

Meeting will be called to order by the Board Co-Chair once quorum is achieved when 4 or more HRB members are present.

HRB Member	Re-Election	Absent	Present
Brad Conley	Feb-2024		X
Cami Patel	Feb-2024		X
Chrissy McCormick	Feb-2025	X	Joined
Gerald Parham	Feb-2025		X
Hobart Taylor, Co-Chair	Feb-2025		X
Mack McCoy, Co-Chair	Feb-2024		X
Susan Pearlman	Feb-2024		X

HRB Meeting Agenda and Minutes

B. Attendance

The following were also present: From ICHA: Andrew, Jason, Kim, and Mike.

C. Approval of July Minutes

[2023-07 HRB Meeting Agenda, Minutes, and Notes](#) (View Only Link)

Approved unanimously by the HRB.

II. COMMUNICATIONS

- A. RESIDENT COMMUNICATIONS:** Any residents in attendance may present non-agenda items for 5 minutes with 5 minutes for questions and answers. The total time for this purpose should not exceed 20 minutes.

III. ICHA Update (20-30 minutes)

- A.** Area-12 demolition is complete. Site improvements including grading and underground utilities are tentatively slated for late Fall. Mike provided a verbal update about the insta-demolition of Area 12 on July 31st. UCI Design & Construction Services extensively checked for hazardous materials and found none. Recycling now ongoing for demo'd materials. Brad asked for clarifying info about state property and how the ground lease doesn't transfer to ICHA until after demo is complete. HRB needs to refer people to [Area 12 page \(last updated in May\)](#) for additional information. Approximate date of completion is end of September. Sorting of materials for recycling seems to be happening on site.
- B.** Commencing in July, Management is pursuing a ¾ Station Snapping program for rodent control as requested by the Board contrary to ICHA's recommendations. In closing out the 22-23 Fiscal year, it appeared three times as many rodents are being removed via bait vs snapping. Year end statistics will be shared with the Board in August. Trap stations did 434 in Year 1. Bait stations did 1,611 in Year 1. Discussing Vitamin D bait? [Selontra](#) tastes better than previous bait and seems just as safe. Wide ranging discussion about practices, number of rats killed, number of complaints about rats, etc. Cami raised the points around the larger issues of sustainability and environmental factors. Gerald suggested Area 12 be proactively factored in to manage rats as early as possible. UHills was again nominated for sustainable pest control thanks to these policies pushed by HOOT and HRB. Brad asked about main campus and what they do for rats. Andrew & Kim are talking to Facilities and City Vector Control. Andrew discussed how ¾ traps didn't seem to increase labor as much as feared. Cami suggested that the HOOT Group be invited to the next meeting to hear this presentation.
- C.** Management has confirmed the inclusion of wildlife warning language within the ICHA Sales and Marketing Buyer Disclosure Document. A suggestion for the Board's consideration is to have Management directly deliver (once an escrow closes) via TOPs the previously compiled "Welcome to the Neighborhood" letter (slightly modified if necessary) that is on the Welcoming and Wellness / Web page. Karlie does have notification of wildlife in her materials. Enumerate/TOPs communication channel viable for new buyers? Still some issues on Enumerate/TOPs so delayed rollout. HRB will circleback to talk to Barbara about customizing these communications once Enumerate/TOPs is ready. Susan will create a Google Docs draft for the HRB this month. And Jason mentioned 5 to 6 city signs about coyotes will be installed.
- D.** Last week we thought the ICHA billing statement issues were resolved but still working. ICHA hopes it'll be resolved in September. Brad asked about Barabara's return.

HRB Meeting Agenda and Minutes

- E. Management will work with Sandrine Shearson in arranging and displaying the Photo Contest images at the Community Center. The display is anticipated to be completed before the end of July. Jason has all the supplies and Marco will get everything installed this month.
- F. Considering doing Fall Shredding and Drug Give Back on the same day as Spooktacular? Is it a CRV recycling day? Include Sustainability Committee for additional topics. Maybe composting?
- G. ICHA is organizing its own UHills Garden Tour on September 9th. Walkable to the Community Center. Include vendors, maybe a food truck and other fun activities. Hobart suggested sustainability be involved. Susan asked about events and if there are now ICHA events separate and distinct from HRB events. Gerald talking about the critical need for better collaboration and communication between ICHA staff and HRB volunteers.

IV. Treasurer's Report and Budget Committee by Susan Pearlman and Jason (10 Minutes)

July (Start of new FY): Board Doc, to be confirmed by Jason

https://docs.google.com/file/d/12jF0zVrFni1xWBfIA8MSQWllvEvR8tH2/edit?usp=docslist_api&filetype=msexcel

VI. COMMITTEE REPORTS (20 Minutes)

A. Sustainability Committee:

Sustainability is on Summer Break and will resume meetings in September.

B. Entertainment Committee:

Summer Movie Night #2 Recap: Great turn out. Food trucks did well. Pizza truck sold \$786.00 and the ice cream truck sold \$426.00.

Concert Recap: Successful event. UCIPD ran out of food. Kona ice sold \$652.00. There were approximately 800 servings of food. 600+ attendees. Marco and Ramiro were awesome! UCIPD even had a vegetarian option too, which was great and should've been communicated so non-meat eaters would've known and possibly attended.

Summer Movie Night #3 & Campout on 8/19-8/20: SignUp and poster created, need to start recruiting volunteers. Will follow-up with Paul (astronomy contact) regarding telescopes. Andrew inquired about the possibility of having a campfire. Andrew will investigate an above-ground firepit option and report back.

Sherry is the main organizer for the Mid Autumn Mooncake Festival. Last year estimated 200 attendees with a \$2k budget. This year's request is \$2.5k. Susan points out a procedural issue around the budget already being approved. Hobart raises issues around reallocations and the already approved limits of \$250 for Entertainment Committee Discretion and \$500 for HRB Chair Discretion without new HRB votes. Mid Autumn Mooncake Festival & International Potluck on 9/30 (VOTE): Poster created. Need to create SignUp. Proposed budget:

Food: \$1225

Mooncakes: \$750

Tea: \$25

Lantern Craft: \$150

HRB Meeting Agenda and Minutes

Decorations: \$100
Plates/Napkins/Silverware: \$50
Piano tip: \$50
Room cleaning: \$150
Total: \$2500

Teen Sub Committee: Poster and wording created for advertising - also distributed to teens who attended Teen Nights. Will update at the next meeting with any responses.

Fall Fiesta Planning: Cami & Jason met to begin planning activities for the Fall Fiesta. Will update HRB with a proposed budget in the next week via email for review. **Any other ideas from HRB on activities to price out?** Fall Fiesta planning is in full swing. We currently have Reptile Zoo scheduled from 12pm-2pm. The event is from 12pm-4pm, so we would like to add two hours and have them onsite from 12pm-4pm. The original cost was \$725.00, the additional two hours brings the cost to \$1025.00, approved on June 1, 2023. Magic Jump Rentals have been contacted and pricing has been given for a number of jumpers, mazes, games, and many other fun activities. Also coordinating Peter the Anteater, Music performance, face painting and henna painting, train that loops around the neighborhood, photo booth, and other activities. **Cami is going to distribute an email summary for HRB review and approval.** Brad raised questions about CultureTalks and other activities and how they fit in the budget. Susan and Jason and Cami suggested a community art project for the Fall Festival. Painting pumpkins? Chalk Art?

Kitchen and HRB Closet Organization: A group of volunteers will meet on 8/11 and 8/24 to begin cleaning and organizing the kitchen and inventory space.

StoryWalk Books: They were incorrectly cut by Kinkos, again. Jason and Andrew are fixing them.

C. CSD/PSAC Committee:

CSD and PSAC are on Summer hiatus.

Susan raised this question: We had some discussion about a community wide art project. Wondering where that stands? Teens interviewed by Hobart for BLM Mural might be a good source of involvement? Gerald talking about spaces that could or could not be used for murals in the future.

Mack has begun soliciting volunteers to form a working group to explore a Pride crosswalk or other art project within UHills.

D. Wellness / Aging In Place Committee:

Susan's working group is drafting a letter to ICHA about this initiative with multiple residents, including Cindy Haq. Working with [Adey Nyamathi](#) (Dean Emeritus of School of Nursing) on a focus group. Brad is excited about this initiative and talks about the possibilities.

HRB Meeting Agenda and Minutes

VII. NEW BUSINESS (15 Minutes)

- A. **Should HRB standardize on a tech platform?** Ongoing discussion. The Listserv may have found a replacement administrator if/when Harry and Nina “retire.” We need a working group to explore new tech platforms. Brad and Cami raised this as an issue. Private? Open ended? New ideas? Barbara needs to be included as well.
- B. **Sandrine requested a volunteer dinner two months ago-where do we stand with this?** In June, we moved this to November. Entertainment committee will coordinate this event. 11/18? Invite Only for Volunteers. Does it include Narwals? 5 Core Team? They seem to do their own thing.
- C. **Time Capsule?** Chrissy asked for this to be added to the agenda. In Vista Park Area 11? Unearthed in a decade? Capsule purchased but never installed? Plaque needed to be ordered? Matching ICHA Funds? Bryce Bunker was working with Andrea. Art Committee? Children Tiles at Bus Stops? Pride Crosswalk? ***** NEED TO DISCUSS. Andrea involved? Lilli? **Has this discussion happened?** **Andrea Canfield initiated the time capsule during her tenure on the HRB.(ht)** Chrissy will organize. Should this be part of community art projects? Could we do this for Fall Festa?! Previous discussions regarding a time capsule that was recommended in August 2020, to be placed in the area 11 Lookout park remains open. Susan to talk with Andrea Canfield, former HRB member who proposed it, and worked with Bryce Bunker. On 2/2 that time Andrea confirmed that Bryce had purchased it. Susan will talk to Ron Reid and coordinate with Andrea and Chrissy. A document containing the meeting notes is [linked to here](#).
- D. Ron Reid, Director of Asset Management, will be providing announcements and exhibits detailing the street areas to be addressed with new coatings scheduled for late August / early September. The ESTIMATED schedule, which is subject to change, can be found [here in a PDF file](#).
- E. Tree Removal Request. “Removal of 3 Eucalyptus trees in a common area adjacent to our property. See accompanying letter and attachments.” Refer to “Attachments to Request Letter_Pontell.zip” sent separately. HRB did not have expertise to contribute. Sought additional expert input. Andrew is working on a procedural write-up and will follow-up with resident.
- F. A suggestion to start a subcommittee on policing (or safety) was discussed. Brad spoke to Liz Griffin and she agreed to meet quarterly. She works closely with Randy. CPoli 👍 Brad or Susan will send an email to HRB to discuss. Including a community police academy for UHills residents.

VIII. If Needed, HRB EXECUTIVE SESSION (10-15 minutes)

IX. NEXT HRB MEETING: 4 PM to 6 PM on September 12, 2023 in ICHA Board Room and on Zoom

X. ADJOURNMENT

6:03 PM adjourned by board vote

Minutes prepared by Mack with input from multiple attendees