



NHCA Board minutes, January 16, 2023

Present: Carolyn Burgess, Dan Conolly, Shivani Grover, Steve Hanson, Chris Johnson, Donna Karch, Nancy Mueller, Vicki Oliveira, Elizabeth Stage

Guests: David Kessler, Nathan Stalnaker

1. Steve called the meeting to order. 7:10pm via Zoom.

2. Guests. David Kessler, a longtime resident and former member of NHCA. Nathan Stalnaker, District Representative, City of Oakland District 4 rep, Janani Ramachanran

3. Review, approval of Dec 19, 2022 minutes. Steve asked for approval of the minutes. Chris objected, as the minutes did not have the attachments with them. Steve will correct and add the attachments. Nancy asked if objections to the minutes could be corrected right after they are sent out so she can address them in a timely manner.

4. Treasury report. Chris reported the fundraising efforts of last year collected \$10,805. \$2,082 of this money was restricted to the gardens. A total of \$13,787 was spent during the year. The biggest component was administration, which included non-profit insurance. The deficit for the year was (\$2,982). Overall the organization is in the black due to savings. Chris has finished his year-end report and he will put it in a format that we can put attach to the minutes. Chris asked, and Nancy moved we accept the Treasurer's year-end report. Donna seconded and the vote was unanimous. The Board thanked Chris for his work on the financials.

Status of Fundraising efforts. Chris and Steve thanked all for their work on fundraising. The Board felt Steve's year-end request on Open

Forum and NHCA Announcements was well received. He mentioned Open Forum is one of the things that NHCA does. There are no advertisements and it is restricted to our area, not a big pool like NextDoor. Chris expressed kudos to the Board; everyone worked hard this past year. As an organization, we should be proud of last year.

Quick Books Chris would like to establish QuickBooks for bookkeeping. He creates an Excel spreadsheet, which is very time consuming. TechSoup supports non-profits with discounted products using Intuit/Quick Books, which can be quite expensive. TechSoup will provide NHCA the non-profit services for \$150/year, which Chris has already applied for. Elizabeth moved we approve Chris' application for TechSoup. Dan seconded; the vote was unanimous.

Thank you Letters In 2022 there were 151 donations including PayPal. There were a number of people who donated more than once. Chris would like to write a thank you letter that includes the total number of donations and amounts to donors and use a mail merge program to address the letters and envelopes. He said he would do this in the next couple of weeks, well before April 15, and there could be a letter stuffing party and individual board members could write a brief note of thanks. He noted there are approximately 3500 households in NHCA.

5. Annual Meeting Planning Vicki (*Board discussion reported in italics*).

1. Hiller Highland Country Club
 - Plan for 100 people
 - No AV equipment onsite (borrow?) Elizabeth has a power point projector and Chris has AV. Per Steve, Hiller has a screen and tables for power point set-up.
2. Thursday March 23rd, 6:30pm -8:30pm
 - 6:30pm Meet & Greet
 - 7:00pm Business Agenda
 - 7:30pm Guest Speakers
3. Guest Speakers
 - Sheng Thao (confirmed)
 - Janani (Status?) Nathan will invite Janani when they have a Team meeting on 1/17/23 and confirm back.

4. Other

- Agenda (draft) This needs to be written.
- Raffle (2 OPD Drive-Abouts, Claremont \$200 Dinner) In addition to \$200 to Limewood, Nancy secured from the Claremont: a night in a Deluxe Bay View room.
- Refreshments (Vicki has refreshments covered)
- Tabling? Elizabeth mentioned in the past groups have been allowed to set up tables, such as pro-Kaiser school. Does the committee want to do this? Garden Committee table?
- Elizabeth noted, per the by-laws, the Notice of the Annual Meeting must be announced within 30 days of the event. I.e., no later than Feb. 23, 2023
- It was noted Oakland City council meetings still by Zoom.

Met Tim Palmer on-site and reviewed (confirm details 1-2 weeks in advance)

6. Communications Committee, Chris

- Chris had a long talk with Dora asking her to be more pro-active and cycle old content off. For example, the Comeback picnic is still on the Calendar. Minutes should be added once they are approved.
- Replace Drop Box? Shivani has researched it and she will migrate the info over from Drop Box to a Google Docs account. She felt it is a better system for our group.
- Chris asked if we have a Facebook page. We do but it is rarely used. Perhaps Dora could work on that as well. Post garden work pics etc.

7. Public Safety, Carolyn

Carolyn said it has been quiet. Folks have literally been treading water. There have been lots of calls. Carolyn's report:

Public Safety Dec/Jan 2022/23

Local storm related issues. Community outreach. 311 was overwhelmed by storm-related reports. Breakdown in DoT communications when most leadership was off over Christmas and New Years. In an effort to assist local neighbors who were fighting mud and rocks down their driveway and into their house. I wrote to Fred Kelley's (Director of DoT) email (it announced he was unavailable) and

referred people to Espiritu Santo, an assistant. Her email bounced back and referred people to Fred Kelley. I called the 311 emergency line since it was after “hours” for the Call Center so no in-person contact other than the emergency number to call. I spoke to a woman in Florida who was in the emergency center Jan 1. Well it was interesting getting all the requirements to fit in the right boxes and to explain why it was an emergency. Jan 3rd the road was scraped of rocks and mud. Yes the bicyclists were still coming up Tunnel Road but it was specially dangerous with cars swerving mud and rocks. were still Jan 5th, days later 1 Oakland crew and 2 from contractor Andes showed up. The 3 uphill, 2 ft diameter culverts were blocked by rocks and mud so there was nowhere else to flow but downhill onto Tunnel Road from Bay Forest to Charing Cross.

I plan to ask for a meeting and include the particulars on behalf of the neighbors. The DoT supervisor onsite said, it will take a major reengineering of the area to correct. This situation has been reported for the last 8-10 years. \$100,000 in damages so far over the years to one neighbor's home.

Howard Terminal advocacy info

Feds deny grant money Oakland was counting on to keep A's.

8. Garden Committee, including Events. Vicki Garden + Event Reports January '23

Dan reported that this year the gardens are in much better shape from all of the work done last year. The gardens will be worked on month-by-month, zone-by-zone. They are in contact with Hiller HOA's. Need to recruit more local community members. Weekly weeding parties will start in the Spring. Perhaps some Saturdays too.

GARDENS

Focus - Spring to Fall '23 (Year 2 Transition)

1. Gateway Garden - Execute Month-by-Month Maintenance Plan (new)
2. Memorial Garden - Execute Month-by-Month Maintenance Plan (new)
3. Solicit More NHCA Community Garden Support (fundraising, volunteers)

Year-End Activities

1. Reviewed Gardens '23 Progress with Wylie and BrightView (basics covered)
2. Volunteer Group(s) 'Thank You' (Luncheon, Chevron, Berkeley Project, etc.)
3. Hiller HOA Garden Presentations (new boards elected, Donna Karch HHA)
4. Reviewing Potential Volunteer Schedules/Activities (Spring, Summer, Fall)

Bentley School Wed Jan 11th Memorial Event Rescheduled (poor weather)

EVENTS

Other Potential '23 Events - Discuss Ice Cream Social, National Night Out, etc.

9. Advocacy, Elizabeth

Elizabeth said Nikki Bas has been elected President of the Oakland City Council. Dan Kalb is Pro Tem.

Thanks to Carolyn and Shivani for showing the NHCA flag at Council Member Janani Ramachandra's and Mayor Sheng Thao's inauguration parties. Janani has some great committee assignments, including Rules, Finance, Life Enrichment, and Public Safety.

The election of the D4 director on the Oakland Unified School District is disputed. After the election was certified, Alameda County admitted that they mistakenly set aside ballots that didn't have a first choice and had Mike Hutchinson as second choice, meaning that Mike actually won when those votes were counted. Nick Resnick, who had been declared the winner, was sworn in and participated in the board's first meeting; the City Attorney had said that this was required. Mike also attended, continuing in the D5 seat that he already held. (Redistricting caused his D5 home to become part of D4, so he chose to run in the district where he lived.) Mike has sued and Nick has counter-sued; it may take months to sort out. Nice that we have two people on the board who are residents of D4 and eager to represent us!

At the regional level, the East Bay planning effort ([east bay regional wildfire prevention authority](#)) that started out as a Joint Powers Authority has morphed into a Memorandum of Understanding. The MOU has been drafted and the working group (representatives from five of the jurisdictions) has had their edits incorporated, so they are sharing with their attorneys. The next step is the full group of representatives doing the same. The slow pace is a concern for some people, but the collaboration has already begun. The fire chiefs from Contra Costa County have developed a model fire code based on their expectations for the state fire code once it's released (issues related to "overreach" have stalled formal adoption) and they shared their draft with the chiefs from the Alameda County. They're holding these drafts close to the vest so that the fire officials can study it and present it to their governing boards with their recommendations for code and, equally important, inspections. So far Oakland is silent on this matter. The good news is that our new Mayor and Council Member have already been strong supporters of both the regional planning group and strong wildfire prevention standards.

At the State level, Governor Newsom has presented his budget and early press coverage made it seem as if there's a big deficit and that he's cutting climate and wildfire investments. I attended a stakeholder webinar with the Secretary of Natural Resources and seven department chairs. While they are all Newsom appointees, what they said made sense to me from what I understood about the previous budget cycles. Namely, there were big surpluses in the last few years (better economy and stock market, infusion of federal funds) that weren't expected this year and beyond. The state budget invested the surplus in one-time spending (investing in infrastructure, organizing and evaluating new programs) that weren't expected to continue. Punch line is that there's less money for climate and wildfire prevention programs, but it's still more than it was before he took office. In the webinar, the word "haircut" was used frequently. They promised to post the recording on their website, but I haven't yet seen the link; will keep checking and share it with you when/if I find it.

10. Old Business *Per the minutes, see below:*

a. Dissolution of Fourth Bore Coalition.

Note: Attached discussion via email on dissolution; Steve has spoken

with Aileen since the email trail re: holding the money for Parkwood

b. Proposed Motion to recommended that NHCA become the fiscal agent for the funds that were contributed by Parkwoods Community Association. Funds can only be returned to 501-c3 non-profits but not to 501-c4 businesses non-profit. These funds would be set aside and administrated by NHCA, which would use the funds as desired by the Parkwood's Board for general community.

c. Aileen and Howard have agreed to continue representing NHCA through dissolution of the Coalition, all funds would be returned to the approximately 6 organizations participating with the caveat that we agree to be fiscal agent for Parkwoods. We need to provide a current tax exemption; Chris, can you do this?

d. Sidewalk Project- NHCA can continue to monitor and advocate for the sidewalk project, if desired. This project was listed as a high priority project as part of the lists established by the Forth Bore Coalition. The project was not completed but designed with an expenditure of approximately \$600,000. While the project was designed other projects on the list were funded and built and all funds were exhausted prior to the bidding and construction of this sidewalk project. The sidewalk project is a high-cost project. Former council member Sheng Thao had placed \$250,000 in earmarked fund for the project, which is estimated to cost well more than \$1.5 million. The high cost was probably not anticipated but requires retaining walls to be construction as well as the sidewalk and I assume some storm sewer installations. If we want to continue to advocate for the sidewalk, then a board needs to take the lead.”

Comments from the Board during the meeting regarding Dissolution of the 4th Bore Coalition in Italics, below:

Steve proposed we have a motion to be a recipient of disbursed funds from the FBC on behalf of Parkwoods since we are a 501c3. Parkwoods, as a 501c4, cannot accept these funds. Howard Matis and Aileen Frankel will continue to sit on the FBC board until funds are disbursed. Steve moved that NHCA agree to be a recipient of the disbursed funds, designated to a Parkwoods sidewalk. Any refund from FBC for

Parkwoods designated fund to be used to benefit Parkwoods. Nancy seconded the motion.

More discussion. Are we then a fiduciary of Parkwoods? Oakland spent \$600,000 for plans etc. for this sidewalk. Sheng Thao, as a councilwoman last year, set aside \$25,000 for this project. It is a difficult site. There would have to be retaining walls etc. Could cost \$1.5+M. NHCA will also get funds, about \$4,000 for each NHCA and Parkwoods. The board agreed in principal the funds should be used for the sidewalk project, but how? If we want this to happen, NHCA and Parkwoods will have to put energy behind it. Who, from HNCA wants to lead this fight? Could Parkwoods use this money for their grounds? David will talk to Ann and follow up.

We need to get educated about the status of this project. Carolyn said there was a Capital Project Queue in the City of Oakland. Carolyn and Shivani will see if they can find out the status of this project. 5 approved, Shivani and Donna opposed; Vicki and Chris abstained. Motion carried.

11. New Business

a. Designating a liaison to the D4 office, requested by Nate Stalnaker, District 4 rep for Janani Ramachandran, on 1/12/23. Shivani will be the liaison to Dist 4 and Elizabeth as back up. Nathan asked for any insight as to the 4th Bore Sidewalk, Vegetation management issues. Important to get done and funded again for 2023. An audit has to be done for the fire department to make sure auditor inspectors are qualified. One board member reported that the Head of Inspections was not qualified for that position. Janani came to our NNO, and saw the busy street below, so she knows the need for the sidewalk is real.

b. Other new Business: Chris brought up the question of what is our relationship with Berkeley, which has a number of homes behind the Claremont in NHCA. He mentioned we more or less ignore Berkeley. Also, Oakland has had a problem with getting folks on lower Alvarado, in Berkeley, to put up No Parking signs on one side of the street. That lower section gets terribly blocked up with cars, on two sides, etc. Very dangerous on high fire days. Maybe an agreement no parking there on

Red Flag days. Think emergency vehicles, Fire, EMT etc. It would be great if we had a representative of Berkeley on the board. (Is David Kessler a Berk resident??)

The meeting was adjourned at 9:00 PM.

Next NHCA Board meeting: Feb 20, 2023 7pm.

Respectfully submitted, s/Nancy Mueller, NHCA Board Secretary