



Downtown Chula Vista Association - Executive Committee Meeting  
 Wednesday, April 5, 2023, at 8:00 am  
 DCVA Office, 353 Third Avenue, Chula Vista CA. 91910

1. Introductions – Kendell Manion, President/Chair  
*All participants will be put on mute during the topic presentation and then the moderator will unmute the microphones to take comments/feedback. Please keep comments director to the topic being discussed.*
2. Public Comment (3-Minutes Max Per Person)
3. Approval of March 1, 2023, Minutes *Action Item*
4. Committee Updates:
  - a. YTD Rough Draft Financials *Action Item*
  - b. Third Avenue Code Enforcement: Update
  - c. Downtown Chula Vista Amenity Placement Still Pending: Update
  - d. Third Avenue Increasing Utilities Cost: Update
  - e. TAVA/GTAIA Contract Transition: Update
5. Other
6. Next Meeting:       Wednesday, May 3<sup>rd</sup>, 2023 at the DCVA Office

**BROWN ACT.** Government Code 54950 (The Brown Act) requires that a brief description of each item to be transacted or discussed be posted at least 72-hours prior to a regular meeting. The Corporation posts all Board and Committee agendas at 353 Third Avenue, Chula Vista, CA 91910 and on the DCVA website. Action may not be taken on items not identified as such and posted on the agenda. Meeting facilities may be accessible to persons with disabilities. If you require special assistance to participate in the meeting, notify Michelle T de Mercado at 619-422-1982 or via email at [info@downtownchulavista.com](mailto:info@downtownchulavista.com) at least 48-hours prior to the meeting.

WHERE CULTURE & COMMUNITY MEET

**DOWNTOWN CHULA VISTA ASSOCIATION**

353 THIRD AVENUE • CHULA VISTA, CALIFORNIA 91910

619.422.1982 • [DOWNTOWNCHULAVISTA.COM](http://DOWNTOWNCHULAVISTA.COM)


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**Downtown Chula Vista Association - Executive Committee Meeting**  
**Wednesday, March 1, 2023, at 8:00 am**  
**DCVA Office, 353 Third Avenue, Chula Vista CA. 91910**

**PRESENT:** Kendell Manion, Kevin Lewis, Dr. Gonzalo Quintero

**EXCUSED:** Ron Richie

**STAFF:** Dominic Li Mandri, Dianne T. Serna De León, Michelle T. de Mercado

**MINUTES:**

<i>Item</i>	<i>Discussion</i>	<i>Action Taken?</i>
1. Introductions and Kendell Manion, President/Chair	1. The meeting was called to order at 823 a.m. by District Manager, Dominic Li Mandri.  Dominic reviewed meeting etiquette.	1. No action taken.
2. Public Comment (3 minutes max per person)	3. Nothing to report.	3. No action taken.
3. Approval of January 4, 2023, Minutes	4. The minutes from January 4, 2023, were reviewed.	4. Kendell Manion moved to approve the minutes. Kevin Lewis seconded the motion. Unanimously approved.
4. Staff Updates / Dominic Committee Updates:		
4.a. YTD Rough Draft Financial/ Dominic Li Mandri	4.a. Dominic shared the YTD Financials on pages 5-9 of the packet.  Regarding the replacement of landscaping materials lost from the 310 Third Avenue accident, Dominic	4.a. Kevin Lewis moved to approve the YTD Financial report. Dr. Gonzalo Quintero seconded the motion.

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	<p>reported that DCVA is not responsible for the replacement of the trees that were damaged nor the damaged directional signs from the accident.</p> <p>Dominic stated that DCVA will only be responsible for the replacement of the shrubbery in the planter, if anything.</p>	Unanimously approved.
4.b. Third Avenue Code Enforcement Update/ Dominic	4.b. Dominic reported that he and the organization have been receiving unsavory and misleading social media posts from a food truck owner that parks on Third Avenue.	4.b. No action taken.
4.c. All Committee/ Board Meetings Transitioning to In-Person Format/ Dominic	<p>4.c. Dominic reported that moving forward, all meetings will be in-person.</p> <p>Dominic added that the Zoom option is currently not an option for Board member participation as it not Brown Act compliant. Members of the public can zoom in if a link is available.</p>	4.c. No action taken.
4.d. NCA Contract has Expired from Original Term, Recommendation to Extend the Contract for Another 2 years to the Board of Directors/ Marco Li Mandri	<p>4.d. Dominic reported that as of December 31, 2022, the contract between New City America and the Third Avenue Village Association has expired, and NCA is currently on a month-to-month billing.</p> <p>Dominic requested for the Executive Committee to make the recommendation for a two-year renewal contract to the Board of Directors' upcoming March meeting.</p>	4.d. Kevin Lewis moved to endorse a two-year renewal contract with NCA to the Board. Dr. Quintero seconded the motion. Unanimously approved.
5. Other:	5. Nothing to report.	5. No action taken.
6. Next Meeting:	6. The next Executive Committee meeting will take place on Wednesday, April 5th, 2023, at the DCVA Office, 8:00 am.	6. No action taken
7. Adjournment:	7. Meeting adjourned at 8:52 am.	7. The Executive Committee unanimously approved.

Minutes taken by: M. Thomas de Mercado, NCA Staff