East Village Association – Board of Directors' Meeting
Thursday, October 16th, 2025 at 3:00pm
UCSD Park & Market – Room 321 (1100 Market Street, San Diego, CA. 92101)

AGENDA

1. Meeting Protocol & Introductions / Tyler Winslow, Current President
2. Non-Agenda: Public Comment & Announcements
   Please keep comments directed to the topic being discussed.
3. Community Reports:
   SDPD, Assemblymember Boerner's Office, Supervisor Aguirre's Office, Mayor Gloria's Office, Councilmember Whitburn's Office, Econ. Dev. Dep., DCPC and Downtown San Diego Partnership.
4. Approval of September 18, 2025 Meeting Minutes | ***(5 Min)*** *Action Item*
5. Organizational Reports:
   Executive Committee / Tyler Winslow, Current President| ***(45 Min)***
   a. FY26 Draft Year-to-Date Summary Financial Report *Action Item*
   b. Authorization to Allow EVA Staff to Prepare & Submit FY26 County CE Grant App *Action Item*
   c. City Discussion on Community Parking Districts & Current CP 100-18 *Action Item*
   d. EVA Financial Roadmap To Ensure Long Term Sustainability: Strategic Priorities *Action Item*
6. Next Meeting: **November 20th, 2025, at 3:00 PM**
   UCSD Park & Market – Room #321 (1100 Market Street)
7. Adjournment *Action Item*

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 meeting location and on the EVA 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 Dominic LiMandri at 619-546-5636 or via email at info@eastvillagesandiego.com at least 48-hours prior to the meeting.

East Village Association - Board of Directors' Meeting Minutes
Thursday, September 18, 2025, at 3:00 pm
UCSD Park & Market, Rm. #321, 1100 Market Street, San Diego, CA 92101

PRESENT: Robyn Spencer, Roberto Aguilera, Nate Robinson, Simon Andrews, Hasan Ahmed Jason Wallace, Dustin Holum, Lisa Gerson, Jeffrey Brown, Tyler Winslow, Elena Rangel

EXCUSED: Justin Navalle, Angie Weber, Jonathan Francese, Daniel Fellus, Andrew Shemirani, Camryn Harper, Andrew Greenberg (LoA)

GUESTS: Eleanor Lazar (Olive PR), Michael Lengyel (Civic Communities), Carlos Isaziga, Sean Karafin (City of San Diego)

STAFF: Dominic Li Mandri, Marco Li Mandri, Chris Gomez, Jeri Keiller, Gabby Manocchio

MINUTES:

Item	Discussion	Action Taken?
1. Meeting Protocol & Introductions / Tyler Winslow, Interim President	1. Meeting was called to order at 3:08 pm by District Manager Dominic Li Mandri.	***1. No Action Taken.***
2. Non-Agenda: Public Comment & Announcements	2. Michael Lengyel distributed flyers regarding loan programs offered by Civic Communities. Bird Rock will be opening in the UCSD Senses Bistro in November. EVRG monthly mixer is on Thursday, September 25th at 9:00 AM at Café de l'Opera. - Jeffrey Brown requested Father Joe's be reminded to maintain their properties (weeding, mowing, etc.). Dominic noted he has engaged with Ballpark District on remediation. - East Village Homeless Resource Center update: the center at 14th & Imperial closed as of July 1st. Services have been	***2. No Action Taken.***

	transitioned to The HUB, located on the 5th floor of the Central Library, operated under contract with the Downtown San Diego Partnership.	
3. Community Reports:	3. Sean Karafin provided an update on the SBEP funds, noting they should be received in the next couple of weeks. Sean also reported on the *Know Your Rights* materials issued under the Mayor's recent Executive Order. He has been conducting business-to-business walks to inform owners of their rights, particularly regarding ICE, and directed attendees to additional resources available on the Mayor's website. Chris thanked the San Diego Economic Development Department for its continued support.	***3. No Action Taken.***
4. Review of July 17, 2025 Meeting Minutes	4. The minutes from the July 17th Board of Directors meeting were presented.	***4. Roberto Auguilera moved to approve the minutes. Hasan Ahmed seconded. Simon Andrews abstained. Motion was approved.***
5. Committee Reports: Executive Committee / Tyler Winslow, Interim President **a. Board Resignation Notice: Sarah Potter (Cisterra)**	5a. Sarah Potter submitted resignation due to new employment.	***5a. Jeffrey Brown moved to accept Sarah Potter's resignation from the Board. Roberto Aguilera seconded. Motion was unanimously approved.***
b. EVA Board Officer Vacancy: Board President	5b. Sarah Potter leaving creates a vacancy. Tyler Winslow agreed to serve as interim president until the next election in June 2026.	***5b. Hasan Ahmed moved to approve Tyler Winslow serving as interim Board President until next election. Simon Andrews seconded. Motion was***

		unanimously approved.
c. FY26 EVA Total Budget Preparation	5c. Jeri Keiller presented the FY26 budget on pages 10–11 of the packet.	***5c. Dustin Holum moved to approve the FY26 budget as presented. Jeffrey Brown seconded. Motion was unanimously approved.***
d. FY26 Draft Year-to-Date Summary Financial Report	5d. Jeri Keiller reviewed the draft year-to-date summary financial report.	***5d. Jeffrey Brown moved to approve the FY26 draft Year-to-Date financial report as presented. Simon Andrews seconded. Motion was unanimously approved.***
e. FY26 East Village CPD Budgets Based on City Transportation Dept. Guidelines	5e. Dominic presented pages 13–15 of the packet and provided an update on the status of East Village CPD funds under City Policy 100-18. He reported that the City clarified these funds may now only be used for city infrastructure repairs and recently announced intentions to eliminate parking districts. Marco Li Mandri discussed the potential impact on EVA operations and suggested convening a Board task force to review strategic priorities and explore alternative financing options for FY 2026. The Board established a full Board task force, which will meet on October 16, 2025, at 3:00 pm at UCSD Park & Market – Room 321.	***5e. Simon Andrews moved to establish a full Board task force for strategic planning regarding EVA's funding and priorities. Jeffrey Brown seconded. Motion was unanimously approved.***
f. EVA Letter of Opposition to Downtown Parking Meter Rate Increases	5f. Dominic reviewed the draft letter of opposition to City Council, emphasizing the potential impact that increased parking meter rates could have on small businesses within the district.	***5f. Hasan Ahmed moved to approve the draft letter of opposition. Jeffrey Brown seconded. Motion was unanimously approved.***
g. Authorization to Allow EVA Staff to Prepare & Submit FY26 County NRP	5g. Dominic presented the proposed FY26 County NRP grant application, which aims to replace and upgrade trash receptacles	***5g. Hasan Ahmed moved to authorize EVA staff to prepare and submit the***

Grant App	throughout East Village. The grant would allow the Association to purchase 50 BigBelly cans. Dominic noted that a formal MOU will be developed if the grant is awarded to clarify responsibilities between East Village and the Ballpark District.	***FY26 County NRP grant application. Jeffrey Brown seconded. Motion was unanimously approved.***
h. EVA FY26 Strategic Priorities Process	5h. Item was tabled until after the Board task force convenes.	***5h. No Action Taken.***
i. Next Meeting:	5i. The next Executive Committee Meeting will be on the second Thursday of October, on October 9th, 2025, at 3:00 PM. UCSD Park & Market – Rm 321 (1100 Market Street).	***5i. No Action Taken.***
District Identity & Placemaking Committee / Robyn Spencer & Justin Navalle, Co-Chairs		
a. Olive Public Relations Recap Report	5a. Eleanor Lazar was present to provide an update on Public Relations and Social Media for EVA.	***5a. No Action Taken.***
b. Tecture Placemaking Project: Board Authorization to Finalize Change Order	5b. Dominic reviewed the proposed change order to repurpose the Tecture project funds toward a holiday tree placemaking tree for use at EVA events, including the November 30 Tree Lighting at Faultline Park. There is no additional cost to the Association.	***5b. Hasan Ahmed moved to authorize staff to finalize the change order. Jeffrey Brown seconded. Motion was unanimously approved.***
c. East Village Oktoberfest: Update	5c. East Village Oktoberfest is this Saturday, September 20th, at Quartyard.	***5c. No Action Taken.***
d. Next Bi-Monthly Mixer: EVRG Morning Coffee Mixer, Café De l'Opera	5d. The next bi-monthly mixer will be the EVRG mixer at Café de l'Opera on Thursday, September 25th, at 9 AM.	***5d. No Action Taken.***
e. East Village Tree Lighting & Holiday Market: Update	5e. Dominic provided an update on the East Village Tree Lighting and Holiday Market, scheduled for Sunday, November 30, 2025, at Faultline Park.	***5e. No Action Taken.***
f. Next Meeting:	5f. The next DI&P Committee meeting will	***5f. No Action Taken.***

	be on the first Thursday in October, on October 2nd 2025, at 2:00 pm. UCSD Park & Market – Rm 321 (1100 Market Street).	
Civil Sidewalks Committee / Daniel Fellus, Chair		
a. Ongoing Illegal Vending Concerns Around the Ballpark	5a. Tabled to next Board meeting.	***5a. No Action Taken.***
b. Status of East Village Streetlight Repairs: Update	5b. Tabled to next Board meeting.	***5b. No Action Taken.***
c. Status of the Former HRC on Imperial Ave., Ongoing Impacts of the HUB on the Central Library	5c. Tabled to next Board meeting.	***5c. No Action Taken.***
d. DSDP Unsheltered Count: Moved to Quarterly Counts	5d. Tabled to next Board meeting.	***5d. No Action Taken.***
e. Next Meeting:	5e. The Civil Sidewalks Committee meets as needed. No future meeting is set at this time.	***5e. No Action Taken.***
Parking & Mobility Committee / Hasan Ahmed, Chair		
a. Status of CP 100-18 & Funding of Projects Independent of City Infrastructure	5a. Tabled to next Board meeting.	***5a. No Action Taken.***
b. Enhanced Pedestrian Lighting on Park Blvd. & Market Street – Status of Project	5b. Tabled to next Board meeting.	***5b. No Action Taken.***
c. Next Meeting	5c. The Parking & Mobility Committee meets as needed. No future meeting is set at this time.	***5c. No Action Taken.***
6. Next Meeting	6. The next Board of Directors meeting is scheduled to take place on Thursday,	***6. No Action Taken.***

	October 16th, 2025, at 3:00 pm, at UCSD Park & Market - Rm. #321 (1100 Market Street).	
7. Adjournment	7. Meeting adjourned.	***7. Roberto Aguilera moved to end the meeting. Jeffrey Brown seconded. Motion passed unanimously.***

Minutes taken by Gabby Manocchio, New City America

EAST VILLAGE ASSOCIATION
FINANCIAL OVERVIEW
FY JULY 2025 - JUNE 2026

BOARD MEETING DATE:		**10/16/2025**				
Accrual Basis Report - Sept, 2025						
		INCOME YTD	**EXPENSE YTD**	**DIFFERENCE FISCAL YEAR**	**NET BUDGET YTD**	**ANNUAL BUDGET (NET)**
	BID	70,714	50,178	20,536	0	0
	PARKING	0	0	0	0	0
	PROGRAMS	58,601	26,638	31,963	49,555	12,700
	TOTAL	$129,315	$76,816	$52,499	$49,555	$12,700
Comments:						
Block party income: $1,377; budgeted $7,000						
BID difference from budget; Income timing extra $15,000						
Difference in net income from 2024 to 2025; moved recognition of claim liability expense to 2023						
		YTD 9/30/25	**YTD 9-30-24**			
Total income		$129,364	$163,712			
Total expenses		$76,817	$17,285			
Net income over expense		$52,547	$146,427			
		BALANCE SHEET				
		9/30/2025	**9/30/2025**			
Checking		$276,618	$211,245			
Cert. of Deposit		110,502	162,836			
Accounts Receivable		50,980	87,685			
Other assets		0	0			
Total Assets		$438,100	$461,766			
Accounts Payable		$5,175	$0			
Equity		432,925	461,766			
Liabilities & Equity		$438,100	$461,766			

October 16, 2025

To: Honorable Supervisor Paloma Aguirre
County of San Diego Board of Supervisors

SUBJECT: Request for Support for the East Village Association (EVA)

Dear Supervisor Aguirre:

As part of our ongoing efforts to distinguish East Village as the premier neighborhood in Downtown San Diego, the East Village Association is proud to present the below list of strategic priorities for funding consideration. Each item on this list has been added with the intent of maximizing the quality of service and experience our Association provides to East Village stakeholders and business community.

Item	Location/Purpose of Project	Estimated cost
Public Relations Firm to Promote the East Village District	Funds being requested will sustain current PR firm contract to promote the destination of East Village.	$35,000
Total Request:		$ 35,000

We would like to request these funds from the Community Enhancement Grant that is allocated to each Supervisor. We appreciate you reviewing this request and will expend the grant funds accordingly.

Sincerely,

Marco Li Mandri
Executive Director
East Village Association