



**Little Italy Association of San Diego – Organization Committee
Thursday, March 10, 2021 at 9:00am**

In-Person: Little Italy Association's Conference Room (2210 Columbia Street)

Zoom Virtual Meeting: <https://us02web.zoom.us/j/89484529697>

or call 1-669-900-6833 / Meeting ID: 894 8452 9697 / Password: 3898

1. Zoom Meeting Protocol & Introductions / Steve Galasso, President

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 directed to the topic being discussed.

2. Continuing Virtual Meetings Pursuant to AB 361

Action Item

P. 3

Find and determine that a state of emergency remains in effect at the state level, and that as a result of the emergency, meeting in person would present imminent risks to the health or safety of attendees.

3. Next Meeting: _____

4. Non-Agenda: Public Comment & Announcements

5. Review of September 23, 2021 Minutes

Action Item

P.4-5

6. Get-or-Give & Board Attendance Review

P. 6-7

7. Board Member Seat Changes

- a. Dino Cresci – Resignation
- b. Charlie Coradino – Leave of Absence
- c. Joe Cordileone – Leave of Absence
- d. Travis Gyarmaty – Addition (Business)

Action Item

P. 8

Action Item

Action Item

8. Convivio MOU

Action Item

P. 9-12

- a. Rent Increase
- b. Late Payment Fee
- c. Invoicing

9. City of San Diego Street Vending Ordinance

P. 13

10. Insurance Update

11. Chief Executive Administrator Report

12. Old Business – Add or Remove Items

Action Item

13. Adjournment

Action Item

Old Business

It is the practice of the LIA to formally request that an item under Old Business be pulled from the Agenda and placed on a future Agenda for Discussion and/or Action.

- 1. Piazza Natale
- 2. Piazzas & Quasi-Public/Public Spaces

LITTLE ITALY ASSOCIATION OF SAN DIEGO

2210 Columbia Street ▪ San Diego, CA 92101 ▪ Phone: 619-233-3898 ▪ Fax: 619-233-4866

Email: mail@littleitalysd.com ▪ Website: www.littleitalysd.com

Facebook: Little Italy San Diego ▪ Twitter / Instagram / Pinterest: @LittleItalySD ▪ #LittleItalySD

3. Amici Park Redesign

THE 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 2210 Columbia Street, San Diego, CA 92101 and the LIA 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 Chris Gomez at 619 233-3898 at least 48-hours prior to the meeting.* **FACE COVERING REQUIREMENTS:** [New guidance regarding face coverings were released on July 27th](#) due to the Delta variant and increased cases in San Diego. "The County is following the Centers for Disease Control and Prevention's guidance that recommends everyone wear a face covering in indoor public settings, whether you've been vaccinated or not."

AB 361 Overview
9/30/2021

On September 16, 2021, AB 361 was adopted on an urgency basis (AB 361, section 9) meaning it has immediate effect. Shortly thereafter, Governor Newsome issued an executive order delaying implementation until October 1. After October 1 and through January 1, 2024 (when the bill sunsets), bodies subject to the Brown Act can continue to meet electronically (without the need to allow the public to participate from a physical location) after making specific findings and subject to added requirements.

Findings

A body subject to the Brown Act may continue to meet virtually when:

- 1) **it is meeting during a proclaimed state of emergency AND**
- 2) **either: state or local officials have imposed or recommended measures to promote social distancing OR the body is meeting to determine or has determined by majority vote, whether as a result of the emergency, meeting in person would present imminent risks to the health or safety of attendees.**

Thereafter, at least every 30 days the body must make the following findings by majority vote:

(A) The legislative body has reconsidered the circumstances of the state of emergency.

(B) Any of the following circumstances exist:

- (i) The state of emergency continues to directly impact the ability of the members to meet safely in person.
- (ii) State or local officials continue to impose or recommend measures to promote social distancing

Additional Requirements

In addition to requirements established under the Governor's Executive Orders, public entities that continue to meet virtually must also:

- Allow real-time public comment; may not require public comments to be submitted in advance.
- Allow people to register (get in line) to give public comment during the entire public comment period for a given item.
- Suspend any action in the event of a service interruption. If there is a disruption (within the agency's control) that prevents broadcast of the meeting or prevents the public from providing comments, the body may not take actions until service is restored or those actions may be challenged.



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or via Zoom Virtual Meeting <https://us02web.zoom.us/j/82660104048>
or call 1-669-900-6833 / Meeting ID: 826 6010 4048 / Password: 3898**

PRESENT Steve Galasso, Danny Mocerri, Lou Palestini, Luke Vinci

EXCUSED Bryan Thompson

GUESTS Jeri Keiller, Paul Cortez

STAFF Marco Li Mandri, Chris Gomez, Dianne Serna De Leon

MINUTES

ITEM	DISCUSSION	ACTION TAKEN
1. Zoom Meeting Instructions & Introductions Steve Galasso	The meeting was called to order by Chris Gomez at 9:00 a.m. Chris went over the Zoom meeting protocol.	No Action Taken
2. Next Meeting	2. The next meeting will be on Thursday, October 28, 2021, at 11:00 a.m.	Unanimously approved
3. Non-Agenda: Public Comments & Announcements	3. Nothing to report	No Action Taken
4. Review of Org Minutes from August 12, 2021	4. The minutes from August 12, 2021, we reviewed.	4. Danny Mocerri moved to approve the minutes. Luke Vinci seconded the motion. Unanimously approved.
5. Bylaws Task For Recommendations	5. Marco Li Mandri reviewed the Bylaw Amendments.	Lou Palestini moved to send the Bylaw recommendations to the Board. Steve Galasso seconded the motion.

LITTLE ITALY ASSOCIATION OF SAN DIEGO

		Unanimously approved.
6. Leave of Absence	6. Chris Gomez reported on Leave of Absence. After a 6-month Leave of Absence, the Board will reevaluate to determine if an extension is necessary.	No Action Taken
7. Board Attendance Reflected on Minutes	7. Chris Gomez stated that Board attendance will be reflected in the minutes.	No Action Taken
8. Get-or-Give Reporting of All Board Members in Packet	8. Chris Gomez stated that Get-or-Give reporting will be included in the Board Packet.	No Action Taken
9. Columbus Banner	9. Lou Palestini would like to purchase a Christopher Columbus banner for \$200. Luke Vinci would like to add the Columbus Banner to the DISI Agenda to further discuss the purchase.	No Action Taken
10. Old Business	10. Marco Li Mandri would like to remove the Green Lot Fence & Claim from Old Business. Marco Li Mandri gave an update on the Cory Briggs case. Marco Li Mandri gave an update on the City Attorney's office regarding LIA's general liability insurance. Marco Li Mandri will contact the Hanover Building at 310 A Street regarding marketing for Little Italy.	No Action Taken
11. Adjournment	Meeting Adjourned	Danny Mocerì moved to adjourn the meeting Steve Galasso seconded the motion. Unanimously approved.

Minutes taken by Dianne T. Serna De Leon, Staff

GOALS MET

LAST NAME	FIRST NAME	FY21 C/F	JUL '21	AUG. '21	SEP. '21	OCT. '21	NOV. '21	DEC. '21	JAN. '22	FEB. '22	MAR. '22	APR. '22	MAY '22	JUN. '22	FY22 TOTAL	GorG RQMTS	VARIANCE	
Galasso	Steven		\$300		\$40					\$2,500					\$2,840	\$1,500	\$1,340	Jul. MBSD Concert, Soccer Banners / Sep. Vici Casino / Feb. MBSD Sponsor
Moceri	Danny							\$10,000							\$10,000	\$1,500	\$8,500	Dec. Sysco Sponsor
Palestini	Lou		\$200	\$50		\$270		\$1,000							\$1,520	\$1,500	\$20	Jul. MBSD Concert / Aug. General's Dinner / Oct. Columbus Banner / Dec. Torrey Pines Sponsor
Thompson	Bryan		\$200		\$350			\$350							\$900	\$1,500	-\$600	Jul. MBSD Concert / Sep. Fall Display / Dec. Winter Display
Vinci	Luke														\$0	\$1,500	-\$1,500	
Blum	Ryan				\$350			\$1,200							\$1,550	\$1,500	\$50	Sep. Fall Display / Dec. Tree Sponsor
Brunetto	Domenic		\$200												\$200	\$1,500	-\$1,300	Jul. MBSD Concert
Busalacchi	Joey		\$890					\$1,000							\$1,890	\$1,500	\$390	Jul. Soccer Banners / Dec. Tree Sponsor
Casemero	Annette	\$77	\$100												\$100	\$1,500	-\$1,323	Jul. MBSD Concert
Coradino	Charlie														\$0	\$1,500	-\$1,500	
Cordileone	Joe																	
		\$13	\$150					\$100		\$200					\$450	\$1,500	-\$1,037	Jul. MBSD Concert, Soccer Banners / Nov. Donation / Feb. Donation
Cottrell	Sandi					\$500									\$500	\$1,500	-\$1,000	Oct. Wood Donation
Cresci	Dino														\$0	\$1,500	-\$1,500	
Dellas	Melanie							\$350							\$350	\$1,500	-\$1,150	Dec. Winter Display
DeSpenza	Jim		\$250		\$350										\$600	\$1,500	-\$900	Jul. MBSD Concert, Soccer Banners / Sep. Fall Display
Gustafson	Rich														\$0	\$1,500	-\$1,500	
ioele	Pasquale		\$250												\$250	\$1,500	-\$1,250	Jul. MBSD Concert, Soccer Banners
Keiller	Jeri	\$30	\$100		\$350			\$350							\$800	\$1,500	-\$670	Jul. MBSD Concert / Sep. Fall Display / Dec. Winter Display
Marcus	Jocelyn		\$100												\$100	\$1,500	-\$1,400	Jul. MBSD Concert
Meyer	Perry		\$100		\$1,150		\$350								\$1,600	\$1,500	\$100	Jul. MBSD Concert / Sep. Fall Display, Vici Casino / Nov. Winter Display
Newton	Davis														\$0	\$1,500	-\$1,500	
Núñez	Juan														\$0	\$1,500	-\$1,500	
Pecoraro	Jack		\$1,000												\$1,000	\$1,500	-\$500	Jul. Soccer Banners
Scrivner	Lee		\$50												\$50	\$1,500	-\$1,450	Jul. MBSD Concert
Stirti	Frank														\$5,100	\$1,500	\$7,850	Jul. MBSD Concert / Dec. Tree Sponsor
		\$4,250	\$100					\$5,000										
Strauss Casey	Diana	\$51,200	\$100												\$100	\$1,500	\$49,800	Jul. MBSD Concert
Tabigue	Father Joseph		\$250												\$250	\$1,500	-\$1,250	Jul. MBSD Concert
White	Catt							\$700							\$700	\$1,500	-\$800	Dec. Winter Displays
Zolezzi	Tom									\$5,000					\$5,000	\$1,500	\$3,500	Feb. Tree Sponsor
		\$55,570	\$4,340	\$50	\$2,590	\$770	\$450	\$19,950	\$0	\$7,700	\$0	\$0	\$0	\$0	\$35,850	\$43,500		

FY22 Board Attendance

Last Name	First Name	Position	Jul. 21	Aug. 21	Sep. 21	Oct. 21	Nov. 21	Dec. 21	Jan. 22	Feb. 22	Mar. 22	Apr. 22	May. 22	Jun. 22
Blum	Ryan	Property Director			U									
Brunetto	Domenic	Property Director			X									
Busalacchi	Joey	Business Director								U				
Casemero	Annette	Property Director								X				
Coradino	Charlie	Property Director	X	X	X	X	X	X		X	X			
Cordileone	Joe	Community at Large								X				
Cottrell	Sandi	Business Director												
Cresci	Dino	Property Director	X	X	U		X			X				
Dellas	Melanie	Community at Large	U	X				X			X			
DeSpenza	Jim	Property Director												
Galasso	Steven	1 - PRESIDENT				X								
Gustafson	Rich	Property Director	X											
loele	Pasquale	Property Director		X		X								
Keiller	Jeri	Property Director												
Marcus	Jocelyn	Business Director												
Meyer	Perry	Business Director												
Moceri	Danny	2 - VICE PRESIDENT												
Newton	Davis	Property Director									U			
Núñez	Juan	Property Director	U	U	U	U	U	U						
Palestini	Lou	3 - V.P. OF CULT. AFF.												
Pecoraro	Jack	Property Director		X			U							
Scrivner	Lee	Property Director					X			U				
Stiriti	Frank	Community at Large					X			X	X			
Strauss Casey	Diana	Property Director				U		X			X			
Tabigue	Father Joseph	Property Director		U										
Thompson	Bryan	4 - TREASURER												
Vinci	Luke	5 - SECRETARY	X					X						
White	Catt	Community at Large												
Zolezzi	Tom	Business Director	X	U			X			X	U			

X - Excused

U - Unexcused

Bylaws: Attendance

3 Unexcused

6 Total (Excused and Unexcused)

Christopher M. Gomez

From: Dino Cresci <dscresci@gmail.com>
Sent: Wednesday, March 02, 2022 3:21 PM
To: Christopher M. Gomez
Subject: L.I.A.

Dear Chris,

I spoke to Steve this afternoon and told him I am going to step down as a board member for now because of personal reasons. I would like the opportunity to rejoin in the future if that is possible.

Thank you so much, Dino Cresci

Sent from my iPad



AMENDED MEMORANDUM OF UNDERSTANDING BETWEEN THE LITTLE ITALY ASSOCIATION (LIA) AND CONVIVIO SOCIETY (CS)

This memorandum addresses the month-to-month and temporary-use of the LIA's Amici House located at 250 W. Date Street in Amici Park. The space has been occupied by CS since October 2017 and includes use of the main room, shared ADA accessible restrooms, outdoor porch, outdoor patio, four (4) LIA table and chair sets with two (2) branded umbrella, and base utilities and water*. The space has been in use by CS since Sunday, October 1, 2017.

If notice of vacation needs to be issued, the LIA agrees to give CS 30-day notice in writing. If CS finds an alternative home or are otherwise ready to vacate the Amici House, they agree to give the LIA 30-day notice in writing. CS is responsible for completely vacating the space and ensuring that the property and grounds are returned to their original condition. All equipment and supplies are to be removed upon vacation. If this is not accomplished, CS will be responsible for any expenditures associated with moving of equipment, conducting repairs, if any, supplies, and cleaning of the space.

As a part of this MOU, the LIA agrees to maintain the property, landscaping, and clean/stock the restrooms**. CS currently pays the LIA \$500 a month, on the first of the month, in exchange for use of the space and to help off-set the general maintenance costs of the property. If in the future LIA requires the rent to be increased, LIA will give CS 90-day notice before implementing new fee.

LIA permits CS to use the Amici House and the grounds, permitted in this MOU, for the following:

- Heritage/history museum with programming that is in-line with the mission of CS.
- Intimate venue rental for 150-125 guests or less (*Subject to restrictions based upon State and County directives*).
- Retail of merchandise pertaining to the mission of CS.
- Food & beverage*** via coffee cart with minimal food sales (*Owned and operated by CS or a 3rd party with approval by LIA*).
- Office of the Italian Honorary Consulate in San Diego providing consular services to Italian co-nationals.

Any new or expanding activities outside the ones stated above must be approved by LIA before new or expanding activities are allowed to commence.

LITTLE ITALY ASSOCIATION OF SAN DIEGO

2210 Columbia Street ▪ San Diego, CA 92101 ▪ Phone: 619-233-3898 ▪ Fax: 619-233-4866
Email: mail@littleitalysd.com ▪ Website: www.littleitalysd.com
Facebook / Twitter / Instagram / Pinterest: LittleItalySD ▪ #LittleItalySD

If at any time CS wishes to do improvements inside or outside of the property, they must submit a rendering and request to the LIA Staff for review, consideration and approval before CS is allowed to move forward with said improvements. If there is ever damage or need for repair to the Amici House due to standard wear-and-tear, CS agrees to notify the LIA immediately. CS agrees to maintain the spaces in a moderate manner and agrees to ensure weekly standard maintenance of the spaces (i.e., Light bulb changes, trash removal, sweeping, etc.).

In addition:

- This MOU does not provide any parking provisions for CS and/or its guests.
- CS agrees to notify LIA of any events (CS or 3rd Party) to be held at the Amici House over 50-75 people.;
- If CS wishes to activate the Batta | Fulkerson Small Dog Park or the expansion paver area, CS must get prior written permission from LIA and CS agrees to pay \$100 per event or agreed upon financial arrangement.
- CS will provide proof of permission if activating school grounds outside the MOU footprint.
- CS will provide the following items to fulfill insurance requirements:
 - List the Little Italy Association of San Diego (LIA), the City of San Diego (CofSD), New City America, Inc. (NCA) and the San Diego Unified School District (SDUSD) as Additional Insured on General Liability with limits of at least \$2M Each Occurrence and \$4M Aggregate.
 - Provide a Certificate showing Additional Insured status and include actual policy endorsements.
 - Proof of Worker's Comp Insurance.
 - Agree to indemnify and hold harmless the LIA, CofSD, NCA, and SDUSD from any loss, costs, or damages as a result of harm to third parties due to actions, activities, operations of CS.
 - Proof of Liquor Liability based on all events that will have alcohol service.****

The attached drawing provides a floor plan of the temporary use for Amici House.

*Base utilities were based on an average use before coffee cart was integrated into CS's operations and the space. Average use included in this MOU under CS's rent is \$162 for gas & electric and \$85 for water. Additional monthly charges will apply if the bills exceed the above stated threshold. Payment for those excess fees are to be paid with the monthly rent. Subject to additional monthly charges due to increased use.

**Restrooms are cleaned and stocked for basic use of the facilities and do not cover any kind of event attendee (small or large). CS is required to clean and stock the restrooms for their events where restrooms are open for their guests use.

***Food sold by CS or its coffee cart are not permitted to be sold in the Little Italy Dog Park (LIDP). CS agrees to notify patrons they are not permitted to take food in the LIDP.

***Proof of Liquor Liability must be submitted a minimum of two (2) days before event takes place or LIA will not allow alcohol service at said event.

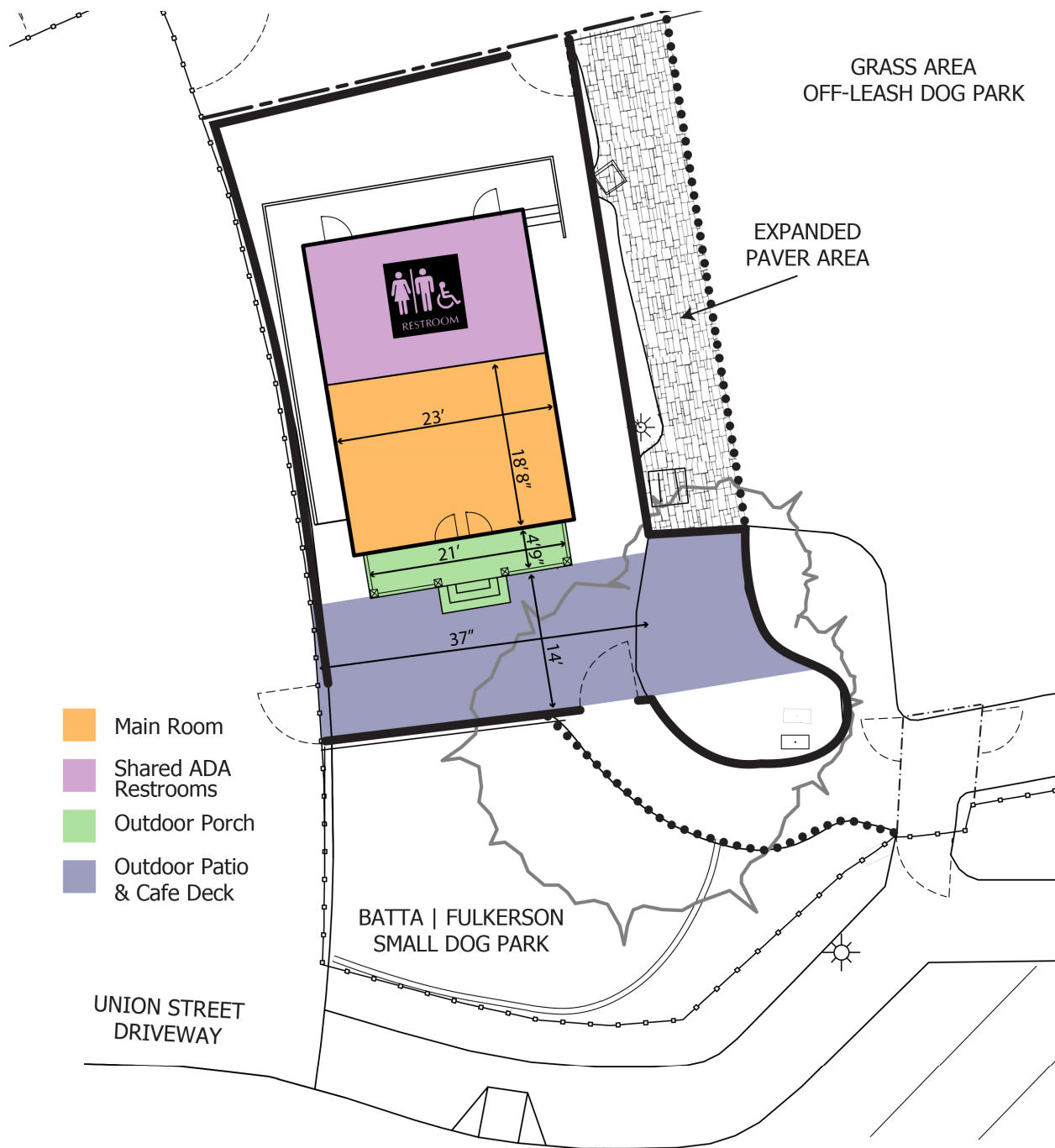
By signing below, both parties agree to uphold their parts of this MOU.

Steven J. Galasso, President, LIA

Tom Cesarini, Executive Director, CS

Date: _____

Date: _____



- Main Room
- Shared ADA Restrooms
- Outdoor Porch
- Outdoor Patio & Cafe Deck

W. DATE STREET

AMICI HOUSE
250 W. DATE STREET
SAN DIEGO, CA 92101

§36.0102 Definitions

The following definitions apply to Chapter 3, Article 6, Division 1; words and phrases whenever used in this Division shall be construed as defined in this section, unless from the context a different meaning is intended or unless a different meaning is specifically defined and more particularly directed to the use of such words or phrases:

Above-ground structure through Encroachment Permit [No change in text.]

Gaslamp Quarter District means the Gaslamp Quarter Planned District area depicted in Figure A of Chapter 15, Article 7 of the Municipal Code, which is described as extending from the south side of Broadway to Harbor Drive, and from the east side of Fourth Avenue to the west side of Sixth Avenue. Also included is the west side of Fourth Avenue (to the mid-block property line) between Market Street and Island Avenue.

Goods through High-traffic bike and shared use path [No change in text.]

High-traffic sidewalk means ~~Fourth, Fifth, and Sixth Avenues between Broadway Avenue and Harbor Drive located in Downtown,~~ Columbia, Kettner, and India Street between Ash Street and West Kalmia Street located in Little Italy, and San Diego Avenue between Conde Street and Twiggs Street in Old Town.

§36.0106 Vending Locations

(a) through (g) [No change in text.]

(h) Sidewalk vendors shall not vend within the Gaslamp Quarter District.