



Board of Directors Minutes  
Hillcrest Business Improvement Association  
September 13, 2022, 5pm

1601 University Ave., San Diego, CA 92103 and Via Zoom

Board Members in attendance: Ryan Bedrosian, Paul Smith, Trent St. Louis, Mike Burnett, Glenn Younger, Jerry Strayve, Bryon Ross, Cecelia Moreno, Kyle Matthews, & Gary Wong.

Board Members absent: Carlos Franco, Adam Gilman

Staff in attendance: Benjamin Nicholls

Public in attendance:

Minutes

- P. Smith called the meeting to order.
- P Smith thanked everyone who came out for the training last month. Anyone who missed the training will need to attend the makeup session in October.
- 
- B. Nicholls reported that he had received a presentation concerning the final final design for Normal Street Promenade. The project was modified and many of the things that were proposed by the HBA board members have been incorporated into the plan. Contractor selection is scheduled for April/May.
- The Market Manager staff are working on a plan for the market during the promenade construction.
- He reported that he was currently conducting Jonathan Lopez' employee review.
- He reported he had been working with property owners on either side of the alleyway between 4th and 5th north of University to get it cleaned up. Last week a meeting was held with many of the tenants to introduce them to the security teams and the services we provide to them.
  - Motion (Younger/ Bedrosian): Approval of minutes from July & August 2022 and financials from July 2022
  - *No conflicts were identified.*
  - Motion carried with all in favor.



# HILLCREST

## BUSINESS ASSOCIATION

- J. Strave reported that the nominations committee met once over the last month. The committee gave preference to board members who wish to return as is the group's custom. After the returning board members filled their slots, there were two slots still available. The Committee sought out people who would bring gender and ethnic diversity to the board.
- The following folks have been nominated: Paul Smith, Glenn Younger, Kyle Matthews, Gary Wong, Adam Gilman, Byron Ross, Paris from Inside OUT, and Monica Montano from Scripps Health.
  - Motion (Strayve/ Moreno): Approval of the slate, add these folks to the proxy ballot, and elect board officers at the October meeting.
  - *Paul Smith, Glenn Younger, Kyle Matthews, Gary Wong, and Byron Ross identified conflicts.*
  - Motion carried with all in favor.
- B Nicholls walked through proposed changes to the Employee Manual. He reported that the bookkeeper has secured an HR professional to review them.
- The group reviewed the finances for the Pride Block Party.
- B Nicholls walked through the progress on Nightmare on Normal Street. He reported in a partnership with Trans Family Services to host a family friendly event the morning of Nightmare on Normal Street.
- The event will be from 11am until 2pm and will include a trick-or-treat event for kids. Tickets are on sale now for the event. Show poster.
- B. Nicholls gave an update concerning repair of Hillcrest Sign stating that the initial bid from Sign Tech doubled in price from \$41k, the bid that won them the contract to \$80,000. He reported that he had started negotiations with the second place bidder.

The meeting adjourned.