



**MINUTES  
BOARD OF DIRECTORS  
ROSSMOOR COMMUNITY SERVICES DISTRICT**

**REGULAR MEETING**

RUSH PARK  
3021 Blume Drive  
Rossmoor, California

**Tuesday, June 14, 2022**

---

**A. ORGANIZATION**

1. CALL TO ORDER: 7:00 p.m.

2. ROLL CALL:

Present: Directors Barke, DeMarco, Nitikman and Searles

Absent: President Rips

3. PLEDGE OF ALLEGIANCE : Director Searles led the Pledge of Allegiance.

4. PRESENTATIONS:

a. California Highway Patrol Officer Matt Musselmann Re: Quarterly Traffic Report

CHP Officer Matt Musselmann presented details of the Quarterly Traffic Report including the number and type of citations and traffic collisions; discussed assignment of Senior Volunteers to patrol in Rossmoor; announced receipt of a State grant, the Radar Trailer Deployment Enforcement Grant and reported continuing staffing challenges.

Discussion followed regarding the Senior Volunteer Program, a related social media presence, electronic bikes and enhancing the CHP Officer's ability to make citations referencing the County ordinance.

General Manager Mendoza thanked Officers Musselmann and Smith for the success of the recent bicycle safety rodeo.

b. The Youth Center -- Maryam Guirao, Director of Development

Maryann Guirao, Director of Development and Shelly Clark, Director of Youth Programs, The Youth Center, provided an update on The Youth Center events and community activities; thanked RCSD for its partnership; discussed enrollment information and demographics; addressed monthly collaborations; spoke about the Little Libraries Project;

commented on the recent Arbor Day event at Rush Park; talked about the recent Bike Safety event and reported on a recent Spring Cleaning event at Rossmoor and Rush Parks.

- c. Sweeping Corp. of America – David Padilla, General Manager - Continued
- d. Orange County Fire Authority (OCFA) – Elizabeth Denney, Community Relations/Education Specialist

Elizabeth Denney, Community Relations/Education Specialist, Orange County Fire Authority, narrated a PowerPoint presentation with water safety information; discussed Orange County drowning statistics and factors; addressed the importance of timing and the ABCs of water safety; commented on the importance of adult supervision; talked about pool barriers and new technology; noted the importance of education and swimming classes; recommended use of life vests for anyone who cannot swim and spoke about beach safety, rip currents and recognizing signs of distress.

General Manager Mendoza thanked the Orange County Fire Authority for their participation in Rossmoor family events.

**B. ADDITIONS TO AGENDA - None**

**C. PUBLIC FORUM**

Dr. Michael Chan, Rossmoor, referenced RCSD's consideration of converting some tennis courts into pickleball courts; noted there is a vibrant tennis community in Rossmoor; reported challenges in getting tennis courts during peak hours; expressed concerns regarding noise pollution related to pickleball and parking, and mentioned other pickleball courts in the region.

Derrick Chan, Rossmoor, expressed concerns regarding impacts to residents from pickleball play, including noise.

Ralph Vartabedian, Rossmoor, spoke about Rossmoor Park being a residential park; opined that pickleball will disrupt the peaceful use of the park; suggested not converting existing tennis courts into pickleball courts; suggested other investments in the park such as a Tot Lot improvement, sun shelters and security cameras; discussed impacts in terms of noise and parking and recommended building a dedicated pickleball court with noise attenuation at either Rossmoor or Rush Parks.

Robert Kaplan, Rossmoor, agreed with prior speakers and spoke about access to pickleball courts being readily available in Seal Beach and other neighboring communities.

Susan Kaplan, Rossmoor, agreed with prior speakers; reported speaking with residents who live along the perimeter of Rossmoor Park; noted that 87% of the residents she spoke with expressed concerns and opposed converting tennis courts to pickleball courts at Rossmoor Park without a proper EIR.

Mark Mijako, Rossmoor, noted that in order for pickleball to be successful, three things are needed: a sound buffer, sufficient parking and adequate restrooms.

Robert Hill, Rossmoor, opposed converting a tennis court into pickleball courts at Rossmoor Park; spoke about premium hours for play; discussed demand for tennis courts and noted availability of pickleball courts at Seal Beach Tennis Center.

John Rafuse, Rossmoor, spoke about professional tennis trainers and hoped there is a way to accommodate both tennis and pickleball.

Robert Negrete, Los Alamitos, agreed with previous speakers and distinguished between tennis and pickleball.

Maureen Wauters, Rossmoor, reported street sweepers are running stop signs and speeding through the neighborhood; spoke about eBikes and the riders' lack of respect for property and residents; commented affirmatively about the Farmers Market and expressed support of converting a tennis court into pickleball courts at Rossmoor Park or at another location in Rossmoor.

Jimmy Ton, Rossmoor, expressed concerns regarding noise related to pickleball play as well as impacts to parking.

There were no other public comments.

Director Nitikman asked to place the subject on the Board's agenda next month.

#### **D. REPORTS TO THE BOARD**

##### **1. MONTHLY TRAFFIC SAFETY UPDATE**

General Manager Mendoza presented details of the monthly Traffic Safety update.

Discussion followed regarding installation of plate reader cameras.

##### **2. STREET SWEEPING UPDATE**

General Manager Mendoza reported that Sweeping Corp. of America purchased several street-sweeping companies; noted they are aware of some of the resident issues of concern; noted they will assign an ombudsman specifically for Rossmoor and spoke about discussions with the Sheriff's Department regarding signage and enforcement.

Discussion followed regarding access to street sweeper videos and the possibility of assigning a volunteer to monitor the video.

#### **E. CONSENT CALENDAR**

##### **1. MINUTES:**

a. Regular Board Meeting of May 10, 2022

2. APRIL 2022 REVENUE AND EXPENDITURE REPORT

3. RESOLUTION NO. 22-06-14-01 A RESOLUTION OF THE BOARD OF DIRECTORS OF THE ROSSMOOR COMMUNITY SERVICES DISTRICT TO CONTINUE CONDUCTING MEETINGS OF THE DISTRICT BOARD AND COMMITTEES, REMOTELY, AS NEEDED DUE TO HEALTH AND SAFETY CONCERNS FOR THE PUBLIC

This item was deferred, indefinitely.

Director Nitikman spoke about a provision that would allow the Board to meet remotely in order to discuss whether to hold meetings remotely, in the future. He saw no reason to continue the emergency resolution on the agenda, every month.

Motion by Director Barke, seconded by Director DeMarco, to approve the Consent Calendar, as presented, with the exemption of Item No. 3, which was removed from the Consent Calendar and tabled indefinitely. Motion passed 4-0 as follows:

AYES:	Directors Barke, DeMarco, Nitikman and Searles
NOES:	None
ABSTAIN:	None
ABSENT:	President Rips

**F. PUBLIC HEARING**

1. FISCAL YEAR 2022-2023 PROPOSED FINAL BUDGET FOR THE ROSSMOOR COMMUNITY SERVICES DISTRICT

Director Nitikman reported that due to a clerical error, the agenda was not posted properly, and President Rips was unable to attend the meeting, remotely. Because he is one of the Members of the Budget Committee, Director Nitikman suggested continuing the matter until next month, when President Rips is present.

Director DeMarco suggested receiving information from Ken Pun, Accounting Consultant, since he is in attendance.

Ken Pun, Accounting Consultant, noted increases in CPI; discussed different scenarios relative to revenues; spoke about cost projections based on the cost structure for the last couple of months; addressed the Senior Meal Gap revenues and Proposition 68 grants as well as FEMA programs; projected strong revenues for FY 2022-2023 and commented on administrative salaries.

Discussion followed regarding reviewing the pros and cons of a 7% salary increase versus a one-time bonus.

Director Nitikman opened the public hearing.

Dave Vanderbilt (via Zoom), suggested giving out a one-time bonus payment.

Discussion followed regarding Proposition 68 and FEMA grants to supplement CIP expenditures, utilities for Rush Park, considering options for solar power, the possibility of obtaining grants for installation of solar, saving money on street lighting, Golden State Water directives and the need to conserve water.

Motion by Director Nitikman, seconded by Director Barke, to continue this item to the next regular meeting of the Rossmoor Community Services District Board. Motion passed 4-0 as follows:

AYES:	Directors Barke, DeMarco, Nitikman and Searles
NOES:	None
ABSTAIN:	None
ABSENT:	President Rips

## **G. RESOLUTIONS**

1. RESOLUTION NO. 22-06-14-02 A RESOLUTION OF THE BOARD OF DIRECTORS OF THE ROSSMOOR COMMUNITY SERVICES DISTRICT ESTABLISHING THE ANNUAL REVENUE AND EXPENDITURE TOTAL AMOUNTS FOR FISCAL YEAR 2022-2023 FOR THE ROSSMOOR COMMUNITY SERVICES DISTRICT

Motion by Director Nitikman, seconded by Director Barke, to continue this item to the next regular meeting of the Rossmoor Community Services District Board. Motion passed 4-0 as follows:

AYES:	Directors Barke, DeMarco, Nitikman and Searles
NOES:	None
ABSTAIN:	None
ABSENT:	President Rips

2. RESOLUTION NO. 22-06-14-03 A RESOLUTION OF THE BOARD OF DIRECTORS OF THE ROSSMOOR COMMUNITY SERVICES DISTRICT DESIGNATING JULY AS PARKS AND RECREATION MONTH

General Manager Mendoza presented a brief report.

3. Motion by Director DeMarco, seconded by Director Barke, to waive further reading and adopt by title only, RESOLUTION NO. 22-06-14-03: A RESOLUTION OF THE BOARD OF DIRECTORS OF THE ROSSMOOR COMMUNITY SERVICES DISTRICT DESIGNATING JULY AS PARKS AND RECREATION MONTH. Motion passed 4-0 as follows:

AYES: Directors Barke, DeMarco, Nitikman and Searles  
NOES: None  
ABSTAIN: None  
ABSENT: President Rips

**ORDINANCES - None**

**H. REGULAR CALENDAR**

1. DISCUSSION AND POSSIBLE ACTION RE: APPROVAL OF PROFESSIONAL SERVICES AGREEMENT WITH TRIPEPI, SMITH & ASSOCIATES, INC. FOR A/V SUPPORT AND BROADCASTING SERVICES FOR THE ROSSMOOR COMMUNITY SERVICES DISTRICT

General Manager Mendoza presented details of the staff report.

Motion by Director DeMarco, seconded by Director Barke, to approve a professional services agreement with Tripepi, Smith and Associates, Inc. for A/V support and broadcasting services for the Rossmoor Community Services District. Motion passed 4-0 as follows:

AYES: Directors Barke, DeMarco, Nitikman and Searles  
NOES: None  
ABSTAIN: None  
ABSENT: President Rips

**I. GENERAL MANAGER ITEMS**

General Manager Mendoza presented updates on the status of implementation of the Black Mountain Software, streamlining banking operations, the local control survey, Senior Health and Wellness lectures, the Rossmoor Farmers Market, Rossmoor Park playground improvements, pickleball, park turf and staff recruitment.

Discussion followed regarding communications with Supervisor Do and pursuing County grants.

**J. BOARD MEMBER ITEMS**

Director DeMarco reported he still does not have trash container lids; suggested setting up a temporary pickleball court and getting feedback from the community; recommended monitoring tennis court activity; commented on the possibility of amending RCSD's park ordinance to address e-bikes; reiterated his suggestion to monitor the street sweeping video and congratulated his son and all of the 2022 seniors who graduated.

Director Searles commented favorably on the recent Foodie Festival; spoke about Shakespeare in the Park programs; addressed pickleball; announced an upcoming blood donation drive and wished a Happy Pride month to members of the community.

Director Barke recommended the peaches and cherries at the Rossmoor Farmers Market; suggested getting a meat and farm fresh egg vendor; spoke about the increase in pickleball play and talked about the possibility of installing sound barriers and commented on the possibility of establishing a pilot pickleball program. Additionally, he commented favorably on the budget and the idea of issuing a bonus rather than a salary increase.

Director Nitikman spoke favorably about the Farmers Market; discussed the possibility of increasing the number of vendors, and announced he will not be running for reelection.

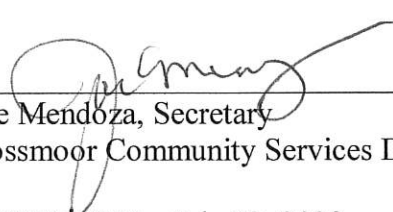
**K. GENERAL COUNSEL ITEMS - None**

**L. ADJOURNMENT**

Motion by Director Barke, seconded by Director DeMarco, to adjourn the regular meeting at 9:15 p.m. Motion passed 4-0, with President Rips, absent.

ATTEST:

BOARD OF DIRECTORS  
ROSSMOOR COMMUNITY SERVICES DISTRICT

  
\_\_\_\_\_  
Jeffrey Rips, President  
\_\_\_\_\_  
Joe Mendoza, Secretary  
Rossmoor Community Services District

**APPROVED:** July 12, 2022