

County of San Diego
Jacumba Hot Springs Community Sponsor Group
FINAL Minutes of the May 9, 2022 JCSG meeting held at the
Highland Senior Center, 44681 Old Hwy 80, Jacumba Hot Springs, CA 91934

The May 9, 2022 JCSG meeting was called to order at 6:01 pm.

A. Call to order/Roll call: Seat 1. Jacari Cousins; Seat 2. Greg Curran (Vice-Chair); Seat 3. Cherry Diefenbach (Chair); Seat 4. Jeffery Osborne; Seat 5. Katrina Westley (Secretary). Public: 15

B. Pledge of Allegiance.

C. Approval of the draft minutes for the special JCSG meeting held on April 18, 2022. *M/S to approve the draft minutes: Westley/Curran. Passed 4-0-1(Cousins)-0.*

D. Public Communications:

Felix Bachmeier requested clarification on the April 18, 2022 JCSG vote 3-0-1(Osborne)-1(Cousins) to establish a non-profit foundation to manage and invest JVR community benefit funds. He asked Jeff Osborne why he had recused himself. Osborne stated that he did so, because of a business relationship with Mike Appelman.

Rick Morrison voiced a concern about the potential safety hazard posed by people who drive golf carts on public roads within Jacumba without a valid driver's license.

E. Action items:

1. Memorial bridge naming program (BOS Policy F-53). Three bridges located on Historic Hwy 80 within our Sponsor Group area fall under the memorial bridge naming program: two 1931 bridges located at the western approach to Jacumba, and a much smaller 1932 bridge over Carrizo Creek about three miles east of town.

The Chair suggested the first 1931 bridge over the railroad tracks (57CO 226) be named for Bert Vaughn since he was the original developer of the Jacumba Hot Springs resort more than 100 years ago.

Lonna Marshall suggested the second 1931 bridge (57CO 227) be named for Patricia "Pat" Fauble, the town's volunteer fire chief for many years.

There was a general consensus by those present about the proposed bridge names. Greg Curran volunteered to lead the effort to collect petition signatures for the Bert Vaughn Memorial Bridge; Lonna Marshall volunteered to collect petition signatures for the Patricia "Pat" Fauble Memorial Bridge.

Once the required signatures for each bridge petition have been gathered, the JCSG can vote to approve sending completed bridge packages to Supervisor Anderson.

2. Highland Senior Center update by Mike Appelman, (volunteer advisor to Highland Senior Center Board of Directors.) The Highland Senior Center was built by volunteers in 1986 on 2.5 acres land within the Jacumba Community Park. After the Jacumba Community Service District (JCSD) executed a 99-year ground lease at \$1 per year with the Highlands Center, the JCSD did not provide financial assistance to build, maintain, or operate the center. He also noted that a JCSD "lease administrator" was not deemed necessary until 2021 when there was a change in the Highland's Board of Directors (BOD).

In an effort to resolve back tax issues with the State and to restore the Highland's corporation's non-profit status lost by the previous BOD back in 2015, the current Highland BOD recently filed for Chapter 11 bankruptcy. Appelman stated that JCSD rate payers have a right to know what the JCSD has spent in legal fees to sue the Highland BOD. Although he has asked the JCSD board to provide that information, to date, they have not done so.

Brenda Hernandez comment: I was also recently asked by Mike Appelman to disclose JCSD's legal expenditures

involving their lawsuit against the Highland Center. I did not feel comfortable providing him that information.

Chair comment: The JCSD's lack of transparency with regards to its legal filings against the Highland Center BOD, is a concern. I visited the JCSD website just before tonight's meeting and there was no mention of any lawsuit. This means many Jacumba residents are not aware that one group of volunteers has sued another group of volunteers.

Bea Bachmeier comment: If residents want to find out about the legal proceedings filed by the JCSD, they can look up public records. In my opinion, it does not need to be on the JCSD website.

Public comment: The community wants to have a senior center that is open again for breakfasts and lunches.

Lonna Marshall comment: Health precautions during the COVID pandemic necessitated the closure of the Highland's kitchen. There are required procedures and health inspections needed before it can be reopened.

There appears to be conflicting opinions as to whether the JCSD is entitled to hold a key so that they can regularly inspect the Highland facility. The Highland BOD do not believe this is the case, and Greg Curran used the example of the Jacumba Library which also holds a land lease in the park.

Appleman explained that during the transition to a new board of directors, the locks on the Highland Center were changed. This was done because it was unknown as to who still retained keys to the building. After the Highland BOD confirmed they had regained control over the physical access to the Center and that the Center's liability insurance policy was still valid, activities like exercise classes, etc. were allowed back inside the building.

There was a discussion about whether the community could benefit from County Counsel's help to mediate between the two groups. The Chair suggested that the money JCSD is paying for private legal counsel would be better spent to lower the costs for residential water service rather than enriching a bunch of legal professionals. Gina Figueroa asked that Supervisor Anderson be made aware of this situation.

*Motion to send an email to County Counsel requesting help to mediate the ongoing dispute between the JCSD Board and the Highland Senior Center Board with a copy to Supervisor Anderson: Diefenbach/Westley. **Passed: 3-0-2 (Curran, Osborn)-0.***

3. Continued discussion on JVR community benefits management.

The Chair has contacted PDS to request they provide a PDS representative at a future JCSG meeting to explain how the community will be able to access \$3.55 million in undesignated JVR benefit funds, etc.

Mike Appelman reported that he is continuing to work with the developer on a proposal to establish up a unique foundation to manage the community's benefit money.

F. Group business/project updates, to include correspondence-discussion only:

1. The Chair provided an update on the County's road resurfacing program for FY23/24. Jacumba has two roads scheduled for resurfacing in the summer 2023: Carrizo Gorge Rd. from Old Highway 80 to the I-8 access rd., and Old Highway 80 from Mile marker 33 to 34.

2. The Public was encouraged to submit their comments on Attachment A to the Regional Decarbonization Framework (RDF) to Zerocarbon.Lueg@sdcountry.ca.gov or <http://engage.sandiegocounty.gov/rdf> before the May 31, 2022 deadline.

3. Community interface reports. The Real East County Fire Safe Council will hold a chipping day on May 21 from 8am to noon at the Jacumba Community Park.

G. Adjournment:

The meeting was adjourned at 7:02pm. Next JCSG meeting is scheduled for Monday, June 13, 2022 at 6pm at the Highlands Senior Center.

Approved: June 13, 2022