

Paradise Recreation and Park District  
**Board of Directors Regular Meeting**  
Terry Ashe Recreation Center  
May 10, 2023

## MINUTES

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### 1. CALL TO ORDER:

Board Chairperson Steve Rodowick called the Regular Meeting of the Paradise Recreation and Park District Board of Directors to order at 6:01p.m.

#### 1.1 PLEDGE OF ALLEGIANCE:

Chairperson Rodowick led the Pledge of Allegiance.

#### 1.2 ROLL CALL:

Present: Steve Rodowick (Chairperson), Robert Anderson (Vice- Chairperson), Mary Bellefeuille (Secretary), Al McGreehan (Director), Jen Goodlin (Director).

#### PRPD STAFF:

Present: Dan Efseaff (District Manager), Mark Cobb (Park Supervisor), Jeff Dailey (Recreation Supervisor), Scott Amick (Recreation Supervisor), Catherine Merrifield (District Accountant), Sarah Hoffman (Board Clerk)

Present via zoom: Kristi Sweeney (Assistant District Manager), Lorrennis Leeds (Administrative Assistant I)

#### 1.3 WELCOME GUESTS:

Chairperson Rodowick welcomed guests.

Present: Debbie Moseley and Jeffrey Land

Present via teleconference: John Stonebraker

**1.4. SPECIAL PRESENTATION:** Jeffery Land (Division of Oppenheimer & Co. Inc, Executive Director) gave a presentation on a financing option for future PRPD projects.

Chairperson Rodowick asked about interest rates and Jeff provided feedback.

District Manager Efseaff asked about generational equity and other factors that would be considered when you would want to finance a project. Jeff gave a reply.

### 2. PUBLIC COMMENT:

Citizen Stonebraker made a public comment thanking the District for still allowing remote participation and District financing and provided a comment about a Natural Resources Agency Grant.

**4.2. Finance Committee Meeting of April 20, 2023. – The committee met to discuss the 2023-2024 Draft Budget.**

Vice- Chairperson Anderson stated that not much was discussed and that another meeting needs to happen to discuss the budget.

Chairperson Rodowick asked for Board concurrence to move up Item 6.1 to before Old Business. The Board concurred.

**6.1. Chocolate Fest Rental Rate. – Staff requests Board action to consider a deviation of fees from the established policy and fee schedule due to the unusual combination of a Non-Profit group / event that has sales and charges a ticket price, while donating funds to other community-based organizations on the Ridge. Recommendation: Approve the recommended reservation rate and direct staff to work with applicant for a 2-year rental agreement for BOD consideration at a later date.**

District Manager Efseaff introduced the item and explained why it was brought to the Board.

The Board then asked several questions about the rental rate and a possible agreement.

Some of the questions asked were, do we already have a contract with them? Why Does the fee schedule mention price negotiation on many site rentals? How did the district come up with \$3,000.00 for the Chocolate Fest Rental Fee?

District Manager Efseaff replied to all the Board questions and asked Debbie if she had anything to add.

Debbie Moseley explained all the community organizations that benefit from the Chocolate Fest income.

Director McGreehan stated that the Fee Policy is outdated and needs to be looked at and updated.

Chairperson Rodowick then asked if there were any questions or comments from the public. Citizen Stonebraker made a comment regarding the Chocolate Fest rate.

Chairperson Rodowick then asked if there were any further questions or comments from the Board. There were none.

**MOTION:**

Director McGreehan moved to approve the one- time reservation rate and to direct staff to work with the applicant for a 2-year rental agreement. Secretary Bellefeuille seconded the motion, and the motion carried with 5 ayes.

**ROLL CALL VOTE:**

Chairperson Rodowick, aye; Vice-Chairperson Anderson, aye; Secretary Bellefeuille, aye; Director McGreehan, aye; Director Goodlin, aye.

Recreation Supervisor Amick gave an update on the Elements Grant programs and all the activities they have done this last month, He also mentioned Astronomy on the Lake is coming up.

Board Clerk Hoffman gave a verbal report on the Chico State Industry Day Event her and Recreation Supervisor Amick attended. She then went over the upcoming meeting dates.

**5.2. Authorization of Real Estate Donation and Sale of 1966 Mountain View Drive, Paradise (McNally -Benoit Family Trust) – In October 2022, the BOD approved a Real Estate Sale and Donation Agreement for 1966 Mountain View Drive (35.45 acres, Unincorporated Butte County, APN: 053-280-008). Since that time, Staff have completed due diligence tasks associated with this agreement and recommend use of the District’s Capital Improvement and Acquisition Fund to complete the transaction. As outlined in the agreement, the unincorporated property (valued at \$200,000) will be sold for \$100,000 with the balance donated from the McNally-Benoit Family Trust (Landowner). Recommendation: Authorize funding from District Reserves to complete the acquisition of the property with the condition of completing investigation and potentially a clean-up plan with the Landowner before the transaction closes.**

District Manager Efseaff introduced the item.

Secretary Bellefeuille asked if this was the same unincorporated and large parcel of the property that was discussed at the beginning of the year. District Manager Efseaff stated that it was.

District Manager Efseaff talked about the potential liabilities that were found on the property but stated that they were easy fixes.

Chairperson Rodowick then asked if there were any questions or comments from the public. Citizen Stonebraker made a comment regarding the land and taking it over and made a comment on the pricing.

Chairperson Rodowick then asked if there were any questions or comments from the Board. Secretary Bellefeuille stated that the landowner wants to give this property to PRPD.

**MOTION:**

Secretary Bellefeuille moved to approve authorizing the District Manager to complete the application with the provider and implement the EAP program. Director McGreehan seconded the motion, and the motion carried with 5 ayes.

**ROLL CALL VOTE:**

Chairperson Rodowick, aye; Vice-Chairperson Anderson, aye; Secretary Bellefeuille, aye; Director McGreehan, aye; Director Goodlin, aye.

**6. NEW BUISNESS**

**6.2. Request for Qualifications/Request for Proposals for District Legal Services. – After long service to the District, our attorney Jeff Carter (Counsel) will be retiring. Staff recommends BOD review of the suggested process and suggestions for criteria. Staff presents an early draft Request.**

**8.3. 54957(b)(1), Public Employee Performance Evaluation- District Manager Evaluation and Employment Agreement.**

The meeting came out of Closed Session at 10:49

**REPORT ON CLOSED SESSION:**

There was then brief discussion and update on employee salary and wage negotiations. The board then talked about potential real estate options within the District. The Board then conducted an Employee Evaluation on District Manager Efseaff and provided staff direction.

**9. BOARD COMMENT:** None

**10. ADJOURNMENT:**

Chairperson Rodowick adjourned the meeting at 10:51 p.m. until the next Regular Board meeting, scheduled for May 10, 2023, at 6:00 p.m. at the Terry Ashe Recreation Center,



Steve Rodowick, Chairperson



Mary Bellefeuille, Secretary