

## ADVISORY BOARD MEETING MINUTES

WEDNESDAY, JANUARY 14, 2026 :: 3:30 PM :: CAROL'S HOUSE

**Call to Order and Roll Call:** The meeting was called to order at 3:35 pm. Board members in attendance were Carol Munro, Michael Faulkner, Larry Johnson, Tom Eich, Michele Johnson, Tony Vardaro, and Jeff Hoffman. David Carlson joined via Zoom.

Guests: Megan and Colleen

**Acceptance of Agenda** The agenda was accepted as proposed with the addition of a request from Larry Johnson for initial discussion of a new membership fundraising concept under the Treasurer's report.

### Review and approval of minutes of December 3, 2025

It was **Moved/Seconded/Carried** to approve the minutes of the December 3, 2025 meeting as presented.

### Public Comment

Colleen and Megan said they wanted to discuss the status of plans to improve the two existing wooden entry signs on their properties. They are not sure when the signs were created, but we know they were not built in the 1950's or 1960's. Carol said it was on the agenda under Objectives Status, but said it was fine to discuss it now.

Tom Eich shared what he had learned about the history of the signs. He mentioned that the name "Twin Palms Estates" isn't accurate for the whole neighborhood and that "Estates" should be removed. He noted that Twin Palms Estates refers just to the initial part of the neighborhood that was designed by architect William Krisel.

Larry gave some background on the one new neighborhood entry sign TPNO built in 2021. He noted that any sign over 30 inches requires applying for a city permit under the existing sign ordinance which is quite time consuming. For example, Larry said the ordinance places restrictions on how far the sign placement must be set back from the street. So staying at 30 inches tall would make the whole process much faster.

Jeff Hoffman asked the homeowners what they were thinking. Both said they would be OK with repairing and painting the existing signs. Carol asked if the signs were illuminated. Colleen said

yes for her sign. Megan said there were issues with the existing lighting that might require repairs.

Michael said we need to think about design and material uniformity with potential future additional signs in other locations. Larry said we should consider using concrete blocks that would require little ongoing maintenance, and using the Krisel-designed font for the lettering as used on the 2021 sign.

There was agreement that we need to move forward with developing a plan and researching bids and potential vendors to do the construction. Tom suggested that we should begin developing a master plan for neighborhood signage. Jeff mentioned that we might want to consider applying for Prop J funding to help cover the costs of future entry signage.

The two homeowners were pleased that efforts were progressing to upgrade the signage on their properties.

### **Treasurer Report**

#### *Year-end Financial Report*

Copies of the end of the year December 31, 2025 Financial Report were emailed in advance. Larry Johnson reported that total income for 2025 was \$97,594.10 including the beginning balance of \$60,809.14. Total expenditures for the year were \$24,705.41 leaving a balance of \$72,999.69. Since the last Board meeting there has been new income of \$621 designated for the Krisel Exhibit. Expenditures included \$247.68 for Communication Contracts.

#### *ACTION ITEM -- Proposed 2026 Budget*

Larry said that included in the pre-meeting email was a memo from the Finance Committee regarding a proposed 2026 TPNO Budget. Every year the Board adopts a budget based on anticipated income and expenses.

Larry reviewed the 3 step process the Committee went through to develop the proposed budget. First, the December 31, 2025 line-item balances were carried forward. Second, the projected new income was distributed as needed among the line items. Third, the resulting total expenditure line items were reviewed to ensure that sufficient amounts were budgeted to cover anticipated 2026 expenses. Based on that review, the Committee believes that the proposed budget is a reasonable starting point and recommends the Board's approval. As always, the Board has the option at any time during the year to review and revisit the budget if circumstances warrant any changes.

The Board asked several questions for clarification. Larry said that the amount for any line item in the proposed budget was a ceiling, not a floor. The budgeted amount per line item set the

cap and does not mean that we had to spend the total amount during the year. The funds transferred from the Reserve fund were made to cover both fixed expenses and to provide flexibility. This was especially true for Community Grants and Neighborhood Initiative. The transfer of funds to these two line items will allow the Board the maximum opportunity to make grants if we choose to do so. It does not require the Board to spend all these funds. It just makes it possible to do so without having to go back through the process to revise the budget.

After discussion, it was **MOVED/SECONDED/CARRIED** to approve the proposed 2026 TPNO Budget

#### *1-14-26 Financial Report*

Larry Johnson distributed copies of the 1-14-25 Financial Report. This report incorporates the newly adopted 2026 TPNO Budget. Income to date includes the \$72,240.74 beginning balance, and \$647.95 in designated funds for the Krisel Exhibit totaling \$72,888.69. Expenditures of \$247.00 were for Storage.

#### *Fundraising Concept –Friends of Twin Palms Neighborhood (see handout)*

Larry said that we have been discussing for some time now ways to increase our fundraising efforts with the membership. To date, this has been limited to \$25 annual voluntary dues memberships. To initiate discussion, Larry passed out the first draft of a new fundraising concept. This effort would recognize donations above the basic \$25 level. He said this year would be a strategic time to launch this effort. Given the lengthy agenda for today's meeting, Carol suggested that we defer further discussion of this item until the next meeting. Larry said he was fine with that. His goal for today was just to get the concept on the table.

#### **Communications/Marketing**

Members were emailed in advance the current Calendar Worksheet for Events/Meetings/Communications for FY 25-26. Larry said this one-page worksheet is a helpful overview of the year and is useful in planning the interaction between meetings/events and communications with the general membership.

#### **Technology and Communications Update**

Tom distributed a draft of the Welcome Brochure. He asked the Board members to read through it and get back to him with edits as soon as possible. Tom asked Michael to send an editable version to everyone so they could provide their comments on line.

Tom asked if everyone was successfully receiving and sending emails with the new Google Workspace email system. Overall, the feedback was that the system was working well, with a few members having minor issues that Tom is working on to fix.

## **January 24, 2026 Social Meeting at the Ocotillo Lodge**

### *RSVP Status*

Michael reported that about 30 people have RSVP'd so far. He will send out a third notice.

### *Supplies Ordered*

Carol said she had ordered all the necessary Bingo supplies. Michael volunteered to purchase the snacks. Larry volunteered to purchase the bottled water and soft drinks.

### *Number of Games and Prizes*

It was decided we will play 10 rounds of Bingo. Arrangements with Bella da Ball have been finalized to host. A target budget of \$500 was set for purchase of prizes. It was agreed that most of the prizes will be purchased from Ocotillo Lodge's fundraising merchandise.

### *Need helper to check bingo winners*

Carol said we need to recruit several volunteers to work with Bella to verify Bingo winners. Michele Johnson volunteered. Carol will follow-up to recruit one more volunteer.

### *Set up/Logistics*

Set up for the meeting was set for Friday, January 23, 2026 at 4:30 pm. Any Board members that are available are encouraged to help with the set up.

### *Opening Remarks/Introductions/Announcements*

Carol said she was working on her opening remarks and announcements. She said she was not going to do a Power-Point presentation. The only business item will be approval of the minutes of the November 2025 General Membership meeting.

### **Annual Meeting – March 28<sup>th</sup>**

### *Program/Speakers*

Carol said we need to begin confirming speakers for the annual meeting. Larry suggested Eric Chiel's Power Point presentation on the golf course that once existed in the neighborhood. Jeff suggested we invite someone from Parks and Recreation to share information on their new programs. Carol said she would follow-up.

At our March meeting we will focus on the meeting agenda and logistics.

### *Board Elections*

Carol said that she would contact all board members to inquire if they planned to continue

on the Board for another 2-year term.

#### **Krisel Exhibit Status**

Tom reported that earlier today he sent everyone a mock-up of one of the new bi-panels with the new colors and text/pictures. The board feedback on the Beyond Krisel panel was very positive. Tom said there is still a lot more work to do before the final panels are sent to be printed, but he is on track to have the Exhibit ready to display at the Ocotillo Lodge Modernism Week event in February. On behalf of the board, Carol thanked Tom for his hard work and expertise in upgrading the Krisel Exhibit.

#### **25-26 Objectives Status/discussion**

##### *Traffic Calming*

Tom reported that the requested traffic study is still pending. He said he is following up to inquire the reason for the delay.

##### *Measure J*

Carol said we need to get serious about discussing whether we want to apply for funding in the next cycle. The deadline for applications is June 30, 2026. She noted that one idea we have discussed is for a mini park at the north-east corner of La Verne and Twin Palms. Larry noted that this would be a great spot to build another Monument Entry Sign since it is a high traffic intersection. Tom said he would follow-up with our Councilperson David Ready who has expressed interest in this idea.

##### *501 (c) 4 Status*

Jeff Hoffman reported that he had spoken with our IRS contact, and was told our application is under final review and we should get a ruling within 90 days. He said he will keep the Board posted.

##### *Modernism 2027 Planning*

Carol reported that she continues to work on the list of potential homes for our 2027 Modernism Week Home Tour. She already has several homes confirmed.

She recommended that we reinstate a Modernism Standing Committee to work on the 2027 tour and other activities related to our 70<sup>th</sup> Anniversary. There was a standing Modernism Committee for many years, but the Board took on this responsibility a few years ago when no one volunteered to chair the Committee. Larry noted that standing committees take the lead on planning an implementation of events, but that the Board retains oversight and final

authority. She suggested that we ask Eric Chiel and Chris Menrad to serve as the Honorary Chairpersons for 70<sup>th</sup> Anniversary related events.

### **Neighborhood Advocacy**

Larry reported that he had not heard back yet from the email he sent yesterday to Robert Eres of Nexus. He said once he hears back, he will share the information if appropriate.

### **Next Meetings**

After discussion of several dates, the next meeting of the Advisory Board was set for Thursday, February 5, 2026 at 3:30 pm and Wednesday, March 11, 2026 at 3:30 pm.

Future General Membership meetings are set for March 28, 2026 and November 14, 2026.

The 2027 Modernism Week Home Tour is set for Monday, February 15, 2027.

### **Adjournment**

The meeting was adjourned at 5:06 pm.

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