



Regular Meeting of the Board of Directors
August 1, 2024 at 6:00 p.m.
Arnold D'Amico Community Center
1370 Victory Drive, South Euclid, Ohio 44121
Minutes

Board Members

Rick Krivanka, President
Jillian Dinehart, Vice President
Rita Ross, Secretary
Len Calabrese, Treasurer
Lisa Mack, Prior Years Past President
Amy Crawford
Jessica Fitzgerald
Patrick Hyland
Tara Nichols
Al Paynter
Joe Pollack
Elaine Yeip

Ex-Officio

Julie Mostov

Executive Director

Annette Iwamoto

Programming & Communications Manager

Barbie McCann

AmeriCorps VISTA

Carl DeScott

Administrative Support

Barbara Latini

Absent

Keith Benjamin, Ex-Officio
Raja Belle Freeman
Steve Haynie
Patrick Kenney
Tammy Lease
Natalie Stamper
Denise Turner

The Regular Meeting of the One South Euclid Board of Directors was held at the Arnold D'Amico Community Center on Thursday August 1, 2024. President Rick Krivanka called the meeting to order at 6:12 p.m.

There was a short delay starting the meeting because former president Yvonne Sanderson won a 50/50 drawing at the Food Truck Park. She asked that the money be used to treat the board with food at the next board meeting.

Secretary Rita Ross performed the roll call of board members. There was a quorum present.

Consent Agenda

- a. June 6, 2024 OSE Regular Board Meeting Minutes
- b. May - June 2024 Marketing Report
- c. 06/04/2024 Revitalization Committee Meeting Minutes
- d. 07/02/2024 Revitalization Committee Meeting Minutes
- e. 06/18/2024 May-Green Subcommittee Meeting Minutes
- f. 07/16/2024 May-Green Subcommittee Meeting Minutes
- g. 06/11/2024 Fundraising Committee Meeting Minutes
- h. 06/18/2024 Fundraising Committee Meeting Minutes
- i. 07/09/2024 Fundraising Committee Meeting Minutes
- j. Vanguard Awardee Biographies
- k. 06/10/2024 Ardentale Novicky Court Meeting Notes

Pat Hyland motioned to approve the Consent Agenda. Seconded by Elaine Yeip. The board unanimously approved the Consent Agenda. (12-0-0)

President Krivanka asked for three Board members to share a moment of gratitude for life in South Euclid. He added that members can also share a hope they have for the work of our Board:

Jillian Dinehart is so impressed and thankful to see a dog walker everyday carrying a trash bag to pick up trash in the neighborhood.

Rita Ross has really had a good time this summer going to events at the Food Truck Park. She enjoys seeing seniors, couples and others just enjoying themselves. She enjoys having conversations with others while she is there.

Amy Crawford enjoys seeing groups on Facebook arranging gatherings at the dog park and playing pickleball in South Euclid.

Executive Session

Joe Pollack motioned to enter into executive session at 6:20 p.m. Seconded by Len Calabrese. Amy Crawford motioned to close the executive session at 6:27 p.m. Seconded by Al Paynter.

Finance Report

Len Calabrese reported that accountant Jeffrey Beder filed the 2022 990 form and received confirmation of receipt from the Internal Revenue Service. He indicated that the financials are looking good. We anticipate further American Rescue Plan Act (ARPA) funds from the city.

Sommers Development will be sending a large sum of money about \$228,000 from the sale of lots.

Financial Report as of June 30, 2024:

Petty Cash	\$ 512.47
PayPal	\$ 58.02
Square	\$.00
PNC Bank Checking Account	\$ 6,395.68
PNC Bank Payroll Account	\$ 553.43
PNC Money Market Account	\$ 352,981.53
KeyBank Checking Account	\$ 61,026.31
KeyBank Payroll Account	\$ 18,953.78
St Margaret & Gregory FCU (closed)	\$ 0
St Margaret & Gregory FCU (closed)	\$ 0
Total	\$ 440,481.22

Annette Iwamoto explained that some of the previously reported Fiscal Sponsorships or Restricted Net Assets on the report were closed because these were in actuality budgeted items or expected to be used for a certain purpose, but not the result of a fiscal sponsorship agreement or Board action to restrict the use of funds. These include Belgreen, Bluestone, Commercial Development, Emergency Home Repair and Intersection. In the future, a more thorough Board review of potential restricted funds will be reviewed at the December Board meeting in advance of the preparation of year end financials. Annette further reported that we are receiving over \$1000 each month from interest in the Money Market account at PNC Bank.

Executive Director

Annette Iwamoto recognized AmeriCorps VISTA Carl DeScott with a certificate of appreciation, a card signed by board members and a gift card. Annette, Barbie and President Krivanka and others added compliments and thanks for a job well done. Annette spoke about the many accomplishments including implementation of the plan for his position that he held for two years. She listed all the things he accomplished in his time with OSE, some of which were: starting the updating the information about the businesses and their locations, conducting business surveys, Restaurant Week, assisting businesses and receiving the grant of \$8,000 to help businesses change to plastic-free bags. Everyone on the board showed their agreement of the accolades for Carl by clapping.

An AmeriCorps VISTA won't be hired until October. Annette shared the annual report from Cuyahoga Arts and Culture as OSE received a grant and it is required we share the report with the Board.

Executive Committee

President Krivanka updated the board on the OSE-owned South Green/Ardendale property and community ideas. The written report titled "Flip Chart and Meeting Notes: OSE Meeting with Ardendale - Novicky Court residents on Monday June 10, 2024 at 7:00 p.m at City Hall" was included in the Meeting Packet and the printed sheets were distributed at the meeting.

All residents from Ardendale Road and Novicky Court were invited as well as others. Every person attending had an opportunity to speak and all ideas were written down on flip chart sheets.

The first meeting regarding the development of the site was on Friday December 9, 2022. It was determined at that meeting the following recommendations: Mixed use, residential and retail, condominiums or apartments, consider senior housing or intergenerational housing and green space.

Due to South Green property complications with zoning and other things the plan for an apartment building ended. Ardendale/Novicky neighbors asked for another meeting. That happened on June 10. Residents preferred luxury condominiums or a pocket neighborhood providing affordable housing, green space, and to preserve trees.

OSE has property rights to develop the property as it chooses as long as it follows the city and building code regulations and due process review. The top priority is to do something good for South Euclid and the community. No promises can be made however OSE will keep in mind the recommendations discussed at the meetings.

President Krivanka motioned that OSE would advocate for affordable senior housing. There was no second however a discussion followed with board members present expressing support that OSE advocate for affordable senior housing on the right site. Board members expressed that they did not feel this activity necessitated a formal resolution. The motion was withdrawn, but the discussion resulted in board members being in favor of advocating for senior housing.

Executive Director Evaluation and Goals for 2024-2025 - President Krivanka stated that Executive Director Annette Iwamoto exceeds expectations. She is outstanding, maintains great relationships with the board, the city, community, and manages complicated relationships with bankers, developers, attorneys etc. She speaks with great communication skills. She has been excellent as an executive director. Lisa Mack and Rita Ross commented that Annette is a good leader, she keeps on track steadily going forward. Joe Pollack initiated a round of applause to Annette for her performance.

Governance Committee

Annette Iwamoto recommended folding the Mayfield/Green Committee. The original plan to be a Heritage Ohio Main Street is no longer being pursued and more focus is needed on our community engagement efforts. Annette Iwamoto stated that Mayfield/Green is still a priority for the organization. The recommendation is to put more effort into relaunching the Community Engagement Committee.

A conversation ensued on the need to launch a new effort inspiring community engagement. Suggestions include interviewing and making videos of the people of South Euclid who have been successful. Getting people in a room to start conversations to motivate others. Len Calabrese stated the importance of place and identity. Asking people why they chose to live in South Euclid. There was a discussion about how to welcome new residents especially with the many new homes being built. Rita Ross suggested a group within the board could take the lead doing things to get community engagement started.

President Krivanka reported that Michelle Taylor-Brooks has resigned from the Board. That leaves three openings on the board.

Community Engagement Committee - No report at this time. However, Amy Crawford and Jessica Fitzgerald have expressed interest in chairing and co-chairing this committee.

Revitalization Committee

Annette Iwamoto stated that side lot sales are on hiatus. Lots could be sold on a case by case basis for instance, if it is an unbuildable lot. She is keeping a list of those interested in side lot expansion for outreach if the program is taken off hiatus. Regarding mural installations, the newly installed mural on the Johns-Carabelli building is being submitted to the Landmark Commission. It will be very important over the next year to install up to two new murals in the May/Green District by the end of 2025.

Fundraising Committee

President Krivanka reported on the Umberto Fedeli Event on July 24. He stated that it was a great evening graciously hosted by Umberto Fedeli at his home. All attendees received a compass and a copy of their biographies. The biographies of the fifteen Vanguard Awardees were included in the Consent Agenda. So far, \$6500 has been raised. Attendees also received a letter with an invitation to Mingle at Mayfield on September 19.

Hometown Heroes were selected: David Spero, Moe Romeo and Ed Gallagher (posthumously). The Hometown Heroes Happy Hour event was held at the Food Truck Park on July 25.

Mingle at Mayfield - Barbie McCann is working on the videos for Mingle at Mayfield and the 15th Anniversary video. Sponsorships, donations and ticket sales can be found on the OSE website. Annette Iwamoto encouraged Board members to buy their tickets and help secure sponsorships and auction donations.

1. Upcoming Events
2. South Euclid Events: <https://www.onesoutheuclid.org/event>
 - a. 8/2-8/3 Food Truck Park, 4477 Rushton Road, 5pm - 10pm
 - b. 8/6 Bexley Bash, Bexley Park, 4pm - 9pm
 - c. 8/15 Business Mixer with HRCC
 - d. 8/23-8/24 Rock the Block
 - e. South Euclid Community Market, Thursdays - 9/26, Quarry Park North 4pm-7pm
 - f. 9/14 City Hall Open House (OSE 15th Anniversary)
 - g. 9/19 Mingle at Mayfield, Mayfield Country Club, 7pm - 10pm
3. One South Euclid Board and Committee Meetings
 - a. 2024 Regular Board Meetings for the rest of the year will be held: Oct 1 at 6:30pm at the SE Library and Dec 12 at 6:00pm at the Community Center.
 - b. Fundraising Committee - 08/13 & 09/10 at 12pm (virtual)
 - c. May-Green Subcommittee - 08/20 & 09/17 at 7pm (virtual)
 - d. Revitalization Committee - 08/06 & 09/10 at 8:30am (City Hall)

Amy Crawford motioned to adjourn the meeting. Seconded by Al Paynter. The board unanimously approved. President Krivanka adjourned the meeting at 8:07 p.m.

Respectfully Submitted,

Barbara Latini
One South Euclid Administrative Support

(Proofread and approved by Secretary Rita Ross and Executive Director Annette Iwamoto)