

**VISALIA PUBLIC CEMETERY DISTRICT  
BOARD OF TRUSTEES REGULAR MEETING  
WEDNESDAY, June 29, 2022 9:00 A.M. CEMETERY OFFICE**

**MINUTES**

<p>Trustees Philpot, Ouzounian &amp; Johnson were present. Link was excused, Alexander was absent. District Manager Summers, and staff members, Lopez Jr. and Stallions were present. There were no members of the public present. Trustee Chair, Philpot called the meeting to order at 9:04 am.</p>	<p style="text-align: center;"><b>CALL TO ORDER AND RECORD OF ATTENDANCE</b></p>
<p>None</p>	<p style="text-align: center;"><b>Public Comment</b></p>
<p>MMSC to accept Consent Items as submitted. Ouzounian/Johnson All Ayes.</p>	<p style="text-align: center;"><b>Consent Items: Minutes, Burial Count and Workload Report, Manager Report/Strategic Plan Update</b></p>
<p>Ouzounian passed on becoming the chair, Link gave notice to the Chair Philpot that he wanted to pass on being the Vice Chair. Philpot proposed that Johnson become the Chair, she become the Vice Chair and Ouzounian stay on as Secretary since Alexander is too new to the Board for an officer position this year. MMSC to approve the slate of officers as proposed. Ouzounian/Johnson All ayes.</p>	<p style="text-align: center;"><b>Change of Officers</b></p>
<p>Trustee Alexander entered the meeting at 9:10am</p>	
<p>Walter Deissler, Architect had a meeting with Visalia City Planners and they prefer to have us move forward with the zone changes to QP first, there will be about a \$7,000 charge for that and the general plan amendment. The site plan review for the new office, parking lot changes and front gate widening will be done later as a "2<sup>nd</sup>" project. It is expected to take about 4 months for that process. MMSC to accept the Architect's recommendation to submit this as 2 projects to the city. Ouzounian/Johnson All ayes.</p>	<p style="text-align: center;"><b>Rezoning to Quasi-Public New Office/ Parking Lot/Gate project</b></p>
<p>Moved ahead to Item 6 since Jason Hutton and Sandra Wheeler were not present.</p> <p>MMSC to approve the reduced rent agreement for Maria Ramirez at \$600 per month. District manager to keep a record of incidents reported by the renters with agreements on file. Johnson/Alexander All ayes.</p>	<p style="text-align: center;"><b>Reduced Rent Agreement</b></p>
<p>Alexander voiced her concerns regarding the restrictions on water and the fact that we are running out of water. Lopez, Jr. has a meeting with the City on Thursday to discuss the restrictions and alternatives. Just 2 weeks into restrictions and grass is already turning brown. Staff is looking at different long- term solutions. Committee appointed by Chairperson Philpot to discuss and investigate water issues – DM Summers, Staff Lopez Jr. and Trustee Alexander.</p>	<p style="text-align: center;"><b>Water issues</b></p>

<p>Jason Hutton, RE Broker reported that he investigated the process and probability of selling and moving the 4 houses on Rinaldi. He contacted Rick at Dinuba House Movers. He was not willing to quote an estimated cost for moving, but would be willing to do a site review, the houses do have raised floors which is helpful but there are asbestos issues to address. This is not a real estate transaction, selling houses to be moved is considered personal property. DM Summers will handle the transactions and contact the attorney K. Pedersen to insure this is handled properly.</p>	<p>Update on house demolition &amp; options with RE Broker Jason Hutton</p>
<p>Moved ahead to item 8, Sandra Wheeler not present.</p> <p>Trustee Alexander will wait for a holiday or an event such as the rededication of the chapel to tie to the Taco Night.</p>	<p>Taco Night</p>
<p>Break from 10:15 to 10:20</p>	
<p>The Cal Turf check for \$7,377.48 was pulled to review expense detail, it was all for mowers; including a new engine and a hydro pump. Direction was given to staff to include the "what detail" on the checks written report, not just invoice numbers. MMSC to accept the reports as presented.</p> <p>Ouzounian/Alexander All ayes.</p>	<p>Financial Reports and ratification of expenses and District Credit Card Statement Review</p>
<p>Philpot was contacted by Katherine of the Valley Voice regarding our pricing. She may have Katherine contact DM Summers if more detail is needed.</p>	<p>Other Board Matters</p>
<p>Back to Item 5, Sandra Wheeler available by speaker phone.</p> <p>Normally we have been heavily invested in bonds but there have been some negative returns. The Fed is very aggressive in their increases right now. Performance is down 11%. Our strategy remains the same, we are positioned with laddered bonds over 5 years, we are disciplined and not trying to time the market. Things are looking up but don't expect a big spike, we are seeing 3% to maybe 4%. Our portfolio is yielding about 2.4%. We have not bought Treasuries in 2 years but they are now attractive, there is no limit on what we can have. Our Portfolio consists of Money Market 2.73%, Mutual Funds 19%, Municipal Bonds 27.23% and best now are our Corporate Bonds 26.77%, Government Bonds 10.22% and CD's 13.72%. Sandra was asked to provide us with a comparison of the balances we have in Pre-need and Endowment with like size cemeteries and cemeteries in our region.</p>	<p>Annual Review with Investment Advisor Sandra Wheeler</p>
<p>Forward to Item 10                  Into Closed Session at 12:00                  DM Summers was handed her evaluation and asked to step out to read it. After about 10 minutes she was asked to step back in.                  Out of Closed Session at 12:30 No announcements from Closed Session</p>	<p>Closed Session Public Employee Performance Evaluation of District Manager</p>