



# SAN BENITO COUNTY VETERANS MEMORIAL PARK COMMISSION

Maria Spandri

Peter Hernandez

Robert Duffy

Paul St. John

Mark Medina

Hollister VFW

Board of Supervisors

American Legion

San Juan Bautista VFW

Board of Supervisors

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San Benito County Board Chambers – 481 4<sup>th</sup> Street, Hollister, CA 95023

**SPECIAL MEETING**  
**Monday, March 2, 2020**  
**7:00 PM**

## AGENDA

**1. Call to Order:**

- a. Pledge of Allegiance
- b. Roll Call
- c. Acknowledge Certificate of Posting

**2. Consent Agenda**

- a. Approval of Minutes of the February 3, 2020 regular meeting.

**3. Discussion/Action Items:**

- a. Receive Bertha Brigs Building update – RMA.
- b. Receive update on Master Plan for Vet's Park – RMA.
- c. Receive Cell Tower Report – Administration.
- d. Receive update and provide direction to staff on operating agreement between the City, and subleases with Black Jacks.

**4. Adjournment.**

**SAN BENITO COUNTY  
VETERANS' MEMORIAL  
PARK COMMISSION  
CERTIFICATE OF POSTING**


**Pursuant to Government Code Section #59454.2(a), the agenda for the San Benito County Veterans' Memorial Park Commission Special Meeting of March 2, 2020 was posted on the 26<sup>th</sup> day of February, 2020 at the following locations, freely accessible to the public:**

**The bulletin board outside the front entrance of the Old County Courthouse, Monterey Street, City of Hollister, San Benito County, State of California**

**and**

**The bulletin board outside the front entrance of the San Benito County Administration Building, 481 Fourth Street, Hollister, CA**

**I, Janet Slibsager, certify under penalty of perjury, that the foregoing is true and correct.**

  
**JANET SLIBSAGER, CLERK OF THE  
BOARD OF SUPERVISORS**



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**REGULAR MEETING**  
**Monday, February 3, 2020**  
**7:00 PM**

## MEETING MINUTES

**1. Call to Order – The meeting was called to order at 7:00 p.m. by Commissioner Mark Medina.**

- a. Pledge of Allegiance was led by Commissioner Peter Hernandez.
- b. Roll Call – Janet Slibsager took roll call, Commissioners that were present were Peter Hernandez, Mark Medina, Maria Spandri, Paul St. John, and Robert Duffy. Also present was County Counsel Barbara Thompson and Clerk of the Board Janet Slibsager.
- c. Acknowledge Certificate of Posting.

*Commissioner Peter Hernandez made a motion to acknowledge the Certificate of Posting, seconded by Commissioner Paul St. John. (5/0 vote)*

**2. Public Comment**

Mike Chambless Public Works Director for the City of Hollister provided information on the cage structure at the field. On the third base line it is the lowest point in the field and the irrigation system is located in that location. The ground has been elevated and a cage was placed around the irrigation system for safety. Since then there has been no repairs.

**3. Consent Agenda**

- a. Approval of Minutes of the December 17, 2019 regular meeting.

*Motion by Commissioner Hernandez to approve the minutes as presented.  
Seconded by Commissioner Duffy. (5/0 vote)*

#### 4. Elections

##### a. Nomination of Chair

Commissioner Mark Medina nominated Commissioner Maria Spandri to be Chair.

*Motion by Commissioner Medina to nominate Commissioner Spandri as chair and Seconded by Commissioner Hernandez. (5/0 vote)*

##### b. Nomination of Vice-Chair

Commissioner Maria Spandri nominated Commissioner Peter Hernandez to be Vice-Chair.

*Motion by Commissioner Spandri to nominate Commissioner Hernandez as Vice-Chair and Seconded by Commissioner Medina. (5/0 vote)*

#### 5. Commission Announcements

There were no announcements.

#### 6. Discussion/Action Items

##### a. Receive update from the Vet's Park Ad Hoc Committee

Commissioner Hernandez reported that there was a meeting at Vet's Park Friday morning with Dulce Alonso from Administration, Damion Felice from RMA and members from R.E.A.C.H, along with two engineers. There was a discussion of different options that would enhance the park. Four options were discussed and one will be adopted by the commission.

Commissioner Spandri responded that a list of things that need to be done will be prioritized such as sewer and water.

##### b. Receive and approve letter to the City of Hollister and the Black Jacks/Central Coast Athletics (hereinafter "Black Jacks" disapproving proposed 2017 lease between the City of Hollister and the Black Jacks). – County Counsel

County Counsel Barbara Thompson provided background information to the Commission that the City and County have an operating agreement for a portion of Vet's field that is used by Black Jack's that was amended in 2016 to allow the City to sub-lease. In April of 2017 a sub-lease was signed with the Black Jack's stating that it needs to be signed by three parties which is the Vet's Park Commission, the Chair of the Board of Supervisors, and County Counsel. Vet's Park Commission never signed off on the indemnification so there is no agreement in affect. Recommendation is for the Commission to address letter to the City addressing that the County does not recognize the sub-lease and there is not an agreement in effect as of right now.

Commissioner Spandri had a question if the lease goes to June 2020 and when was it signed.

Ms. Thompson responded yes it goes to June 2020 with the City and it was signed in 1999. She provided termination information on the lease. She restated that the sub-lease agreement with Black Jack's is not in effect but the agreement with the City of Hollister is in effect. Liability would come back to the City of Hollister.

Commissioner Hernandez commented if the City of Hollister has control of the park it is there choice who uses the field with the times and days.

Ms. Thompson responded yes, the City has control of the park.

Commissioner Medina made a comment that in 2017 the commission failed with the contract and is not valid. He would like to see someone oversee the field and hold the keys to give out to the organizations that are using the fields. He stated money is an issue, and knows the fields are being well taken care by the organizations, but also, wants the organizations to know that the fields are not there's.

Commissioner Spandri said the purpose of the fields is to be community based for the youth. The City should have more control over the fields. The organizations that use the fields need to have a working relationship. Her goal is to make it better for everyone, to keep the parks safe and in good shape. Her hope is for the City to give all an equal shared amount of play time especially for the none-profits.

Commissioner Hernandez would like the fields to be managed fairly. He would like to see a master schedule with the City running it.

Commissioner Spandri has a goal for the contracts to have an annual review.

Commissioner St. John commented that there is a communication problem between all parties and there needs to be a contact person for each group with a game plan to move forward with their needs and wants.

Barbara Thompson made a recommendation for the Vet's Park Ad Hoc to come up with an agreement that the Vet's Park Commission could agree on.

Open to public comment.

Joe Monteon the President of Black Jack's said his goal is to have the safest park for girls to play on. He agrees there has been communication failures on their side but agrees to better that. Black Jack's met with Little League and Hollister Heat to see what their wants were. Little League

would like Saturday's and Hollister Heat would like Thursday's. He would like to keep the schedule open and flexible but not locked down because of future changes that could arise with scheduling. Black Jack's request is to use the field four days a week while they continue to maintain the field.

Commissioner St. John said the key is communication and as long as there is communication all parties can express their needs and wants without having to have a lock down schedule.

Commissioner Medina would like to know what is the in town to out of town participation with Black Jack's. How can Black Jack's guarantee there will not be a team from Monterey or Salinas using Hollister's field.

Joe Monteon responded that two teams are 100 percent from Hollister with the other team being around 30 percent from Hollister. He is open to signing an agreement that a certain percentage of Hollister residents need to be on a team.

Commissioner Spandri said that her concern is that the fields are meant to be used for local youth only. If there is a team with 65 percent out of town how is that benefiting the local youth. Another concern is how is Black Jack's going to guarantee a smooth transition of communication when there has been a bad record of not following through.

Joe Monteon said that he is the President of Black Jack's and everything will be going through him or Sal. Andrew is the Director and will deal with anything legal or financially.

Commissioner Hernandez recommends that the contract states that the leagues attend the Vet's Park Commission meetings and have the President of the league be the point of contact. If they do not follow through and stay in contact then the contract can be broken.

Joe Monteon would like to see girls from the community from an older age continue to play but it is hard in this community to get enough girls for that age group to have 100 percent from Hollister is not realistic. With the younger age groups it will be easier to have 100 percent from Hollister.

Commissioner Medina would like to know how many girls it takes to build a team.

Joe Monteon responded on average 12, but with traveling teams 15 to 16.

Commissioner Medina says he is thinking of going with a 65 percent threshold for locals to be on a team. He addressed to Black Jack's that there is an average of four meetings a year with the Vet's Park Commission and wants them at every meeting.

Commissioner St. John clarified that the contract is not in affect right now and when is the normal time for renewal.

Barbara Thompson clarified the contract is not in affect but if it had been approved the contract would had gone to 2022.

Tina Garza from the City of Hollister Recreation spoke on the field maintained by Black Jack's that it is in great condition for the youth in the community but not for older adult woman who play. As a City she has to look at the whole community and not one organization. She said the communication with Black Jack's is not great and never hears back when asked to move equipment. The City has a policy from 2012 stating the fields are to be used by local residents.

Commissioner Spandri feels all the sub-leases should be terminated and should have the City take over the fields. She would like to know if the City has the funds to maintain the field.

Tina Garza responded that she has budgeted in her budget for maintenance of the field as of July 1 if the Board approves it. Hollister Heat and Little League have shown interest in helping maintain the field. Her request from Black Jack's to have better communication with the City moving forward.

Commissioner Spandri asked if in the contract language could be included for the organizations to help maintain the fields or a fee will be added.

Tina Garza responded that yes the language can be added to the new contracts.

Commissioner Hernandez feels there should be a backup plan for funding of the fields. If the organizations are not maintaining the fields then there will be a daily fee incorporated.

The Commissioners and Tina Garza spoke about budgeting for the fields and that when the economy gets bad the first thing to come off the budget is the parks. There needs to be a plan in place not to depend on the budget from the City for maintenance of the fields.

John Lopez from Hollister Heat feels that things are changing and the groups are all starting to work together. He feels scheduling needs to be done properly and with the Ad Hoc Committee, it should help with the communication barrier.

Commissioner Spandri would like to make a motion for the letter to go back to the subcommittee.

Barbara Thompson provided information on the motion.

Commissioner Medina made a motion to look at a revised agreement with the Vet's Park Commission and the City of Hollister to allow the Black Jack's to come up with a schedule and what is best for the community.

*Motion by Commissioner Medina to approve to look over revised agreement Seconded by Commissioner Duffy. (5/0 vote)*

- c. Review and approve recommendation to the Board of Supervisors to terminate current City-County Operating Agreement for a portion of Vet's Park, either effective immediately or effective June 30, 2020.
- d. Review and approve recommendation to the Board of Supervisors to approve a new City-County Operating Agreement.

Both Item C and D were combined by Barbara Thompson County Counsel.

Barbara Thompson from County Counsel presented a red line operating agreement.

Commissioner Medina recommends that the Chair or Vice-Chair meet with a member of the Ad Hoc and the City of Hollister and come back with an revised copy of the contract for the Vet's Park Commission to approve.

Barbara Thompson responded that is fine.

Commissioner Hernandez asked Tina Garza if there was an issue with going over the contract with the City.

Tina Garza responded that the contract was sent to the City Attorney Jason to look at and Mike was supposed to work with him to go over the contract. She put in some of her input and felt it was fine. She would like the leagues to finish their season and start the new contracts and scheduling beginning in July.

Commissioner Spandri would like to form an Ad Hoc Committee to work on the operating agreement with the City.

Commissioners had a discussion with Tina Garza about communication and all working together.

Commissioners had a discussion of a time frame. The goal is to have the operating agreement done in April.

Open to Public Comment.



Joe Monteon recommended having a monthly meeting with all four commissions Hollister Heat, Little League, Tremors, and the City with the Black Jack's.

Tina Garza feels at the beginning of the season it is a good time to meet and discuss events throughout their seasons.

Barbara Thompson referred these meetings through Hollister Recreation and not the Vet's Park Commission.

Direction item will be brought back to the next meeting.

- e. Discussion in regards to the carnival to be held at Vet's Park for the high School May 6-10. Authorize the Board of Supervisors to approve a contract for the 2020 Carnival.

Commissioner Spandri will be involving the Sheriff's, HPD, and probation for safety protocols. She will bring last year's contract and will add the updated changes. The location is good because there is more room and bigger parking space. Six additional security guards will be added. She would like the High School to be more involved in parking.

Commissioner Medina said it's a good idea and will need all the Leagues to be on board.

Barbara Thompson responded that this year there will be a code section pertaining to carnivals.

Dulce Alonso provided information that there is a license requirement that they need to notify neighbors within a certain distance and will share the County Code with more details and how to review the process.

Open to public comment.

John Lopez stated the carnival lands during the week of their play offs. Would like to know if it is possible to have earlier games.

Commissioner Spandri said that parking is going to be full and restricted. Hollister Heat field is far enough that it will not be an issue with fly balls.

Commissioner Medina made a motion to have the carnival to be held at the Vet's Park.

*Motion by Commissioner Medina to approve the carnival at Vet's Park for the High School May 6-10 and authorize Board of Supervisors to approve contract for the 2020 Carnival Seconded by Commissioner Duffy. (5/0 vote)*

- f. Discussion in regards to the Rancho/Maze Band wanting to use the Little League parking lot area for a spring boutique fundraiser, for dates 4/26 or 5/3.

Commissioner Spandri provided information that it will be a fundraiser and will be held on a Sunday. She provided information to the Rancho/Maze Band that they would have to go through the same process as the carnival and they wanted to know if this would be possible.

Discussion between Commissioners if the Leagues would be ok with it.

Open to public comment.

No one wished to speak.

Motion made by Commissioner Medina.

*Motion by Commissioner Medina to allow Rancho/Maze band to speak to the Little League and Babe Ruth if the fields would be available 4/26 or 5/3 for their spring boutique fundraiser Seconded by Commissioner Duffy. (5/0 vote)*

- g. Discussion in regards to having quarterly or monthly meetings.

Commissioner Spandri would like monthly meetings to discuss leases and operating agreements.

Discussion between Commissioners regarding monthly and quarterly meetings or possibly special meetings. Barbara Thompson provided information.

*Motion by Commissioner Spandri to have a special meeting on March 2, 2020 Seconded by Commissioner Hernandez. (5/0 vote)*

## 7. Adjournment:

**Motion made by Commissioner Spandri and seconded by Commissioner Hernandez to adjourn the meeting. Meeting adjourned at 8:47 p.m., until March 2, 2020 at 7:00 p.m. for a special meeting. (5/0 vote)**