TWAIN HARTE COMMUNITY SERVICES DISTRICT
Board of Directors Regular Meeting
October 8, 2025

CALL TO ORDER: President Mannix called the meeting to order at 9:00 a.m. The following Directors, Staff, and Community Members were present:

DIRECTORS:
President Mannix
Director Sipperley
Director Bohlman
Director Dearborn
Director Mitchell

STAFF:
Tom Trott, General Manager
Lewis Giambruno, Operations Manager
Neil Gamez, Fire Chief

AUDIENCE: *12 attendees*

PUBLIC COMMENT ON NON-AGENDIZED ITEMS:

Assistant Chief Nathan Gorham from CAL FIRE Tuolumne-Calaveras Unit attended the meeting to thank Chief Gamez and the Twain Harte Fire Department for their assistance during the recent lightning complex fire. He commended the staff for standing shoulder to shoulder with neighboring agencies and demonstrating exceptional teamwork.

CONSENT AGENDA:

A. Presentation and approval of financial statements through September 30, 2025.

B. Approval of the minutes of the Regular Meeting held on September 10, 2025.

MOTION: Director Sipperley made a motion to accept the consent agenda in its entirety.
SECOND: Director Bohlman

AYES: Sipperley, Mannix, Bohlman, Dearborn, Mitchell
NOES: None
ABSTAIN: None

NEW BUSINESS:

A. Discussion/action to adopt Resolution #25-22 – Resolution of Appreciation for Carol Hallett.

MOTION: Director Sipperley made a motion to adopt Resolution #25-22 – Resolution of Appreciation for Carol Hallett.
SECOND: Director Dearborn

AYES: Sipperley, Mannix, Bohlman, Dearborn, Mitchell
NOES: None

ABSTAIN: None

B. Discussion/action to approve the third amendment to the Automatic Aid/Mutual Aid Agreement Tuolumne County Fire Service Providers.

MOTION: Director Sipperley made a motion to approve the third amendment to the Automatic Aid/Mutual Aid Agreement Tuolumne County Fire Service Providers.
SECOND: Director Mitchell

AYES: Sipperley, Mannix, Bohlman, Dearborn, Mitchell
NOES: None
ABSTAIN: None

C. Discussion/action to accept a proposal from a local business to improve Park Fund revenue by leasing the Baseball Field snack shack.

MOTION: Director Bohlman made a motion to accept a proposal from a local business to improve Park Fund revenue by leasing the Baseball Field snack shack.
SECOND: Director Sipperley

AYES: Sipperley, Mannix, Bohlman, Dearborn, Mitchell
NOES: None
ABSTAIN: None

D. Discussion/action to adopt revisions to Policy 1065 – Facility Rental Fee Schedule.

MOTION: Director Sipperly made a motion to adopt revisions to Policy 1065 – Facility Rental Fee Schedule.
SECOND: Director Bohlman

AYES: Sipperley, Mannix, Bohlman, Dearborn, Mitchell
NOES: None
ABSTAIN: None

E. Discussion/action to approve grant-funded Eproson Park projects proposed by the Land Resiliency Partnership.

MOTION: Director Sipperley made a motion to approve grant-funded Eproson Park projects proposed by the Land Resiliency Partnership.
SECOND: Director Dearborn

AYES: Sipperley, Mannix, Bohlman, Dearborn, Mitchell
NOES: None
ABSTAIN: None

F. Update on unimproved parcel vegetation management compliance with Ordinance #30-01 – THCSD Fire Code.

REPORTS:

President and Board Member Reports

- *President Mannix attended Supervisor Kirk's town hall and Board of Supervisors meeting.*
- *The Tuolumne County CSDA is going to be held on the second Monday of November (11/10/25) at 1pm before the LAFCO meeting at 3pm encouraged all to attend.*

Fire Chief Report by Chief Gamez

- *A verbal summary of the written report was provided.*
- *A verbal summary of the written report was provided by CERT John Buckingham.*

Water/Sewer/Park Operations Report Provided by Operations Manager Giambruno

- *A verbal summary of the written report was provided.*

General Manager Report Provided by General Manager Trott

- *A verbal summary of the written report was provided.*

ADJOURNMENT:

The meeting was adjourned at 10:33 a.m.

Respectfully submitted,

Kimberly Silva, Board Secretary

APPROVED:

Eileen Mannix, President