Roseville Roundhouse MRA

General Meeting Minutes June 1st, 2019

- Quorum
  - Officers present: Keith, Bill Dillon, John B.
  - Members present: John E, Lou, Dick, Jud, Bill D., Gary, Chris, Lin, Josh, Ken Rattay, Bob F. Mark, Wayne, Gerry, Josh J.
- Welcome
- Sign up for membership. See sign up form
  - John E, Lou, Dick, Jud, Bill D., Gary, Chris, Lin, Josh, Ken Rattay, Bob F. Mark, Wayne, Gerry, Josh J.
- Voting in of Officers. In order to set up the company 4 officers volunteered to use their names: Keith, President, Bill Dillon, VP, Bob Ellis, Secretary, John Bowles, Treasurer. Now we decide the real officers. Please use the ballot forms to either fill in a name or tick off one existing. Remember only members can vote.
  - Keith President -17 for
  - VP – Bill Dillon 10, Lou 7
  - Secretary – John E. 16
  - Treasurer – John B. 17
- Discussion of how 501c3s with board of directors
- By Laws. Initial by laws were used to set up the association. These were contrasted with the Clubs by laws. The following occurred to move the association by laws closer to the club ones.
  - Motion to reinstate the 2 board member signatures required under new article X. The exact wording is “All funds shall be disbursed by checks with two officers signatures required”.
    - Approved
  - Motion that article 4.3.c remove “and countersigned by the president”
    - Approved
  - Article 12 of old Bylaws: planning committee (was deleted)
    - No action still removed
  - Article 16 of old Bylaws Membership fees was removed in new Bylaws.
    - Motion to restore Article 16 as written. This will become Article 21 in Association By laws.
      - Approved (Joshua Nay)
  - Steve brought up Article 19a. bad wording
    - Motion to change any member who proposes that disciple may bring it to the board of directors Part be if Disciplinary action is TAKEN
      - Motion tabled pending better language from Steve.
- Further By Law discussion and changes are to be held in future meetings. Such changes include officer responsibility to adhere to 501c3 requirements such as filling out 990N and California tax forms, keeping of member lists
- Membership fee : $20 per month until lease expires.
  - Motioned/Approved
- Association received its first donation : 3D Train Stuff LLC (Brad Brown’s company) for $2500.

- Real estate committee (Steve)
    - General sense is that the availability of class A office space and retail are not practical.
    - Contacted 3 agents
    - Discussing with contacts
        - We cannot tell people that can write off reduced rent as donation.
        - But they could donate back the offset value.
        - Steve got contact for people who worked for UP and BNSF
        - Flex space is likely to be $0.95->$1.40 (warehouse/industrial)
- Bill Dillon notes
    - Denios, wouldn't confirm anything longer than a year. Bill told them 10 years due to required work
    - Followed up an email with John Allard. Asked about land. Plans to ask Placer county about land.
    - Talked to people about donations and got positive feedback
    - Wants to talk to the SPCA again
    - Talked to Tom Sullivan about Facebook
    - Lots of grant possibilities like Operating grant.
- John B. Property
    - Talked to CBRE
    - Met with a VP who is a model railroad fan. They are out looking
    - Based on his search, won't be able to afford commercial space
    - Did find a place next to Wild Bill's Tatoo. The old recording studio (Behind the old Bank off Lincoln and Vernon)
        - 3200SQ FT Right in the heart of downtown right now is ~$4000
        - RIGHT ACROSS from railroad hobbies.
- Chris R. Building next to shredding place. Think it's owned by Denios
- Keith on Buying land
    - Roughly Land $87,000
    - ~$70K to put up the building
    - Ken R suggested contacting farmers as they often have buildings that they rent out.
- Motion to adjourn
    - Approved