

Board of Directors Meeting Minutes

Date of Meeting:	02/11/2026	Time:	4:00 PM
Minutes Prepared By:	Heidi Savage	Location:	953 10 th Street

Attendance

Present DMP: Ann Endlsey, Sue Zwahlen, Gabriela Guerrini, Chelsie Webster, Mike Moradian, Robert Lytle, Casey Kahler, Makayla Whitney

DID: Amanda Heitlinger, Maria Apodaca, Edward Rubalcaba, Julie Betts-Albert, Michelle Patino, Thomas Guerrero, Sarah Aaronson

Absent DMP: Chad Hilligus

Others Amy Wolfe, Heidi Savage, Sandra Hilton-Kaepp, Sara Lowry, Jessica Hill, Eric Bonander

Discussion

#	Topics	
1	Open Meeting and Introductions - Amanda opened the meeting at 4:07 p.m.	Gabriela G./Amanda H.
2	Presentation and discussion about board governance work groups. - Gabi called for a motion to form work groups. o Board approved the formation of work groups, with work group 1 to report on March 11, 2026, and work groups 2 and 3 to report on April 8, 2026. (M. Moradian/ S. Zwahlen; Unanimous)	Amy W.
3	City of Modesto Updates Eric provided a comprehensive update on current City of Modesto initiatives, recent developments, and upcoming projects relevant to the downtown district.	Eric B.
4	DID Approval of 11/12/2025 Joint Board Minutes - Amanda called for approval of the minutes for the meeting of 11/12/2025 o Board approved the minutes as presented. (J. Betts-Albert / S. Aaronson; Unanimous)	Amanda H.
5	DMP Approval of 11/12/2025 Joint Board Minutes - Gabriela called for approval of the minutes for the meeting of 11/12/2025 o Board approved the minutes as presented. (C. Webster/ M. Moradian; Unanimous)	Gabriela G.
6	Public Comments - No public comments were made.	Any
7	Downtown Administrative Report - Sandra and Heidi recapped both recent and upcoming activities, programs and initiatives.	Sandra H. / Heidi S.
8	DID Action: Discuss Financials - Sandra presented the July 2025 – January 2026 financials to the board.	Sandra H.

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- Board approved the financials as presented. (E. Rubalcaba/ M. Apodaca; Unanimous)

9	DMP Action: Discuss Financials - Heidi presented the YTD 12/31/25 financials to the board ○ Board approved the financials as presented. (S. Zwahlen/ M. Moradian; Unanimous)	Heidi S.
10	DMP Action: Discuss 2026 Board Member and Officer Nominations - Heidi presented the 2026 board member and officer nominations to the board. ○ Board approved board members and officers as presented. (A. Endsley/ M. Moradian; Unanimous)	Heidi S.
11	DID Action: Discuss DID/DMP Sponsorship Criteria - Sandra presented the current DID/DMP Sponsorship Criteria to the boards. ○ The boards decided to defer any decision until after their strategic planning is completed. No action taken.	Sandra H.
12	DMP Action: Discuss DID/DMP Sponsorship Criteria - Sandra presented the existing DID/DMP Sponsorship Criteria to the boards. ○ The boards decided to defer any decision until after their strategic planning is completed. No action taken.	Sandra H.
13	DMP: ARPA Beautification Projects Update - Heidi presented updates on downtown beautification projects using American Rescue Plan Act (ARPA) funds.	Heidi S.
14	Board Member Forum There was a general round table discussion	Any
15	Adjourn Regular Meeting Gabriela adjourned the meeting at 6:18 p.m.	Gabriela G.

NEXT MEETING

- Date: 03/11/2026 Time: 4:00 p.m Location: 953 10th Street
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