

DEL MONTE FOREST PROPERTY OWNERS (DMFPO)
Board of Directors Meeting
Monday, April 11, 2016 – 4:00 PM
Pebble Beach Community Services District (PBCSD) Board Room

MINUTES

DIRECTORS PRESENT: Kamlesh Parikh – President LeBon Abercrombie Bob Hutchison
 Jeff Fuller – Vice President Bart Bruno Maureen Lyon
 Brenda Anderson – Secretary Lucy Carlton Jo Perron
 Jack McKenna – Treasurer Charles Delahay

DIRECTORS ABSENT: Debra Graham - resigned

GUESTS:

Mike Niccum, General Manager, PBCSD

Doug Renick, DMFPO member

Dawn Mathes, Director of Environmental and Governmental Affairs, Pebble Beach Company (PBCo)

Don Eastman, Past President, DMFPO

Ned Van Roekel, Past Treasurer, DMFPO

- 1) **Call to Order:** President Parikh called the meeting to order at 4:00 p.m.
- 2) **Change/Approve Agenda:** Moved by Director Lyon, seconded by Director Anderson and unanimously carried to approve the agenda as presented.
- 3) **Public Comment:** None
- 4) **Minutes:** Moved by Director McKenna, seconded by Director Bruno and unanimously carried to approve the minutes of the March 14, 2016 regular meeting.
- 5) **Special Agenda Items:** Director Parikh gave a web presentation in memory of Zaha Hadid, world renowned architect.
- 6) **Reports of Representatives & Observers**
 - a) **Architectural Review Board (ARB):** Director Bruno gave highlights of the meeting held during the period. Projects reviewed were construction of a 3,200 square foot residence at 2887 17 Mile Drive and a remodel at 1016 Rodeo Road adding 275 square feet.
 - b) **County Land Use Advisory Committee (LUAC):** Director Lyon reported on the meetings held March 17 and April 7th; agendas for those meetings were provided for reference. Dr. Van Roekel has been appointed to the LUAC.
 - c) **Community Advisory Board (CAB):** Next meeting is scheduled for June 1, 2016.

- d) **Pebble Beach Community Services District:** Director Hutchison was unable to attend the meeting held March 25, 2016. Mr. Niccum reported the District budget is in process and the Long-term Capital Outlay Program and the Long-term Financial Plan were adopted. Engineer Becker gave an update on the Lodge Area Improvement Project at the meeting, stating the project is going smoothly despite last minute involvement with PG&E installing gas lines. Forest Lake Reservoir is nearly full.

7) Regular Agenda Items:

a) Officer Reports:

- i. President – President Parikh had no report.
- ii. Secretary – As of today, donations total \$8,195 as compared to \$7,030 at this point last year.
- iii. Treasurer – Director McKenna reported that financials through March are on track with projected, with \$6,795 in the DMFPO checking account and \$152,797 in savings.

b) Committee Reports

- i. Membership – 1,180 compared with 1,174 this time last year.
- ii. Newsletter – Director Abercrombie reported that the April – June 2016 newsletter has been mailed and received by some today.
- iii. Nominations & Elections/Bylaws – President Parikh is seeking a chair for the committee to replace recently resigned Director Graham.
- iv. Presentations/Seminars – President Parikh is seeking a chair for the committee to replace recently resigned Director Graham.
- v. Roads and Land Use – Chair Hutchison was collecting 2016 director road surveys and plans to observe noted poor condition road areas with Shawn Casey in the near future. The next committee meeting is May 26th. Ms. Mathes conveyed that PBCo management would like to coordinate with DMFPO representatives to hold the annual roads meeting in May.
- vi. Semiannual Meeting – Roundabout construction by Ariana Green of TAMC, Pebble Beach Company capital improvements by Dave Stivers, and emergency notification and assistance by Fire Chief Mark Mancini will be topics at the May 22nd meeting in the main ballroom. Chair Lyon is meeting with Julie Bullas at Spanish Bay to finalize next week. Any suggested speakers for the October semiannual meeting is greatly appreciated.
- vii. Traffic & Safety – Chair Fuller reported the next meeting is April 26th.
- viii. Website – Chair Abercrombie reported the site is functional and routinely updated.

- 8) Pebble Beach Community Services District:** Mike Niccum reported that annual fire inspection notices have been mailed out. The District newsletter will be mailed in early May. The board room sound system will be updated within the month. The Fire Department Open House and Safety Day is scheduled for Saturday, June 25th.

- 9) **Pebble Beach Company:** Dawn Mathes reported the Fairway One demolition is underway. A community letter will be sent out to residents providing information on PBCo capital improvements and Roundabout construction. A schedule of town meetings on Roundabout construction is available on the Transportation Agency for Monterey County web site at tamcmonterey.org. Ms. Mathes suggested drivers use the WAZE application to get real-time traffic & road information during roundabout construction.
- 10) **Del Monte Forest Conservancy:** The next board meeting is scheduled for May 18th.
- 11) **Pebble Beach Riding and Trails Association (PBRTA):** No report.
- 12) **Old Business:** None
- 13) **New Business:** Director Anderson reported a house on Rodeo Road with standing water in front. Ms. Mathes will convey this to Shawn Casey (PBCo owns the drainage system in the Forest and Shawn Casey is the contact for channel and culvert issues). Director Anderson will attempt to resolve other issues related to the same property.

President Parikh announced “A Table Affair 2016” to be held Thursday, April 21st at the Conference Room at the Lodge at Pebble Beach. The beneficiary of donations is AIM for Mental Health, a youth mental health advocacy organization.

Ideas for a theme for the DMFPO table at the Fire Department Open House and Safety Day on June 25th would be greatly appreciated.

- 14) **Closed Session:** There was no closed session held.
- 15) **Adjournment:** It was moved and carried to adjourn the meeting at 4:54 p.m.

Respectfully submitted by Laura Dadiw for Secretary Brenda Anderson

NEXT MEETING
Tuesday, May 9, 2016 – 4:00 PM
Pebble Beach Community Services District Boardroom
Forest Lake and Lopez Roads