

**DEL MONTE FOREST PROPERTY OWNERS (DMFPO)**  
Board of Directors Meeting  
Monday, April 9, 2018 – 4:00 PM  
Pebble Beach Community Services District (PBCSD) Board Room

**MINUTES**

**DIRECTORS PRESENT:** Kamlesh Parikh – President      LeBon Abercrombie      Maureen Lyon  
Lucy Carlton – Secretary      Bart Bruno      Robert Roland  
Charles Delahay – Treasurer      Kendra Evans      Katie Spitz  
Jacqueline Fobes      Ned Van Roekel

**DIRECTORS ABSENT:** Jeff Fuller – Vice President

**PRESENT:**

Suha Kilic, Deputy General Manager, PBCSD

Mark Mancini, Battalion Chief, Fire Protection and Planning, PBCSD / CAL FIRE

Dawn Mathes, Environmental & Governmental Affairs, Pebble Beach Company (PBCo)

Hampton Stewart, DMFPO member

Don Eastman, DMFC board member

Mary Jane Abercrombie, DMFPO member

Averil Nero, DMFPO member

Laura Dadiw, Board Clerk

1. **Call to Order:** President Parikh called the meeting to order at 4:00 p.m.
2. **Change/Approve Agenda:** The agenda was unanimously approved as presented.
3. **Public Comment:** Averil Nero proposed that DMFPO provide a large thank you card for the hard working firefighters to be signed by event attendees at the PBCSD Open House and Safety Day on June 23, 2018; this was done in the past and was very well received by both the public and the firefighters. Mrs. Nero also publicized the 15<sup>th</sup> annual *A Table Affair* to be held on Thursday, May 31, 2018 from 2-6pm at the Inn at Spanish Bay. There will be 50 tables on display. The beneficiary is Peace of Mind Dog Rescue that places senior dogs.
4. **Minutes:** It was moved by Director Carlton, seconded by Director Lyon and unanimously carried to approve the March 12, 2018 regular meeting minutes as presented.
5. **Special Agenda Items:** None
6. **Reports of Representatives & Observers**
  - a. **Architectural Review Board (ARB):** Director Bruno reported on the meeting held March 22, 2018 and provided the minutes of the meeting.

- b. **County Land Use Advisory Committee (LUAC):** Director Lyon reported on the two meetings held during the period. Plans for a project on Lariat Lane drew neighbors that did not want the house built due to it being two-story in a primarily single story area: the LUAC approved the plans with height conditions. Authorization for after-the-fact removal of nine oaks from an empty lot was approved by the committee. A review of the draft short term rental (STR) ordinance was the primary topic of the second meeting. The statement was made by PBCo that as the de facto homeowners association for the Forest it does not support unlimited home stays that are allowed under the first tier of the new ordinance. Residential lots in Pebble Beach are subject to underlying deed restrictions including prohibition against commercial, business, and non-single family use of residences. Ms. Mathes strongly encouraged residents to weigh in on the draft STR ordinance during upcoming LUAC meetings. Director Abercrombie may post to the DMFPO web site notices of upcoming LUAC meetings where STRs will be discussed.
- c. **Community Advisory Board (CAB):** President Parikh provided the minutes of the meeting held March 7, 2018, reported on at the last board meeting.
- d. **Pebble Beach Community Services District:** Director Fuller was absent however provided notes on the meeting held March 27, 2018.
- e. **Open Space Advisory Committee:** The next meeting is tomorrow.

## 7. **Accept Reports of Officers and Committees**

- a. President Parikh commented throughout the meeting.
- b. Secretary Carlton had no report.
- c. Treasurer Delahay reported on the fiscal period ending March 31, 2018, with revenues \$5,000 over budget and expenses \$1,600 under budget. There is currently approximately \$166,000 and \$5,000 in the Chase savings and checking accounts respectively.
- d. Membership – Director Evans reported 2018 membership at 1,124, 126 memberships (\$6,300) over this time last year. Donations are less than previous years at this point due to correspondence to members now clearly stating there is no tax deduction due to DMFPO's 501c4 status. The April membership letter is scheduled to be mailed today. A meeting to discuss the proposed DMFPO presentation slideshow to display on screen at events is scheduled for April 24<sup>th</sup> at 1:00pm with Directors Evans and Lyon, Rick Verbanec (PowerPoint expert), Don Eastman (photographer), and Laura Dadiw.
- e. Newsletter – Director Abercrombie reported the April – June 2018 edition is mailed. Feature author, Neal Hotelling announced his retirement. The Committee is soliciting several potential authors to provide one feature article per year.
- f. Nominations/By-laws – **It was moved by Director Carlton, seconded by Director Lyon and unanimously carried to appoint Robert Roland, Jacqueline Fobes, and Ned Van Roekel to the DMFPO board of directors.**

The newly appointed directors took their seats with the board.

- g. Presentations/Seminars – Director Lyon reported that Jeff Lindenthal of Monterey Regional Waste Management District gave an interesting presentation on March 18, 2018 on the expanded Materials Recovery Facility at the Marina Landfill. There were approximately 22 people in attendance.
  - h. Roads and Traffic – Director Fuller was absent. A date will be set for a meeting between PBCo and DMFPO roads representatives in May.
  - i. Safety – Director Carlton reviewed crime statistic reports provided by the Monterey County Sheriff’s Office for the first quarter of the year. David Stivers of PBCo will present crime prevention measures at the May 20<sup>th</sup> Semiannual Meeting.
  - j. Semiannual Meeting – Director Lyon reported the May 20<sup>th</sup> meeting will be held in the Saint Andrew’s Room instead of the ballroom and will feature Pebble Beach Fire Department/Cal Fire on the Napa and Southern California fires as they relate to Pebble Beach. David Stivers of PBCo will speak on current projects, public safety/crime prevention, and the 2019 PBCo centennial and US Open.
  - k. Hiking and Equestrian Trails – Director Bruno, though resigned as chair of the committee, gave a report. The next trail maintenance day with PBCo is scheduled for April 24<sup>th</sup>, the last Tuesday of the month. He is continuing plans for realigning a trail to span Sawmill Gulch near Mission Road on MPCC property using 40’ x 7.5’ truck trailer beds affixed to struts placed well outside the streambed. MPCC will apply for the project permit, and will assist with funding and construction, along with PBCo contributing \$10,000. A request by DMFC to realign the Red Trail next to the Casita de Lemos on Dunes Road is being reviewed by the Committee and PBCo. Director Bruno recognized DMFC for its commendable job in realigning a portion of the Green Trail to remove it from a streambed. The next HETC meeting is scheduled for April 11, 2018 at 4:00 pm.
  - l. Website – Chair Abercrombie has posted a notice for the upcoming Semiannual Meeting on May 20<sup>th</sup>.
8. **Pebble Beach Community Services District:** Deputy General Manager Kilic noted that a report on the diminishing crime trend over the last 10 years was presented to the PBCSD board at its March 27<sup>th</sup> meeting. The board directed staff to continue monitoring crime reports and adjust the schedule of CHP patrol in the Forest to address areas in need of particular enforcement. The District received a Class One rating, up from a Class Two rating set in 2015, from the Insurance Service Office (ISO). Of the 979 California fire agencies and 46,042 national fire agencies, only 19 and 241 respectively are Class One rated. The 15 year long-term capital and financial plans were presented. Chief Mancini reported that defensible space lot inspections will commence in early May. The goats are due in mid-May. Chief Mancini responded to Director Evans’ question regarding the issue that emergency response agencies are having with the County Emergency Management Services director exceeding his authority.

9. **Pebble Beach Company:** Ms. Mathes had reported on items that she had commented on throughout the meeting.
10. **Del Monte Forest Conservancy:** Director Eastman reported on upcoming board and committee meeting dates. Director Van Roekel reported that the Conservancy, with Park District funding, realigned a portion of the Green Trail that has been closed for the new work to settle; a grand re-opening will be held on April 22<sup>nd</sup>.
11. **Old Business:** None
12. **New Business:** None
13. **Closed Session:** There was no closed session held.
14. **Adjournment:** The meeting was adjourned at 5:05 p.m.

*Respectfully submitted by Laura Dadiw for Secretary Lucy Carlton*

NEXT MEETING

**Monday, May 14, 2018 – 4:00 PM**

**Pebble Beach Community Services District Boardroom - Forest Lake and Lopez Roads**