

SMPOA Meeting Minutes

November 15, 2022

OPENING

President Seth Fonti called the meeting to order at 7:30 pm. via ZOOM.

PRESENT

The following Board members were also in attendance: Vice President, Howard Gould; Architectural Committee Chair, Mark Stoeckinger; Ed Weitzer; Secretary, Desa Stoeckinger; Treasurer, Rachael Klein; and Norm Dupont. Also, in attendance was: Parliamentarian Rick Silver. Absent were Website Manager Arthur Chan and Kristina Pabst.

COMMITTEE REPORTS

Treasurer's Report - Rachael Klein

The Block party was a success. Many neighbors attended and enjoyed many activities, socializing and food. Some residents paid past dues owed, and the face to face interactions with neighbors was positive.

Rick Silver commended Rachael, Kristina and their committee volunteers on the great organization and work done to make this party a success.

	A	B
1	Summary SMPOA Financials for October 2022	
2	Banc of CA (BCA) — Business Checking	\$23,147
3	Stifel Investment	\$363,923
4	TOTAL SMPOA ASSETS	\$387,070
5	Block Party Donations	\$3,515
6	Dues	\$950

7	Rush Fee for Escrow Documents	\$100
8	TOTAL REVENUE	\$4,565
9	Dog Waste Bags	\$314
10	QuickBooks Fees	\$4
11	Website Maintenance	\$252
12	Block Party: Printing Fliers	\$326
13	TOTAL EXPENSES	\$897
14		
15	NET OPERATING INCOME	\$3,668
16		
17	Stifel Investment Portfolio Activity	
18	Income & Distributions	\$2,651
19	Unrealized Gain/Loss	-\$1,191
20	NET CHANGE IN STIFEL PORTFOLIO	\$1,460
21		

Summary of Financials:

-Net Operating Income for October 2022 was net positive **\$3,668** as a result of Block Party revenue dues, and a rush fee for escrow documents.

-Revenue excludes Block Party revenue totaling \$7,052 and expenses totaling \$5,371. Net impact of November revenue and expenses clearing results in an additional \$1,681

-Total Block Party earnings totals \$4,335 pending reconciliation checks

-Other upcoming expenses: Tax review with accountant

-Stifel account information not available yet (delayed financials)

•BLOCK PARTY FINANCIALS

-Dues collected in on-site cash/checks: \$970; Donations collected in on-site cash/checks: \$550

BLOCK PARTY NET SEPTEMBER	(535)
BLOCK PARTY NET OCTOBER	3,189

PENDING BLOCK PARTY REVENUE

CHECKS DEPOSITED IN NOV	100
ON SITE CASH	787
ON SITE CHECKS (DONATIONS & DUES)	1,421
OTHER CHECKS	140
VENMO	3,605
BLANCO RECEIVABLE	1,000
TOTAL BLOCK PARTY REMAINING REVENUE	7,053

PENDING BLOCK PARTY EXPENSES

BLOCK PARTY SUNSET MESA MERCHANDISE	1,980
BLOCK PARTY IN N OUT TRUE UP	2,504
BLOCK PARTY KING KONE TRUE UP	887
TOTAL BLOCK PARTY REMAINING EXPENSE	5,371

NET PENDING	1,681
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TOTAL BLOCK PARTY EARNINGS	\$	4,335
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Architectural Committee - Mark Stoeckinger

Visits for October 1st, 2022 included the following members: Mark Stoeckinger; Seth Fonti; Phillip Cohen; Len Ovsiowitz; Renee Weitzer and Sam Patel.

- 3706 Oceanhill Way - the proposed construction was approved providing no roofline modification
- 3749 Malibu Vista Drive - modified fence does not cause an OVI
- 3801 Malibu Vista Drive - there appears to be an OVI caused by hedge between 3801 and 3809 Malibu Vista Drive
- 18341 Coastline Drive - current story poles not approved pending next door neighbor's OVI concerns
- 18409 Kingsport Drive - solar panel installation approved pending displaying story poles
- 18444 Coastline Drive - proposed construction not approved. Effected neighbors are coordinating a meeting to determine OVI impact

NEW BUSINESS - Seth Fonti

- Concerns with collecting dues.
 - Consistency in messaging
 - Understanding low grade enforcement mechanisms
 - What the dues collecting process looks like and where we may need some help.
 - Run a pilot program on the top 50 balances via a soft touch outreach such as a letter from the President or the Board, and or actual engagement with the individual homeowners from the Board members.
 - A collaborative method in communication is desirable regarding dues collection before the annual billing cycle early in the new year.
 - A quote from Don Mink for billing services will be solicited.
 - A digital payment system is convenient.
 - Currently when a home sells and closes escrow it needs to be in good standing. Meaning all back dues need to be paid in order for escrow to close.

Update on Flock Cameras and Security

- Flock camera will be installed in November at the corner of Surfveiw and Coastline.

- Homeowner on property for the Flock camera installation has cleared the area for better visibility.
- ADT's latest rotation and presence seems to be effective.
- Rick Silver has been calling the sheriff's office constantly regarding the illegal RV's and trailers on PCH. More residents are needed to call.

NEXT MEETING

The next Board of Directors meeting will be held on Tuesday, December 13th at 7:30 p.m. via Zoom.

ADJOURNMENT

President Seth Fonti adjourned the meeting at 8:21 p.m. and the board entered into an executive session.

Minutes Submitted by: Desa Stoeckinger, Secretary