

— SMPOA Meeting Minutes July 1, 2019 —

President Ed Weitzer called the meeting to order at 8:06pm at his home at 18428 Clifftop Way.

In attendance were the following members of the SMPOA Board: Ed Weitzer, Howard Gould, Sara Epstein, Albert Chang, Paulette Silver, Teresa LeGrove, Martin Legowiecki. Parliamentarian Rick Silver was also present.

Also in attendance were homeowners Jonathan Cherkas, Mark Estes, Robert Taska, Linda Kaye, Judge Bernard Kamins (Ret.), Becky Rickley and Greg Bernstein.

1. TREASURER'S REPORT

Newly-elected Treasurer Teresa LeGrove circulated the attached financial summary to the Board, dated as of June 30, 2019.

The total expense for the 2019 SMPOA Annual Meeting was approximately \$7600. The Board discussed ways in which costs could be reduced for next year's meeting. It was also suggested that the SMPOA provide childcare and/or children's activities at the event in order to encourage more families with young children to attend.

LeGrove noted that she is in the process of getting Quickbooks set up to facilitate SMPOA accounting matters, and that she is also comparing the banking fees charged by Chase and other banks to determine whether the SMPOA funds should be transferred to a different bank.

LeGrove's husband, John Cherkas, is a financial advisor at Stifel and introduced himself to those in attendance. He explained that he had performed some due diligence regarding the state of the SMPOA's financial accounts and that he would be happy to oversee the management of the SMPOA's cash reserves in one or more money market funds at Stifel, which would likely earn more interest than the SMPOA's current accounts.

A motion was voted on and unanimously approved by the Board to authorize the opening of an SMPOA financial account at Stifel for this purpose.

2. OCEAN VIEW INTERFERENCE ("OVI") ON 18310 COASTLINE DRIVE

Architectural Committee (AC) chair Martin Legowiecki reported that he had received at least five (5) emails and other requests from SMPOA homeowners alerting him that a

horizontal steel beam erected on the property at 18310 Coastline Drive likely interferes with the ocean views of numerous homes in the neighborhood.

A number of SMPOA members in attendance at the meeting urged action by the Board and the AC to address what they regarded as serious violations of the SMPOA's CC&Rs.

A motion was voted on and unanimously approved by the Board to have the AC send a cease and desist letter to the owners of the property in question. Among other things, such letter would demand that the owner cease all further construction and comply with the SMPOA's CC&Rs regarding ocean view protection.

3. RVS ON PCH

Rick Silver reported that he had learned from numerous conversations with Stephanie Cohen in County Supervisor Sheila Kuehl's office that the Board of Supervisors is presently reviewing the legal merits of the parking restriction on PCH in order to verify that it is binding, legal and enforceable – even though the Board of Supervisors already approved the parking restriction during a recent hearing.

If the Board of Supervisors agrees that the parking restriction is valid, the matter will next be sent to a committee at the California Coastal Commission, who will determine whether to hold a subsequent hearing on the issue. It is not known when the Board of Supervisors is expected to issue its final determination of the matter.

4. THIRD PARTY SUBPOENA

The Board discussed its receipt of a third party subpoena in connection with an active litigation matter involving a property belonging to two SMPOA homeowners.

5. CLOSING ITEMS

It was agreed that the next regular Board meeting would take place on Monday, August 5, 2019 at 8:00pm at the home of President Ed Weitzer, at 18428 Clifftop Way.

The President adjourned the meeting at 10:10 pm.

Minutes Certified as of July 9, 2019