

— SMPOA Meeting Minutes September 9, 2019 —

President Ed Weitzer called the meeting to order at 8:05pm 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, Martin Legowiecki and Teresa LeGrove. Parliamentarian Rick Silver was also present.

1. OCEAN VIEW INTERFERENCE (“OVI”) ON 18310 COASTLINE DRIVE

A Memorandum of Understanding (“MOU”) with the owners of the OVI property, Mary and David Boies had been approved by the Board at a prior meeting, but it was determined that the proposed MOU would first be shared with affected homeowners before the AC signs off on the terms.

Certain of those homeowners initially complained to the AC that they did not want to allow the MOU with the Boies. In subsequent discussions, it was emphasized that the Boies had modified their initial construction plan and agreed to build based on only the current existing footprint of the home, as well as to lower the height of their roof to 10’11”, lower than the CCR mandated 12 1/2 foot height and lower than the 14 1/2 foot height currently in their construction plan. The negotiation was defined solely as resolving the OVI.

Certain other homeowners wrote a letter to the Board arguing that the Board should file a lawsuit no matter what in order to have the property owners recognize the CCRs and follow traditional A/C approval.

It was brought to the boards attention that there are two issues at play: (1) the specific OVI, which the Boies are offering to resolve ; and (2) the matter of whether the CC&Rs apply to 18310 Coastline Dr. and other 25 homes in the same tract #28339

The Board will clarify Issue #2 in the affirmative at a future annual meeting and understands the history related that specific tract as related to the other 8 tracts listed in the CCRs restated in 2012

A motion was voted on and unanimously approved by the Board to respond in writing to any complainants related to the Boies MOU. It was agreed that the Board would wait to do so until the MOU is signed with the Boies and the immediate steps are taken to eliminate the OVI.

2. ARCHITECTURE COMMITTEE (“AC”) UPDATE

AC chair Martin Legowiecki updated the Board on eight (8) recent AC site visits.

3. WEBSITE

It was discussed that the SMPOA still needs a webmaster to upload information to the website.

4. AIRPLANE NUISANCE

Some Board members discussed the fact that they are bothered by the existence of a flight path over our neighborhood. One member noted that an app is available to lodge noise complaints with the FAA.

5. TREES ON COUNTY LAND

In late September through mid-October, the County will trim County-owned trees on the parkways in our neighborhood. They will come to neighborhood to assess trees. Homeowners can report specific trees at specific addresses to County Public Works Tree Trimming Department by phone 310-348-6454 ext 269 or by using the website: <https://dpw.lacounty.gov/contact/>

6. TREASURER'S REPORT

The attached financial summary was circulated to the Board, dated as of August 31, 2019.

7. RVS ON PCH

As predicted, an Appeal was filed with the Coastal Commission by one of the RV dwellers in the encampment. The parking restriction approved by the County is now expected to be heard in October before the Coastal Commission, but the exact day of hearing is unknown. Fred Gaines will be contacted so that he can communicate with Stephanie B. Cohen's office (Supervisor Kuehl's deputy) regarding the status of the hearing and what, if anything, the SMPOA can do to improve the chances of success for the parking restriction.

8. CLOSING ITEMS

It was agreed that the next regular Board meeting would take place on Monday, October 7, 2019 at 8:00pm at the home of President Ed Weitzer, at 18428 Clifftop Way.

The meeting was adjourned at 9:26pm.