



Contact Us

SUNSETMESA.ORG

EMAIL: SMPOAboard@gmail.com

For President put *President* in the subject line

For Treasurer put *Treasurer* in the subject line

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Architecture Committee: sunsetmesaac@gmail.com

President's Message

Call-To-Action for the Future

As we bring back a special print edition of the Sunset Message we wanted to bring the community's attention to several critical issues.

Annual Meeting & Election

Our annual meeting will be on Sunday, June 9th at 10AM PT. Please look for an email in coming month or check www.sunsetmesa.org for updates. We will post the link to the meeting by May 13th 2024. The board will likely experience turnover this year with critical roles vacant. The existing board was incredibly productive largely due to prioritization and effort from all involved. The only constraint is capacity and volunteers – we urge you to submit your name to smpoaboard@gmail.com.

Key Dates:

- **Candidate Submission Deadline – June 2nd**
- **Candidate Statements Posted to Website – June 9th**
- **Annual Meeting – June 9th**
- **Mail Ballots to Members – June 11th**
- **Final Results – July 10th**

ADT – Potential to Lose Dedicated Coverage

Sunset Mesa has benefitted from security actions taken (e.g. dedicated patrol, Flock Security camera). This can be seen in the significant amount of crime in adjacent neighborhoods (e.g. Huntington, Castellammare, Village and Highlands). Dedicated patrol coverage for material time blocks is a foundational component of this. Due to a lower level of crimes and account turnover ADT membership has fallen to the point they are reassessing their dedicated coverage. The board recommends and urges those who were former customers to renew accounts and for new customers to sign-up. While there are ancillary security providers; none are dedicated and patrolling the neighborhood actively. The following message is from ADT:

As you may know, ADT Patrol has 16 hour dedicated patrols of the Sunset Mesa and Pacific View Estates. Due to attrition and rising business costs, we are working to increase membership so we can maintain our current coverage levels and continue to elevate the safety and security of the neighborhood. If you have already joined, thank you! If you have not joined yet, please consider doing so. We need approximately 40 more members to maintain our current dedicated coverage. Monthly membership cost is \$75. Membership entitles subscribers to an excellent array of individual security services for their home as well as supports the patrol service for the neighborhood. Details can be provided by the area patrol officer or the patrol manager info listed below.

For additional information on our services or to join up, please contact Patrol Officer Sharnee Purdie at 424-731-3156, sharneecroutpurdie@adt.com or Patrol Manager Alan Parrish at 424-271-8251, acparrish@adt.com

Road Closures and Mudslides Update

The board is actively in communication with the interagency responsible for the oversight of both PCH / Porto Marina and Topanga Canyon slide. There has been limited information flow besides public communications and most indications point to a prolonged process that starts with each of these slides drying out. Topanga Canyon is significantly more challenging and the closure will likely be well into the fall, potentially all of 2024. The slide on Porto Marina has a significant amount of history and is interconnected to a number of residential units adjacent and above. While this is on the back of a record rainfall winter, this situation is frustrating and a clear lack of visibility to prepare from the politicians and agencies we entrust. We will continue to exert respectful pressure on these leaders and agencies to at a minimum communicate a more transparent view of solutions and timeline.

Community Safety Update

The SMPOA has been in communication with county addressing the overcrowded RV encampments on PCH between Coastline Dr. and Topanga Canyon Blvd. with a focus on an action plan to move those vehicles out. The following is the latest update we received. The SMPOA is awaiting an action plan and timeline from LASD, CHP, Caltrans and the Coastal Commission on the issue.

Good afternoon,

Thank you for following up with us and for sharing the photos. I have visited the area multiple times myself and noted the same issues and have joined LASD and CHP on visits to these RVs. We are working on a plan with Caltrans and the Coastal Commission to change the infrastructure on this stretch of PCH. As you already know we cannot make changes to the parking signage without Coastal Commission approval. If we were to make the entire area a "No Parking Anytime" zone it would result in all community members being unable to park along PCH. A protected bike lane is something that we support and we are looking at all options to improve bike, pedestrian, and vehicular safety along PCH.

We have sent repeated requests to County Public Works crews to clear trash and debris and will continue doing so. HOST Teams are visiting the area regularly as well.

If we move out the RVs, there is nothing to prevent more RVs from continuing to park along PCH. We are working on identifying parking lots where individuals could legally park their RVs, so Sgt. Soderlund and his officers can offer an alternative option to individuals parking here.

There are thousands of individuals residing in RVs across LA County and this has become a major issue for all LA County communities. We completely understand your frustration and are working on sustainable long term solutions to this problem.

We will continue to be in touch.

Jonah Glickman
Housing and Homelessness Liaison
He/him/his
P: 310.231.1170 | Lindseyhorvath.lacounty.gov
[@LindseyPHorvath](https://twitter.com/LindseyPHorvath)

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SMPOA Treasurer's Report

Summary SMPOA Financials for March 2024	
Banc of CA (BCA) — Business Checking	\$ 64,765
Stifel Investment	\$ 384,239
TOTAL SMPOA ASSETS	\$ 449,004
Dues / Radios / Document Fees	\$ 625
Venmo - Dues net of fees	\$ 3,285
TOTAL REVENUE	\$ 3,910
Payment Processing Fees	\$ 14
Dog Waste Bags	\$ 199
Bounced Checks	\$ 1,375
Storage	\$ 371
TOTAL EXPENSES	\$ 1,959
NET OPERATING INCOME	\$ 1,951
Stifel Investment Portfolio Activity	
Income & Distributions	\$ 1,360
Unrealized Gain/Loss	\$ (800)
NET CHANGE IN STIFEL PORTFOLIO	\$ 559



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Areas of Support Needed & Volunteer Opportunities

Communications – Invoice Requests, Dues Questions
Statement Creation and Mailing
Sunset Mesa Monthly Editorial and Production
Email Requests, Follow-Ups

Please email the board if you would like to help!

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Topanga Lagoon Restoration Project

California State Parks, along with partners including the Resource Conservation District of the Santa Monica Mountains, Caltrans, and Los Angeles County Department of Beaches and Harbors are working on a project funded by the California State Coastal Conservancy to restore Topanga Lagoon. Below is a letter from the SMPOA to the project addressing our concerns.

SUNSET MESA PROPERTY OWNERS ASSOCIATION, INC.

TopangaLagoonRestoration@gmail.com

Dear Sir or Madam:

This will provide the comments of Sunset Mesa Property Owners Association, Inc. (SMPOA), a community of 450 residential homes, on the Draft Environmental Impact Report (DEIR) dated February 2024 for the Topanga Lagoon Restoration Project (Project).

The SMPOA homes are those depicted in the DEIR in Figure 2.1. All of the homes depicted closer (west) to the Project and not within the denoted "City Limit" line in that figure are part of SMPOA. As Figure 2.5 shows in an inset, all of the SMPOA area is within unincorporated Los Angeles County. Although the SMPOA community is outside the defined boundary of the Project as depicted in the DEIR, it is immediately adjacent to the Project and the California Environmental Quality Act (CEQA) requires a regional perspective. (Citizens of Goleta Valley v. Board of Supervisors (1990) 52 Cal.3d 553, 575 ["an EIR may not ignore the regional impacts of a project proposal, including those impacts that occur outside of its borders; on the contrary, a regional perspective is required"].

As a residential community whose sole entrance to and egress from its residential neighborhood is via Pacific Coast Highway (PCH), SMPOA has the following comments.

1. We generally agree with the need to restore the Lagoon and upgrade various beach facilities in the Project area.
2. SMPOA prefers the wastewater upgrade option that the DEIR describes as an Advanced On-Site Wastewater Treatment (AOWTS). This type of on-site disposal seems to better accommodate sustainable growth (or restoration) in this area and avoids the multi-million-dollar construction project that would be required in the alternative—connection to a public sewer connection.
3. SMPOA prefers the AOWTS because it also will reduce traffic impacts caused by the alternative (public sewer connection in the CalTrans right-of-way) due to the need in that public sewer alternative to have trucks idling (with associated diesel fumes) at the Coastline Parking Lot. (See Figure 2-8 in DEIR). PCH is a fragile road system, as is demonstrated currently by the impact of the Tramanto landslide, which has closed one of two northbound lanes immediately south of the Coastline Parking Lot and compounded driving problems for all individuals in this immediate area.
4. SMPOA is concerned that any substantial construction in the Project area could likely result in a "spill-over" of beach traffic into the very limited public parking areas on PCH directly opposite Sunset Mesa. Our community has been adversely impacted (and still is impacted today) by individuals with RVs or bus-like vehicles who elect to park on a full-time or nearly full-time basis in this limited parking. SMPOA has contacted Supervisor Horvath's office about this problem and has also complained to the County Sheriff's Department about this issue. Any construction within the Project area should not be an excuse to simply shovel individuals seeking parking access "further down" (east) toward Sunset Mesa.
5. SMPOA requests that to the extent that the final selected alternative does involve a public sewer connection, that connection should not in any way run through Sunset Mesa. Any sewer line connection should be routed through an existing CalTrans right-of-way on PCH and not through this community.
6. SMPOA requests that to the extent that the final selected alternative does involve a public sewer connection running through the Cal Trans right-of-way at the bottom of the hillside below Sunset Mesa (Figure 2-8), SMPOA requests that a separate geological-hydrogeologic study be conducted to ensure that there are no environmental impacts to the slope and hillside due to construction of sewer pipeline materials at the bottom of the hill. Again, we reiterate that we are in an area of known landslides, with both slides at Tramanto and also in Topanga Canyon Road. While the slope supporting Sunset Mesa has not recently experienced a landslide, it is fragile and an additional study to ensure no adverse environmental impacts is appropriate pursuant to CEQA.
7. To the extent that the final selected alternative does involve a public sewer connection, then SMPOA requests that the proposed "Public Sewer Pipeline Proposed Staging Area" shown at the Coastline Parking and View Deck area (Figure 2-8 in DEIR) be strictly limited in times used for those trucks. SMPOA further requests that all trucks be either electric vehicles or hybrids to reduce the potential emission of diesel fumes from idling trucks. Wind patterns in this area often result in emissions from PCH impacting Sunset Mesa residents. Both Greenhouse Gas (GHG) emission considerations and human health considerations strongly support a mandatory "EV-only" policy for such trucks.

We appreciate your review of these comments. If you wish to contact the commentator, please contact the undersigned at the indicated email address.

Sincerely,

Norman A. Dupont
Member of the Board of Directors,
Sunset Mesa Property Owners Association, Inc.
(ndupont90265@gmail.com)

cc:

LA County Board of Supervisors, 3

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