

Contact Us

SUNSETMESA.ORG

EMAIL: SMPOAboard@gmail.com

For President put *President* in the subject line

For Treasurer put *Treasurer* in the subject line

For Advertising put *Advertising* in the subject line

Architecture Committee: sunsetmesaac@gmail.com

President's Message

Back to Business

The Board wishes everyone a safe and relaxing summer wherever your travels may take you. We recently held our post-election planning meeting and enclosed below, is the '23-'24 Board calendar. This year we will focus our efforts on continued enhancements of the Architectural Committee, continuing our journey of ensuring financial strength for the organization and modernizing and reshaping our CC&Rs. We continue to seek volunteers from community to assist in executing our priorities; huge opportunity both big and small to make our amazing community even better.

2023 – 2024 SMPOA Officers

President: Seth Fonti

Vice President: Howard Gould

Interim Architectural Committee Chair: Mark Stoeckinger*

Secretary: Desa Stoeckinger

Interim Editor of Monthly Message: Arthur Chan**

* *Mark Stoeckinger will transition responsibilities at a future date in 2023 once a successor has been identified and confirmed by the Board*

***Arthur Chan is serving as interim solution for our Monthly Message, but we need a community volunteer to take ownership of production with the help of the Board*

Board Meeting Dates

2023

Tuesday, August 15th, 7:30PM

Tuesday, September 11th, 7:30PM

Tuesday, October 10th, 7:30PM

Tuesday, November 7th, 7:30PM

Tuesday, December 5th, 7:30PM

2024

Tuesday, January 9th, 7:30PM

Tuesday, February 6th, 7:30PM

Tuesday, March 5th, 7:30PM

Tuesday, April 9th, 7:30PM

Tuesday, May 7th, 7:30PM

Annual Meeting: Sunday, June 16th, 10:00AM

CC&R Working Group Meeting Calendar

We are kicking off this effort on August 25th, 2023 and anticipate holding a formal community listening session early in 2024; please check www.sunsetmesa.org for up-to-date information.

SMPOA Update on CC&R Litigation

As previously discussed in the Mesa Monthly and at the Annual Homeowners' meeting, the Association is defending the CC&Rs in a lawsuit brought by one set of homeowners located on Wakecrest Drive, Mr. Alex Filler and his wife, Ms. Miriam Feygenson (Fillers). The Fillers complaint sought a judicial determination (a declaration of rights) that the Association had wrongfully denied their application for a backyard "view deck" adjacent to their pool. The Association denied various forms of the Filler's multiple applications, finding that their plans would interfere with the harmony and conformity of the neighborhood, create an ocean view interference with view deck chairs, sun umbrellas, etc., and create a nuisance impacting the immediate uphill neighbors. The Fillers most recent application describes the project as a pool house with a flat roof, an application which the Association denied on March 7, 2023. The Association's concern is that the Fillers once again intend to utilize this flat roof structure as a "view deck." The Association's concern was augmented by the construction of a series of large concrete steps leading to the roof of the proposed new structure.

After an initial trial date starting in March 2023, the trial court in Los Angeles County Superior Court (downtown) resumed trial on July 10, 2023. The trial, which was heard only by the judge without a jury, concluded the witness phase on July 13, 2023. The trial court did not issue a final decision at the end of testimony. On July 23, 2023, the Association filed a request for a formal Statement of Decision by the trial judge.

We will update the community once the trial court has issued its final decision. As of now we do not know exactly when the trial court will make that announcement.

Emergency Preparedness Update

The Emergency Preparedness Committee is providing 2-Way Emergency Radios for intra-Mesa communication when the power goes out in the next natural disaster such as fire or earthquake. Reserve one today for \$25 and the HOA Emergency Preparedness Committee will deliver it to your door. Email smpoaboard@gmail.com if interested!

Your Sunset Mesa Realtor & Neighbor

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SMPOA Treasurer's Report

Summary SMPOA Financials for June 2023

Banc of CA (BCA) — Business Checking	\$	33,308
Stifel Investment	\$	372,193
TOTAL SMPOA ASSETS	\$	405,501
Dues/Document Fees/Radios/Hats	\$	2,933
TOTAL REVENUE	\$	2,933
Annual Election Balance - Don Mink	\$	500
Transaction Charges: QuickBooks/VENMO Fees	\$	22
Storage	\$	342
TOTAL EXPENSES	\$	864
NET OPERATING INCOME	\$	2,069
Stifel Investment Portfolio Activity		
Income & Distributions	\$	201
Unrealized Gain/Loss	\$	189
NET CHANGE IN STIFEL PORTFOLIO	\$	390

Summary of Financials

- Net Operating Income for June 2023 was net positive (2,069) primarily due to dues recoveries from past due true ups
- Storage fee of \$342 is tied to SMPOA document storage

2023 Calendar Year Dues

Next steps

1. Record *new* Venmo payments - **completed**
2. Identify accounts with no email and set up for mailing - **completed**
3. Create statements for large balances (already started) - **in progress**

Areas of Support/Volunteer Opportunities

- *Standard communications –invoice requests, address requests, dues questions*
 - *Statement creation and mailing*
 - *Email address follow ups*

Reminder! Volunteers for CC&R Revision Group Needed

As previously announced at the annual homeowners meeting and in the Mesa-Ge, the Board is setting up a task force to review the existing CC&Rs and plan for any necessary updates or revisions. If you are interested in serving on this task force, please reply to: SMPOABoard@gmail.com with: "Interest in CC&R Task Force" in the subject line. Please provide your full name, email and phone number as contact information in the email response. We will need your response by no later than July 10th.

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Around the Neighborhood

AC Report for July

- **3540 Surfwood Rd** has an confirmed OVI from a tree at 3603 Surfwood Rd which needs to be trimmed
- **18348 Coastline Dr** - a rear yard cable railing from uphill neighbor at 18434 Coastline Dr does create an OVI however the AC cannot contradict LA County build codes and until that information is available this determination has not been decided.
- **18452 Wakecrest Dr** has a confirmed OVI from a backyard hedge at 3920 Malibu Vista Dr which needs to be trimmed to restore ocean view.

LIMITED SUPPLY OF SUNSET MESA TRUCKER HATS AVAILABLE!

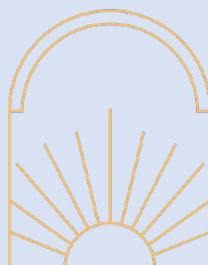


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