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## **Recreation Roundup**

### **Movie Night at Clubhouse**

**Friday, April 21, 7 p.m.**

**“The Jungle Book (2016)”**

**Candy and Sodas Available for Purchase  
Anyone Under Age 12 MUST Have Adult  
Supervision**

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### **Specially for Seniors**

April brings three Sunday afternoon gatherings for seniors. On April 9 and 30, an Aging in Place Task Force will meet at 2 p.m., and on April 23, Senior Game Day will take place from 2 to 3:30 p.m. All gatherings will be in the Pool Pavilion.

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### **Coming in May....**

A Cinco De Mayo Buffet will take place on Friday, May 5, and a Mother's Day Brunch will be served on Sunday, May 14. Also, the first Concert on the Greens happens Saturday, May 27. Get ready for a springtime full of fun!

**the Condor**

The official publication of the Pine Mountain Club Property Owners Association, Inc.

2524 Beechwood Way . PO Box P  
Pine Mountain Club . California . 93222  
[www.pinemountainclub.net](http://www.pinemountainclub.net)  
661.242.3788 . 661.242.1471 (fax)

**Easter at the  
Clubhouse!  
See Page 1.**



# the Condor

The official publication of the Pine Mountain Club Property Owners Association, Inc.

VOLUME 39 . NUMBER 4 . APRIL 2017

*Check out PMC's website at [www.pinemountainclub.net](http://www.pinemountainclub.net)*

## Friends of Condors Announces Spring Viewing Tours in Area

*Steve Larios, Friends of Condors Tour Director*

Thanks to all the people who have taken an interest in the California Condors, the return of the majestic birds flying wild and free is becoming more of a reality. We now have 166 Condors living in the wild in California. Our area of Southern California has 80 birds, and we are again hoping for a successful breeding season as many paired birds have recently been observed at the Hopper Mountain National Wildlife Refuge.

We are organizing more tours this year, as our tours have been

*'CONDORS' Continued on page 3*

## Notice of Proposed E.C. Code Rule Change

The Governing Documents Committee has agreed by consensus to a suggested rewrite of EC Code Section 7.22 D (1). The rule change would allow personal vehicles with advertising decals no larger than 200 square inches (e.g. 12" x 16.6") and no more than three such decals on any personal vehicle to be parked on a property. If a personal vehicle has any advertising decal larger than 200 square inches and/or more than three (3) decals as described above, it must be screened from view by an earth-toned cover or tarp, any time it is parked on the property.

A vote on this rule change will be taken at the open Board meeting at 8:00 a.m. on Saturday, May 20th, 2017 in the Condor Room.

The entire rule with the proposed addition reads: "As used herein, the term "commercial vehicles" shall be defined as stated in section 5.11 of the CC&Rs. A commercial vehicle may only be temporarily parked on the lot or the street during the time the operator of the commercial vehicle is delivering goods or is providing services to the owner or occupant of the residence. Personal vehicles with advertising decals may be parked on the property, but in no case can any advertising decal be larger than 200 square inches (e.g. 12" x 16.6") and no more than three such decals on any personal vehicle. If a personal vehicle has any advertising decal larger than 200 square inches and/or more than three (3) decals as described above, it must be screened from view by an earth-toned cover or tarp, anytime it is parked on the property."

## PMCPOA Board of Directors Election Filing Deadline 4/10

The filing deadline for potential PMCPOA Board of Director candidates is Monday, April 10 at 5 p.m. Letters of Intent, the Candidate Filing Form, the biography/resume and the signed Acknowledgement of Election Materials form are all due at that time.

Once the Board of Directors approves the Election Packet during its April meeting, the Corporate Secretary will direct that the approved packet be submitted for printing.

The next step in the PMC election process will be the "Meet the Candidates" members' open forums, which are scheduled this year for Saturday, May 13th from 1-3 p.m. and Friday evening, May 19th, from 6:30-8:30 p.m. Both are in the Condor Room. The forums are hosted by the Election Committee and moderated by the Corporate Secretary.

The Election Packet is mailed by the Inspector of Elections to the members no later than 30 days prior to the annual meeting of the members.

The Annual Meeting of the Members is held at 1 p.m. on the third Saturday in June, which is June 17 this year.

## Easter Festivities

**Sunday, April 16th**

**Easter Brunch 10am-2pm**

**Condor Room and Condor Lounge**

**Easter Egg Hunt 2 p.m.**

**Lampkin Park**

**(Weather Permitting)**

***Photo opportunities with the Easter Bunny!***

## Tips on How to Secure Your Space Before an Earthquake Hits

*Emergency Preparedness Committee*

An earthquake could happen at any moment. It is important to make your home as safe as possible before an earthquake strikes. First, do a hazard hunt in your home. Go room to room imagining what would happen if the earth and house started shaking. Anything that can move, break or fall when your house starts to shake is a potential hazard.

### **Secure Your Space Hints:**

- Hang plants in lightweight pots with closed hooks, well secured to a joist or stud and far away from windows.
- Install strong latches on kitchen cabinets.
- Use flexible connections where gas lines meet appliances.
- Remove or lock refrigerator wheels, and secure to studs.
- Secure valuable electronics items, such as computers and televisions.
- Keep breakables in low or secure cabinets with latches.
- Move heavy plants and other large items to the floor or low shelves.
- Hang mirrors and pictures on closed hooks.
- Secure free-standing wood stoves, pellet stoves or fireplace inserts.
- Keep heavy, unstable objects away from doors and exit routes.
- Place beds away from windows and items that may fall during a quake. Place only lightweight/soft items over the bed.
- Secure knick-knacks and other small valuables with museum putty.
- Secure top-heavy furniture to studs.
- Secure water heaters with metal straps attached to studs.
- Trim hazardous tree limbs.
- Strap and secure your chimney.

**Reminder: Toxic Roundup Day is Saturday, April 15, 2017 from 9 a.m. to noon. at the Lebec Transfer Station, 300 Landfill Road.**

### **Save the Date!**

## **Lilac Festival is Next Month!**

**Saturday-Sunday, May 20-21**

**9 a.m. to 5 p.m.**

**Parade at 11 a.m. Saturday**

**Arts and Crafts Booths Open All Day**

**International Food Vendors, Restaurants, Shops**

**Live Music**

**Kiddie Amusement Area**

**Admission and Parking are Free**

**[www.pmclilacfestival.com](http://www.pmclilacfestival.com)**

## the Condor

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Pine Mountain Club

Property Owners Association, Inc.  
[www.pinemountainclub.net](http://www.pinemountainclub.net)

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The Condor is published monthly by PMCPOA, Inc. and is the official publication of the corporation. Opinions expressed do not necessarily reflect the views of the Condor Committee, the PMCPOA Board of Directors, or the management. The Condor is mailed to members in good standing. Please contact the PMCPOA office with change of address.

PMCPOA, Inc. does not endorse the products of advertisers in *The Condor*.

The PMCPOA Board of Directors meets on the third Saturday of every month at 10 am in the Condor Room of the Clubhouse. All members are invited to attend the open session. The executive session is a closed meeting for the discussion of and action on legal and personnel matters, third party contracts, and member-requested hearings.

Members may request copies of the open Board Meeting minutes. These requests should be made in writing to the Corporate Secretary. There is a charge per page for making copies of the minutes.

**'CONDORS' Cont. from page 1**

enthusiastically received by all participants, and there is demand for more tours, and more often!

Tours are only offered to those on the Friends of Condors membership list. So, if you have friends who would like to join, please have them send an email to [membership@friendsofcondors.org](mailto:membership@friendsofcondors.org) to provide their name and cell phone number, and to indicate that they would like to join a tour plus the date of the tour they want, and they will be added to our list of members.

Below is a list of the tours scheduled through June 2017. Tours scheduled after June 2017 and in the future will be announced on the Friends website on the calendar in the activities tab, so check our website for updates.

In order to get on a tour, members should apply by sending an email to [tours@friendsofcondors.org](mailto:tours@friendsofcondors.org). Please include the date of the tour you wish, the number of attendees, first and last names of all attendees, and email addresses and cell phone number(s) of all attendees. (Cell phone numbers are critical because we may need to contact you with updates for the tour you have scheduled, or cancellations due to rain, or red flag alerts for fire danger. Those applicants who have not included a cell phone number will NOT be scheduled for a tour.)

Applications for tours will only be accepted after one month prior to the tour date. Email requests received before this cutoff date will not be accepted. Tours are limited to a maximum of 24 people, so applicants will be accepted on a first-come basis, and preference will be given to those persons who have NOT attended a tour in the past 2 years. If you are interested in attending a tour, please sign up as soon as you can after the "Apply" dates, because demand

**'CONDORS' Cont. on page 9**

**The editorial and advertising deadline for the May 2017 Condor is Monday, April 10, 2017.**

## MIL POTRERO MUTUAL WATER COMPANY NOTICE OF ANNUAL ELECTION

In accordance with the By-Laws of the Mil Potrero Mutual Water Company, Inc., the Annual Shareholder's Meeting is scheduled for July 15, 2017, at 10:00 a.m. at the administrative office of the Mil Potrero Mutual Water Company, 16275 Askin Drive, Conference Room, Pine Mountain Club, California. The deadline for clearing the Water Company accounts of overdue charges to be eligible for submitting a proxy shall be June 7, 2017. Shareholders in good standing desiring to place their names in nomination for a seat on the Board of Directors should submit their resume, as defined by the Equal Access Policy adopted by the Board of Directors on May 26, 1987, to the Water Company office no earlier than 8:00 a.m. April 17, 2017, and no later than 4:00 p.m. on May 19, 2017. The resume must be typed on a single 8 1/2 x 11 page and must include the candidate's signature. The Equal Access Policy is available for review upon request.

The resumes may be mailed to: Secretary of the Board, Mil Potrero Mutual Water Company, P.O. Box W, Pine Mountain Club, CA 93222, or may be taken to the business office located at 16275 Askin Drive, Pine Mountain Club, CA 93222. Nominations will be accepted from the floor at the Annual Meeting before the close of the proxy box.

**Robert Lame, Secretary**  
**Mil Potrero Mutual Water Company**

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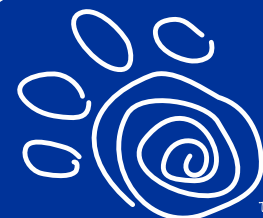
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## PMVMA Hosting Meeting, Mixer

Pine Mountain Village Merchants Association (PMVMA), which was recently approved as a recognized organization by the PMCPOA Board of Directors, will hold a General Meeting on Thursday, April 6th at 5:30 p.m. in the Clubhouse. The meeting is for all members and anyone who is interested in joining. Merchants need only be located in PMC.

Also in April, the PMVMA will hold its first 2017 Meet & Greet Potluck Mixer on Saturday, April 22nd from 5:30 to 8 p.m. in the Pool Pavilion. This event is open to all to come and see what some of our community merchants offer, and to find out what PMVMA is all about. There will be a drawing and door prizes for all who attend.

For any questions or for more information, please text Heidi Nuno at 805-868-6925.

## Want to Receive Your Condor by Email?

Would you like to receive your Condor newsletter by email? Printed versions are still being sent through the mail to those who prefer it. However, online versions come earlier and save the association as much as \$2.50 per copy in mailing and labor costs.

If you are interested in an online version, please email the Condor editor at [rwilde@pmcpoa.com](mailto:rwilde@pmcpoa.com) or contact the Business Office in person or by phone at 242-3788 to let us know. Please provide us with your name as it appears on the property title, tract and lot number if possible, and your property or mailing address, phone number and email address. Save money, trees, and postage costs!

### Golf Shop Hours:

**8 a.m. to 4 p.m. Daily**

**Call 242-3734 for tee times.**

**Twilight hours/rates are available at 2 p.m. Contact the Pro Shop for details. Remember: For safety reasons, non-golfers may NOT be on the course during hours of daylight.**

## Meet The Koehlers

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We can help with all the pets in your life: Dogs, cats, horses, rabbits, and birds. We specialize in quality foods such as Zupreem, Integrity, and Fromm because the health & happiness of *your* pets is *our* passion!

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7025 Cuddy Valley Road  
Lake of the Woods  
**10-6 Mon, Wed-Sat 10-5 Sun**  
**661 619-3075 Closed Tues**  
*Ask about our free delivery service.*

**Coffee with a Cop**  
**Saturday April 8th**  
**9am-11am**  
**Condor Lounge**

**Join CHP officer Brian Moore for some coffee and refreshments. Bring any of your questions, concerns or comments in regard to the California Highway Patrol.**

**Family Dining is available in the Condor Room on Friday and Saturday nights pending other events.**

**PMC Specialists!**

**Greg & Monica Brackin**  
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**Alpine Village Realty**

16215 Pine Valley Lane  
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 www.pmchouses.com  
 brackin@frazmtn.com



**PMCPOA Draft Summary Budget**

Pine Mountain Club POA, Inc  
 Draft Estimate Comparison of 2017/2018 Budget  
 As of March 1, 2017

	2017-2018 Second Draft	2016-2017 Budget	Fiscal Year Difference
<b>Revenue</b>			
Assessment Income	4,191,924.00	4,066,152.00	125,772.00
Interest Income	12,000.00	12,000.00	0.00
General & Administrative	80,000.00	80,000.00	0.00
Condor Ad Income	5,400.00	5,400.00	0.00
Location Film Shooting	7,500.00	0.00	7,500.00
Association Business	2,500.00	2,500.00	0.00
Patrol	1,200.00	1,200.00	0.00
Maintenance Operations	14,300.00	14,300.00	0.00
Environmental Control	6,000.00	6,000.00	0.00
RV & Campground	18,000.00	18,000.00	0.00
Refuse & Recycling	25,000.00	25,000.00	0.00
Equestrian Center	53,400.00	53,000.00	400.00
Rent String	3,550.00	0.00	3,550.00
Pro Shop	95,000.00	95,000.00	0.00
Lounge	131,000.00	143,000.00	(12,000.00)
Bistro	288,100.00	270,000.00	18,100.00
Recreation	4,250.00	4,250.00	0.00
Pool	2,000.00	2,000.00	0.00
Events	22,100.00	22,100.00	0.00
Fitness	7,550.00	4,000.00	3,550.00
Post Office	76,500.00	0.00	76,500.00
<b>Total Revenue</b>	<b>5,047,274.00</b>	<b>4,823,902.00</b>	<b>223,372.00</b>
<b>Departmental Expenses</b>			
General & Administrative	1,227,433.00	1,173,947.00	53,486.00
Association Business	145,537.00	155,010.00	(9,473.00)
Patrol	289,136.00	310,104.00	(20,968.00)
Clubhouse Maintenance	216,043.00	200,068.00	15,975.00
Maintenance Operations	842,793.00	823,724.00	19,069.00
Environmental Control	102,025.00	112,773.00	(10,748.00)
RV & Campground	27,899.00	18,103.00	9,796.00
Refuse & Recycling	145,860.00	149,610.00	(3,750.00)
Equestrian Center	166,721.00	179,022.00	(12,301.00)
Rent String	35,000.00	0.00	35,000.00
Golf Maintenance	282,088.00	313,940.00	(31,852.00)
Pro Shop	122,345.00	117,922.00	4,423.00
Lounge	154,026.00	163,969.00	(9,943.00)
Bistro	515,799.00	472,233.00	43,566.00
Recreation	90,989.00	89,361.00	1,628.00
Pool	36,428.00	40,185.00	(3,757.00)
Fitness	13,717.00	6,996.00	6,721.00
Events	27,350.00	27,350.00	0.00
Post Office	96,500.00	0.00	96,500.00
Project Expenses	25,000.00	75,000.00	(50,000.00)
Project Contingency	50,000.00	0.00	50,000.00
<b>Total Dept Expenses</b>	<b>4,612,689.00</b>	<b>4,429,317.00</b>	<b>183,372.00</b>
<b>Non-Departmental Items</b>			
Reserve Interest	12,000.00	12,000.00	0.00
Reserve Funding	400,000.00	360,000.00	40,000.00
Bad Debt Expense	46,585.00	46,585.00	0.00
Capital Improvements		0.00	0.00
Net Income Over Expense	0.00	0.00	0.00
Assessment Amount	1,452.00	1,406.00	46.00
Billable Lots	2887	2892	-5

\*A complete draft budget is available at the Association office upon request\*

# A Message from the Board Chair

During the last few weeks, five new by-law amendments were presented by petition. As required by our bylaws, under section 5.06, it was determined that all of the petitions had met the requirement of 75 valid member signatures, and were forwarded to the Association's general counsel in order to determine if "the proposed amendment would be illegal." Four of the five were determined to be legal amendments. The fifth was rejected because it is in violation of California Civil Code section 5605.

It is important to understand that section 5.06 of the bylaws limits the review by general counsel to the question of legality. It does not require any opinion as to language, structure, enforceability, or impact on the Association and its members. Each of us should read these proposed amendments carefully. No matter what the intent of an amendment might be, it must be applied exactly as it is written. Language does matter. Our bylaws must be workable, and serve the best interests of the Association and its members.

These four proposed amendments will be among several that will appear on the

June ballot. Please take the time to carefully review both the intent and language of each. Your thoughtful consideration is critical. I am sure you will hear much more on this topic in the coming days.

The five bylaw amendments are listed below, including the one that was rejected as a result of review by general counsel.

- **Infrastructure Projects:** All final plans and budgets for PMCPOA infrastructure projects that exceed \$1,000,000 must be approved by a majority vote of the PMCPOA membership. The ballot verbiage must contain both the version number and date of the final proposal along with a "Not to Exceed (NTE)" budget amount. Further, if the project is approved by the membership and if a loan is used to finance the project, which results in an increase of the annual assessments, then once the loan has been paid off, the annual assessments will be decreased by the amount that had been used for loan payments.

- **Fiscal Responsibility:** No PMCPOA assessment money is to be used to supplement either the Bistro or the Lounge. These departments must be self-sustaining and expenses must not exceed revenues.

- **Financial Planning & Administration Transparency:** In addition to the current published yearly budget summary proposal, the Treasurer must also publish the detailed sub-budgets for each line item on the yearly budget. Additionally, on a monthly basis, the Treasurer must also publish monthly and year-to-date actual expenditure data for each budget line item.

- **(Rejected amendment, due to violation of Civil Code 5605) Annual Assessment Limitations:** Annual Assessment increases must not exceed the national inflation rate for the previous calendar year or 5%, whichever is less. Any proposed annual assessment increase that exceeds the previous clause must be approved by a majority vote of the membership.

- The undersigned members hereby petition the Board of Directors to put the following amendment to the by-laws on the ballot, "The Board may not borrow more than 25% of the Annual Assessments without prior 2/3 membership approval, and that notice and ballots be sent to the membership as provided for in Corporations Code §7511 and Civil Code §5115.

## PMC Board of Directors Meeting Highlights

*Karin Shulman, Recording Secretary*

These are highlights of the Board of Directors' open meeting of March 18, 2017. Complete minutes are available at the Business Office or online at [www.pinemountainclub.net](http://www.pinemountainclub.net) after their approval at the next Board meeting. In the regular open meeting, Chairman Bill Gurtner called the meeting to order at 10:00 a.m. Eight Directors attended: Stephan Bates, Gary Biggerstaff, Sandy Browne, Susan Canaan, John Cantley, Bill Gurtner, Garry Kemmer and Phyllis Throckmorton. Doug Wilde was excused. Also present were General Manager Rory Worster and Recording Secretary Karin Shulman.

The Board approved the Consent Agenda of the Board of Directors' meeting of

March 18, 2017, which included the regular open meeting minutes of March 18, 2017, and there were three committee applications approved. The Board acknowledged receipt of "Committee-Approved Committee Minutes for Board Review." There were four (4) Environmental Control Committee Projects, and one (1) Cottage Industry Permit submitted for approval.

Chairman Gurtner presented the Chair's report. General Manager Worster presented the General Manager's report. Treasurer Bates presented the Treasurer's report.

BOARD ACTION ITEMS:

UNFINISHED BUSINESS: **None**

NEW BUSINESS:

**1. APPROVED RESOLUTION #01-03-18-17, THEREFORE, BE IT RE-**

**SOLVED**, that the PMCPOA Board of Directors approve authorizing funds, not to exceed (NTE) \$7,000 from the Reserve Fund for percolator tests at the Equestrian Center, maintenance yard and the golf course/Fern's Lake areas. **MOTION** by Director Kemmer, **SECOND** by Director Throckmorton. **MOTION** carried unanimously.

**2. APPROVED RESOLUTION #02-03-18-17, THEREFORE, BE IT RESOLVED**, that the PMCPOA Board of Directors approve the Delinquency Policy for the annual assessment mailing package for the 2017-2018 fiscal year. **MOTION** by Director Bates, **SECOND** by Director Kemmer. **MOTION** carried unanimously.

'HIGHLIGHTS' *Cont. on page 10*

# Treasurer's Report

## *Prepared by Todd Draa*

Pine Mountain Club POA, Inc  
 Treasurer's Report and Y-T-D Budget vs Actual Summary  
 Year to Date Through February 28, 2017

Operating Fund	Actual	Budget	Over (Under) Variance	
<b>Revenue</b>				
Current Year Assessment Revenue	2,714,986	2,710,768	4,218	
Operations/Maintenance	85,712	89,982	(4,270)	
Social Activity	414,597	407,068	7,529	
Interest Income (Operating)	3,462	8,000	(4,538)	
<b>Total Revenue</b>	3,218,757	3,215,818	2,939	
<b>Operating Expenses</b>				
Operations/Maintenance	2,095,797	2,153,143	(57,346)	
Social Activity	773,455	817,553	(44,098)	
Operating Projects	41,351	50,000	(8,649)	
Designated Fund Projects	3,361	0	3,361	
Worker's Comp Safety Incentive	0	0	0	
Bad Debt Expense	31,056	31,056	0	
Capital Improvements	0	0	0	
Transfer to Property Fund	0	0	0	
Reserve Contribution	360,000	360,000	0	
<b>Total Operating Expenses</b>	3,305,020	3,411,752	(106,732)	
<b>Net Operating Revenue Over Expense</b>	(86,263)	(195,934)	109,671	
	<b>2016/2017 Assmt Billing</b>	<b>YTD Assessments Collected</b>	<b>YTD Assessments Receivable</b>	
<b>Assessment Collection Update</b>	4,066,152	3,958,319	107,833	
<b>Payroll Summary</b>				
	<b>Actual</b>	<b>Budget</b>	<b>Variance</b>	
Payroll Wages	1,171,902	1,187,554	(15,652)	
Payroll Benefits	272,124	225,692	46,432	
Taxes and Worker's Compensation	184,111	190,302	(6,191)	
<b>Total Payroll Expense</b>	1,628,137	1,603,548	24,589	
<b>Reserve Fund Update</b>	Beginning Balance July 1, 2016	Interest and Contributions	Less YTD Trnsfrs and Purchases	Ending Balance February 28, 2017
	2,409,498	369,950	275,140	2,504,308

Respectfully Submitted

  
 Stephan Bates  
 March 15, 2017

Operating Fund Cash Balance 2,083,380  
 Reserve Fund Cash Balance 2,504,308



# -----General Manager's Update -----

Rory Worster

I am dismayed to report that one of our three servers was hit by a ransom-ware attack. It infected enough of the system that we had to remove sections of our backed-up data, as well as the current work in progress. We are working on restoring the lost data within a few weeks or so. The system that was hit did not contain any type of credit card information, personal passwords or Social Security numbers. From that standpoint, we are in very good shape. We are going to need to upgrade our security software and our data backup protocols on a continual basis going forward.

We are working with our IT provider to help ensure that we have every part of our system protected at a higher level than it was prior to this attack. As we found out, no company or system is exempt from being a target of these criminals, even property owners' associations. We believe the other servers were targeted as well, but the defenses were able to stay intact, and we had no intrusions into them.

## Budget

We are still working on the budget and will be until the Board meeting on the 15th of April. Once the Board votes to adopt the budget and set the assessment level, we will begin working on the annual assessment mailing package to go out in early May. A question was asked last meeting about full-time equiv-

alents or staff we have on hand. At the moment, we have 36 full-time and 37 part-time staff members, with 13 full-time equivalents. The assessment will be due and payable on July 1, 2017 and become delinquent on Sept. 15, 2017 at 5:00 p.m. Payments can be made by mail by sending them to Pine Mountain Club Property Owners Association, Inc., P.O. Box P, Pine Mountain Club, CA 93222, or can be handed in to the Business Office at 2524 Beechwood Way. After the Board meeting today, a draft budget detail is available by request in the reception window.

## Post Office

The post office operations are moving along. We still are in our overall learning stages, but getting better and faster every day. Again we ask for and appreciate your patience as we acquire the knowledge required to provide the community a great level of service. There is a lot to learn and then to apply. If anyone wants to help keep the costs down in the post office, you can start by canceling any catalogs that you do not really read or use, sign up for emails noticed rather than hard copies, etc., if possible. The amount of non-first class letters that come through this little Contract Postal Unit is amazing and can fill up boxes very fast. This makes it difficult sometimes to place letter mail into the boxes.

## Other Topics

- Please be mindful when you see liz-

ards out and about that that means snakes can also be around.

- We have a new needed repair that must be done quickly. The concrete pad for the south compacting unit at the Transfer Site is sinking and breaking. The ground under the pad has shifted and is not supporting the unit as it should. We are getting the plan together for the repair, but there will be at least one week that the Transfer Site will be operating at a reduced size due to this repair. We will keep the changes and flows to a minimum, but we ask that you come in with garbage and recyclables separated to speed up the in-and-out operation, as there will not be room for cars to go around people due to the area needed for the construction crews.

- All trails or paths outside the golf course, unless specifically authorized, are off limits to motorize machines. This includes ATV's, golf carts, motorcycles, electric carts, side-by-sides, etc. Also, if you see any acts of vandalism to association property, please call the Sheriff's Office or Patrol and report it. We need to catch these malicious individuals who are costing us all money and time.

- Property owners are responsible for the proper maintenance of their lots. This includes keeping all aspects of the lot, including vegetation and all improvements, in a neat and well-maintained condition.

'GM' Continued on page 9

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**'GM' Continued from page 8**

With the rain we have had to date, we will be having a nice crop of weeds coming up. Remember, the brush clearance deadline will be the middle of June.

• On April 8, 2017 from 9:00-11:00 a.m., PMCPOA will host "Coffee with a Cop." This will take place in the Lounge, with no planned agenda; just local law enforcement here to answer any questions you might have. We plan on having CHP, US Forest Service, law enforcement officers and Kern County Sheriff's Office. Please come down and meet some of the people who service the community on a regular basis.

**Patrol Recap**

During the month of February, Patrol

**'CONDORS' Cont. from page 3**

is high and spots fill up very quickly. Unfortunately, due to our limited resources, if a tour is cancelled for any reason, the tour will NOT be rescheduled. Members will need to apply for future tours.

**Tours:**

**April 2017**

- Hopper Mountain -- Saturday, April 15 (Apply after March 15)
- Bitter Creek -- Saturday, April 29 (Apply after March 29)

**May 2017**

- Bitter Creek -- Saturday, May 13 (Apply after April 13)

**June 2017**

- Hopper Mountain -- Saturday, June 3 (Apply after May 3)

Friends of Condors does not charge for these docent-led tours, and we are happy that we can provide a memorable event to our members at no cost. However, donations are gratefully accepted.

Members often volunteer their vehicles to help transport tour attendees. Four-by-four or high-clearance vehicles are required for Hopper Mountain, and are very much appreciated, as otherwise we could not do the tours.

responded to 238 calls for service. Observations and calls included the following:

- Enforcement--58
- Public Assist--154
- Suspicious Incident--21
- Traffic Incident--1
- Wildlife--40

**EC Office Recap – Feb. 2017**

Construction Projects/EC Committee Recommendations: Garage-1

EC Officer Approvals of Minor Projects (No KC Permit Needed)--29 each

EC Enforcement Letters Written--24, resulting in 1 citation to the Board

**Condor Lounge**  
**Winter Hours**

**Mon, Thurs – 4-8 p.m.**  
**Closed Tues/Wed**  
**Friday -- 4-10 p.m.**  
**Saturday – 2-11 p.m.**  
**Sunday – 1-8 p.m.**  
**Happy Hour 4-6 p.m.**  
**(Monday-Friday)**

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[www.jenningsrealty.org](http://www.jenningsrealty.org)  
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Greg and Monica Brackin  
(661) 242-2685

*Professional Services ads are \$5 per line per month, two line minimum, when paid by the year. Otherwise, \$6*

**Tree Service/Arborist**

Lewis W. Larmon  
Tree Service Contractor  
(661) 242-2979 (Lic. #852182)

*per line per month. No refunds. The fee includes the name of your business and phone number. PMCPOA does not guarantee the accuracy of the information nor does it endorse any business or service listed here. To place an ad here, call 242-3788.*

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**'HIGHLIGHTS'** from page 6

## Letter to the Editor

I greatly appreciate the work of all those who have formulated the Clubhouse Complex upgrade proposal. It shows great effort to accommodate many varied interests of PMC members and to provide for catered events, as well as to meet legal and safety requirements.

It is disturbing to learn that some persons have publicized -- throughout the mountain community -- misleading and actual false information about the proposal content and the intentions of the committee and Board members who are responsible for the design. Care has been taken to give opportunities for members to submit suggestions, and to keep members informed as the project progresses. Distribution of misinformation is uncalled for.

Especially commendable is the financial support for the project that the committee has planned, with a minimum burden on PMC membership. The \$191 extra annual assessment per lot seems a great bargain to provide an attractive, comfortable and modern facility, which adds to our property values. While not legally required to, the Board has chosen to offer the proposal for a vote of PMC members through the June ballot to be sure about members' support.

I urge all PMCPOA members to become informed and vote YES on the Clubhouse Complex Project in June.

*I am solely responsible for the contents of this letter and acknowledge that my views are not necessarily shared by the Association, the Editor or the Condor Committee.*

**Cloene Marson**

**3. TABLED RESOLUTION #03-03-18-17, THEREFORE, BE IT RESOLVED**, that the PMCPOA Board of Directors approve the Pine Mountain Club User Fees schedule. **MOTION** by Director Kemmer, **SECOND** by Director Throckmorton. **MOTION** carried unanimously.

**4. APPROVED RESOLUTION #04-03-18-2017, THEREFORE, BE IT RESOLVED**, that the Board of Directors approve the purchase of new golf carts, NTE \$35,000 from the Reserve Fund. **MOTION** by Director Kemmer, **SECOND** by Director Canaan. **MOTION** carried unanimously.

**5. APPROVED RESOLUTION #05-03-18-17, THEREFORE, BE IT RESOLVED**, that the Board of Directors approve the building of a retaining wall on the golf course at holes #5 and #14 with steps and steel railing for the purposes of safety and utility access, along with the grading required at Hole #14 for access to water the grass, NTE \$5,000 from the Operating Fund. **MOTION** by Director Kemmer, **SECOND** by Director Canaan. **MOTION** carried unanimously.

**6. APPROVED MOTION** to review draft budget and provide management with guidance for development of the final budget to be presented at the April Board Meeting. **MOTION** by Director Kemmer, **SECOND** by Director Throckmorton to include the rental string in final April budget. **MOTION** by Director Gurtner, **SECOND** by Director Throckmorton. **MOTION** carried unanimously.

**7. APPROVED MOTION** to approve revisions in policies and procedures A-2 (Project Review), amended C-7 (Email and Written Communication to the Board) and C-8 (Electronic Signs). **MOTION** by Director Cantley, **SECOND** by Director Browne. **MOTION** carried unanimously.

The Board sent and received 21 items of correspondence this month.

The next regular open Board meeting will take place on April 15, 2017 at 10:00 a.m. in the Condor Room.

The meeting adjourned at 1:14 p.m.



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**COMPLIMENTS,**  
**CONCERNS,**  
**COMPLAINTS**

*PMCPOA welcomes member input. Drop ideas off in the CCC Box in the Clubhouse Lobby, or click on the "CCC Box" menu item on PMC's website at [www.pinemountainclub.net](http://www.pinemountainclub.net).*

Thank you for your submissions to the Complaints, Concerns and Compliments Box. It takes a village to run a village, and your care and concern help keep PMC the wonderful place we love.

Look for responses in the Condor. Please be sure to include your contact information. While your name will not be published or posted, we don't respond to anonymous submissions. If you have a concern that involves maintenance, sanitation or safety issues, or is of a confidential nature, please contact the Business Office immediately at 661-242-3788. Thank you!

**CONCERN**

• I really love the Jam Band. It is the only event we attend at the Clubhouse. We were disappointed when we arrived on a recent Sunday to find a sign stating, "This week's Sunday Jam has been cancelled." We hope this is not a permanent situation. Thanks.

**Response:** We appreciate that you enjoy the Sunday Jams. The Jams have not been permanently cancelled. We had complaints of the decibel level being too loud, and the band was asked to lower their music, but refused to do so. We had no choice but to suspend the Sunday Jam for a time, but it has since been reinstated.

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**Year To Date Operation Statement**

Pine Mountain Club POA, Inc  
Year to Date Operation Statement  
As of February 28, 2017

	YTD Actual	YTD Budget	YTD Variance
<b>Revenue</b>			
Assessment Income	2,714,986	2,710,768	4,218
Operating Interest	3,462	8,000	(4,538)
General & Administrative	60,613	58,165	2,448
Condor Ad Income	4,511	3,600	911
Association Business	33,526	1,664	31,862
Patrol	1,235	800	435
Maintenance Operations	2,182	10,350	(8,168)
Environmental Control	6,185	4,000	2,185
RV & Campground	12,403	12,000	403
Refuse & Recycling	15,497	16,667	(1,170)
Equestrian Center	31,855	35,332	(3,477)
Equestrian Rent String	0	0	0
Pro Shop	48,472	60,870	(12,398)
Lounge	83,588	95,742	(12,154)
Bistro	179,866	175,832	4,034
Recreation	1,809	2,964	(1,155)
Pool	1,333	1,250	83
Events	12,795	15,150	(2,355)
Post Office	0	0	0
Aerobics	4,440	2,664	1,776
<b>Total Revenue</b>	<b>3,218,758</b>	<b>3,215,818</b>	<b>2,940</b>
<b>Expenses</b>			
General & Administrative	799,069	790,380	8,689
Association Business	71,806	89,939	(18,133)
Patrol	198,291	205,788	(7,497)
Clubhouse Maintenance	124,187	132,989	(8,802)
General Maintenance/Roads	650,900	659,046	(8,146)
Environmental Control	55,057	73,997	(18,940)
RV & Campground	13,743	11,937	1,806
Refuse & Recycling	96,732	96,821	(89)
Equestrian Center	98,149	117,793	(19,644)
Equestrian Rent String	938	0	938
Golf Maintenance	163,875	194,122	(30,247)
Pro Shop	76,320	77,590	(1,270)
Lounge	95,733	109,213	(13,480)
Bistro	319,227	310,164	9,063
Recreation	55,166	58,544	(3,378)
Pool	20,771	19,009	1,762
Aerobics	7,655	4,664	2,991
Events	13,948	18,700	(4,752)
Post Office	7,686	0	7,686
Projects	41,351	50,000	(8,649)
Glacier Creek-designated funds	0	0	0
Dept of Fish & Game-designated	3,361	0	3,361
Golf Course Renovations-designated	0	0	0
Bad Debt Expense	31,056	31,056	0
Reserve Funding	360,000	360,000	0
<b>Total Operating Expenses</b>	<b>3,305,021</b>	<b>3,411,752</b>	<b>(106,731)</b>
<b>Net Profit/Loss</b>	<b>(86,263)</b>	<b>(195,934)</b>	<b>109,671</b>



## Come Share Views About Kern County Transit Schedule

Kern Transit will host an official meeting to address unmet transit needs in the Mountain Communities on Monday, April 17 from 5 to 7 p.m. in the Senior Room at the Community Center in Frazier Park.

The purpose of the meeting is to hear comments and views about the current Kern County Regional Transit bus schedule, which was reduced significantly this year in the Mountain Communities and particularly to and from Pine Mountain Club.

For those wishing to share opinions but unable to attend the meeting, comments can be submitted through April 30 to Kern Transit over the phone at 661-862-5032, or by mail to 2700 M St., Ste. 400, Bakersfield, CA 93301. For more information, please visit [www.info@kern-transit.org](http://www.info@kern-transit.org).

## Enhance Your Wardrobe at Clothing Exchange

The annual Spring Clothing Exchange will take place on Sunday, April 30 from 10 a.m. to 4 p.m. at the PMC Clubhouse in the Condor Room. This event is sponsored by Let's Live Local, and offers a chance to clean out your closet, or just come by and shop.

Men's, women's or children's clothing and accessories (no undergarments please) can be dropped off before or during the event. Dog clothes or accessories are also accepted. Nothing to drop off? That's ok too, just stop by and pick up something new for your closet.

**Want to Talk With the PMCPOA Board Chair?**

If you would like to speak with PMC-POA Board of Directors Chair Bill Gurtner, there is a way to do so.

To book some one-on-one time with him, contact the front desk and schedule an appointment. Visits will be booked in 15-minute increments

Please call the Business Office to schedule an appointment.

## Save the Date!

- Cinco De Mayo Buffet*  
May 5
- Mothers Day Brunch*  
May 14
- First Concert on the Greens*  
May 27
- Wine in the Pines*  
June 10
- Father's Day Buffet*  
June 18
- Community Yard Sale*  
*Concert on the Greens*  
June 24
- Community Appreciation Day*  
July 29
- Run to the Pines Car Show*  
Aug. 12
- Country Hoedown*  
Sept. 3
- Creepy Carnival*  
Oct. 27
- Halloween Party*  
Oct. 28

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**Arts & Crafts in the Recreation Room**  
Come join the fun!  
**Wednesdays**  
**3-5 p.m.**

Please note that there will be no Resistance Bands & Core Training on April 7, and no morning or evening Zumba classes on April 6 or 20. Also, there will be no evening Bootcamp or Zumba classes May through June.

**Fitness Hikes will take place on April 15 and 29. Meet in the parking lot at 8 a.m. The cost is \$5 for those without fitness passes.**

## Want to Be on the Email Blast List? Sign Up in Office

Did you know that PMCPOA has an email blast system that is used to provide information in the quickest way possible?

While many members are already receiving these emails, many are not yet on the list. This established system is being used to enhance the timely distribution of information to the membership, and the new Board of Directors is exploring ways to use the system even more frequently.

At the same time, the system is only effective if the Business Office has your email address. The list is growing, but the staff needs to have as many of the members provide email addresses as possible to maximize effectiveness.

Please stop by the office and sign up, or email your request to the office at [receipt@pmcpoa.com](mailto:receipt@pmcpoa.com). It will be worth your while to do so.



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E-mail: [handmhansen@gmail.com](mailto:handmhansen@gmail.com)

## Fitness Schedule Program One

**Tai Chi** . 9:30-10:30 am  
Monday . Wednesday . Friday

**Gentle Stretch** . 9:30-10:15 am  
Tuesday . Thursday

**PMC Yoga & Pilates** . 10:15-11:00 am . Tuesday . Thursday

### Program Two

**Zumba** . 8-9 am Monday . Thursday

**Bootcamp** . 5-6 pm Mon

**Free Weights** . 9-9:30 am Monday

**Cardio-Dance & Tone** . 8-9 am Tuesday

**Drum Fitness** . 8-8:45 am Wednesday

**Body Works** . 8:45-9:30 am Wednesday

**Night Club Zumba** . 5:00-6:00 pm Thursday

**Resistance Bands & Core Training** . 8-9am Friday

**Outdoor Activity** . Saturday mornings as scheduled  
**Classes in PMC Clubhouse unless otherwise noted.**

Classes \$5 each; packages/ monthly rates available. Check the office for details.

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## Homework Club

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**PMC Recreation Room**

**Free**

*Please note that the Rec Room is now open for gaming from 4:30 to 6 p.m. following Homework Club*

Any donation of pencils, paper, or other supplies is welcome!

**No Homework Club on snow days or school holidays**

## Recreation Room Hours

**Mon, Wed, Fri  
3-6 p.m.**

**Tues, Thurs  
4:30-6 p.m.**

**Sat, Sun  
11 a.m. - 6 p.m.**

*(Open 11 to 6 every day during Spring Break)*

## Arts & Crafts

**Wednesdays  
3-5 p.m.**

## Entertainment Line-Up:

### Saturday Nights

**7 to 11 p.m.**

*(unless otherwise noted)*

**April 1 -- D.J. Music & Dancing**

**April 8 -- Jimi Nelson Band (Country)**

**April 15 -- The Fulltones (American Roots Music)**

**April 22 -- Jim Moon (Wide Range of 60's-80's Styles of Music)**

**April 29 -- Dave Wilson Band (Mix of Rock 'n' Roll & Country Rock)**

### Sunday Jams:

**April 2 & 23  
2-5 p.m.**

*Menu available from the Bistro*

### Celtic Jam: 6:30-9 p.m.

**Every Tuesday night**

*Bring your own instrument to play or just come enjoy the music and have fun.*

**Jams in Condor Room or Condor Lounge**



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# Activities

## ***Mondays***

12:45-4:00 pm .  
Bridge . Condor Room

## ***Tuesdays***

10 am . WOW . Pool Pavilion  
6:30-9 pm . Celtic Jam . Condor Lounge

## ***Wednesdays***

12:45-4:00 pm . Bridge . Condor Room

## ***Thursdays***

10:00 am . Skins Golf

## ***Fridays***

7 pm . Amateur Radio Club . Pool Pavilion . (3rd Friday)

## ***Saturdays***

3 pm . Garden Club Pool Pavilion (2nd Saturday)  
7 pm . Music . Lounge

## ***Sundays***

2-5 pm . Sunday Jams (2x per month) . Lounge

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# COMMITTEE MEETINGS

**All committee meetings are open to PMCPOA members in good standing.**

## ***Saturday, April 1 (First Saturday)***

9:00 am **Governing Documents** Pool Pavilion  
1:00 pm **Planning** Pool Pavilion

## ***Tuesday, April 4 (First Tuesday)***

3 pm **Equestrian Committee** Equestrian Center

## ***Thursday, April 6 (First Thursday)***

10:30 am **Recreation Committee** Lounge

## ***Friday, April 7 First Friday)***

8:30 am **Greens and Ground** Golf Shop  
2:00 pm **Environmental Control** Condor Room

## ***Saturday, April 8 (Second Saturday)***

9 am **Emergency Preparedness** Condor Room  
10:00 am **Communications** Pool Pavilion  
10 am **CERT** Condor Room

## ***Wednesday, April 12 (Wednesday Before Board Mtg)***

5:00 pm **Finance & Budget** Pool Pavilion

## ***Saturday, April 15 (Third Saturday)***

10:00 am **PMCPOA Board of Directors Mtg.** Condor Rm

## Bistro Winter Hours

**Mon, Thurs-Sun**

**8 a.m. - 2 p.m.**

**(Breakfast/Lunch)**

**Closed Tues/Wed**

**Themed Dinner Buffet**

**Thursday, 5 p.m.**

**(in Condor Lounge)**

**Friday-Saturday**

**Dinner 5-9 p.m.**

**Sunday**

**5-7 p.m. (Light Menu)**

**242-2233**

## GUILD ACTIVITIES

### ***Every Monday***

9-3 . Lace Guild . Pool Pavilion

### ***Second/Fourth/Fifth Wednesdays***

9-3 . Quilt Comfort Zone . Pool Pavilion

### ***First Thursday***

6:30 pm . Quilt Guild Business Meeting . Pool Pavilion

### ***Every Friday***

9-3 . Quilt & Chat & More Pool Pav (9-1:30/3rd Fri)

### ***First/Third Saturdays***

1-4 . Knitting Guild . Condor Room