



**PINE MOUNTAIN CLUB**  
**(661) 242-3788**  
**2524 Beechwood Way.**  
**Pine Mountain Club**

**Swim**

(Angela Kelly) \$35

6/12, 6/14, 6/16 9-10am

7/17, 7/19, 7/21 9-10am

Ages 8-12

**Requirements**

Must know how to swim

Bring goggles

Wear proper swim attire



**Art**

(Erin Pattarino & Shana Ruiz) \$35

7/11-7/13 10-11am

Ages 5-12



**Beginners Guitar**

(Sarah-Jane Owen) \$35

7/24-7/28 1:30-2:30pm

Ages 6-12

**Bring Guitar**



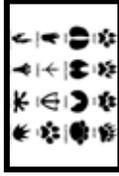
**Track Identification**

(Jim McInerney) \$35

6/26-6/28 10am-12pm

Ages 8-12

**Parent must be present**



**Pickleball**

(Rosey Ray) \$35

6/20-6/23 9-10:30am

Ages 6-12

**Bring Pickleball Paddle**



**Golf**

(Cody Rose) \$35

8/9-8/11 9:30-11am

Ages 8-12 (12 spots available)



# 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  
661.242.3788 . 661.242.1471 (fax)

***This month's Concert on  
the Greens is Saturday,  
June 10 from 4-7pm and  
features the Tony Capko  
Jazz Group.  
Come join the party!***



# the Condor

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

VOLUME 45 . NUMBER 6 . JUNE 2023

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

## Annual Meeting of PMCPOA Membership is June 17, 2023

The 2023 PMCPOA election is upon us and takes place during the annual Members' Meeting on Saturday, June 17, when three members will be elected to three-year terms on the Board of Directors. By now, you should have received the election packet in the mail. If not, please contact the business office immediately at (661) 242-3788.

The 2023 Member's Meeting will take place at 1:00 p.m. sharp, at the clubhouse, and also via Zoom. Join the meeting from your computer, tablet or smartphone at <https://us-02web.zoom.us/join>, Meeting ID - 848 1637 0586, Passcode: 640276. Dial in to (669) 444-9171 - Meeting ID - 848 1637 0586, Passcode: 640276. There will be no in-person voting.

In accordance with the Civil Code, you have been provided with a mail-in secret ballot for your vote. The Inspectors of Election (TIE) must receive all properly completed ballots by mail no later than 12 p.m. on June 17, 2022. Please contact the business office if your original mail-in ballots are lost or destroyed. Since the Inspectors of Election will be attending virtually, ballots will only be accepted via mail. Make sure to mail your ballots early enough to ensure they are received in time to be tabulated at the virtual meeting. On meeting day, the Inspector of Elections will tally the votes, with the winners to be announced immediately thereafter.

This meeting will be held in accordance with the Bylaws for the Association for the following purposes:

**'MEETING'** Continued on page 4

## GM Karin Shulman Retiring After 6 Years at the Helm

As of July 1, PMCPOA General Manager Karin Shulman will begin her hard-earned retirement after 12 years of working for the association. She began her tenure as a receptionist, and after one year was promoted to the administrative assistant position for the previous GM. She served in that capacity for five years, and from there was selected by the Board of Directors to become the next general manager.

"I have served as general manager for the past six years,

**'KARIN'** Continued on page 3

## Our World of Nature

### Just Who is the Coyote?

Lynn Stafford with Liz Buchroeder

Most of us in Pine Mountain Club are familiar with coyotes. They call at night; they trot down our roads and through our yards. Some of us are thrilled to encounter them; others may be



**Fig. 1: Notice the upright ears, pointed snout and bushy tail (BB).**

apprehensive. Coyotes appear similar to dogs. They can be identified by upright ears, long, pointed snout and bushy tail (Fig. 1). The pelt color may vary quite a bit.

Coyotes are very successful. They have adapted well to humans. Some populations are known as urban coyotes, living their entire lives in crowded human cit-

ies. For example, Chicago has a permanent population of about 4,000 individuals. The recent expansion of modern civilization has seriously reduced or brought to extinction many native animals. The grizzly bear, condor and wolf come to mind. Ironically, during the same time, coyotes have expanded their range from mostly western states and Mexico to most of North America and Central America -- from Alaska to Panama to the East Coast. The reduction

**'NATURE'** Continued on page 12

## Lot Clearance Deadline is Now

The deadline for lot clearance is June 1. This is for each and every lot. Property inspections by the Kern County Fire Department will begin June 2. Fines from the Fire Department are hefty, so get those dead trees, broken branches, dead bushes, weeds, pine needles and pinecones picked up and taken to the Green Waste Site. If you transport the cuttings, leaves, etc. in bags, please empty them at the site and take the bags home with you.

# What is a Hardened Home?

*PMCPOA Emergency Preparedness Committee*

Flying embers can destroy homes up to a mile ahead of a wildfire. Prepare (“harden”) your home now before fires start. Along with “defensible space” around your home, there are other things you can do to protect your home.

**ROOFS:** Roofs are the most vulnerable surface where embers land because they can lodge and start a fire. Homes with wood or shingle roofs are at a high risk. Roof valleys and rain gutters are points of entry. Make sure your roofing is made of a fire-resistant material.

**EAVES:** Embers can gather under eaves and ignite exposed wood or other combustible material.

**VENTS:** Embers can enter the attic or other concealed spaces. Vents in eave cornices are particularly vulnerable. All vents should be covered with 1/8-inch or smaller metal mesh.

**WALLS:** Combustible siding or other combustible or overlapping materials provide surfaces for embers to nestle and ignite. There are fire-resistant siding materials.

**WINDOWS AND DOORS:** Embers can enter gaps in windows and doors, including garage doors. Heat from wildland fire can cause windows to break even before the home ignites. Single-paned and large windows are particularly vulnerable. Install dual-paned windows with the exterior pane of tempered glass to reduce chance of breakage.

**BALCONIES AND DECKS:** Embers can collect in or on combustible surfaces or the undersides of decks and balconies. Use heavy timber or non-flammable material for decks. Enclose the underside of balconies and decks with fire-resistant materials. Remove all combustible items from underneath your deck.

**CHIMNEY:** Cover your chimney and stovepipe outlets with a non-flammable screen of ¼-inch wire mesh.

**SPRINKLERS:** Consider an exterior sprinkler system. Have multiple garden hoses that are hooked up to exterior faucets.

**HOUSE NUMBERS:** Make sure first responders can find your home. Numbers on your house signs should be a minimum of 4 inches high and highly visible. They also should be visible from more than one direction. Check that they are visible at night. Have at least one set of numbers high enough that it is visible in the event of a deep snowfall.

# the Condor

VOL 45 . NO 6 . JUNE 2023

*Published by*

Pine Mountain Club

Property Owners Association, Inc.

www.pinemountainclub.net

*Editor/Designer*

Ronni Wilde

rwilde@pmcpoa.com

*Condor Committee Member*

Connie Baldin

*Mailing Volunteers*

Amber Lawrence

Shirley Meythaler

*Advertising Information*

RWilde@pmcpoa.com

Printed by the PMCPOA Business Office.

PMCPOA Corporate Office

2524 Beechwood Dr. .PO Box P

Pine Mountain Club, CA

93222 • 661.242.3788

*Address Changes*

Call 661.242.3788

Copyright© 2023 by PMCPOA, Inc. All rights reserved. Reproduction of any material from this issue expressly forbidden without permission of the publisher. Unsolicited articles, letters to the editor, and photographs are welcomed with the understanding that publication is at the sole discretion of the editorial staff and cannot be returned unless accompanied by a SASE. Reasonable care in handling submissions will be taken but the Condor cannot be responsible for materials submitted.

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. Please contact the PMCPOA office with change of address at the phone number above.

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.



## Current Light Electrical Contracting

**High Ceilings & Power Back Up Solutions**  
**Repairs, Lighting & Controls**  
**Dark Sky Compliant Lighting**

**661.289.3138**  
service@currentlight.com

Covered by General Liability & Workers' Comp Insurance  
California C10 Lic C947338 **PMC Resident**

**'KARIN'** *Continued from page 1*

managing about 84 employees and 10 departments. I served at the pleasure of the board," she says. "Twelve years in all working for the association, and I really loved everything about working with the staff and the board and meeting the members."

For the first few months of her retirement, Karin says she looks forward to decompressing, citing the general manager position as "pretty much all-consuming." Once she catches her breath, she says she plans to work in her yard and put it back in order, visit her kids and grandkids who live out of state in New Mexico and Florida, and see her daughter and son-in-law who live in Bakersfield more often. After that, she says, "Then maybe I'll join the Governing Documents and possibly the Planning committees."

In reflecting on her time as GM, Karin says there are a few accomplishments that stand out in her mind, including hiring Lori Harmon as the equestrian manager. "She turned the Equestrian Center into a fun, safe and clean environment for the boarders and their horses and brought fun activities to the Center." Karin says she is also proud of hiring Michael Buerer as food and beverage manager. "He has brought in great food and lowered the subsidy by over \$130,000 and continues to look for ways to lower the subsidy more." Other accomplishments she is happy about include Fern's Lake being enlarged back to its original size to hold more water for firefighting, and repairing the bridges on



**Retiring GM Karin Shulman, with husband Eric (middle) and with family.**

the golf course that were literally falling down. "There is so much more that was accomplished I would take up several pages of the Condor talking about them all," she says with a laugh. "I had a fiduciary responsibility to maintain our assets, and I took that very seriously. And oh yes, I have stayed within budget all six years of being the general manager."

Serving as the GM comes with no shortage of challenges. During her time at the helm, Karin says among her greatest struggles were getting previous boards to realize the importance of maintaining the association's assets. "The electrical and plumbing have been repaired as needed by putting bandages on them. The pool was a challenge because a couple of board members and a handful of members didn't want a new pool. They wanted to just repair the 50-year-old pool that was leaking from beneath, plus, the pool was no longer big enough for our growing community." She adds, "When the old pool was removed, the workers found the electrical buried just 2 inches into the ground, as well

as the propane lines, and there were many broken water pipes. The standard today is 14 inches into the ground." The fireplace was also collapsing and had to be shored up, she says. "Who knows what we will find when walls and flooring are opened? I have enjoyed working with each board, but in the last three years, the board finally said, 'enough is enough,'... They have worked tirelessly to move forward to renovate the clubhouse and are working hard to keep the costs down."

As she prepares to pass the baton to the incoming general manager, Karin says that despite the rough spots, the support of association members, PMCPOA staff and her family have made it all worthwhile.

"I know this sounds silly, but when I received emails with compliments from members who appreciated all I did after so many lies on Facebook about me, those compliments made it worth the sacrifice I made to be the GM. I had a very supportive family, and they encouraged me to keep going as GM. I also want to mention that I couldn't have done this job without the wonderful department managers who knew exactly how to do their jobs, and they did them well." She adds, "What I will miss most are the wonderful staff and members."

**Wine in**  
July 8th



**the Pines**  
2023

## WINE IN THE PINES

Sat. July 8, 2023  
1 p.m. to 4 p.m.

*Pine Mountain Club Village Center*

[www.wineinthepines.com](http://www.wineinthepines.com)

**It's really happening...Come join us for our annual Wine in the Pines!**  
Exciting wines from throughout California's top wine-growing regions, with dozens of premier wineries to choose from, along with craft breweries, and delicious culinary bites. Music and fun to be had by all! For more details, please go to the website.  
**Tickets are available online, Eventbrite and a few local village merchants.**

**Ticket prices: General Admission \$60.00 (pre-sale)  
VIP (early entry 12-1pm) \$80 (pre-sale only)  
General Admission Day of Event \$70**



**Maureen's**  
**Natural** HOUSE CLEANING  
**Residential & Commercial**

- Mailbox pick-up
- Grocery pick-up
- House plant watering

Ask about our New Client Special!

Maureen Koehler  
(928) 925-7097

## Why Receive the Condor by Email?

Do you know three major differences between the printed Condor newsletter that comes in the mail and the versions shared online and sent via email?

1) **COLOR.** The online and email publications have color, and the mailed versions are printed in black-and-white. If you're receiving the mailed versions, you're missing the vibrant colors being shared in photographs such as those found in the "Our World of Nature" articles.

2) **COST.** The current cost of printing and mailing the Condor newsletter (not including staff time) is approximately \$19,200 annually.

3) **CARBON.** Going paperless can reduce the association's carbon footprint

and help save our forests — and, ultimately, our planet. Producing paper requires a large number of trees and a significant quantity of chemicals and water. It also creates a great deal of pollution in the form of carbon emissions and waste. Around 93% of paper comes from trees, and the global demand for pulp and paper is expected to double by 2060 — even in the so-called digital age. The rapid deforestation that is, in large part, due to harvesting trees for paper has a negative impact on wildlife populations and increases the risk of major soil erosion.

Paper production has an environmental impact even after trees are harvested. First, the manufacturing of paper and pulp contributes to pollution via greenhouse gas emissions. Within the paper industry, pulp and paper manufacturers account for around 70% of greenhouse gas emissions. Additional chemicals being used for paper

production each have their own environmental footprint.

Paper waste represents a substantial component of municipal solid waste in facilities nationwide; it turns out we're printing more paper documents on average than we actually need. Then this paper is dumped into landfills. It starts to decompose, releasing toxic methane and potentially leeching printing ink into soil and water sources, causing greater environmental damage.

While all of the environmental benefits of going paperless may not be entirely clear just yet, the cost savings for the association is clear. Additionally, email systems for the Condor and informational "blasts" provide prompt delivery, which means a member can receive information immediately.

Please consider helping us "save the planet" and keep our costs down substantially by allowing us to email your monthly Condor to your email address. You can send a request to switch to email receipt of the Condor to [receipt@pmcpoa.com](mailto:receipt@pmcpoa.com) and we will add your email address to your member account.

### 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 8, 2023 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.

Nominations will be accepted from the floor at the Annual Meeting before the close of the proxy box.

***Kris Staidle, Board Secretary***

***Mil Potrero Mutual Water Company***

#### 'MEETING' Cont. from page 1

1. To elect three (3) members of the Board of Directors for a three- (3-) year term.

2. To ratify the Board Approved Amendments to Bylaws (Complete Bylaws can be found on the website at [www.pinemountainclub.net](http://www.pinemountainclub.net)).

3. To transact such other business as may be properly presented and discussed at the Annual Meeting.

The names of those persons known as candidates for the Board of Directors are: Brad Hudson, Jennifer Emett, Steven H. Burkett, Shawn Coulter, Pamela A. Plouffe and Mark Bailey.

In order to conduct the annual meeting, a quorum of at least 25 percent of the membership entitled to vote must do so by mail. If a lack of a quorum results in adjournment of the annual meeting, a second meeting will be immediately convened with a quorum of 15 percent in accordance with the Bylaws.

**HIGH SPEED INTERNET ACCESS IS HERE!**

**FRAZIER MOUNTAIN  
INTERNET SERVICE**

*Serving and  
Supporting  
Our Community  
Since 1995*

CONNECTING FRAZIER MOUNTAIN TO THE WORLD

**Call us at 242-5500 x64 for more information**

## PMCPOA Transfer

### Site Hours:

**8:30am - 5pm Daily**

**Open until 7pm**

**Thursdays**

### Reminders:

- \* For PMC residents/guests only; please bring your member or guest card.
- \* Four vehicles at a time at the site; please wait your turn outside.
- \* Please secure your trash before heading to the site.
- \* Please do not leave trash outside the gate of the Transfer site. This is for your safety and the safety of the bears.
- \* Please Help! We cannot accept hot ashes at the Transfer Site!

## Recycling Reminder:

Don't forget, the PMCPOA Transfer Site accepts recycling of cardboard, bottles and cans and more, and is open seven days a week. Let's help keep our beautiful community clean.

## PMC Pool Hours

**8am-10am Daily -- Morning Lap Swim**

**10am-7pm Daily -- Open Swim**

*(Except on Mon, Wed & Fri, opens at 11am)*

**7pm-8pm Daily -- Evening Lap Swim**

**10-11am Mon, Wed & Fri -- Water Aerobics**

## Yard Sale Permits

Reminder: If you are planning on having a yard sale, please call the EC office at extension #213 and request a permit. You must have one on file before you can have your yard sale. It's free, you just need to fill it out and turn it in to the EC office.

### Condor Lounge Hours

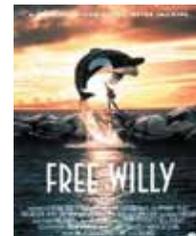
**Thu, 4-10 p.m.**

**Fri, 4-11 p.m.**

**Sat, 4-11 p.m.**



June 2  
**Onward (PG)**  
 8pm  
 Golf Course



June 30  
**Free Willy (PG)**  
 8pm  
 Pool

# Ellie Melili

DRE# 01301719

Property Management/Real Estate Specialist

## 818-983-9689

**NEED AN ELECTRICIAN?**

*Old Wire Electric*.com

The Old House Wiring Specialist!

**818.533.1975**

Lic 600983 Local Business BBB \$25 OFF

**WE HAVE QUALIFIED APPLICANTS WHO ARE READY TO RENT YOUR HOME NOW**

**EVICION SERVICES:  
 COMPETITIVE PRICES FOR EVICTIONS  
 REAL ESTATE &  
 INVESTOR SPECIALIST**

# A Message from the Chairman

Bill Lewis II  
pmcboard@pmcpoa.com

Summertime is upon us with lots of events and activities taking place within PMC that have already included the successful return of the Lilac Festival, the re-opening of our pool, and our first Concert on the Greens.



I hope you'll be able to take advantage of an amenity or activity in our community over the next few months like golf, tennis, pickleball, bocce ball, softball, hiking, concerts and other music events, good dining, fishing, horseshoes, art shows, Wine in the Pines, and the Run to the Pines car show – or you can simply relax and take it easy.

Our elections are coming and some of you may have already voted. We had the two Meet the Candidates forums in May. You can view candidate statements and the forums on our website to learn more about the candidates and what they propose to make our association better.

It seems misinformation is running quite high this past month, perhaps due to the upcoming elections. It still amazes me how members can toss out and post false and misleading information without consequences or remorse – and some members accept the information at face value because they are either not able to seek confirmation or don't attempt to do so. Here's a few examples:

One member reported there are 18 employees on the payroll for the golf course in their attempt to discredit the association management.

That number is not true and not even close. There are three employees who maintain the golf course.

A few people have said that the association cannot create a new amenity or improve Association property without member approval. That is not true – and I invite you to read 1.2 and 6.1 of the CC&R's to confirm for your own knowledge.

A candidate for the board recently posted that a licensed contractor and builder he believes to be credible told him recently that the plans for the remodel have been submitted for permits. That is not true – and it would be impossible to submit plans for permits in Kern County when construction documents do not actually exist. Instead of seeking to confirm the misinformation, the candidate decided to post as part of his campaign to attack the board and the remodeling project.

Several months ago, a few people requested and were provided financial records for the association in their attempts to find evidence of wrong-doing so they can prove corruption and mismanagement. They have been unsuccessful in their quest because there isn't any corruption or mismanagement occurring. They have, however, continued to make false allegations with respect to our finances.

Starting this month, the financials that are reviewed by the Budget & Finance Committee each month and shared with members after board approval will be accompanied on our website with a written "financial package review" prepared by our accounting manager

to highlight information on those statements that is normally shared verbally at the monthly committee reviews. This written review should assist members in understanding the financials a little more thoroughly.

Several members have criticized the board for not pursuing revenue opportunities like opening our golf course and restaurant to non-members. These same people have suggested advertising our facilities to people outside the association.

Here are two things the critics failed to research:

The golf course is open to non-members and has been for several years and there are specific rates for non-members. Non-members pay and play at our golf course. The café and lounge are open to non-members and non-members have paid for food and beverage service.

Advertising and inviting the public to use the association's facilities without requiring them to become members violates one of the IRS requirements for being a 501(c)(7) social club. A social club that generates business revenue to improve its facilities or sustain its services to members, without requiring the members themselves to pay more in dues, will have its 501(c)(7) status revoked.

I hope you are not swayed or influenced with the misleading and false information be-

**'MESSAGE'** *Continued on page 9*

*This message is based in part on the Chairman's Report from the May 20, 2023 Board Meeting.*

## PMC Board of Directors Meeting Highlights

Grace Wollemann, Recording Secretary

These are highlights of the Board of Directors open meeting of May 20, 2023. 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 Lewis II called the meeting to order at 8:15 a.m. Nine directors attended: Cam Acosta, Richard Ballard, Steve Burkett, Philip Gabriel, Carolyn Gilbert, Peggy Hoyt-Voelker, Chairman Lewis II, Ellen McClellan, and Phyllis Throckmorton. Also in attendance was Recording Secretary Grace Wollemann.

**MOTION** by Director Acosta, **SECOND** by Director Throckmorton that the agenda for

the Board of Directors Meeting of May 20, 2023 be adopted. **MOTION** carried.

**MOTION** by Director Acosta, **SECOND** by Director McClellan to approve the consent agenda. **MOTION** carried.

There was one (1) committee application for approval.

Chairman Lewis II presented the Chairman's report. Recording Secretary Wollemann presented General Manager Karin Shulman's General Manager's report. Director McClellan presented the Treasurer's report.

**MOTION** by Director McClellan, **SECOND** by Director Burkett to ratify the Association's April 2023 financials in accordance with Civil Code §5500 and §5501. **MOTION**

carried.

The board acknowledged receipt of the committee minutes.

There were five (5) Environmental Control Committee projects recommended.

There were two (2) cottage industry permits requested.

### BOARD ACTION ITEMS:

**OLD BUSINESS:** None

**NEW BUSINESS:**

**MOTION** by Director Hoyt-Voelker, **SECOND** by Director Throckmorton to approve the amended **RESOLUTION #01-05-20-2023**, as submitted. **MOTION** carried.

**'BOARD'** *Continued on page 9*

# Treasurer's Report

Full financial packets are available for viewing at <https://www.pinemountainclub.net/group/pages/financials>.

**Pine Mountain Club POA, Inc.  
Treasurer's Report  
As of April 30, 2023**

	Actual	Budget	Better (Worse) Variance	
<b>Revenue</b>				
Current Year Assessment Revenue	4,313,895	4,303,864	10,031	
Operations/Maintenance	271,887	231,830	40,057	
Social Activity	545,146	593,915	(48,769)	
Projects	39,753	47,500	(7,747)	
Interest Income (Operating)	21,129	14,797	6,332	
<b>Total Revenue</b>	<b>5,191,810</b>	<b>5,191,906</b>	<b>(96)</b>	
<b>Payroll Summary</b>				
Wages	(1,948,528)	(2,044,251)	95,723	
Benefits	(332,645)	(335,986)	3,341	
Taxes	(167,392)	(179,142)	11,750	
Worker's Comp	(53,986)	(84,863)	30,877	
<b>Total Payroll Expense</b>	<b>(2,502,551)</b>	<b>(2,644,242)</b>	<b>141,691</b>	
<b>Operating Expenses</b>				
Operations/Maintenance	(1,617,483)	(1,639,114)	21,631	
Social Activity	(292,875)	(311,725)	18,850	
Operating Projects	(34,045)	(100,000)	65,955	
Designated Fund Projects	(101,480)	(164,427)	62,947	
Reserve Contribution	(456,000)	(456,000)	0	
<b>Total Operating Expenses</b>	<b>(2,501,882)</b>	<b>(2,671,266)</b>	<b>169,383</b>	
<b>Other Operating Transactions</b>				
Additional transfers to Reserve fund	(220,120)	(220,120)	0	
Assets purchased	(7,856)	0	(7,856)	
Foreclosed Lots transferred to Property	12,005	0	12,005	
<b>Total Other Transactions</b>	<b>(215,971)</b>	<b>(220,120)</b>	<b>4,149</b>	
<b>Total Change in Operating Fund</b>	<b>(28,595)</b>	<b>(343,722)</b>	<b>315,127</b>	
	<b>Assessment Billed</b>	<b>Assessment Collected</b>	<b>Assessment Receivable</b>	<b>Assessment Receivable %</b>
<b>21/22 Assessment Collection Update</b>	4,695,620	4,689,568	6,052	0.13%
<b>22/23 Assessment Collection Update</b>	5,168,214	5,067,659	100,555	1.95%
	Beginning Balance July 1, 2022 *	Plus: YTD Interest and Contributions	Less: YTD Purchases and Adjustments	Ending Balance Current Period
<b>Reserve Fund Update</b>	0	238,986	(182,491)	56,496
Operating Fund Cash Balance	1,250,091			
Reserve Fund Cash Balance	4,183,701			

Respectfully Submitted

  
Ellen McClellan / Treasurer  
Saturday, May 20, 2023

\* Due to the auditor's recommendation during the 21/22 audit, the Reserve fund beginning balance has been moved to contract liability. See Reserve financial statement for more detail.

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

*Karin Shulman*

Staff have been working hard cleaning up around the clubhouse and planting flowers for the summer. I hope everyone has noticed how nice everything looks. The medallion has been repainted and is hanging back up in front of the tennis courts by Mil Potrero Highway.

All equipment has been repaired from the snow in late February and March. New plows have been purchased for next year.

Please do not leave any tree logs at the Green Waste Site. Staff cannot chip the wood. They must be taken to Lebec unless they are 6" or less in diameter.

As of June 1, all lots must be cleared and cleaned. Trees must be limbed up 6 feet. The Fire Department is not giving out warnings this year. They will go straight to a citation.

Spring and summer events are in full swing. Last month, on Mother's Day, we

had approximately 120 people attend the Mother's Day Brunch. Cinco de Mayo was a good time too, and of course Memorial Day weekend officially kicks off summer activities in PMC.

I am sure everyone is excited about the pool opening. Please pick up a schedule of pool hours in the lobby. Our Concerts on the Greens series has also kicked off. Please join us for these fun events: Bring your chairs, golf carts or blankets and

jackets. Please note that no outside alcohol is allowed at the pool or at the Concerts on the Greens. Outside movies at the pool and on the golf course also begin this month, and our popular Summer Camps are starting. Join in on the summer fun!

Be well and enjoy the warm weather.

## Assessment Prepayments

The PMCPOA office is accepting prepayments for the 23/24 assessment, which is \$1,928. You can mail a check to PO Box P, Pine Mountain Club, CA 93222, drop it in the drop box outside (to the right) of the front door of the clubhouse, call us with a credit card or come into the office.

You can also set up automatic payments through your online banking account if desired. If paying with a check, please make sure to put your Tract and Lot # on your check. Some members find it easier to make payments than coming up with the total amount all at once in July.

## PMC Facebook Page

The only OFFICIAL PMCPOA Facebook page can be accessed at:

<https://www.facebook.com/pmcpoa>

### PMCPOA Office Hours

**8am-5pm Mon-Fri**

**8am-3pm Sat**

*(Closed for lunch 12-1 pm)*

**Office 242-3788**

**Patrol 242-3857 (24 hrs)**



### Conrad Gerger

*Remodeling, Decks, Kitchens, Bathrooms & More*

*Lic: 898659*

**818-357-0873**

*gergerconstruction@yahoo.com*

## Acupuncture and Herbal Therapies at PMC

By Shakéh Avnessian L.Ac.

Alternative Health Center

16241 Askin Dr. #103

(At The Hideaway Court)

Tel: (818) 445-5423

*Email: [avanessiansshakeh@gmail.com](mailto:avanessiansshakeh@gmail.com)*

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

*More than 16 years experience. Treatments for neck and shoulder pain, low back pain, sciatica, arthritis, carpal tunnel, bell's palsy, GI issues, hormone imbalances, fertility, stress, anxiety, insomnia, depression and more.*



**Alternative Health Center**



### FULL SERVICE PROPERTY MANAGEMENT

**SERVING PINE MTN CLUB & SURROUNDING AREAS**

**NO UPFRONT COST!**

**MENTION THIS AD TO GET A DISCOUNT ON YOUR FIRST YEAR OF MANAGEMENT FEES!**

**SERVICES INCLUDE BUT NOT LIMITED TO: ONLINE APPLICATIONS & SCREENINGS, CRIMINAL BACKGROUND CHECKS, ELECTRONIC LEASES, ONLINE PAYMENTS, ROBUST ACCOUNTING & E-STATEMENTS, SITE INSPECTIONS, MAINTENANCE COORDINATION AND MUCH MORE.**

**CALL (661) 242-2246 TO SCHEDULE YOUR FREE PROPERTY VALUATION TODAY!**

STACY NEVINS  
(PROPERTY MANAGER)  
DREA 02102919



TWIN OAKS PROPERTY  
MANAGEMENT, INC  
DREA 02102914

## Need to Update Your Contact Information?

If your PMC home had a fire, flood, burglary, tree fall or other emergency, would PMCPOA be able to contact you, and would Patrol have permission to access your property?

Please ensure the association office has all your current information and your phone number so you can be informed immediately of any adverse situation that may occur on your property, or receive automated emergency notifications if and when they are available. Call 661-242-3788, or fill out and return the fillable Member Information/Email Update form at <https://pinemountainclub.net/web/pages/business-office>. This form also contains emailing preferences: If you'd like to receive the Condor by email, want to sign up for the email blasts, and want to sign up for automated emergency notifications if and when they are available, you can do so on this form.

There is also a Property Access Authorization form on this page. It allows Patrol access to your property in an emergency.

### PROFESSIONAL SERVICES

#### Electrical Work

Old Wire Electric  
The Old House Wiring Specialist  
(818) 533-1975

#### Backhoe Services

Lewis W. Larmon  
(661) 699-8630

#### Yardwork/Hauling

Ron's Odd Jobs & Yardwork  
(323) 590-4563 in PMC

*Professional Services ads: \$5 per line per month, two-line minimum, when paid by year. Otherwise, \$6 per line per month. Fee includes name of your business and phone number.*

## 'BOARD' Continued from page 6

**MOTION** by Director Acosta, **SECOND** by Director Throckmorton to approve the schematic design for the clubhouse revitalization. **MOTION** carried.

**MOTION** by Director Acosta, **SECOND** by Director Burkett to approve the update to the user fee schedule. **MOTION** carried.

**MOTION** by Director Acosta, **SECOND** by Director Burkett to approve Business Policy & Procedures A-16 (Rentals). **MOTION** carried.

**MOTION** by Director Acosta, **SECOND** by Director Throckmorton to approve Business Policy & Procedures A-17 (Bylaw Amendments By Members). **MOTION** carried.

**MOTION** by Director Acosta, **SECOND** by Director Throckmorton to approve Business Policy & Procedures B-10 (Timecards). **MOTION** carried.

**MOTION** by Director Acosta, **SECOND** by Director Hoyt-Voelker to approve Business Policy & Procedures B-16 (All Hands Meetings). **MOTION** carried.

**MOTION** by Director Acosta, **SECOND** by Director Hoyt-Voelker to approve the new Business Policy & Procedures H-17 (Clubs/Guilds). **MOTION** carried.

**MOTION** by Director Acosta, **SECOND** by Director Burkett to approve a variance for a shed to be placed 4 feet into the rear 20-foot setback. **MOTION** carried.

The board sent and received twenty-four (24) items of correspondence.

The next Regular Open Board Meeting will take place on June 17, 2023 at 10:00 a.m. in the Condor Room.

Meeting adjourned at 10:50 a.m.

## 'MESSAGE' Cont. from page 6

ing shared by critics of the association. I apologize if you have been subjected to any of these people and their attempts to disparage this board and previous boards without any factual evidence to support their accusations.

If you have a question or seek clarification on an association matter, please ask someone familiar and affiliated with that matter and not rely on someone who pretends to be familiar with it.

At the last board meeting, the board approved the schematic design for the clubhouse revitalization project. The interior designs are essentially the same as the designs previously posted on the website with slight modifications to the administrative space. The updated floor plans, elevations, and exterior renderings as well as a brief progress report are now posted on our website (see <https://pinemountainclub.net/web/pages/pmcpoa-governing-documents>).

Be safe, stay healthy, and please be positive.

**FINES:** Please note that the violation fines imposed by the Board of Directors at their executive session on May 26 (2023) will be published in the July 2023 Condor.

### Pickle Ball

**Mon, 9-11am**  
**Wed, 7-9pm**  
**Sat, 9-11am**

**Pickle ball players generally gather to play during the above days and times, though times are subject to change.**

## California Energy Contractors

*Est. 1999, License #B769663*

**Celebrating 24th Anniversary with 24% off on all our work!**

*We specialize in:*

- \* Roofs
- \* Double Pane Windows & Doors
- \* Exterior Paint & Stucco
- \* Walk-in-Tubs

**Call for a free estimate: (800) 574-3006**

**[www.Cal-Energy.com](http://www.Cal-Energy.com)**

**Mention Pine Mountain Club for your 24% coupon**

## COMPLIMENTS, CONCERNS, COMPLAINTS

**PMCP OA welcomes member input. Drop ideas off in the CCC Box in the Clubhouse Lobby, or click on the "CCC Box" menu item on the members'-only side of the PMC website at [www.pinemountainclub.net](http://www.pinemountainclub.net). Anonymous submissions will not be published, and individual submissions of a more personal nature that don't pertain to the membership in general may not be published.**

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!

### COMPLIMENT

• Thank you, groundskeepers, for the beautiful job you're doing as you manicure and maintain the golf course, grade and maintain the hiking trails, and keep the grounds around the park and café looking so beautiful with all the flowers and slash. Keep up the good work! Everything looks really nice!

**Response:** Thank you for your compliment. Our groundskeeping crew has been working tirelessly to make sure our association looks its best. We appreciate you taking the time to notice.

### CONCERN

• A lot is said on Facebook about the

cost of the proposed improvements to the clubhouse. Where can I, as a member, get the status, costs associated (with all phases as someone mentioned), bids (and costs for them), and really, the impact to the members. I am so tired of reading attacks on people who simply want to know the facts. It should be posted (on the website) somewhere, but I don't know where or how to find it. Can you tell me where to get that info so I can tell the rest of the folks on Facebook? Thank you.

**Response:** Thank you for your request. Information about the clubhouse renovation project -- including the video of the Town Hall held in November during which updates were provided

about the project -- is found on the "Governing Documents" page of the PMCP OA website, located at <https://pinemountainclub.net/web/pages/pmc-poa-governing-documents>. In addition to the video, this page contains updated floor plans and the project presentation provided in November. We do not yet know the cost for the project, as bids cannot be procured until we have permitted drawings, which the architect is working on.

Members can view association financial information on the members'-only side of the website at <https://pinemountainclub.net/group/pages/financials>. Monthly financial reports and budgeting information are located on that page.

## Letter to the Editor

### *Term Limits for Directors*

Traditionally, since at least 1985, our POA had a flexible term limit policy for the Board of Directors. Put simply, a director who had served 1-3 years on the board could not run for re-election until after an interim year off the board. This policy ensured that our community would benefit both from the fresh ideas of new members and the expertise of experienced directors. It

worked well.

We were temporarily forced to abandon this beneficial policy by a short-lived (January 2020- January 2022) California Civil Code mandate that forbade term limits. In 2020 the board responded swiftly – in March – to the January mandate by amending Bylaw 6.6, "Term of Office." Two sitting directors immediately ran for reelection, as did three in 2021.

‘LETTER’ Continued on page 11

**CH Construction Lic#442018**

**Hollenbeck/Lewis & Assoc.**

**All General Construction & Repairs**

**Licensed and insured**

**Email: [Chris@CHconstruction.co](mailto:Chris@CHconstruction.co)**

**Cell: (818) 398-5475**



**Dr. Kolodner**

**Dental Group**

In PMC  
9 years!

16333 Pine Valley Lane #303  
Pine Mtn Club, CA  
(661) 242-3704

- Cosmetic and General Dentistry
- Oral Surgery & Root Canals
- Children's Dentistry & In-office Bleaching
- All PPO's & Care Credit accepted
- No Insurance, \$135 (includes cleaning, exam, Xrays & oral cancer screening)

[www.kdgsmls.com](http://www.kdgsmls.com)

**'LETTER'** *Continued from page 10*

In 2022, the board failed to respond to the opportunity to restore our traditional Bylaw 6.6. Three sitting directors, therefore, ran last year, and one is on the ballot this year.

Traditional Bylaw 6.6 was last re-affirmed by the whole PMC community in 2014. In 2020, we accepted the board-amended bylaw only because we were told we must conform to state law.

It is past time to go back to what worked well for 35 years. I ask the BOD to delay no longer in putting the restoration of Bylaw 6.6 on its agenda.

I urge members of the community to query all candidates for the board about their views on restoring traditional term limits to Bylaw 6.6. I cannot here include the language to be restored, but you can find it on the website in the March 21, 2020, board meeting agenda, where it is marked for deletion.

My vote will go to candidates support-

ing the return to traditional Bylaw 6.6.

**Katherine King**

*The writer is solely responsible for the contents of the letter and acknowledges that the viewpoint, opinions, and validity of the facts expressed in the letter are those of the writer only, and are not necessarily shared by the editor, the Association or the Condor Committee.*

**Blood Drive**  
**Friday, June 9,**  
**11am-3 pm**  
**Clubhouse Parking Lot**

***The editorial and advertising deadline for the July 2023 Condor is Monday, June 12, 2023.***

**Condor Cafe Hours**

**Breakfast and Lunch**

**Wednesday - Friday**  
**8 am to 2 pm**

**Saturday - Sunday:**  
**Breakfast 9-12 / Lunch 12-3**

**Sundays: Breakfast & Lunch in the Lounge with a full bar.**

**The Condor Café is open for inside dining for breakfast and lunch. Patio seating is available weather permitting.**

**Takeout is also available; please call 661-242-2233.**

**Dinner**

**Thursday Night Special**  
**4 to 7:30 pm**

**Fridays and Saturdays**  
**4 to 8:30 pm**

*The Condor Lounge is open for dinners on Thursdays from 4-7:30pm and Fridays and Saturdays 4-8:30pm. (The Bar is also open Thursdays through Saturdays.) Walk-ins are welcome. If you have a party of four or more, we request a reservation. You can call the café any time during our hours of operation at 661-242-2233 to place your reservation with a server. Takeout is available for dinner Thursdays, Fridays and Saturdays.*

***Celebrating 27 Years of Preserving Local History***

***Come Visit!!***

**Ridge Route Communities Museum**

**3515 Park Drive, Frazier Park**

**Open Fri thru Sun 1-4 p.m.**

**Or By Appointment**

**Call 661-245-7747**

**DREW RANKEL**  
YOUR LOCAL REAL ESTATE PROFESSIONAL

**LIST YOUR HOME WITH DREW RANKEL**

- A Track Record That Speaks For Itself
- Profit From My 18 Years Of Experience SELLING Real Estate
- Marketing You Deserve
- A Realtor You Can Trust With Your Finest Assets

**(818) 631-1160**  
**DRE Lic. # 01993430**

Jennings Realty  
16206 Pine Valley Lane  
PMC, CA 93222

**'NATURE'** Continued from page 1

of mountain lions and wolves has allowed coyotes to thrive. They now experience less predation and less competition for food.

Coyotes tend to occur in mated pairs or small family groups. They are active during both day and night. One coyote will travel up to 10 miles a day in search of food and while patrolling its territory. They raise their young in burrows dug into



**Fig. 2: This grassland coyote may have an underground den (RC).**

the ground with a chamber at the inner end. They also will use jumbles of rock and crevices.

These dog-like creatures may be found in woods, deserts and grasslands (Fig. 2), and now in cities and suburbs. They are basically carnivorous, but eat fruit and other plant material. Of course, any dog food left outside would be cherished (though not allowed in PMC). Coyotes are active all year, even

during our snowy winters (Fig. 3).

Coyotes are singers. They have a variety of calls. Growls, woofs and barks are used as alarms and threatening signals at various distances. Huff sounds occur when



**Fig. 3: Coyotes are quite comfortable during our winters (Anonymous).**

several individuals are bickering over food. Yelping and whining indicate submission to another coyote. Howls are used for long-distance communication. Frequently heard is a loud, high-pitched song. Each singer can emit more than one sound at a time. We usually think there are more coyotes together than there really are. This may serve to intimidate foes and rivals.

Coyotes can be very curious. I once saw a coyote up on top of a rimrock cliff

in a remote part of Oregon. I crept carefully around boulders to approach it. As I rounded one large boulder, the coyote suddenly appeared a few feet away. It was doing the same thing that I was doing -- satisfying curiosity (Fig. 4). Native American folklore recognizes the complexity of the coyote personality. Coyotes are often depicted as tricksters, using deception and humor. Many coyote stories are humorous.



**Fig. 4: Coyotes are intelligent and quick to learn (BB).**

Coyotes can be problems for humans. They will bother livestock at times (Fig. 5). A group of coyotes may attack a young or sick animal. Here in PMC, they are known to attack



**Fig. 5: This solitary coyote is not much of a threat to these cattle (BB).**

small or medium-sized dogs. It is very important to keep dogs on fairly short leashes when walking them outside. There have been efforts to eradicate coyotes from some areas, especially range lands. These attempts have usually been unsuccessful. Coyotes are just too adaptable. One study indicated that in areas where they were being exterminated, the females would produce larger litters, thus matching the depredation rate. Coyotes are simply part of the natural world (fig. 6). We need to adapt to their presence just as they have to ours.



**Fig. 6: The coyote is an integral part of our mountain environment (Anonymous).**



HOME LOANS SINCE 1990

Great Rates  
Award Winning Service  
Real Time Solutions

805.640.1717  
Emily@HFLoansCA.com  
HFLoansCA.com



**Emily Wilson**  
CEO, Broker  
NMLS 233366 | DRE 01423562

# Keep Bears Out of Your Vehicles

Bears can and have been known to break into cars. Clean out your vehicles, always have the windows up in them, and lock your doors. Do not leave any scented items in your vehicles! Even an empty wrapper from a burger or anything like that will tempt them. Do not add a 'scent' at drive-through car washes. Remove child car seats and wash the car seats frequently! There is a car wash in Frazier Park and one at the Tejon Outlets.



## The Everything Exchange

Sunday, June 11  
10am - 3pm

Lampkin Park  
Basketball Court

*A community swap meet where you can give, take or both for free!*

To donate items, contact:  
Pam Plouffe (661) 242-2035  
or Tara (661) 242- 6901

### Richie's Plumbing

New Construction/  
Remodel/ Repairs

Hydronic/ Radiant Heating

*More than 30 years  
in business in PMC*

California Contractors  
License #604332

661-242-1390

richmann1@sbcglobal.net

# Kern Transit Update

Good News from Kern Transit... PMC has bus service again! Use Dial-a-Ride to travel to any of the other mountain communities. Catch Route 130 in Frazier Park for trips to the Tejon Outlets, Bakersfield and Santa Clarita.

Dial-a-Ride guidelines and route 130 schedules are available in the clubhouse lobby. For more information and for Dial-a-Ride appointments, call (800) 323-2396. Press (1) to talk to a live dispatcher.

Kern Regional Transit is pleased to announce 3 free ride events:

**Now through June 30, 2023:** Students ride free on all Kern Transit buses. This includes students in elementary and middle school, high school, college and vocational school students with valid ID.

**July and August 2023:** All passengers ride free on all Kern Transit fixed-route and Dial-a-Ride buses.

**June 1, 2023 - June 30, 2024 (a whole year!!):** Passengers on Route 130 between Bakersfield, the Tejon Outlets, Fra-

zier Park, and Santa Clarita RIDE FREE!

Dial-a-Ride guidelines and schedules for Route 130 are available in the clubhouse lobby. PMC passengers can use Dial-a-Ride to connect with Route 130 in Frazier Park.

To make a Dial-a-Ride appointment, or more information, call (800) 323-2396. Then Press 1 to speak to a live dispatcher. You can also visit Kern Transit online at kerntransit.org.

# Community Picnics in the Park Ongoing

The Community Picnics in the park are back! The Wednesday "Picnics in the Park" at Lampkin Park group picnic area have resumed and will continue every Wednesday until the weather turns cold.

Picnics start at 5 p.m. Bring something to throw on the BBQ, if you wish, a dish to share and your own drinks and table service. Come out and enjoy the great food and visiting with your friends and neighbors. It's a great time to meet new people. Everyone is welcome. For more information, call 242-1094.

**Ablaze**

Proudly Serving  
PMC for  
30 Years!

**Backhoe, Bucket Truck, Dump Trailer Services**

**661-699-8630**

**Insured**

Lewis W. Larmon, General Contractor Lic. # 852182

- Tree Work, Arborist Inspections, Fire Code Clearance, Tree Treatment & Planting
- Excavation, Utility Lines, Land Clearing & Material Hauling

2500 Arbor Dr. Frazier Park, CA 93225 Email: ablazetreeservice@outlook.com

**Golf Course /  
Pro Shop Hours**

**8am - 6pm Daily**

*The Pro Shop has a wide selection of terrific items available for purchase, including T-shirts, hats, glassware, greeting cards, puzzles and more. There are many items with the PMC logo on them.*

**661-242-3734**

**Attention PMC Golf  
Club Members!**

*The annual Golf Club memberships expired March 31. The annual membership is still \$400, and the annual trail fee is \$225. Call 661-242-3734 for more information.*

**PMC Fitness Classes**

**Yoga with Deb**

*Every Tues/Thurs at 12pm*

*Please bring a yoga mat and some water.*

**Water Aerobics with  
Stefani**

*Starts June 5!*

***Mondays, Wednesdays and  
Fridays from 10-11am***

*Classes \$5, payable to the  
instructors.*

***Condor Room/  
Swimming Pool***

**Greenbelt Reminder:**

*Riding dirt bikes in greenbelts  
or on hiking trails within PMC  
is not allowed, due to fire  
hazard.*

**Entertainment  
Line-Up:**

***Friday nights 7-10pm  
Saturday nights 7-11pm***

**Friday, June 2**

***7-10pm -- Walt & Pam  
(Folk Rock, Country, '50s,  
'60s, '70s)***

**Saturday, June 3**

***7-11pm -- The Sidemen  
(Danceable Rock 'n' Roll,  
Blues, Funk & Country)***

**Friday, June 9**

***7-10pm -- Asher  
Nicholson (Folksy &  
Mellow)***

**Saturday, June 10**

***4-7pm -- Concert on  
Greens: Tony Capko Jazz  
Group (Retro Vibe, Hip  
Jazz)***

***7-11pm -- The Dive Bar  
Messiahs ('60's & '70's  
Classic Rock)***

**Friday, June 16**

***7-10pm -- Roger Wynfield  
(Acoustic, Classic Rock &  
Jazz)***

**Saturday, June 17**

***7-11pm -- Meridian (Music  
from '60s, '70s & '80s)***

**Friday, June 23**

***7-10pm -- Steve Wilkinson  
(Hipster Fun)***

**Saturday, June 24**

***7-11pm -- The Craig  
Hasenbank Band (Classic  
& Alternative Rock)***

**Friday, June 30**

***7-10pm -- Roger Wynfield  
(Acoustic, Classic Rock &  
Jazz)***

**Coming to PMC and surrounding  
areas June 15, 2023.**

**Call today for an appointment.**

**Whittier's Own  
Smokey Joe's**  
CHIMNEY SWEEP  
WHITTIER, CA

**562-945-4646**

- Fireplace & Pellet stoves  
Inspections, cleaning & repairs
- Clothes dryer vent cleaning
- Gas logs - sales & installation



[www.smokeyjoeschimneysweep.com](http://www.smokeyjoeschimneysweep.com)

**Rec Room Hours:**

12-5pm Fri, Sat, Sun  
and school holidays

*As of June 9, the Rec Room  
will be open 12-5pm 7 days  
a week for summer.*

**Arts and Crafts for Kids**

**Sundays, 3-5pm**

**PMC Clubhouse Rec Room**

**Important Reminder:**

*Your pool card keys do  
not expire. They are good  
every year that you own  
your property. Please do  
not toss them out at the  
end of the year; they will  
cost \$100 to replace.*

**COMMITTEE MEETINGS**

Most committees meet live. Please check with each committee for current details about the meetings.

***Friday, June 2 (First Friday)***

9am **Greens and Grounds Pro Shop**  
2 pm **Environmental Control Condor Room**

***Saturday, June 3 (First Saturday)***

9 am **Governing Documents ZOOM**  
1 pm **Planning Pavilion**

***Tuesday, June 6 (First Tuesday)***

6 pm **Communications ZOOM**

***Wednesday, June 14 (Wednesday Before Board Mtg)***

5 pm **Budget & Finance Condor Room**

***Saturday, June 17 (Third Saturday)***

10 am **PMCPOA Board of Directors Mtg. Condor Room**

***Saturday, June 24 (Fourth Saturday)***

9 am **Emergency Preparedness Pavilion**  
10:30 am **CERT CERT Facility/(Pavilion when needed)**

**LINE DANCING CLASS**

***Join us on the dance floor***

***In the Condor Room.***

***Saturday June 24th***

***11am-12pm***

***Learn how to dance Knockin' Boots***

***Cost: \$7.00***

**NO REFUNDS**

**Call or come by the PMC office to sign up**

**(661) 242-3788**

**HOME LOANS**

- Purchase
- Refinance
- Reverse Mortgages

**R E BALLARD COMPANY**

**NMLS # 845784**

**DRE # 1167880**

**Richard Ballard**

**NMLS # 337662**

**805-340-4118**

***reballard88@gmail.com***

**PMC Resident  
Over 35 years experience**

