



## *Peacock Gap Homeowners Association*

### **BOARD OF DIRECTORS MEETING**

**May 4, 2022**

*(Via Zoom)*

Present: Mike Wolpert, Larry Andow, Daryoush Davidi, Kerr Fellows, John Harrison, Remy Schuler, Rosalie Weigle

Absent: Kimberly Arnold, Catherine Newhall

#### Call to Order

Mike Wolpert called the meeting to order at 6:33 pm.

#### Approval of Minutes

After discussion and correction of the date for the next Board meeting, the draft April 6, 2022 minutes were unanimously approved on a motion by Larry Andow seconded by Daryoush Davidi.

#### Discussion

##### i. Updates

- a) Newsletter: Mike sent out a preliminary draft of the newsletter and asked for comments and suggestions from Board members. He plans to have it ready to send to the printer by next Monday. The main focus will be on the May 21 neighborhood BBQ, Peacock Gap CARES/emergency preparedness update, image of SRFD Station 55 thank you card, City Parks on-line survey, Medians renewal, architectural guidelines, and house-keeping reminders (e.g. to keep garbage cans out of sight and the 72-hour on-street parking limit).
- b) BBQ: We discussed the logistics for our upcoming May 21, 2022 neighborhood BBQ in the Riviera Park cul-de-sac, which will be billed as a “start of summer” chance to meet the neighbors, with a special appearance by the SRFD Station 55 fire engine and firemen. It will be scheduled for 2:00 - 5:00 pm; Remy will get the A-frame boards printed, Larry will

purchase one-day event insurance coverage and order a tent on-line from Costco and look into using sand bags to hold down the corner posts. Mike will buy a large dolly to wheel his grill to the event (to supplement the grill that Larry will provide), Remy will make the Costco food run with help from Daryoush, who will also confirm the timing with Capt. Williams of SRFD.

- c) Peacock Gap CARES: Kimberly sent in her report as follows:
- We have our next CARES committee meeting on Friday and I also have a few volunteers from our San Marino Drive Culture Club who I hope might assist at the event.
  - We gathered feedback on the CARES brochure and contact card from neighbors and will finalize those changes by this Friday, May 6.
  - It would be wonderful to coordinate the printing of the brochure and card with either Mike or Larry. Let me know which one of you might be available for this, e.g. have one of you charge the printing and handle HOA reimbursement.
  - Our plan is to set up a table at the BBQ to share about the CARES program to hand out brochures and ideally recruit Pod leaders. We welcome ideas about how to make this "fun" to get folks interested.
  - We will also discuss setting a date for a kickoff Zoom meeting to inform people about the program and answer any questions.
- d) Welcome Committee: Rosalie finalized the list of eleven new PGHOA home buyers; Kerr Fellows is ordering fifteen engraved cutting board gifts for new arrivals. Rosalie bought two bottles of wine that she will give to Terry Anderson, along with the specially engraved cutting board and a bar of Channel soap, in appreciation for Terry's service as Board chair.
- e) Architectural Review: Rosalie approved the request for the use of Farm House white that she had received. The Board discussed and approved John Harrison's request for approval of an addition and renovation plans of his home at 8 Lagoon Place. John will provide written confirmation to the Board of his discussion of the project with his immediate neighbors.
- f) Website: Remy reported on updates to the Website. John reminded Mike that he was going to contact an associate of his who might be able to help with setting up the CRM now that Carolyn Porter will not be doing this. He will pursue this.

- g) Financials: Larry reported there was \$169k in the bank as of the end of March. He said we still have money earmarked, including \$1,000 from the Ridge HOA, for the 4 Via Montebello bollards. He will continue following up with Henry Warren on transferring this money to the City as the local matching share, and work with the City to complete this project. Larry will also look into purchasing short-term Certificates of Deposit for at least \$50k of the HOA's current bank balance to start earning interest on funds not currently needed for budgeted projects now that rates have started to climb. He will report back to the Board proposing a specific strategy for investing these funds. We discussed sending out a 2nd dues notice to homeowners in June who have not paid this year's dues by the end of May.
- h) Library and Recreation / Bushey meetings: Larry reported on a meeting he attended held by District 3 Councilperson Maribeth Bushey on April 27 from 5:30 - 6:30 pm at Peacock Park to hear from the neighborhood about their ideas for both Peacock and Riviera Park improvements and priorities. Eight or nine families attended on their bikes to lobby for the County's PSPR restriping pilot project that is now on hold. Maribeth urged them to lobby Dutra about their concerns with the proposal. The next Parks & Rec. Dept. Zoom meeting is scheduled on May 5 from Terra Linda.
- i) Medians: Mike confirmed that Terry Anderson is taking over the lead from Henry Warren on our planned renewal of the medians. There was no further update.
- j) Emergency Prep. Update: Larry said the next San Pedro Road Coalition CERT Committee-sponsored training classes that had been scheduled to start April 26 had been postponed. He also reported that he is coordinating with Henry Warren on a proposed brush clearing effort on the open land south of San Marino Drive.

The next meeting will be on Wednesday, **June 1, 2022** at 6:30 pm via Zoom.

The meeting adjourned at 7:50 p.m.