



**Baby Back Rib Day at the Café!**

**Sunday / Sept. 6 / 2-6 p.m.**

**Patio Dine In / To Go & Delivery**

**BBQ Baby Back Ribs - \$25.95**

**Half-Rack Baby Back Ribs - \$18.95**

**BBQ Bone-In Chicken Breast - \$18.45**

*All of the above served with Creamy House-  
Made Garlic Mashed Potatoes & Seasonal*

*Vegetable*

**Spinach & Mozzarella Ravioli - \$16.75**

**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)

**Please note that the Business  
Office and Post Office will be  
closed on Monday, Sept. 7 in  
honor of Labor Day.**



# the Condor

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

VOLUME 42 . NUMBER 9 . SEPTEMBER 2020

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

## Bears and Citations

*Patrice Stimpson, PMC Patrol Chief and Bill Lewis II, PMCPOA Board Chairman*

There were several questions asked about bears and related citations at our last board meeting. Here is our response:

Our patrol officers do not “remove” bears from homes. Patrol has the option to haze bears and other wildlife per instructions from the California Department of Fish & Wildlife (CDFW). Two members of our Patrol department hold wildlife handling permits issued by the Lake Tahoe Wildlife Center, and other officers have been trained by them. We have 20+ years of combined experience.

CDFW and our patrol officers are aware of people, and rumors about people, feeding the bears in PMC. Unfortunately, there have not been any eyewitnesses or evidence for them to take further action. Neither CDFW nor PMCPOA have issued any citations in 2020 for feeding the bears in PMC.

We have issued seven citations and fines recently per Article 7 (“Rules Regarding Wildlife”) for violations related to leaving trash or pet food outside of homes and/or trash containers left outside with trash and not being certified bear-safe. The trash being left out has attracted bears. There is a difference between deliberately feeding wildlife and negligently leaving trash or pet food where wildlife can access it. However, both violations are citable/fineable. Some property damage has also occurred when bears have attempted to access food or discarded food.

The recent resolution approved on July 18 to prohibit feeding wildlife, to specifically include birds and squirrels, has not resulted in any citations. The first fine can be up to \$1,500 (not \$4,500). As a reminder, food, like peanuts, birdseed and hummingbird nectar, is known to attract bears. Are residents complying with the resolution? Yes, it looks like they might be, and that’s a commendable step toward addressing the potential habitual bear situation.

If you are aware of any prohibited wildlife feeding occurring within PMC, please notify CDFW and PMC Patrol.

**NOTICE: Special Open Board Meeting – Saturday, Sept. 12  
9 a.m., via Zoom  
Topic: Facilities remodel**

## Meet Your Board of Directors



**Sandy Browne**

Sandy Browne, who was elected to the PMCPOA Board for the second time this past June, is a 20-year resident of Pine Mountain Club and brings a background of law enforcement and investigations to her role as director.

She was born in San Francisco to what she describes as a “Damon Runyon Irish bookie and a Rita Hayworth look-alike accountant.” She moved to Palo Alto, California, at age 6, and lived there through her college years. “On a dare, I took a test for a police officer position in Menlo Park, and I got the job! I didn’t expect it, but took the job anyway.” After spending three years as a police officer in the Bay Area, she left the position because she said she didn’t like the “punishment” part of the job, and so that she could look for a better way to use her expertise and education.

After spending a year on the island of Crete milking goats, Browne took a job with Stanford University on a research team sponsored by the U.S. Department of Transportation. “Stanford finished their contract, and I was picked up by the USC team. I spent 10 years there as a Senior Research Associate investigating automotive and motorcycle accidents, training teams from the government, manufacturers and other teams from across the

*‘SANDY’ Continued on page 14*

## Very High Fire Danger Warning

The Forest Service has put the fire danger as VERY HIGH for this area.

Please be extra careful: Do not flick your cigarette butts out the car window or toss them on the ground. They could cause a wildfire that would destroy homes and lives. Please remind your friends and neighbors. Life as we know it would be gone with just one careless flick of a cigarette.

Also, a reminder that open fires are strictly prohibited.

# Food Safety and Storage Tips During a Power Outage

*PMCPOA Emergency Preparedness Committee*

## ***Before the Power Goes Out:***

- Have a supply of ready-to-eat food that requires little or no cooking or refrigeration. Check the expiration dates on canned foods.
- Use appliance thermometers to make sure your refrigerator and freezer are always at a temperature of 40°F or below for refrigerator, and 0°F or below for the freezer. A thermometer with a remote display is best, so you will not have to open the door to check the temperature.
- Keep ice, freezer packs and frozen bottles of water in the freezer to keep food cold.
- Keep a cooler available to fill with ice and cold foods in case of a prolonged power outage.
- Group foods together in the freezer; they will help keep each other cold.
- Freeze any perishable foods such as milk, meats and leftovers so that they will have a better chance of staying cold and safe during a power outage.
- Consider buying dry or block ice.

## ***During a Power Outage:***

- Keep appliance doors CLOSED as much as possible. Opening and closing doors will release cold air and cause the safe storage time to reduce.
- A fully stocked refrigerator will stay cold for about four hours. A freezer will keep its temperature for 24 hours if half full or 48 hours if full.
- If the temperature goes above 40°F, put the frozen water bottles or freezer packs in the refrigerator to cool it down. Or put the perishable foods in a cooler with the ice packs.
- During a snowstorm outage, fill containers with packed snow and put them in the refrigerator or freezer. Never put food out in the snow, it can be exposed to unsanitary conditions and animals.

## ***After the Power Returns:***

- Check the temperature of the refrigerator and freezer. If foods in both are still under 40°F, they are safe to keep and/or refreeze. If above 40°F, they should be discarded.
  - Discard any food that has an unusual odor, color or texture, or that feels warm to the touch.
  - Never taste a food to determine its safety.
- Eat the food from the refrigerator first, the food from the freezer next and then the canned ready-to-eat food.

# the Condor

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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.

# Reminder About Rules Regarding Wildlife and Pets

Living in Pine Mountain Club, we share our mountain community with lots of furry creatures, some wild and some domesticated. PMCPOA has a variety of rules in place affecting both to keep them, and people, safe. Below are some of the rules pertaining to wildlife and pets.

**Rule 7.06** -- No unattended freezers, refrigerators, ice chests, food containers or similar devices containing food may be placed outside on a member's property. All empty freezers, refrigerators, ice chests, food containers or similar devices that are stored outside must be sanitized with bleach to eliminate all food odors prior to storing them outside.

**Rule 7.07** -- Domestic animals must be fed inside the member's dwelling or outside the dwelling if the member, resident or guest is in attendance. If there is any food left over after the feeding, it must be promptly removed. Food left outside unsupervised is considered feeding wildlife.

Because of the recent issues with bears, the Board passed emergency Resolution #02-07-18-2020 during its July meeting. The resolution prohibits the feeding of any wildlife, including birds and squirrels, through Nov. 1, 2020. This includes peanuts, birdseed, hummingbird nectar and any other food item. Violators of these rules will be issued immediate fines of between \$1,000 and \$4,500.

**Rule 4.07** -- Pets shall not be left outside unattended between dusk and dawn. This rule was designed for the safety of everyone's pets, and for the residents who are kept awake at night because someone's dog is barking constantly.

**Rule 4.11** -- Dogs must be leashed and under control at all times by the owner or caretaker while on Association roads or property. Leashed dogs are permitted on PMCPOA greenbelt areas and trails, the area immediately adjacent to Fern's Lake and the campground area. Dogs may be unleashed only within the fenced dog park area or the owner's property.

**Rule 4.12** -- Dogs are not allowed on the private property of others without the permission of the property owner. Dogs, except service dogs, are not allowed inside the post office, at Lampkin Park, on the Golf Course or in the Clubhouse.

Violations of these rules can result in a citation and fines starting at \$1,000. Please keep your dogs contained on your property, and leashed everywhere else.

# Update on the Green Waste Site

Please DO NOT mix your pine needles in with green waste. Pine needles should be placed in the pine needle pile only. Why? Because as we rake up our pine needles, we are also raking up rocks and dirt that should not go through the wood chipper. Association staff hauls the pine needles to Lebec for disposal. Pine needles have sap on them, and dirt and other items stick to the needles. Please be diligent when throwing away pine needles and put them in the correct pile.

And please take all household trash to the Transfer Site. It does not belong at the Green Waste Site. When trash is left at the Green Waste Site, it can contain cans, metal, glass, rocks and other hard substances that gets covered over with green waste and then get picked up by a loader and put into the chipper. The chipper has been broken because of these items mentioned above. The teeth and wheel are broken with bolts missing because of the rocks, glass, cans and so forth, and it cost the association more than \$14,000 to fix the wood chipper. While it was broken, we had to rent a chipper for a couple of days to keep the amount of green waste down, which was another cost to the association. Please be responsible and take household trash to the Transfer Site.

A camera will be put in the at the green waste site to help monitor the site more closely and hopefully keep repair bills down on the wood chipper.

*The Mountain Communities Family Resource Center has put together a survey to get the input of community members to help them understand the needs of our community. To take the survey, please type the following into your web browser: <https://forms.gle/HvKE1BL8Vnb358bq9>.*

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**(661) 242-2616**  
[MountainCCS@yahoo.com](mailto:MountainCCS@yahoo.com)

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*Airport, Appointments, Shopping, School*
- FIREWOOD ORDERS/DELIVERY**

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# A Message from the Association About Invasive Weeds

With COVID forcing us to have a mostly quiet summer, now may be an excellent time to check your property and its surrounds for Spotted Knapweed and its cousin, Yellow Star Thistle.

Though somewhat pretty, these noxious weeds, pictured at right, are invasive plants that should be removed. Spotted Knapweed roots exude a chemical that inhibits the root growth of other plants, which kills neighboring plants. Eradication of the noxious weed has been ongoing for many years in PMC.

Eradication is necessary because knapweed is a highly competitive weed that overtakes native vegetation, and can become a monoculture. It reduces or displaces desirable plants and reduces the land's capacity for wildlife. Additionally, the weed increases surface water runoff and soil sedimentation, inhibits recreation uses, degrades the natural beauty of the land and lowers property values. When the weed dies, the skeletons may pose a fire hazard.

Needless to say, it's a good idea for the entire community to be aware of what these weeds look like and how to properly



**Yellow Star Thistle**

dispose of them. When a plant is discovered and pulled, it's crucial that the cuttings not be mixed with other cuttings or be brought to the Green Waste Site area. By dumping the cuttings in the slash pile, the seeds are then re-distributed throughout the community when the slash is spread.

Please remember, it is the responsibility of the property owners to keep their lots clean. So vital is the stoppage of this plant that the PMCPOA Environmental Control Office provides free large yellow bags in which to place knapweed cuttings. If you would like bags, you can stop by the EC office to pick them up, but please remember to wear your mask and practice social distancing. Or, if you prefer, you can come to the parking lot and give the EC office a call and they can meet you outside. Once bags are filled, you can place them in the trash bins at the Transfer Site. Compacting the weed destroys it so that it can't germinate.

Spotted knapweed is considered an "A"-rated weed pest. An "A"-Rated pest is defined by the California Department of Food & Agriculture as "an organism of



**Knapweed**

known economic importance, subject to state-enforced action involving eradication, quarantine, regulation, containment, rejection or other holding action."

This "A" rating is the highest level given to pests in California. Because of this rating, state law, regulations and policies mandate that it be eradicated and not allowed to spread. Eradication of "A"-rated weeds are accomplished through partnerships with property owners, the County Department of Agriculture and the California Department of Agriculture.

The weed is most easily recognized by its purple or pinkish flowering seed heads, which grow up to 1 inch in diameter. The flowers are occasionally white or pale yellow. New plants have a snowflake-like appearance, and the bloom resembles a dandelion. Its name is descriptive of the dark spots at the tips of each bract on the seed head. The plants grow

*'WEEDS' Continued on page 10*

## Tennis/Pickleball Update

*Tennis and Pickleball are open to playing doubles. Please use your own ball. Everyone needs to be very careful about ball handling and the number of people on the bench or the court. Social distancing is still a high priority. If you haven't already, you need to sign a waiver before playing.*

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# Pro Shop Open for Shopping, Golf Cart Rentals Available

The PMCPOA Pro Shop remains open for the selling of merchandise and golf cart rentals.

The golf carts are fully sanitized after each use. Golf cart rental is for single player only unless two people from the same household are playing together.

Masks are still required to enter the Pro Shop. No exceptions. No masks, no service. Hard surfaces in the Pro Shop are sanitized at least every two hours.

The golf course is open from 8 am to 6 pm every day.



**A reminder that mattresses, furniture and construction materials must be taken to the Kern County Landfill in Lebec. The association Transfer Site cannot accept those items. Please do not throw those items on Mil Potrero Highway or anywhere else other than the landfill. Also, please do not throw your trash away at the school bus stop by the clubhouse. If you are caught doing so, you will be cited. This is a sampling of what has been found on the roads recently.**

**Golf Course and Pro Shop Open 8am to 6pm Every Day 661-242-3734**

**Transfer Site Hours:  
8:30am - 5pm Daily  
8:30am - 7pm Thurs**

## Do We Have Your Contact Information?

Does PMCPOA have your current phone number? This is important so that the Association can contact you if there is ever an urgent issue at your PMC home.

Please fill out and return the Information Update form you received with your assessment package, or call the office and give the receptionist your contact information.

Thank you for your cooperation in this matter.

*KangenWater*  
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# A Message from the Chairman

Bill Lewis II  
 pmcboard@pmcpoa.com

I hope everyone is continuing to stay safe and healthy as we enter another month dealing with this pandemic – and once again – I want to thank our staff and the members for all you are doing to stay positive and support the association and each other despite the challenges.



A few weeks ago, we posted and emailed some proposed rules changes. As you may know, we are required to provide this advance notice to give members an opportunity to provide feedback if they choose before a decision is made. We usually post these changes 28 days before they are discussed in an open meeting. I believe these proposals were posted 41 days in advance.

Based on the feedback and input we're received, I've learned that many current members and residents are unaware of our rules and the law as it applies to a common interest developments like ours – and when some of our own members don't know the rules, or misinterpret them, how

can we reasonably expect the weekend renters to know the rules during their visit of only two days? It is the primary responsibility of the owners to inform their tenants of the rules when they rent.

The primary purpose for the proposed rules changes effecting short-term rentals (STR's) is to consider one lawful option to limit the number of rentals in our community. The association could currently limit the number of short-term rentals or prohibit all short-term rentals, and that was discussed as an option before and as Article 22 was being drafted. A previous board elected not to prohibit STR's, and the current proposal as submitted does not prohibit them either.

A decision has not been made with respect to these proposed rules changes. The board will continue to assess the situation over these 41 days or so. There is currently an assembly bill in committee (AB3182) related to rentals that may or may not be voted upon prior to our next meeting, which may give cause to delay or continue with our proposal, and we are

monitoring that situation. I anticipate that if the bill passes prior to our meeting, we will remove sections B and C of 22.03 and re-evaluate. Please be patient, and feel free to email us your comments or attend the board meeting via Zoom next month on September 19.

If you have not seen the progress with the current construction occurring on three sides of the clubhouse, I invite you to walk by when you get a chance and take a look.

We have scheduled a special open board meeting on September 12 via Zoom to discuss plans and the feasibility to potentially continue forward with the other phases of the remodeling project and how that might be best accomplished to include the timing, financing and other options. Please understand the purpose of this meeting is to discuss the future of the remaining phases and respective financing, not to finalize any plans other than potentially recommending drawings for the benefit of seeking bids to determine costs and explore financing options to include the (currently) low interest rates.

## PMC Board of Directors Meeting Highlights

Grace Wollemann, Recording Secretary

These are highlights of the Board of Directors open meeting of August 15, 2020. 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 10:00 a.m. Eight directors attended: Cam Acosta, Sandy Browne, Philip Gabriel, Tony Harmon, Peggy Hoyt-Voelker, Bill Lewis II, Dianne Pennington and Phyllis Throckmorton. Director Steve Burkett was excused. Also in attendance were General Manager Karin Shulman and Recording Secretary Grace Wollemann.

The Board acknowledged receipt of the committee minutes.

There were zero (0) committee applications for approval.

There were three (3) Environmental Control Committee projects recommended and one (1) cottage industry permit.

**MOTION** by Director Browne, **SECOND** by Director Hoyt-Voelker that the agenda for the Board of Directors meeting of August 15, 2020 be adopted. **MOTION carried.**

**MOTION** by Director Hoyt-Voelker, **SECOND** by Director Browne to approve the draft minutes of the Board of Directors' Regular Board Meeting of July 18, 2020. **MOTION carried.**

Chair Bill Lewis II presented the Chairman's report. General Manager Karin Shulman presented the General Manager's report. Director Cam Acosta presented the Treasurer's report.

**MOTION** by Director Acosta, **SECOND** by Director Hoyt-Voelker to ratify the Association's July 2020 financials

in accordance with Civil Code §5500 and §5501. **MOTION carried.**

### BOARD ACTION ITEMS:

**OLD BUSINESS:** None

**NEW BUSINESS:**

**MOTION** by Director Acosta, **SECOND** by Director Hoyt-Voelker to approve **RESOLUTION #01-08-15-2020**, repair of the Roto-Chopper, Reserve Item, GL #6034, Not To Exceed (NTE) \$14,245.72 from the Reserve Fund so we can start chipping wood, which is piling up at the Green Waste Site. **MOTION carried.**

**MOTION** by Director Acosta, **SECOND** by Director Gabriel to approve **RESOLUTION #02-08-15-2020**, purchase of Axis Outdoor Camera, NTE \$10,000, from unbudgeted funds from the Operating Account. **MOTION carried.**

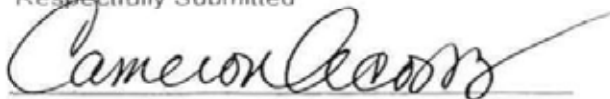
'MEETING' Continued on page 10

# Treasurer's Report

Pine Mountain Club POA, Inc.  
Treasurer's Report  
As of July 31, 2020

	Actual	Budget	Over (Under) Variance	
<b>Revenue</b>				
Current Year Assessment Revenue	386,028	385,556	472	
Operations/Maintenance	47,467	15,135	32,332	
Social Activity	47,642	62,125	(14,483)	
Interest Income (Operating)	1,480	2,700	(1,220)	
<b>Total Revenue</b>	<b>482,617</b>	<b>465,516</b>	<b>17,101</b>	
<b>Operating Expenses</b>				
Operations/Maintenance	560,749	306,089	254,660	
Social Activity	73,483	97,827	(24,344)	
Operating Projects	0	0	0	
Designated Fund Projects	81,226	0	81,226	
Reserve Contribution	38,000	38,000	0	
<b>Total Operating Expenses</b>	<b>753,457</b>	<b>441,916</b>	<b>311,541</b>	
<b>Other Operating Transactions</b>				
Additional transfers to Reserve fund	0	0	0	
Assets purchased	0	0	0	
Foreclosed Lots transferred to Property	0	0	0	
<b>Total Other Transactions</b>	<b>0</b>	<b>0</b>	<b>0</b>	
<b>Total Change in Operating Fund</b>	<b>(270,840)</b>	<b>23,600</b>	<b>(294,440)</b>	
<b>Payroll Summary</b>				
Payroll Wages	161,248	185,407	(24,159)	
Payroll Benefits	27,606	32,355	(4,749)	
Taxes and Worker's Compensation	21,101	25,247	(4,146)	
<b>Total Payroll Expense</b>	<b>209,954</b>	<b>243,009</b>	<b>(33,055)</b>	
	<b>Assessment Billed</b>	<b>Assessment Collected</b>	<b>Assessment Receivable</b>	<b>Assessment Receivable %</b>
<b>18/19 Assessment Collection Update</b>	4,231,452	4,228,524	2,928	0.07%
<b>19/20 Assessment Collection Update</b>	4,631,550	4,581,885	49,665	1.07%
<b>20/21 Assessment Collection Update</b>	4,628,342	2,516,822	2,111,520	45.62%
<b>Reserve Fund Update</b>	Beginning Balance July 1, 2020	Plus: YTD Interest and Contributions	Less: YTD Purchases	Ending Balance Current Period
	3,268,288	42,831	(33,093)	3,278,026
Operating Fund Cash Balance	2,867,184			
Reserve Fund Cash Balance	3,247,868			

Respectfully Submitted



Cameron Acosta / Treasurer  
August 15, 2020



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

Karin Shulman

**COVID-19 UPDATE:**

93222 Zip Code has six cases of COVID-19; four have recovered

93225 Zip Code has 25 cases of COVID-19; six have recovered

*(Please note that these numbers were gathered prior to the Kern County Public Health Department coming to PMC to give free COVID-19 tests on Aug. 21 and are subject to change.)*

Our staff picked up two mattresses, a chair, trash and other stuff off Mil Potrero Highway recently. The Transfer Site will not take construction materials, mattresses, furniture or hazardous waste. People get mad at being turned away and quite frequently dump it out on Mil Potrero Highway. This type of trash needs to be taken to Lebec. If you have contractors working for you, please let them

know, and if you have tenants moving out, please let them know to go to Lebec Transfer Site with their large items.

The pool construction started last month. The plumbing is being laid out, and on the north side of the clubhouse, the road is completed and the ADA ramp is being installed. As of this writing, we still have open ditches because we are waiting on the plumber and electrician to move the lines so they can be buried in the ground properly.

Golfing update: 895 rounds of golf were played in July. The golf course has been open seven days a week for a little more than a month.

A reminder that fishing is not allowed after Fern's Lake gate is closed at dusk. There is also no partying allowed at the lake at night, and no picnicking allowed on

the golf course. This is becoming a problem. Patrol is being very vigilant in getting people to leave the lake at night and getting people who are picnicking on the golf course to leave. I don't even know what to say about this. Golf balls are hit pretty hard, and getting hit by one could be fatal. Please use common sense.

The bears have quieted down and are just passing through now. That is good news.

Our citations are up by the Environmental Control office and Patrol. There are still people leaving trash out and houses that need painting or staining. We need to keep our community looking nice for our own enjoyment and to keep property values up, so it is appreciated that many people do take of their property. Thank you for that.

***Are you signed up with Ready Kern for emergency notifications? Once signed up, you will be notified on your cell or home phone about any dangers that might be close by, such as fires or flash floods. Go to [www.readykern.com](http://www.readykern.com) or call 661-873-2602 to sign up.***

## Reminders from the General Manager About Conduct

*Karin Shulman, PMCPOA General Manager*

This is a reminder that Association Rule 3.10, in part, reads: Abusive, bullying, threatening, and harassing language or behavior directed at staff or members is not allowed at any time or place within the community... In addition, drunkenness, threatening action or behavior will not be permitted on Association property at any time. Violation of this rule carries a fine up to \$2,000.

Association Rule 3.22, in part, reads:

Discharge of firearms, shooting a bow/arrow, hunting. The following applies within the boundaries of Pine Mountain Club development. A.) The use of firearms including, but not limited to, BB guns, paintball guns, air soft guns, pellet guns and any similar guns or equipment capable of propelling a projectile, is not permitted. To read the rule in its entirety, please visit the PMC website and look under Governing Documents. Violation of any part of this rule carries a fine up to \$2,000.

Association Rule 3.02 reads, The lot owner is fully responsible for the conduct of his/her guests, renters, tenants, lessees, boarders and lodgers while within Pine Mountain Club.

We can all do better.

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Carolyn Gilbert

Elizabeth Gilbert

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***Please help us to save trees and keep our costs down substantially by allowing us to email all of your member notices and your monthly Condor to your email address. Simply email me at [gm@pmcpoa.com](mailto:gm@pmcpoa.com) and we will add your email address to your member account.***

***Thank you, Karin Shulman, GM***

**Want to Talk With the Board Chairman?**

If members would like to speak with the PMCPOA Board of Directors Chairman, there is a way to do so.

To book some one-on-one time with Board Chairman Bill Lewis II once the COVID-19 restrictions are lifted, 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. You may also send inquiries or comments via email to [pmcboard@pmcpoa.com](mailto:pmcboard@pmcpoa.com).

When sending emails, please put "Attention: Chairman Lewis" in the subject line.

**Condor Cafe Hours**  
**Outside Dining, Takeout and Delivery Only**

**Breakfast and Lunch**  
**8 am to 2 pm**  
**Wednesday thru Sunday**  
**Dinner**  
**Thursday (Special)**  
**4 to 7:30 pm**  
**Fridays and Saturdays**  
**4 to 8 pm**  
**Masks required. No mask, no service**  
**661-242-2233**

The playground at Lampkin Park remains closed until the Governor of California opens playgrounds. But, Fern's Lake and Catch & Release Fishing are open!

\* Please note that there is no fishing or partying allowed at Fern's Lake after the gate is closed at dusk.

**Rec Room**

**Closed Until COVID-19 restrictions are lifted**

**Please Note:**

The only OFFICIAL PMCPOA Facebook page can be accessed at:  
<https://www.facebook.com/Pine-Mountain-Club-Property-Owners-Association>  
-483903745518764/

**HIGH SPEED INTERNET ACCESS IS HERE!**



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

**PROFESSIONAL SERVICES**

**Insurance Services**

King Insurance  
(661) 753-7080

**Tree Service/Arborist**

Ablaze Tree Service  
(661) 699-8630

**The editorial and advertising deadline for the October 2020 Condor is Monday, Sept. 14, 2020.**

**Content can be submitted to the editor at [rwilde@pmcpoa.com](mailto:rwilde@pmcpoa.com) or mailed to the PMCPOA Business Office.**

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

**'WEEDS'** *Continued from page 4*

from 1- to 3-feet tall, with single- or multiple-branched stems rising from a rosette and stout tap root. They flower from late June through early October, and while it can be a beautiful plant, it is extremely destructive and should be removed immediately.

The plant's rosettes appear in early spring as deeply lobed leaflets radiating from a common point (at the crown of rap root.) Rosette leaves are up to 6 inches long and 2 inches wide.

In spreading, spotted knapweed takes on disturbed soils, forms dense stands and expands populations peripherally. The weed releases chemicals from its own roots that inhibit growth of other plants. The best ways to control or prevent its spreading are as follows:

- Avoid driving or walking through infested areas;
- Decontaminate by cleaning yourself, your vehicles and equipment onsite when leaving infested sites;
- Reduce soil disturbance by tilling and scraping;
- Encourage competition by native plants;
- Use weed-free forage; and
- Survey for early detection and eradication.

For more information about removing knapweed from PMC, call the Environmental Control Office at 242-3788, ext. 212 or 213.

**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 the members'-only side of the PMC website at [www.pinemountainclub.net](http://www.pinemountainclub.net). Anonymous submissions will not be published.*

***Please note that there were no CCC submissions this month.***

**'MEETING'** *Continued from page 6*

**MOTION** by Director Hoyt-Voelker, **SECOND** by Director Browne to approve Business Policy E-3 (Investment Policy). **MOTION carried.**

**MOTION** by Director Hoyt-Voelker, **SECOND** by Director Browne to approve Business Policy G-4 (Booking Request). **MOTION carried.**

**MOTION** by Director Hoyt-Voelker, **SECOND** by Director Throckmorton to approve Business Policy H-11 (Board Interaction with Employees). **MOTION carried.**

**MOTION** by Director Hoyt-Voelker, **SECOND** by Director Browne to approve Business Policy H-14 (Notice of Proposed Resolution). **MOTION carried.**

**TABLED - MOTION** by Director Hoyt-Voelker, **SECOND** by Director Browne to approve a variance for 3402-170, (6' fence).

**MOTION** by Director Hoyt-Voelker, **SECOND** by Director Browne to approve the updated to the Rules/Violation Fine/

Penalty Schedule. **MOTION carried.**

**MOTION** by Director Hoyt-Voelker, **SECOND** by Director Throckmorton to approve sanctioning the Pine Mountain Gardeners Club. **MOTION carried.**

The Board sent and received 96 items of correspondence.

The next Special Open Board Meeting will take place on September 12, 2020 at 9:00 a.m. in the Condor Room or via Zoom.

The next Regular Open Board Meeting will take place on September 19, 2020 at 10 a.m. in the Condor Room or via Zoom.

Meeting adjourned at 11:33 a.m.

***We regret to announce that there will be no Holiday Craft Fair this year due to the pandemic.***

**Firewood**

***Firewood should be stacked neatly, with as few voids as possible, at least 10 feet from the structure, and should have surface fuels removed (pine needles, etc.), at least 3 feet around. Earth-tone tarps are acceptable if securely fastened.***

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***Mention Pine Mountain Club for your 20% coupon***

**PMCPOA ASSOCIATION  
RULES VIOLATION FINE/PENALTY SCHEDULE**

		1st Offense	2nd Offense	3rd Offense
<b>Article 3:</b>	<b>GENERAL RULES</b>	Up to \$1,000	Up to \$1,500	Up to \$2,000
<i>Section</i>	<i>3.22A&amp;B Firearms, BB guns, bows, etc.</i>	<i>Up to \$2,000</i>	<i>Up to \$3,500</i>	<i>Up to \$5,000</i>
<i>Section</i>	<i>3.22 Hunting and/or trapping</i>	<i>Up to \$2,000</i>	<i>Up to \$3,500</i>	<i>Up to \$5,000</i>
<b>Article 4:</b>	<b>ANIMAL CONTROL</b>	Up to \$1,000	Up to \$1,500	Up to \$2,000
<b>Article 5:</b>	<b>RULES FOR FILMING IN PMCPOA</b>	Up to \$1,000	Up to \$1,500	Up to \$2,000
<b>Article 6:</b>	<b>TRAFFIC</b>	Up to \$1,000	Up to \$1,500	Up to \$2,000
<b>ARTICLE 7:</b>	<b>RULES REGARDING WILDLIFE</b>	Up to \$1,000	Up to \$1,500	Up to \$2,000
<i>Section</i>	<i>7.03 Feeding of Wildlife</i>	<i>Up to \$1,500</i>	<i>Up to \$2,500</i>	<i>Up to \$4,500</i>
<b>ARTICLE 8:</b>	<b>ARCHERY RANGE</b>	Up to \$1,000	Up to \$1,500	Up to \$2,000
<b>Article 9:</b>	<b>CAMPGROUND</b>	Up to \$1,000	Up to \$1,500	Up to \$2,000
<b>Article 10:</b>	<b>CLUBHOUSE</b>	Up to \$1,000	Up to \$1,500	Up to \$2,000
<b>Article 11:</b>	<b>EQUESTRIAN CENTER</b>	Up to \$1,000	Up to \$1,500	Up to \$2,000
<b>Article 12:</b>	<b>GOLF COURSE</b>	Up to \$1,000	Up to \$1,500	Up to \$2,000
<b>Article 13:</b>	<b>LAMPKIN PARK</b>	Up to \$1,000	Up to \$1,500	Up to \$2,000
<b>Article 14:</b>	<b>FERNS LAKE</b>	Up to \$1,000	Up to \$1,500	Up to \$2,000
<b>Article 15:</b>	<b>RECREATION ROOM</b>	Up to \$1,000	Up to \$1,500	Up to \$2,000
<b>Article 16:</b>	<b>SWIMMING POOL</b>	Up to \$1,000	Up to \$1,500	Up to \$2,000
<b>Article 18:</b>	<b>TRANSFER SITE</b>	Up to \$1,000	Up to \$1,500	Up to \$2,000
<b>ARTICLE 21:</b>	<b>ENVIRONMENTAL CONTROL CODE</b>	Up to \$1,000	Up to \$1,500	Up to \$2,000
<i>Section</i>	<i>7.13D Discharge of any firearms or Fireworks</i>	<i>Up to \$2,000</i>	<i>Up to \$3,500</i>	<i>Up to \$5,000</i>
<i>Section</i>	<i>7.15D Hunting</i>	<i>Up to \$2,000</i>	<i>Up to \$3,500</i>	<i>Up to \$5,000</i>
<b>ARTICLE 22:</b>	<b>RENTALS</b>	Up to \$1,000	Up to \$2,000	Up to \$3,000
<b>NOTES:</b>				
1	The proposed 3rd fine/penalty is the maximum that will be charged for that infraction.			
2	Where there is a \$ range for the fine/penalty, the fine/penalty will be made based on the severity of the infraction.			
3	The board may update the "Rules Violation Fine Schedule" at it's discretion.			

**PMCPOA Office Hours**

***(Phone Calls Only)***

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

**8am-3pm Sat**

***(Closed for lunch from***

***12-1 p.m.)***

**Office 242-3788**

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

**Assessment  
Payment Becomes  
Delinquent as of 9/15**

The annual assessment amount for this year is \$1,604.00 (no increase from last year) and was due by July 1. You can mail a check to P.O. Box P, Pine Mountain Club, CA 93222, call us in the office at 661-242-3788 and pay with a credit card, drop your payment into the hanging locked box outside the clubhouse or you can pay on the PMCPOA website. Assessments will become delinquent and turned over to a collection agency on Sept. 15, 2020 at 5 p.m.

**Richie's Plumbing**

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**richmann1@sbcglobal.net**

## California Mountain Lion Safety Tips

More than half of California is mountain lion habitat, including the PMC area. Mountain Lions generally exist wherever deer are found. They are solitary and elusive, and their nature is to avoid humans. Some people think there are more mountain lions these days, but that's not necessarily true. They are just being seen on people's home security cameras doing what they do – prowling and hunting at night.

### *Living in Mountain Lion Country*

- Acknowledge that you live in mountain lion country and make a commitment to educate yourself. Talk to your neighbors and work together.
- Never feed deer or other wildlife; it is illegal to feed deer and other big game in California and it will attract mountain lions. It is also against PMCPOA rules.
- Deer-proof your landscaping by avoiding plants that deer like to eat.
- Trim brush to reduce hiding places for mountain lions.
- Don't leave small children or pets outside unattended, especially when



mountain lions are most active – dawn, dusk and at night.

- Don't feed pets outside to avoid attracting animals that are potential mountain lion prey.

### *What to Do if You Encounter a Mountain Lion*

Mountain lions primarily eat deer, but, if allowed, they will prey on vulnerable pets and livestock. Mountain lion attacks on humans is extremely rare, but it has happened in California.

The following safety information is directly from the California Department of

Fish and Wildlife.

- Do not hike, bike or jog alone. Stay alert on trails.
  - Avoid hiking or jogging when mountain lions are most active – dawn, dusk and at night.
  - Keep a close watch on small children.
  - Off-leash dogs are at an increased risk of becoming prey for a mountain lion.
  - Never approach a mountain lion. Give them an escape route.
  - DO NOT RUN. Running may trigger chase, catch and kill response. A cat's vision is based on movement.
  - Face the animal, make noise and try to look bigger by waving your arms, opening your jacket; throw rocks or other objects. Pick up small children.
  - DO NOT scream or use high-pitched tones. Be vocal, but speak calmly.
  - If a lion attacks, fight back. If knocked down, try to protect your head and neck. Call 911.
  - Report unusual mountain lion behavior to your local California Department of Fish and Wildlife.
- Mountain Lions are a protected species under the California Endangered Species Act (CESA). Help prevent unwanted conflicts with these beautiful wild animals. Do your part, keep them wild.

## A Look at the PMC Lighting Codes

The Environmental Control Codes exist to help keep PMC the wonderful place it is in which to live. One such code pertains to exterior lighting.

Portions of the ECC states: "Exterior lighting shall mean all outdoor lighting fixtures, decorative, landscaping and safety lighting. In order to preserve and enhance the unique qualities of PMC's visual environment, the ECC shall require regulated and properly installed outdoor lighting. Good lighting design increases safety, respects the privacy of neighbors, is energy-efficient and minimizes the negative effects of sky glow and light trespass. Poorly designed lighting may compromise safety and interfere with neighbors' enjoyment of their lots.

"Use dimmers, motion detectors, and/or timers to ensure that lights are on only when needed." The current solar-powered lights, and others, cannot be controlled or shut off by any source except daylight, so they should be used sparingly so as not to disturb neighboring properties. Contrary to some public opinion, the use of lights does not frighten away bears, and may actually attract them.

The following use of exterior lighting fixtures are prohibited in PMC residential areas:

- Streetlights, mercury vapor and low-pressure sodium fixtures and lamps.
- Searchlights, laser lights or similar high-density outdoor lights.
- Lighting fixtures mounted in such a way as to illuminate a roof or awning.
- Lighting fixtures mounted to aim light only towards a property line.

• Lighting fixtures mounted in a way that is distracting to motorists or in a way that interferes with the safe operation of a motor vehicle, as may be determined by the Environmental Control Committee.

• Lighting that is blinking, moving or that changes in intensity except small temporary lighting fixtures installed and used only during periods as outlined in the EC Code, such as at Christmas time.

"The lighting of a driveway entrance should be compatible with the surrounding street levels of illumination and the number of fixtures shall be minimized." PMC properties can be enhanced and safety increased with down-facing lighting. Most levels of street illumination are almost non-existent in PMC, so a minimum of all types of lights should be used. Light your property, when necessary, but be mindful of your neighbors.

# Happy Labor Day Pine Mountain Club!

*Lydia Blaakman, PMC resident, Integrative Nutrition Health Coach/Molecular Hydration Specialist*

What does Labor Day mean to you? As we here in Pine Mountain Club -- and so many others across the country -- acknowledge Labor Day on Monday, Sept. 7, now is a good time to reflect upon our work lives and total body wellness.

On June 23rd 25 years ago, "Labor Day" to me was defined as 17 hours of grueling "work" delivering my occiput-posterior baby girl. It took well over a year to sit comfortably without flinching due to a broken coccyx sustained during delivery. Truly, it was a day of labor and subsequently, many years of unpaid (and often unappreciated yet rewarding) responsibility and sacrifice.

Some consider Labor Day as the unofficial end of summer because it marks the end of the cultural summer season. Many take their two weeks of vacation ending on Labor Day Weekend. Many Fall activities such as school and sports begin on or about this time.

For many gainfully employed U.S. citizens, Labor Day is actually a public holiday celebrated on the first Monday of September honoring the American labor movement and the contributions that workers have made to the strength, prosperity and well-being of the country.

Labor Day 2020 will brand a lasting historical stamp in America as our country navigates the worldwide coronavirus pandemic that is severely impacting employment, education, businesses, entertainment, sports, tourism, health and more. Nearly 1.2 million laid off Americans applied for unemployment benefits in early August, evidence that the coronavirus keeps forcing companies to slash jobs. Children are attending schools via Zoom or some variance of homeschooling. Traditional Labor Day is all but traditional today. We honor and praise those essential workers in the medical, service and education professions who



are keeping us safe and healthy.

Pine Mountain Club includes a diverse array of employed, unemployed and retired residents. No doubt, COVID-19 has had a tremendous impact on this country, state and community. A chief U.S. economist called the drop in weekly unemployment claims "a move in the right direction." But added, "Repeated shutdowns for virus containment remain a threat to the labor market, which is already weak, and could further restrain incomes and spending."

If you are working, what is your job? On a scale of 1-10 (10 being the highest), how satisfied are you with your current job or career? Do you do what you love, or do you love what you do? Perhaps there is an opportunity for change. Many people spend days, weeks, months, years and even decades in careers that are diametrically opposed to who they are as spiritual beings. Finding alignment in career, spirituality, health and relationships, we can authentically live the life we're meant

to live. Many people stay put in careers that do not fulfill them, challenge them or make them happy. Sure, choosing the less secure occupation or leaving your career and starting something new is a scary, risky choice. However, if you never take that plunge, you will probably always wonder, "what if...?" Here are some tips to consider as we celebrate Labor Day 2020.

## *Find the Work You Love*

- Make a list of your inherent strengths and interests and how they could translate to an inspiring career. Get creative!
- Research the career options you've narrowed down. Gather information about the paths you're considering and how they could influence and shape your long-term goals.
- Reach out to professionals working in your field -- people who can give you information, support and/or guidance.
- Join professional organizations or attend social events to create authentic connections and make yourself visible as an expert in your field. (Chambers of commerce, meet-up groups, business networking events, etc.)
- Contact prospective employers to learn about potential career opportunities. Be professional and enthusiastic, and remember that even if a company isn't hiring, it's never a bad idea to pass your resume along.
- Be patient -- finding a new career that you love may take time, and you might try a few different positions before finding an ideal fit.

*'LABOR DAY' Cont. on page 15*

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**‘SANDY’ Continued from page 1**  
 country to do similar work.” Browne then left there to become a Highway Accident Investigator for the National Transportation Safety Board, where, over the course of 10 years, she investigated highway, aviation, marine, pipeline and hazardous materials accidents. “I was used in the other modes as a survival specialist,” she explains.

In 1989, she left the NTSB and started her own company, Occupant Safety Consulting. “I investigate accidents and render expert opinions in court trials,” she said. “In 1995, I worked for NBC as a consultant for the Princess Diana crash.” In 1996, Browne took on a concurrent job as Principal Investigator of an accident investigation team for Thailand. “I commuted and had an apartment in Bangkok for about six years; it was lots of work.”

In 2000, Browne semi-retired, and began conducting work for only her best clients. “Oddly, I found PMC by plotting my clients on a map, drawing a circle around them, and looking in the middle of the circle. Up popped PMC.” She moved here in 2000, and since then, has become involved with the community. She first served on the Board in 2015, when she was appointed to fill a vacant seat. “I think they appointed me to get me out of the front of the audience,” she said with a laugh.

In 2016, Browne ran for a seat on the

Board, and was elected to a three-year term. “I took the job of Corporate Secretary, and loved the interaction with the community and the Board,” she said. “I ran because of my positive experience in that first year.”

After serving for four straight years, Browne said she needed to take a break to tend to some family illness problems, and to recover from the contentiousness that occurred during the last couple of years of her term. “The greatest challenge in serving on the Board was two-fold. As Corporate Secretary, it took 20-30 hours a month of my time. It was difficult to spend much time off the mountain with my exceptional 3-year-old granddaughter, and to really commit to doing any outside cases. Trials tend to last days, and in some cases, you can be held over when your testimony has not concluded. I have terminated my work with out-of-state lawyers, so I don’t have that concern anymore.” She added, “The second-greatest challenge was the contentious group of members who were determined to undermine, sue, harass, denigrate and provide misinformation to the other members about the Board. The misinformation has slowed down, and I hope that the personal harassment will not rise up again.”

Browne said she ran for the Board again this year because she missed the responsibility. “It keeps my mind sharp and my attention on the community. I had a good break and I’m ready to do battle again. I

love it here, love my work and love being on the Board again.”

During her previous tenure on the Board, Browne said her greatest accomplishment was getting the pool reconstruction underway. “The entire PMCPOA complex needs serious attention if, as the mandate states, the Board ‘protects the values of the assets of the corporation.’ Those assets have been baling wired, duck taped and glued back together for far too many years.”

As a “used newbie” on this year’s Board, Browne said her goals are to continue to move forward on the revamping of the facilities, making sure that assessments are kept as reasonable as possible, and to try to mend some of the erected fences. “I think that Chairman Lewis has done a good job of responding to the public to try to clear up misinformation, and I hope that continues,” she said.

Over the years, Browne says that what she likes most about life and living in PMC has changed. “I’m 75, so many of the friends I made in the beginning have either passed on or have moved, and my favorite things evolve. During my tenure with the Board, I met and became friends with many of the staff.” She added, “I love the seasonal changes so close to L.A., and waking up to the birds rather than traffic... except those Blue Jays! I love watching the wildlife just outside my window.” She says she also appreciates PMC’s proximity to surrounding cities. “I’m glad that I’m only 90 minutes from my daughter and her family, and I am overwhelmed with how much my granddaughter also loves this place.”

She continued, “I love the community feeling PMC once had, and I hope that it returns soon after COVID departs.” In the meantime, Browne said she is trying to have a little fun with the Zoom meetings. “I have a computer program now, and a green screen, to change my background for the Board Zoom meetings. I’m not good at it yet, so the first one will probably be a stock photo. But I intend to attend the meetings from Santorini, a Japanese Tea Garden, Mt. Everest, etc.”



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'LABOR DAY' Cont. from page 13

### Love the Work You do

• Request to work on projects that interest you. Express the areas you're passionate about to your employer or supervisor -- it's often the same area in which you'll produce the best results!

• Surround yourself with peers and colleagues who support your work.

• Accept constructive feedback, and work towards improving your areas of opportunity.

• Make your office/home environment more attractive -- add fresh flowers to your desk, invest in a comfortable chair and hang up motivating quotes and pictures.

• If it's time to transition to another position or company, make sure you continue doing work you love. Seek fresh opportunities that satisfy your desires, and always maintain business relationships with previous employers.

• Start a new business, online or home-based.

I was born and inspired to give this world my gift of connecting with and inspiring others to make small and simple changes to reap radical results through integrative nutrition health-coaching. My mission is to play a crucial role in improving health and happiness, and through that process, create a ripple effect that transforms the world. I attribute my eye-opening discovery to a life-changing book, *The Alchemist*, one of my top three greatest reads ever. A must read, in my opinion.

What is your gift in utero waiting to bless this earth? Isn't it time to begin to labor and give birth to your gift and live the life you're meant to live? Perhaps you're retired. Get involved in our beautiful mountain community and give back by volunteering. In life, "we rise by lifting others."

I choose to live by the famous Mark Twain quote, "Twenty years from now, you will be more disappointed by the things you didn't do than by the ones you did do. So, throw off the bowlines. Sail away from the safe harbor. Catch the trade winds in your sails. Explore, Dream. Discover."

## COMMITTEE MEETINGS

**Some committees are beginning to meet live again, while others are still on Zoom or dark. Please check with each committee for details about the meetings.**

**Tuesday, Sept. 1 (First Tuesday)**

12 pm **Equestrian** Equestrian Center

**Thursday, Sept. 3 (First Thursday)**

DARK **Recreation** Lounge

**Friday, Sept. 4 (First Friday)**

9 am **Greens and Grounds** Driving Range

2 pm **Environmental Control** Condor Room

**Saturday, Sept. 5 (First Saturday)**

9 am **Governing Documents** ZOOM

1 pm **Planning** ZOOM

**Monday, Sept. 7 (First Monday)**

6pm **Communications** ZOOM

**Saturday, Sept. 12 (Second Saturday)**

9 am **Emergency Preparedness** Condor Room

DARK **CERT** Condor Room

**Wednesday, Sept. 16 (Wednesday Before Board Mtg)**

5 pm **Budget & Finance** ZOOM

**Saturday, Sept. 19 (Third Saturday)**

10 am **PMCPOA Board of Directors Mtg.** ZOOM

### Want to Be on Email Blast List?

PMCPOA has an effective 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. However, 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.

### Condor Lounge Remains Closed

**Under the Governor's orders, the PMCPOA Lounge remains closed. However, drinks may be purchased with dinner orders during Condor Cafe hours (Thu 4-7:30pm, Fri-Sat 4-8pm).**

**Please remember that masks are required in the Clubhouse. You may remove masks to eat and drink. At all other times, including leaving the clubhouse, masks must be worn. No mask, no service. Social distancing is in effect.**