

# Castellammare Mesa Home Owners

PO Box 742

Pacific Palisades, CA 90272

<http://castellammaremesa.com>

## NEWSLETTER OCTOBER, 2009

Dear Neighbor: We hope you are well and had a good summer. The community has two important events coming up this month in which we encourage you to take part.

- **FIRE SAFETY COUNCIL:** Our neighbor, Bart Young, informed the Board about the formation of a Castellammare Mesa Fire Safe Council. The goal is to create a community that is better prepared when fire strikes our neighborhood. The first step is for each family to complete a survey. Please click [here](#) to take the survey. If you are sent a hard copy of the survey, please complete it and send it to Bart.

The Fire Safe Council is a state-wide non-profit that gives grants to local communities. The funds are used to make a community more fire-safe by upgrading fire hydrants, clearing brush areas and forming a Fire Safe Council which helps raise awareness and prepare us all for a fire. First the community would need to form a Council. The senior grant manager is a friend of the Youngs, who are willing to host a meeting at their house in how to organize this Council. The meeting is scheduled for **Saturday, October 17 at 2 pm at 17612 Tramonto.**

The Board feels this is a very important issue for the community and is willing to facilitate and endorse the formation of the Fire Safe Council. It will not be a Board function (it's not in the CC&R's), but will be organized by members of our community. We hope you will make every effort to attend this important meeting. If you have any questions about the meeting or the survey, please contact Bart at [byoung@youngcompany.com](mailto:byoung@youngcompany.com) or (310) 459-9447.

- **THE COMMUNITY PICNIC** will be held this year on **Sunday, October 18, from 3:00 - 6:00 pm, at Coperto Dr.** We will have a moon walk and the fire engine visit for the kids, great food and great company. Come relax, reconnect with your neighbors, and find out what's happening around our neighborhood! Bring a favorite side-dish if you can. We will provide barbequed hamburgers and hot dogs. Thanks to Joan and Harvey Rochman for once again volunteering to plan and organize the event.
- **MOVIES IN THE PARK:** CMHO was the sponsor of the August 29 showing of Cars. It was a successful evening with our HOA listed on the movie screen as a sponsor. The Board feels this was a positive gesture of goodwill and community support from our HOA.
- **CRIME AND SAFETY:** Crime continues to be down overall in the area. We have not heard of any recent problems, with the exception of a neighbor on Quadro Vecchio reporting that an insistent, disheveled looking man came to her door with a clip-board three nights in a row, and she told him to leave each time (without opening her door).

In January, the **US Census counting** begins. Census workers will have a photo id card in plain sight and have no reason to enter your home. Do not open your door to anyone without clear identification.

The Board has received several complaints about gardeners still using **gas-powered blowers** in the neighborhood. It is against the law, and you can be reported if your gardener is using them on your property. You can also be fined if your gardeners are caught. Please be mindful of the law and your neighbors. The gas blowers are against the law because they are polluting and noisy.

- **TREASURER'S REPORT**: The CMHO continues to be in good financial shape. We currently have a total of \$36,777 in our bank accounts.
- **THE LAWSUIT, 17462 Tramonto**: Please refer to "CC&R and ARCHITECTURAL COMMITTEE UPDATES".
- **THE GETTY VILLA AND THE GETTY VILLA COMMUNITY RELATIONS COMMITTEE**: The Getty Villa's compliance with its Conditional Use Permit (CUP) will be reviewed by the City this year. There is not much new news regarding this process, with the exception that the City is now asking for an addendum to the original environmental impact report (EIR) instead of a separate negative declaration to the proposed changes. This will most likely push the public hearings back a few more months. Please refer to our web-site if you want more information on this issue.

The site at the corner of Sunset and Los Liones where the Outdoor Room previously was located and the adjacent office building is now being considered for sale by the Getty. Plans are in process to plant native trees and shrubs in that area.

- **TRAFFIC SIGNAL AT SUNSET AND LOS LIONES**: The Westside Waldorf School has stated that they cannot afford to install the light at this intersection, although they originally agreed to do so as a condition of their Conditional Use Permit (CUP). In February '09, The City Zoning Administrator gave them until August of this year to come up with a new plan approval. They did not respond to this request and the Zoning Administrator has now given them until November to comply.

In the meantime, Jessyca Avalos, Field Deputy for Councilman Rosendahl, is arranging a meeting between community leaders and the school.

If you have any thoughts or concerns regarding this issue, please let us know how you feel. The Board would like to get community input regarding the school and the light.

- **LOS ANGELES DEPARTMENT OF TRANSPORTATION** is assessing its transit services to respond to a projected \$23M shortfall in fiscal years 2010-11. They are asking that riders provide input so that LADOT can determine how to improve the effectiveness and efficiency of its services while minimizing impacts on transit riders. Fare increases, service reductions, and elimination of LADOT transit services are real possibilities unless additional funding is identified.

The HOAs were asked to notify riders and interested non-riders and encourage them to submit their comments using one of the following methods:

1. On the Internet at <http://ladotlbl.tmdinc.net>
2. US mail to LADOT at 201 No. Los Angeles Street, #18B, L.A., CA 90012

- **IN MEMORIAM:** Sadly, two of our distinguished neighbors passed away recently and we would like to acknowledge them:

**Michael Rosenthal**, publisher of the weekly newspaper, the Santa Monica Mirror, passed away on September 9 after a long battle with cancer. Not only was he a successful businessman and entrepreneur, but he also had a social conscience and a heart. He was involved in our neighborhood and previously served on the Board of CMHO. He handled press relations from 1998 until 2000 for Green Party candidate Dan Hamburg, who ran for California Governor. He was a strong supporter of organizations such as Heal the Bay and New Roads School. The Los Angeles City Council adjourned in memory of him on Friday, September 11.

Michael's neighbors will always remember his quick mind, easygoing manner and eagerness to converse about current events and life in general. He was a devoted family man and is survived by his father, Carl, his wife Laurie, and their 8 year old son Dylan.

**Tom Macleod**, passed away on August 16<sup>th</sup>. He was a Naval Aviator during World War II based in the Aleutian Islands. His squadron lost 60% of its pilots while attacking Japanese war factories. Tom was awarded over fourteen medals including the Distinguished Flying Cross and Air Medal with four gold stars. He also flew strike missions in the Korean War. He received a personal letter from then President Harry S. Truman for distinguished service with honor to his country. He was buried in Santa Barbara Cemetery on August 28 with full US Military Honors and a fly-by of US Navy F-18 Hornets.

He is survived by his sons, Ron and Scott MacLeod, and preceded in death by his wife, Ann and son Tommy.

### **CC&R and ARCHITECTURAL COMMITTEE UPDATES:**

The CMHO's primary responsibility, through its Architectural Committee (AC), is to uphold the CC&R's. Homeowners are required, per Article III, Section 2 of the CC&R's, to bring their construction projects to the AC early in the process. Please be aware that ALL construction to the exterior of the property is subject to review by the AC. Failure to consult with the AC BEFORE construction begins will almost always result in unnecessary delays and/or added expenses and can damage neighbor-to-neighbor relations. In addition, failure to comply with the CC&R's may require the homeowner to remove illegal construction at their own expense.

It is important to note that our CC&R's require the AC to focus on specific issues such as unreasonable view impairments, height limitations (one story) and set-backs from property lines. The CC&R's also require that submitted plans shall be approved contingent on compliance with city or other building codes. While the AC recognizes that neighbors may object to new construction for various reasons, such as privacy considerations, variances from city building codes, landscaping or construction style, the AC is not authorized to address many of these issues and cannot reject a construction project for these reasons.

Where such issues may adversely impact a neighbor, the AC encourages the homeowner to be considerate of his or her neighbors for the benefit of the neighbors and the entire community.

Compliance with the CC&R's and the rules of the Architectural Committee preserve a community that we all cherish. Please show respect for your neighbors and this community by contacting the AC when you are contemplating construction.

Projects in which the AC is currently involved:

- 333 Bellino - The owner has built a fire-pit and pergola in his backyard. He subsequently complied with the AC's requirements and the City's permitting process and the AC has approved the project.
- 266 Quadro Vecchio - The owner has demolished the current house and the AC is awaiting slightly revised plans. The proposed house will not be any higher than the existing house, with the exception of a skylight at the S.E. front of the house, which will be 1' 3" taller than the current house. The house will have an underfloor space, as permitted in our CC&R's. In the AC's judgment, construction under the approved plans will not impair views in a manner prohibited by the CC&R's. In all aspects, the new home meets the criteria of our CC&R's.
- 17537 Tramonto - The owners plan on replacing the existing house. Story poles were recently installed on the site. The AC has not approved the proposed plans because the house is over one story in height.
- 17642 Tramonto. This is the vacant lot on the cliff at Tramonto and Bellino where the owners are suing the CMHO. The AC recently received another set of revised plans (completed by an architect and to scale). However, these revised plans are still not in accordance with what was agreed upon in the settlement agreement. The AC is in the process of asking for plans that are in compliance so the story poles may be reinstalled and the AC can complete its review process per the CC&R's.
- 17869 Tramonto - The owner installed a deck near the roof of his house without AC prior knowledge or approval. The owner subsequently complied with the AC's requests for plans and the deck has now been approved.

## CMHO CONTACT LIST

### *Board Members*

Kim Clary	17717 Sabbiadoro	230-8041	kimjdave@msn.com
Muriel Janes	17851 Tramonto	459-4616	mjanecz@aol.com
Mike Lofchie	17721 Tramonto	459-5661	mike@ucla.edu
Bennett Murphy	288 Bellino	459-8395	murphyb@hbdlawyers.com
Peter Newton	244 Bellino	454-4654	PMN2076@yahoo.com
Reuel Sutton	239 Tranquillo	459-1286	reuel.sutton@yahoo.com
Doreen Rochman	17630 Tramonto	454-4338	Rochman2@verizon.net

### *Architectural Committee Members*

Andrew Martin	17810 Sabbiadoro	310-2218	AMa1019857@aol.com
Marlena Newmark	17481 Tramonto	454-4592	PaulMarlena@aol.com
Kim Clary	17717 Sabbiadoro	230-8041	kimjdave@msn.com
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Gerry Nadler	221 Tranquillo	459-3746	Nadler@usc.edu
Reuel Sutton	239 Tranquillo	459-1286	reuel.sutton@yahoo.com

### *Other Important Numbers:*

**LAPD:** Senior Lead Officer Michael Moore: 1-310-444-0737; [27995@lapd.lacity.org](mailto:27995@lapd.lacity.org)

For non-emergency immediate service: (877) 275-5273

**Fire Dept. 911**     **Brush Clearance:** (818) 374-1111

**City Services and Building & Safety:** 311 or <http://www.lacity.org/boss/request.htm>

Please note: This number can be used to call for any kind of question or concern regarding the City (graffiti removal, pot-hole repair, fire brush clearance, code violations, tree removal, etc.)

**Film Permit Office:** (213) 977-8600

### **City Council Office:**

Bill Rosendahl: LA Office: 200 N. Spring Street, Rm 415, LA, CA 90012; 213-473-7011

West LA: 1645 Corinth, Room 201, West LA, CA 90025; 310-575-8461

[councilman.rosendahl@lacity.org](mailto:councilman.rosendahl@lacity.org)

Jessyca Avalos: Field Deputy for Pacific Palisades: [jessyca.avalos@lacity.org](mailto:jessyca.avalos@lacity.org)

### **Getty Villa Community Relations Committee:**

Kelly Comras: 1-310-459-5661; [k\\_comras@hotmail.com](mailto:k_comras@hotmail.com)

**Getty Villa Complaint Hotline:** 1-877-625-4282

*Remember to conserve water!!*

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