

**CARMEL KNOLLS PROPERTY OWNERS' ASSOCIATION  
BOARD MEETING MINUTES**

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**DATE:** January 24, 2017

**VENUE:** Home of Celeste Akkad

**PRESENT:** Celeste Akkad, President  
Doug Smith, Vice-President  
John Krattli, Secretary  
Valerie Hunken  
Penn Shortes

**1. Approval of Past Minutes**

Doug Smith made a motion to approve the minutes of November 1, 2016, Penn Shortes seconded the motion, and the minutes were unanimously approved.

**2. Treasurer's Report**

The Association's checking account has a balance of \$8,165.

**3. Old Business**

**a. Follow-up for Holiday Party**

The holiday party was held on December 10 at Carmel Visual Arts at The Barnyard. About 50 of our neighbors attended and thoroughly enjoyed themselves meeting new neighbors and chatting with old friends. A special thanks to one of our new neighbors, Rich Brimer, the proprietor of Carmel Visual Arts, for making the space available to the Association.

**b. Communication Policy**

Periodically the Board has received inquiries from residents about posting neighborhood-related information on our website, including storm damage reports and residents' obituaries. The Board discussed what types of information would be appropriate to share with our members and the various ways (emails, website, etc.) we can communicate with our membership. No action was taken.

## 4. New Business

### a. Committee Assignments for the Year

The following assignments were made:

**Social Committee** – Celeste Akkad and Leslie Turrini-Smith.

The Social Committee is responsible for planning the Association's summer and fall/winter parties.

**Infrastructure Committee** – Doug Smith, Penn Shortes, John Krattli, and Celeste Akkad

Formerly known as the Fire Committee, the Infrastructure Committee will continue to address fire safety issues, as well as examining neighborhood safety issues such as the bumps in Carmel Knolls Drive towards the bottom of the hill. In addition, this committee will monitor and report on parks and planning issues which affect our neighborhood.

The Committee will also continue to explore the feasibility of obtaining a grant for fire prevention measures such as dead tree removal in the adjacent canyon.

**Neighborhood Watch and Neighborhood Care Committees** – Valerie Hunken and Celeste Akkad

The Association's Neighborhood Watch program has divided our neighborhood into 12 "blocks," each of which has a Block Captain to help coordinate communications with our residents concerning emergencies and neighborhood safety issues. Should such a situation arise, the Association can notify our members by email.

To date, 106 of our members have provided the Association with their email addresses. We urge all members to provide their email addresses so that we can communicate with each of you. Residents can email the Association by using the Contact Page on the Association's [website](#). The Association will not share residents' email addresses with any third parties or with other residents. We very much respect everyone's privacy.

The Neighborhood Care program works with 14 neighborhood volunteers to assist our neighbors who live alone and who periodically need help.

The Board discussed putting more information about the Neighborhood Watch program on our website, including the names and phone numbers of our Block Captains and information about how our neighbors can update us when their contact information changes.

Thanks to Valerie Hunken for all her work in coordinating the Neighborhood Watch and Neighborhood Care Committees.

**Communications Committee** – Doug Smith and Celeste Akkad

The Communications Committee is responsible for maintaining the Association's website and providing information to our members.

**b. Communicating with our Members – the Nextdoor website**

Nextdoor is a social network website with the stated goal of allowing people in designated "Neighborhoods" to communicate with each other on any number of matters, such as getting the word out about a break-in, finding a babysitter or a lost dog, or a new home for an outgrown bike.

Since last fall, Board members have been experimenting with the website to see if it is an appropriate vehicle for communicating with our members. After discussing the matter, the Board decided to continue evaluating the website for our use.

**c. Bumps in the Road at the bottom of Carmel Knolls Drive**

Following concerns expressed by some of our neighbors about the bumps in the road at the bottom of Carmel Knolls Drive, Celeste Akkad contacted the County about fixing the problem. The County's response was that they do not have sufficient funds to fix all of the road deficiencies throughout the County and that other areas have worse problems. We will continue to interact with the County to see if we can get the roadway surface smoothed out. (Subsequent to our discussions, the County placed a sign warning of rough pavement on the downhill side of the street).

**5. Adjournment**

Celeste Akkad moved, and Doug Smith seconded a motion to adjourn which was unanimously approved.