

Piedras Blancas Light Station Association  
Minutes  
Rabobank Conference Room - Cambria, CA  
November 29, 2017

Board Members in attendance: David Cooper (Chair), Tim Postiff (Vice Chair), Harry Thorpe (Treasurer), Jim Harris, Gary O'Neill, Zale Schuster  
Board Members absent: John Brass, Ryan Cooper (BLM)  
Others present: Holly Gant (PBLSA)

David Cooper called the meeting to order at 6:00 pm

Announcements: David thanked Tim for chairing the last few meetings in his absence.

Approval of the Agenda: Agenda was approved with consensus.

Reports:

1. Secretary Report- *M/S/P Secretary's Report Minutes of October 25, 2017, approved.*
2. Financial Status and Treasurer's Report - See report. David asked about keeping separate accounts for FSB funds, tower restoration, etc. as we go along. Harry suggested utilizing the empty JB Memorial account. Harry to follow up.
3. Gift Shop Report- See report.
4. BLM Update- See report. Jim raised concerns of a CCNM public meeting happening before there is input from State Parks, County, etc. David suggested creating a networking group that meets regularly. David will meet with Ryan regarding the board's concerns.
5. Fog Signal Building Restoration- None.
6. Tower Update- See report.
7. Power Line Report- See report. Jim added that it would require \$200,000 including trenching a pad to ask PG&E to bury the power lines. Jim will continue to pursue the Rule 20B option.

Old Business:

1. FSB Engine- Gary still in negotiations over the engine.

New Business:

None

Discussion Items:

1. Rabobank conference room dates- Tim will contact Rabobank for 2018 dates for board meetings and request the 4<sup>th</sup> Wednesday of every month (except November) and the 1<sup>st</sup> Wednesday in December.
2. Lions Club- Pigeon Point LH volunteers want to come down and see the lens. Harry suggested finding out if the coast guard has an interest in funding the lens. Zale wants to find an expert to do maintenance on the lens (it's rubbing at the top).

Board meeting adjourned at 7:07 pm

**Attachment 1: Treasurer's Report 11/29/17 – Harry Thorpe**

**TREASURER'S REPORT for October 2017**

**1. OPERATIONS INCOME:** Last Month: \$8,269.00\* YTD: \$54,671.85  
**PROFIT:** Last Month: \$2,573.85\*\* YTD: \$13,982.78

**BLM SUPPORT EXPENSE:** Last Month: \$251.28 YTD: \$66,063.26

**BALANCES:** H. O. Bank: \$7,253.57 ASAP: \$40,000

\*HOPS/TOP: \$2,023

\*\*HOPS/TOP: \$427.80

**2. INVESTMENT BALANCE – FIDELITY INVESTMENTS**

<i>Month</i>	<i>Beg Bal</i>	<i>Market Chg</i>	<i>Div/Int</i>	<i>Deposit</i>	<i>W/D</i>	<i>Ending Bal</i>
<b>Oct 2017</b>	624,072.99	1,071.21	892.91	--	--	626,037.11
<b>Sep 2017</b>	617,998.27	6,119.41	955.31	--	--	624,072.99
<b>Aug 2017</b>	618,212.23	<1,357.26>	1,083.30	--	--	617,998.27

**3. OTHER:**

- Reviewed September/October transactions and made adjustments.
- Filed/paid 3<sup>rd</sup> quarter sales tax.
- Sold Villere mutual funds and bought Fidelity Balanced (\$51,302.02).
- FSB project on hold until late November.
- Fidelity EFT and account correction verified.

*Harry M. Thorpe, Jr.*

## Attachment 2: Gift Shop Report 11/29/17 – Holly Gant

### NET SALES

	Jan	Feb	Mar	Apr	May	Jun
2011	884	1,009	1,354	2,517	1,435	2,216
2012	862	922	1,497	1,812	1,366	2,121
2013	1,848	1,270	1,931	2,849	2,208	3,407
2014	1,853	3,263	3,072	2,447	2,186	2,697
2015	2,873	2,278	2,512	2,604	2,783	3,628
2016	1,798	2,609	2,830	1,988	2,142	2,586
2017	2,196	1,461	2,678	3,909	2,864	3,350

\*Shaded month indicates lower sales than that same month last year

	Jul	Aug	Sep	Oct	Nov	Dec
2011	3,481	2,973	1,733	1,445	1,158	1,837
2012	3,718	3,725	1,951	2,653	1,207	1,344
2013	4,351	4,121	2,314	2,048	1,872	1,965
2014	3,838	4,283	3,045	2,528	1,412	1,635
2015	4,862	4,356	2,609	3,216	2,258	2,157
2016	4,861	3,410	2,716	2,647	1,930	2,103
2017	4,666	3,701	2,218	3,022		

	TOTAL	Jan - June
2011	\$ 22,042	\$ 9,415
2012	\$ 23,178	\$ 8,580
2013	\$ 30,184	\$ 13,513
2014	\$ 32,259	\$ 15,518
2015	\$ 36,136	\$ 16,678
2016	\$ 31,620	\$ 13,953
2017		\$ 16,458

Online Gift Shop Sales: YTD total (minus PayPal fees) = \$2202. This is up 47% from last year. Most purchases are bricks and memberships.

### **Attachment 3: BLM Update 11/29/17 – Ryan Cooper**

#### **Past Events**

##### **Photo Tours:**

They were a success even though the weather did not cooperate with us very well.

#### **Projects**

##### **Communication Tower:**

Move deadline is March 2018

##### **Fog Signal Bldg. (FSB):**

Dan is back and has started doing some work on the FSB.

##### **Special Event:**

December 9<sup>th</sup>                      Holiday Party  
December 27<sup>th</sup>                  Hike In Tour

##### **Educational Outreach:**

Monarch Grove              Dec 18<sup>th</sup>  
Vineyard                      Jan 12, 19, 26, Feb 2  
Del Mar                        March 17<sup>th</sup>  
Baywood                      April 6<sup>th</sup>

##### **Planning Effort**

Looking at a Public meeting in January or February.

##### **Duplex and Keepers Cottage**

Beth is working on the foundation plan and I am planning on getting everyone together again with Beth in early 2018.

##### **Beacon**

The light went out about a month ago and after searching out bulbs and parts Leland and Dan pulled the light down and completely rebuilt it. We should be good for a while now. I will be putting in for money to get a new LED Beacon. Approx. \$30,000. Hopefully we can get that funded through BLM.

##### **Tour Numbers**

Month	2014	2015	2016	2017	2018
October	637	605	516	500	506
November	622	503	474	357	
December	404	464	426	273	
January	661	731	623	266	
February	573	570	572	284	
March	696	754	560	502	
April	663	616	581	666	
May	432	629	352	572	
June	658	916	521	787	
July	1178	990	850	1125	
August	985	809	693	836	
September	601	481	442	437	
Total	8110	8068	6610	6605	

#### **Attachment 4: FSB Project 11/29/17- Harry Thorpe**

Dan Murphy, Wellsona, has completed the BLM desert project.

Work on the Fog Signal Building will resume this month.

#### **Attachment 5: Tower Report 11/29/17 – Jim Harris**

Summary of tower top project – Jim Harris  
11/29/17

Bruce Elster has completed his study of the simple cylindrical (not a cone) model of the tower to evaluate his design to stabilize the tower using exterior encapsulation. Based upon his results, he is starting to develop the revised model for the lighthouse tower. He plans to meet with Cole McDaniel in about two weeks to review further collaboration on the tower design (Cole is the architectural professor at Cal Poly who led the effort with Peter Laursen for the empirical tower measurements). At that meeting I recommended that Bruce pursue obtaining a Cal Poly student intern to assist in the tedious work of inputting the tower design into the model. According to Bruce, Shoreline Engineering should have submitted an invoice to PBLSA.

## **Attachment 6: Power Lines Report 11/29/17- Jim Harris**

Summary of underground utilities project- Jim Harris  
11/29/17

After meeting with Cherie McKee at SLO county supervisor Bruce Gibson's office hour in Los Osos, she put me in email contact with Joe Morris, Survey Program Manager at the SLO county Public Works Department. Joe and I have been corresponding via email on using Rule 20A or Rule 20B for support of the project. He is working with the SLO county attorney to determine if the project can qualify for Rule 20A. He sent me the county priority Rule 20A list for reference:

### **PRIORITY LIST RECOMMENDATION FOR UNDERGROUND UTILITY DISTRICTS FOR CONSIDERATION AT DECEMBER 18, 2007 MEETING**

1. SAN LUIS STREET, AVILA - between 1<sup>st</sup> Street and Avila Beach Drive
2. SOUTH BAY BLVD, LOS OSOS - Turri Road to Morro Bay City Limits
3. TANK FARM ROAD - between Broad Street and South Higuera, SLO
4. STATE HIGHWAY ONE - San Bernardo Creek Road to Canet
5. "K" STREET, SAN MIGUEL - between 12<sup>th</sup> and 13<sup>th</sup> Streets
6. QUINTANA ROAD, near Morro Bay - South Bay Blvd to San Bernardo Creek Road
7. SANTA YSABEL AVENUE, LOS OSOS/BAYWOOD - 3rd Street to South Bay Boulevard
8. CIENAGA ROAD, OCEANO - Halcyon to Front Street
9. MISSION STREET, SAN MIGUEL - Mission to 14<sup>th</sup> Street
10. ORCHARD AVENUE, NIPOMO - Story to Tefft Street

Joe also stated that due to the state of the priority list that it was encumbered for the next seven years. Based upon this information, I stated that even if we were determined to be eligible for the Rule 20A, that seven years was too long a time for our project. So I stated that we would like to pursue the Rule 20B for support. He was going to get some more details on the Rule 20B (still requires SLO county supervisors recommendation). I offered to meet with him at his convenience and encouraged him to continue email communication.