

From: [Roberta DiPrete](#)
To: [Drumm, Kristin](#); [Liebster, Jack](#); [Crawford, Brian](#)
Cc: ["Andy Fegley"](#); njohnson@marinij.com; MFleumer@braytonlaw.com; ["Jan Fleumer"](#); ["Laraine Voitke"](#); ["Ann-Therese O'Neill"](#); martingodinez13@yahoo.com; mikebrush1138@aol.com; ["Laura Jenkins"](#); jenkins219@aol.com; ["Roberta DiPrete"](#)
Subject: FW: Request for BPIC Letter Requesting Community Plan update
Date: Sunday, March 06, 2016 2:02:28 PM
Attachments: [BPIC CP priority letter.pdf](#)
[20120807_BOS_CPUS.pdf](#)
[20120807_BOS_CPUS.pdf](#)

Dear Kristin,

Please pass this on to the Supervisors and post on the county website.

Green Point just learned Friday of the existence of the attached letters. This raises a number of alarming concerns for Green Point. Why are we just learning of this agenda of the BPIC that goes back at least to 2011? It appears as though there has been a conspiracy to deprive Green Point of their property rights and values.

1. Why are we just learning now about this 12 member BPIC group when the county relied on them in 2012 for the Plan revision?
2. Why aren't these letters posted on the official website with all the others?
3. Who are the twelve individuals referred to in these letters?
4. Was a cost analysis performed? If so, where can the public find it?
5. 1C of the BPIC letter states **BPIC formally voted to fund the update** of the community plan.
6. If the BPIC voted to pay to be heard, does Green Point also have to vote to pay to be heard?
7. If so, what would the cost be to Green Point?
8. Is this why Green Point, despite continuous attempts to be heard, was ignored?
9. What are the current costs of the Black Point plan update? (second request)
10. GP has 380 households/BP 230, total 610. If after 60 years the BPIC has only 70 members, (unverified) why do they speak for Green Point?
11. Do you think most of Green Point realizes the BPIC put a boundary line around Green Point so they can speak for GP?
12. Just because a private club draws a geographic line around an area does not legally grant them any right to speak for the residents and property owners of Green Point. Why should the BPIC override the voice and status of Green Point?

There are other critical questions.

1. How did an earthquake fault get associated specifically with H Lane in only the July 27, 2015 draft plan?
2. Who was the originator of the deletion, insertion and embellishment of this geographic information in the 1978 plan?

3. Why were safety signs disallowed by the BPIC/Advisory Committee when cameras and signs in the public right of way (footage reviewable by members of the BPIC) allowed?
4. Why does the Advisory Committee object and nearly expel (Feb meeting) a Green Point resident when asked how they were selected and why was the representation 3 Black Point and only 2 Green Point when the household count is 230 Black Point and 380 Green Point?
5. If there are no provisions in the draft plan for Green Point's specific community needs, such as equestrian use and safety, how is this plan supportive of the unique character of Green Point as is the stated purpose of a community plan?

The BPIC letter contains the following items:

2C is an effort by the BPIC to eliminate the flexibility that Green Point has under the Single Family Design Review Guidelines. There has been no call and no need from Green Point to relinquish planning flexibility.

2F is offered as justification by the BPIC for their elimination of many important provisions in the 1978 plan that are protective of Green Point which Green Point wishes and deserves to retain in its own plan.

3 The BPIC has no verified contact list nor do they allow people to contact each other, thus they monopolize access to information, content and recipients.

This 12 member group abused this process and county resources as their way of introducing the concept of home size reduction and set back restrictions for the first time for Green Point. The Advisory Committee is illegal as to Green Point and their results should not be forced upon us.

Green Point should be separated from Black Point immediately to end this conspiracy and rancor. Green Point is capable of managing its own affairs. The separation will be straightforward, inexpensive and respectful of the efforts already expended by the county.

From: Drumm, Kristin [mailto:KDrumm@marincounty.org]
Sent: Friday, March 04, 2016 3:38 PM
To: Roberta DiPrete (roberta@robertarealestate.com)
Subject: Request for BPIC Letter Requesting Community Plan update

Roberta –

Attached is the letter you requested from the Black Point Improvement Club regarding their request to be considered for the community plan update back in 2012. I've also attached the Board letter

initially approving the start of the update process and our Agency's letter to BPIC announcing their selection.

Regards,
Kristin

Kristin Drumm, AICP
SENIOR PLANNER

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