

Showdown on short-term rentals March 19 in C.V.

By CHRIS COUNTS

A DEBATE that has divided neighborhoods throughout the county in recent years will continue Monday, March 19, when the Carmel Valley Land Use Advisory Committee hosts a public hearing on short-term rentals at the St. Philips Lutheran Church.

For the Carmel Valley Association, the hearing offers an opportunity to lobby for a more restrictive ordinance than what Monterey County officials are proposing. The county's planning staff have crafted an ordinance that would permit such rentals with certain restrictions.

One of the nonprofit land-use watchdog group's chief targets is what it calls "investment-owned short term rentals," which are owned by someone who lives far way, and managed by someone who lives locally, but not onsite. The county's ordinance, if approved by the board of supervisors, would allow such rentals to operate — as long as a manager lives within 30 minutes of the property.

But Carmel Valley Association officials are suggesting the county ban vacation rentals owned by those who don't live in the area — and they point to city of Bishop in Inyo County as an example of a place that has adopted such a set of regulations.

Besides taking aim at homes rented short-term by their out-of-town landlords, the nonprofit wants all rentals under 30 days banned.

Long-term rentals offer 'stability'

In an effort to show the impact of short term rentals on Carmel Valley, the Carmel Valley Association hired a consulting firm, Host Compliance, to conduct a study. Nearly 200 in the area were identified on websites such as AirBnB. According to the study, 78 percent are "entire homes" owned by "out-of-town investors" and "professionally managed."

CVA president Pris Walton said the number of short term rentals in Carmel Valley is making it difficult for long term renters to live there.

"With all these homes basically vacant and run by property management companies, you essentially have a transient population that's having an impact on affordable housing and creating an unstable community," Walton said. "Long-term rentals really provide for locally stability and affordability."

Walton also said the industry is taking business away from hotels, which she called unfair.

Whatever type of ordinance the county eventually comes up with, Walton said she hopes it's "simple and straight-forward" and something the county will be able to enforce with its limited resources.

But Dick Matthews, a board member for the Monterey County Vacation Rental Alliance, warned that a restrictive ordinance would simply drive the industry underground.

"It would do nothing but propagate illegal activity," Matthews suggested. "We need fair regulations that would allow owners to offer short term rentals — provided there is somebody who is designated and available 24 hours each day to respond to problems."

Do short term rentals deter crime?

While vacation rentals are often blamed for problems in neighborhoods, Matthews said they actually offer some benefits. Not only are well-maintained properties rated higher on the internet users — which encourages owners keep them in good shape — but a home that is occupied is less likely to be the target of criminal activity. And there's no shortage of empty homes around here. "We know there are cases where empty homes attract burglars or squatters," he said.

Matthews also noted that short term rentals provide jobs and inject a considerable amount of money into the local economy. According to his group's website, the industry raises \$1.4 million annually in transient occupancy taxes — and that number would nearly double "if a fair ordinance is enacted."

But Matthews said he also supports stiff penalties for those who don't play by the rules.

If all goes according to plan, the ordinance will likely go before the planning commission in the spring, and could reach the board of supervisors sometime during the summer, county official Melanie Beretti told The Pine Cone.

The hearing starts at 6:30 p.m. The church is located at 8065 Carmel Valley Road.

Worship

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(A United Methodist Church) • 10 am Worship Service



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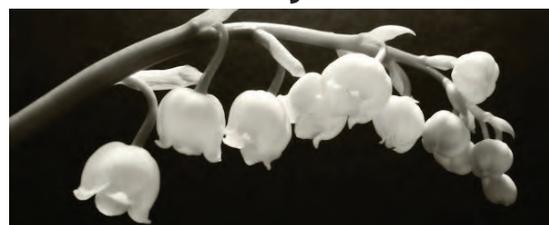
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PUBLIC NOTICES

NOTICE OF PETITION TO ADMINISTER ESTATE OF GARY DOUGLAS PAROLA Case Number 18PR000079

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of GARY DOUGLAS PAROLA.

A PETITION FOR PROBATE has been filed by GAY CHALBERG in the Superior Court of California, County of MONTEREY.

The Petition for Probate requests that GAY CHALBERG be appointed as personal representative to administer the estate of the decedent.

THE PETITION requests the decedent's will and codicils, if any, be admitted to probate. The will and any codicils are available for examination in the file kept by the court.

THE PETITION requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority.

A hearing on the petition will be held in this court as follows:
Date: May 9, 2018
Time: 9:00 a.m.
Dept.: 13

Address: Superior Court of California, County of Monterey, 1200 Aguajito Road, Monterey, CA 93940.

If you object to the granting of the petition, you should appear at the hearing and state your objections or file written objections with the court before the hearing. Your appearance may be in person or by your attorney.

If you are a creditor or a contingent creditor of the decedent, you must file your claim with the court and mail a copy to the personal representative appointed by the court within the later of either (1) four months from the date of first issuance of letters to a general personal representative, as defined in section 58(b) of the California Probate Code, or (2) 60 days from the date of mailing or personal delivery to you of a notice under section 9052 of the California Probate Code. Other California statutes and legal authority may affect your rights as a creditor. You may want to consult with an attorney knowledgeable in California law.

You may examine the file kept by the court. If you are a person interested in the estate, you may file with the court a Request for Special Notice (form DE-154) of the filing of an inventory and appraisal of estate assets or of any petition or account as provided in Probate Code section 1250. A Request for Special Notice form is available from the court clerk.

Petitioner: John S. Clifford
SMITH LC
3161 Michelson Drive, Suite 925
Irvine, California 92612
(949) 416-5000

This statement was filed by Superior Court of California, County of Monterey on Feb. 20, 2018.

Publication dates: March 9, 16, 23, 2018. (PC317)

FICTITIOUS BUSINESS NAME STATEMENT

File No. 20180486
The following person(s) is(are) doing business as:

1. KW PACIFIC GROVE
2. KW MONTEREY
3. KW MONTEREY BAY ESTATES
4. KW MONTEREY BAY
5. KW COASTAL ESTATES
6. KW CARMEL
7. KELLER WILLIAMS REALTY
8. KW LUXURY HOMES INTERNATIONAL
9. KELLER WILLIAMS LUXURY ESTATES

26135 Carmel Rancho Blvd. Suite F200, Carmel, CA 93923.
County of Principal Place of Business: Monterey.

Name of Corporation of LLC as shown in the Articles of Inc./Org./Reg.: TDTCM, INC., 26135 Carmel Rancho Blvd. Suite F200, Carmel, CA 93923.

State of Inc./Org./Reg.: CA
This business is conducted by a corporation. The registrant commenced to transact business under the fictitious business name or names listed above on March 25, 2015.

S/ Mark Von Kaenel, President
Jan. 19, 2018

BY SIGNING, I DECLARE THAT ALL INFORMATION IN THIS STATEMENT IS TRUE AND CORRECT. A registrant who declares as true information, which he or she knows to be false, is guilty of a misdemeanor punishable by a fine not to exceed one thousand dollars (\$1,000) [B&P Code 17913]. I am also aware that all information on this statement becomes Public Record upon filing pursuant to the California Public Records Act (Government Code Sections 6250-6277).

This statement was filed with the County Clerk of Monterey County on March 6, 2018

NOTICE-In accordance with Subdivision (a) of Section 17920, a Fictitious Name Statement generally expires at the end of five years from the date on which it was filed in the office of the County Clerk, except, as provided in Subdivision (b) of Section 17920, where it expires 40 days after any change in the facts set forth in the statement pursuant to Section 17913 other than a change in the residence address of a registered owner. A new Fictitious Business Name Statement must be filed before the expiration. The filing of this statement does not of itself authorize the use in this state of a Fictitious Business Name in violation of the rights of another under Federal, State, or common law [See Section 14411 et seq., Business and Professions Code].
Filing type: NEW FILING - with CHANGE(S) from the previous filing
Publication dates: March 9, 16, 23, 30, 2018. (PC318)

SUPERIOR COURT OF CALIFORNIA COUNTY OF MONTEREY

ORDER TO SHOW CAUSE FOR CHANGE OF NAME

Case No. 18CV000578
TO ALL INTERESTED PERSONS: petitioner, EMILIO REYES CHAVEZ JR., filed a petition with this court for a decree changing names as follows:

Present name: EMILIO REYES CHAVEZ JR.
Proposed name: EVAN SHORE

THE COURT ORDERS that all persons interested in this matter appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described

above must file a written objection that includes the reasons for the objection at least two court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.

NOTICE OF HEARING:
DATE: April 13, 2018
TIME: 9:00 a.m.
DEPT: 14

The address of the court is 1200 Aguajito Road, Monterey, CA 93940.

A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: The Carmel Pine Cone, Carmel.

(s) Susan J. Matcham
Judge of the Superior Court
Date filed: Feb. 13, 2018
Publication dates: March 16, 23, 30, April 6, 2018. (PC319)

SUPERIOR COURT OF CALIFORNIA COUNTY OF MONTEREY

ORDER TO SHOW CAUSE FOR CHANGE OF NAME

Case No. 18CV000850
TO ALL INTERESTED PERSONS: petitioner, SHERRY LYNN HARGIS, filed a petition with this court for a decree changing names as follows:

Present name: SHERRY LYNN HARGIS
Proposed name: BAILEY LYNN MIGOTTI

THE COURT ORDERS that all persons interested in this matter appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for the objection at least two court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.

NOTICE OF HEARING:
DATE: May 18, 2018
TIME: 9:00 a.m.
DEPT: 15

The address of the court is 1200 Aguajito Road, Monterey, CA 93940.

A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: The Carmel Pine Cone, Carmel.

(s) Susan J. Matcham
Judge of the Superior Court
Date filed: March 7, 2018
Publication dates: March 16, 23, 30, April 6, 2018. (PC321)

SUPERIOR COURT OF CALIFORNIA COUNTY OF MONTEREY

ORDER TO SHOW CAUSE FOR CHANGE OF NAME

Case No. 18CV000928
TO ALL INTERESTED PERSONS: petitioner, ANAROSA ROMERO MURILLO, filed a petition with this court for a decree changing names as follows:

Present name: ANAROSA ROMERO MURILLO

AnaRosa Romero Murillo
Proposed name: AnaRosa Murillo Romero

THE COURT ORDERS that all persons interested in this matter appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for the objection at least two court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.

NOTICE OF HEARING:
DATE: May 11, 2018
TIME: 9:00 a.m.
DEPT: 14

The address of the court is 1200 Aguajito Road, Monterey, CA 93940.

A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: The Carmel Pine Cone, Carmel.

(s) Susan J. Matcham
Judge of the Superior Court
Date filed: March 13, 2018
Publication dates: March 16, 23, 30, April 6, 2018. (PC322)

FICTITIOUS BUSINESS NAME STATEMENT

File No. 20180565
The following person(s) is(are) doing business as: DIVISION PAINTING, 6 Seminole Court, Seaside, CA 93955.

Registered Owner(s): VICTOR M. JUAREZ, 6 Seminole, Seaside, CA 93955.
County of Principal Place of Business: Monterey.

This business is conducted by an individual. The registrant commenced to transact business under the fictitious business name or names listed above on Feb. 14, 2018.

S/ Victor M. Juarez
March 14, 2018

BY SIGNING, I DECLARE THAT ALL INFORMATION IN THIS STATEMENT IS TRUE AND CORRECT. A registrant who declares as true information, which he or she knows to be false, is guilty of a misdemeanor punishable by a fine not to exceed one thousand dollars (\$1,000) [B&P Code 17913]. I am also aware that all information on this statement becomes Public Record upon filing pursuant to the California Public Records Act (Government Code Sections 6250-6277).

This statement was filed with the County Clerk of Monterey County on March 14, 2018

NOTICE-In accordance with Subdivision (a) of Section 17920, a Fictitious Name Statement generally expires at the end of five years from the date on which it was filed in the office of the County Clerk, except, as provided in Subdivision (b) of Section 17920, where it expires 40 days after any change in the facts set forth in the statement pursuant to Section 17913 other than a change in the residence address of a registered owner. A new Fictitious Business Name Statement must be filed before the expiration. The filing of this statement does not of itself authorize the use in this state of a Fictitious Business Name in violation of the rights of another under Federal, State, or common law [See Section 14411 et seq., Business and Professions Code].
Filing type: ORIGINAL FILING
Publication dates: March 16, 23, 30, April 6, 2018. (PC323)

SHIRLEY KIATTA, RN, CMC

- ELDER CARE CONSULTANT
- COMMUNITY RESOURCE SPECIALIST
- CERTIFIED GERIATRIC CARE MANAGER



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