



# The Seagull

Seascape Village HOA

Issue #440

March 2016

## BOARD OF DIRECTORS

**Bill Grey ~ President**

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**Nadine Cohen ~ Vice President**

Gallita Loop: 3215 Paseo Gallita  
949/481-0390, chilel00@cox.net

**Neila Burns ~ Treasurer**

3219 Paseo Gallita  
951-316-6827, neilaburns@cox.net

**Tom Polinko ~ Secretary**

3228 Paseo Gallita  
303/717-0784, tomski0424@gmail.com

**Hugh Bassett ~ Member at Large**

408 Paseo Ganso, 949-248-2942

## BOARD MEETINGS

Meetings: normally the fourth (4th) Wed. each month in the clubhouse at 6:00 p.m. Note for the month of Feb. the mtg. will be on the 17th. In Mar. the mtg. will be on the 16th. In Apr. the mtg. will be on the 20th. There will be no Board meeting in Dec.

## PRESIDENT'S REPORT

### January – February 2016

1. I want to thank everyone who came out to our Board meeting on Wednesday, January 27<sup>th</sup>. Please keep coming. If you missed it, please join us. We need to change the dates for the February, March and April meetings to the third Wednesday of those months as we have medical issues and a previously planned trip to deal with. Please be aware the **February meeting will be held Wednesday the 17<sup>th</sup>**, and the March General Membership meeting will be moved to **March 16<sup>th</sup>**. Same time, same place. In **April**, our General membership meeting will be **Wednesday the 20<sup>th</sup>**. Again, same time, same place. We apologize for the scheduling changes. Stuff happens and we need to be flexible when necessary.
2. As some of you may have noticed, the wood repairs have begun on the Gallita loop. This is going to be a long process. It will take 3 to 4 months, depending on the weather mostly and the actual amount of refurbishment necessary. Pro Tech did an advanced review of the all

homes, but as they go through, they very well could discover additional work that needs to be done.

3. Concrete replacement and fill work continues. The board has to review with the contractor the volume of work done and yet to be approved. We will continue this process as our budget allows.
4. It's that time of the year again for the spraying of our Evergreen Pear Trees. This is a two-step process, which will begin Friday, February 12<sup>th</sup>. They will begin in the Gallita loop and work their way through Halcon and Flamenco. About the time the Flamenco loop is done, they will come back to Paseo Gallita for the second go around. For those of you new to the Seascape Village, our Pear trees are very susceptible to a virus that looks like the branches and leaves have been burned. It is commonly known as "**Fire Blight**". To keep the Fire Blight from killing our trees, we have to spray them every year when they first come into bloom.
5. The City of San Clemente, in cooperation with the Sheriff's Department, has a program called RSVP. RSVP is staffed by Senior Retired members from within the City. A few of these very fine individuals live right here in Seascape Village. They provide some services of which you might like to take advantage. These services are: 1. Vacation Home Checks, 2. Visits to the homebound, (YANAP) You Are Not Alone Program. These services are available to residents of the City at **NO CHARGE** to you. If you are interested in learning more, please contact RSVP at **949-361-8224**.
6. If you are **considering any home improvements**, i.e. fence replacements, screen doors, air conditioning, patio covers, exterior lighting, window replacements, please contact Curtis Management, or Carolyn Novotny, our new Architectural Committee Chair at (949) 276-4946 to inquire if an HOA Architectural Change Form (ACF) will be required for your project and submit the form to management. The ACF form may be downloaded from the Association's web site at [www.seascapevillage.net](http://www.seascapevillage.net). Further, if you are considering any **landscape additions, modifications or changes** in the Exclusive Use Common Area adjacent to your residence please submit a **written request to Curtis**

**Management Company.** Landscape **additions or modifications must be approved by the HOA** and if approved the future maintenance of the specific area will be the responsibility of the homeowner.

7. Please contact any Board member if you need a **Visitor's Parking Pass** for any overnight guests to your home. Board member names and phone numbers are listed in this newsletter or on our website at [www.seascapevillage.net](http://www.seascapevillage.net).
8. If touch up painting on exterior areas of your residence become necessary prior to our scheduled painting for repairs or maintenance you are planning, please contact Curtis Management, or Carolyn Novotny for the Vista Paint Company specifications of paint type and color. Owners will receive notices if touch up painting is required prior to our scheduled painting every 5 to 7 years.
9. The streets in the village are for motor vehicles and bicycles, the **speed limit is 10-mph**. Please use caution when walking. For your safety and insurance liability reasons riding of skateboards, rollerblades or scooters are **strictly forbidden** anywhere in the Village. This includes all streets, walkways and driveways. Please **avoid** parking on our narrow private streets, these are fire lanes. Violators are subject to immediate towing as the streets must be available at all times to allow for passage of emergency vehicles.
10. **A friendly reminder**, all plant growth should be kept a minimum of one foot (12") below the eaves of homes. Also any plant growth that is growing **on the exterior stucco** of your home should be removed to prevent damage to walls or wood trim. Letters will be sent out for these violations if not corrected.
11. In the near future, a **TOWN HALL MEETING** will be scheduled to discuss landscaping issues.
12. A reminder that we are restricted to watering for just 10 minutes one day a week (Wednesday) by the South Coast Water District. Replanting of dead plants cannot take place while we are under these mandatory watering restrictions. It also needs to be noted that when the watering restrictions were first instituted, Seascape Village was doing very good. Our collective water usage, irrigation and domestic was well below the State mandated requirement. However, over the past 3 to 4 months our collective water usage has failed to meet the State mandate. What this means, is that while we have reduced our irrigation water usage our domestic/household water usage has returned to prior drought levels. If this pattern continues, we, the residents of Seascape Village could be hit with monetary penalties.



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**Assistant Manager:** Shanna Whitney  
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**Office Phone:** 760/643-2200 or 877/587-9844

**Website:** [www.seascapevillage.net](http://www.seascapevillage.net)

### SEAGULL ADVERTISEMENTS

Ads in the Seagull are charged \$5/month for residents / \$15/month non-residents. Non-business ads for residents for sale, lost/found etc., free. Contact Shanna Whitney at [swhitney@curtismanagement.com](mailto:swhitney@curtismanagement.com). Thank you!

**ACTION WINDOW CLEANING:** 25 years experience. Local references. Affordable rates. Call George for a quote. 949-289-0109

**BIBLE STUDY:** STARTING SEPTEMBER 3<sup>rd</sup>. COME & BE BLESSED AT FAYE'S BIBLE STUDY EVERY THURSDAY MORNING, 10 AM TO 11:30AM. CALL Faye Moore (949)338-3581, Located at my home at 3349 Paseo Halcon in Seascape Village.

**COMPUTER SERVICES:** Resident, Paul Delaney is a qualified computer technician familiar with all computers. Services include network setup, Cox Internet troubleshooting and training. Need help with your Blu-Ray player, NetFlix or smartphone? Call 949-422-0960

**HANDYMAN THAT LIVES IN SEASCAPE:** Quality work, Excellent references, Electrical, Plumbing, Finished carpentry, Drywall repairs, Fences, tile, painting, Flooring, Faucet and Fixtures. Repairs and New installations. Call Jeff Belardes 949/481-6116. Free estimates.

**PET/HOUSE SITTING** by mature, responsible, experienced, honest and reliable adult. Personal TLC for your pet(s). Reasonable rates, excellent references. Available from Seascape and local residents. Please call Irene at 949/226-1368.

**SEASCAPE VILLAGE SALES SPECIALIST!** Resident Trish Ragland-Hernandez has represented over 100 sales in Seascape. If you have any questions regarding purchase, sales or leases, please give me a call! 949/291-1774 or email: [tragland@cox.net](mailto:tragland@cox.net). DRE. Lic. #01195232.

**SEASCAPE REAL ESTATE SPECIALISTS:** Resident Ellen Davisson and partner Kathy Divel have an outstanding reputation in all phases of real estate due to their knowledge, service, and integrity. Call them at 949-496-5675 for any help you may need. DRE #00255990/00553295

**SOUTHLAND INTERIORS** – Total remodels, window covering, flooring, home repairs and installs. Refs. From Seascape homeowners on request. Resident: Jim Hernandez, 949/279-4522.